



TOWN OF STRATFORD RESOLUTION

No. PH019-2020 - Greenway Realty - PURD Zone Development Scheme Aintree Drive

Motion Carried _____ ✓
Motion Lost _____
Motion Withdrawn _____

Council Chambers
Town Council

September 9, 2020

Committee
Moved by Councillor
Seconded by Councillor

Planning, Development & Heritage
Jill Burridge
Gary Clow

WHEREAS an application has been received from Greenway Realty Inc. to develop parcel numbers 399725 and 329060 (approx. 11.56 acres in total) in accordance with the submitted Development Scheme as permitted under section 11.5.5.(b) of the Zoning and Development Bylaw; and

WHEREAS the development scheme was presented at a public meeting held on July 15, 2020; and

WHEREAS the concept plan has been reviewed and concerns were raised about parkland, street connectivity and uniformity of housing types; and

WHEREAS the concept plan was revised prior to the Council meeting on August 12, 2020 and was sent back to Planning Board on August 31, 2020.

BE IT RESOLVED that council grant approval to an application received from Greenway Realty Inc. to develop parcel numbers 399725 and 329060 (approx. 11.56 acres in total) in accordance with the submitted Development Scheme as permitted under section 11.5.5.(b) of the Zoning and Development Bylaw subject to the follow:

- A. All Developments shall be developed only in accordance with the approved Development Scheme prepared by CBCL Limited, dated August 18, 2020 and the provisions of the any Subdivision Agreements or Development Agreements
- B. All subdivisions and/or developments shall be subject to a Subdivision Agreement and/or Development Agreement that may include, but not limited to, the following:
 - i. Subdivision requirements pursuant to Section 4 of Bylaw #45;
 - ii. Building types within the Development;
 - iii. a schedule of styles and design, with emphasis placed on the placement of buildings relative to surrounding uses and streets;
 - iv. a schedule of Subdivision and/or Development phases.

This resolution bears the recommendation of the Planning & Heritage Committee as discussed at a meeting held on August 31, 2020.