

Memo

To: Sarah Leach, Deputy Clerk

CC: Jason Marr, Director of Public Works; Barb Wiens, Director of Planning and Development; Derek Young, Manager of Engineering; Taylor Boyle, Engineering Technologist; Lucas Smith, Engineering Technologist;

From: Gimuel Ledesma, Engineering Technologist

Date: November 23, 2022

File No.: B13/2022P

RE: Consent – 1395 Station Street

Town of Pelham Public Works Staff have reviewed the above noted application and supporting documentation to address the technical concerns regarding the submitted minor variance application. Application is made for consent to partial discharge of mortgage and consent to convey 1938 square metres of land (Part 2), to be added to the abutting property to the south (Part 5), for future development. Part 1 is to be retained for continued residential use of the dwelling known municipally as 1399 Station Street.

Public Works offer the following conditions:

- That the applicant confirm that no existing utilities currently cross the proposed new property line. Should any services cross this new property line, the applicant will be responsible for costs associated with their relocation and/or removal.
- Town of Pelham Public Works Staff require that the applicant submit an overall lot grading and drainage plan to demonstrate that the drainage does not negatively impact nor rely on neighboring properties.
- Tree preservation plan will be required (include trees on lot grading plan)