



Staff Report for Committee of the Whole Meeting

Date of Meeting: December 4, 2019

Report Number: SRPRS.19.198

Department: Planning and Regulatory Services
Division: Development Engineering & Transportation

Subject: **SRPRS.19.198 - Rodeo Homes Richmond Hill Inc., Consent Applications, Establish Lands as Public Highway. - City Files: B005/19, B006/19 and B007/19**

Purpose:

To establish lands as public highway to provide public access to new lots fronting onto Grey Alder Avenue.

Recommendation(s):

- a) That City lands described as Part 13 on Plan 65R-38514 be established as public highway to become part of Grey Alder Avenue.

Contact Person:

Jeff Walters, Development Engineering Manager (Subdivisions and Stormwater Management), 905-747-6380

Report Approval:

Submitted by: Kelvin Kwan, Commissioner of Planning and Regulatory Services

Approved by: Neil Garbe, City Manager

All reports are electronically reviewed and/or approved by the Division Director, Treasurer (as required), City Solicitor (as required), Commissioner and City Manager. Details of the reports approval are attached.

Page 2

Background:

Rodeo Homes Richmond Hill Inc. have made Consent applications (B005/19, B006/19 and B007/19) to create three new lots which will have frontage onto Grey Alder Avenue. To facilitate this development, a land exchange has been agreed to between the City and Rodeo Homes as outlined in the related OMB Minutes of Settlement.

As a condition of the related Consents and Settlement, Rodeo is required to enter into a servicing agreement to construct municipal servicing for these new lots including improvements to the City Park. This agreement has been executed by Rodeo Homes and the timing is now appropriate to proceed with the land exchange.

After the land exchange is completed the new lots will not have access to a public highway. To ensure the new lots have public highway access the timing is now appropriate to establish Part 13 on Plan 65R-38514 as public highway to become part of Grey Alder Avenue.

Financial/Staffing/Other Implications:

There are no financial implications associated with this report.

Relationship to the Strategic Plan:

The recommendation in this report aligns with the Town's Official Plan and demonstrates the strategic objective of building stronger connections with the community and our responsibility to serve as a role model for municipal management of our resources.

Conclusion:

Based on the above, staff recommends that Part 13 on Plan 65R-38514 be established as public highway to become part of Grey Alder Avenue.

Attachments:

The following attached documents may include scanned images of appendixes, maps and photographs. If you require an alternative format please call the contact person listed in this document.

Map A – Location Plan

Page 3

Report Approval Details

Document Title:	SRPRS.19.198 Rodeo Homes - Establish Lands as Public Highway.docx
Attachments:	- SRPRS.19.198 Map A Location Plan.pdf
Final Approval Date:	Nov 22, 2019

This report and all of its attachments were approved and signed as outlined below:

Dan Terzievski - Nov 22, 2019 - 1:28 PM

Kelvin Kwan - Nov 22, 2019 - 2:37 PM

Neil Garbe - Nov 22, 2019 - 2:41 PM