



## TOWN OF STRATFORD RESOLUTION

**No. PH008-2018 – (SD016-17) – Pan American Properties –  
1 Lot Subdivision – Southport Motel Property - Michael Thomas Way**

Motion Carried       ✓        
Motion Lost                       
Motion Deferred                     

Council Chambers  
Town Council

**March 14, 2018**

Committee                                   
Moved by Councilor                                   
Seconded by Councilor                                 

Planning & Heritage  
Keith MacLean  
Jody Jackson

**WHEREAS** an application has been received from Pan American Properties to subdivide 1 lot (Lot E, approx. 1.21 acres) from parcel number 327973 (approx. 7.6 acres) located on the Southport Motel property along the extension of Michael Thomas Way; and

**WHEREAS** the subdivision is currently located within both the WPS and WMU zones and is currently within a rezoning process to change Lot E to WR; and

**WHEREAS** the subdivision proposal will have a parkland dedication of 0.78 acres (10.26%) to the Town of Stratford for parkland and open space, as well as an additional 0.90 acres to be purchased by the Town of Stratford as additional parkland and open space (Lot E-2);

**WHEREAS** this subdivision application meets the general intent of the core area vision that was completed in 2008 by Ekistics Design;

**BE IT RESOLVED** that Council grant preliminary subdivision approval to an application (SD016-2017) from Pan American Properties to subdivide 1 lot (Lot E, approx. 1.21 acres) from parcel number 327973 (approx. 7.6 acres) located on the Southport Motel property along the extension of Michael Thomas Way, subject to the following conditions:

- A. Conformance with the concept plan prepared by APM – Proposed Rezoning Map (The Shorefront) dated Feb 22, 2018.
- B. That a stormwater management plan be designed by a registered engineer using Low Impact Development guidelines that is approved by both Transportation, Infrastructure and Energy as well as the Town of Stratford.
- C. That proposed public roads shall be designed to meet the design standards of the Waterfront Core Area and must be approved by the P.E.I.

Department of Transportation, Infrastructure and Energy and that a subdivision road agreement shall be executed.

- D. That the sewer and water systems shall be designed in accordance with the Stratford Utility Corporation Servicing Standards and that a Utility Agreement shall be executed along with the payment of any applicable fees required by the Utility Corporation.
- E. That the proposed parkland area, as shown on the Survey Plan (Lot E1 – 0.78 acres), be deeded to the Town of Stratford as parkland dedication.
- F. That the proposed subdivision meets all other requirements of relevant Town of Stratford bylaws and policies.
- G. That preliminary subdivision approval shall be valid for a period of 3 years from the date of this approval.

***This resolution bears the recommendation of the Planning & Heritage Committee as discussed at a meeting held on March 12, 2018.***