

CITY OF MARTENSVILLE
DISCRETIONARY USE COMMENT FORM



February 9, 2021

To Whom it May Concern:

The Committee of the Whole is in receipt of a request for approval for a discretionary use within 75 metres of your property. A “Discretionary Use” – shall mean a use or form of development that requires the approval of Council based on a set of evaluation criteria as outlined in Zoning Bylaw 1-2015.

Under the Zoning Bylaw 1-2015, property owners within 75m of the subject property are entitled to make comments regarding this application.

Please be advised of the following:

NAME: Joe Wolff
CIVIC ADDRESS: 800, 802, 806, 808, 812 & 814 1st Avenue North
DISCRETIONARY USE: Semi Detached Dwelling

The property owner is requesting Council to consider approving the construction of Semi-Detached Dwellings.

Please submit all written comments to the City Hall Monday through Friday 9:00 am to 5:00 pm prior to Wednesday March 3rd, 2021. Those providing written comments may participate (see over for details) at the public hearing portion of the Committee of the Whole meeting to be held:

DATE: March 9th, 2021
TIME: 5:00 p.m.
PLACE: Martensville City Council Chambers at 37 Centennial Drive South

Concerns/Comments by neighbouring property owner on the Proposed Discretionary Use:

We/I have reviewed the application and comment as follows: (Use additional page if necessary).

Please check off one of the following:

I have no concerns with this proposal: ☐

I have concerns with this proposal: ☐

Name(s): (please print) _____

Civic Address: _____

Daytime Phone Number: _____

EMAIL ADDRESS (mandatory) _____

Signature(s): _____

Date: _____

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Return the attached Discretionary Use Comment Sheet to the City of Martensville via one of the following methods:

Email: planner@martensville.ca

Fax: (306) 933-2468

Drop off: Martensville City Hall located at 37 Centennial Drive South – drop slot to the left of the main doors

NOTE: The City of Martensville is not responsible for misdirected correspondence. Any correspondence received after the public hearing will not be considered applicable to this application.

COVID-19 Alternative Public Consultation Options Available

Please be advised that due to COVID-19 distancing requirements, all City Council meetings have been moved to an online format.

At this time, the City endeavours to engage with the public for all land use proposals as per the Planning and Development Act and Zoning Bylaw. Council meetings will continue to be open to the public in the online format. Public hearings for development projects will occur during these meetings.

In order that everyone who wants to participate in a development decision is heard, we ask that written responses are received prior to the date listed on this notice.

Written responses include:

Fill out the attached form OR

Writing your own letter

AND



Emailing* to planner@martensville.ca

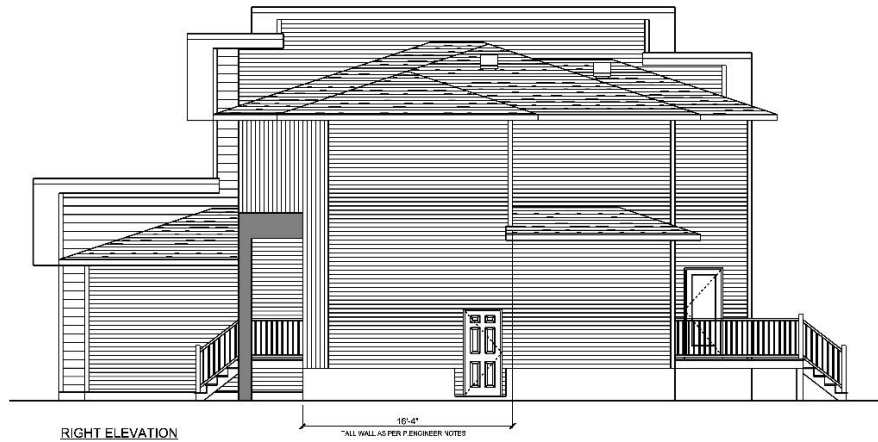
Dropping off in the drop slot at City Hall OR

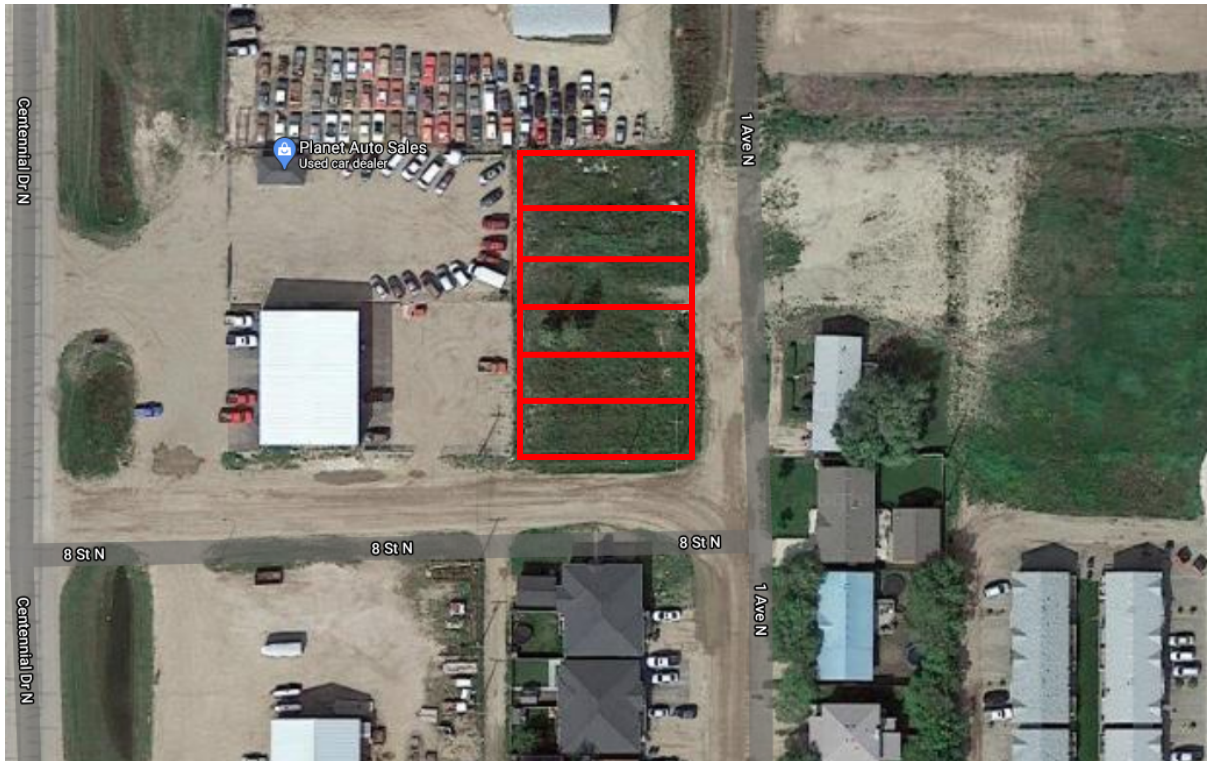
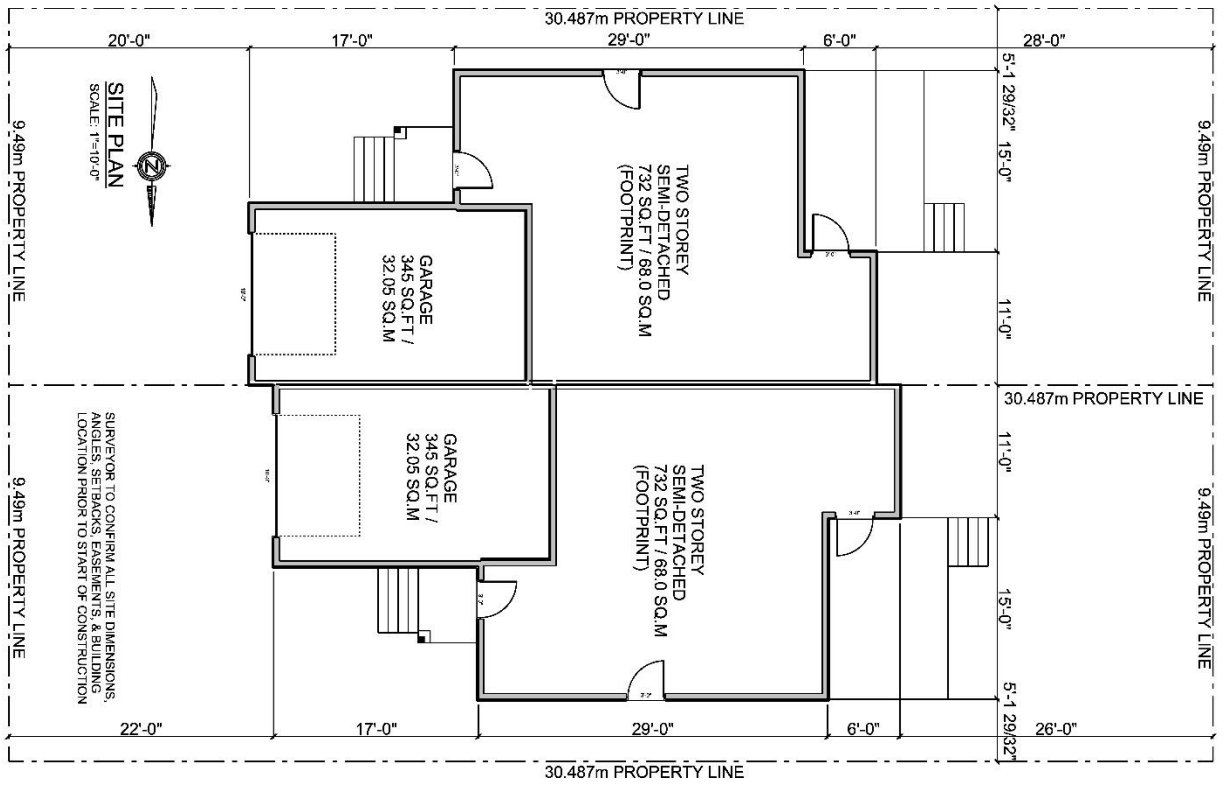
Fax

*Written responses can be either scanned to email or take a photo with your phone. Make sure it is legible prior to emailing to the City.

Everyone interested in this project is welcome to view the meeting via ZOOM and can be accessed at www.martensville.ca (city hall/ agenda and minutes). The link is posted at the top of the agenda package for the October 13th, 2020 meeting.

800, 802, 806, 808, 812 & 814 1st Avenue North, Martensville SK







CITY OF MARTENSVILLE
DISCRETIONARY USE APPLICATION
This is NOT an approval.

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APPLICANT INFORMATION	Applicant Name <u>Joe Wolff</u> ^{Wolff Holdings}		Company Name (if applicable) <u>J-Frame Construction Ltd.</u>		
	Mailing Address		City	Province	Postal Code
	Phone Number Main	Other	Fax	Email Address	
PROJECT INFORMATION	Legal Description	Lot: <u>6-11</u>	Block: <u>3</u>	Plan: <u>69526133</u>	
	Civic Address: <u>#6-11 1st Avenue North Martensville SK</u>				
	Zoning District: <u>R1</u>				
	Existing Use: <u>N/A</u>				
	Discretionary Use Requested: <u>semi-detached lots</u>				
	Reasons to support the Discretionary Use Application: (use additional pages if necessary) <u>Previous sub-division approved by council + now we are ready to build. Two-storey duplex plans are attached for council to view. We are building one building at a time. We want to ensure that we are not in conflict with neighboring properties (ex. shadowing, parking etc.). We think these plans / drawings of the duplex would fit in nicely in the area; duplex to the south, R3 zoning across the street, and commercial industrial to the North and West. We acknowledge that if anything were to change we have to come back to council.</u>				
ATTACHMENTS	Applications must include the following to be processed:				Attached
	1) A Site Plan - A legible site plan drawn to scale and must contain the following: The location and dimensions of all structures, setbacks and property lines. All parking spaces and loading areas, landscaping plans, and driveways.				(<input checked="" type="checkbox"/>) Yes
	2) Architectural plans - For new buildings or additions, show building elevations				(<input checked="" type="checkbox"/>) Yes
	3) A non-refundable application fee of \$200.00				() Yes

I hereby agree to comply with the Building & Zoning Bylaw of the City of Martensville and acknowledge that it is my responsibility to ensure compliance with these and any other applicable bylaws, provincial acts & Regulations regardless of any plan review or inspections that may or may not be carried out by the City of Martensville or its authorized representative. I agree to do all construction work solely in accordance & compliance with the information & plans provided by me in this application, & will obtain all other work permits required in conjunction with my development. I hereby declare that the above information is true and correct.

Applicant Signature: _____

Date: _____

Feb. 4 / 21