

Meeting Date: October 21, 2019
Department: Building and Planning
Prepared By: Matthew Stephenson, Director, Building/Planning/Waste Services
Approved By: Greg McClinchey, Chief Administrative Officer
SUBJECT: **Site Plan Control Agreement
Pet Care Cremation Ltd.
Part of Lot 22, Concession 2, SER Designated as Part 1 PL 33R-17299,
Municipality of Strathroy-Caradoc, County of Middlesex
(775 Wright Street)**

RECOMMENDATION: **THAT:** the site plan be approved and that Council pass the by-law approving Council entering into a site plan agreement.

PURPOSE

The subject site plan control application and plan is to permit development of a pet crematorium on the subject lands.

BACKGROUND

The subject lands are approximately 1 ac in size in Strathroy and are currently vacant. Surrounding land uses include industrial land uses to the north, south, east and west.

The location of the lands are shown on the Location Map attached below.

By way of providing background, a site-specific zone change application was approval in 2015 for the proposed use of the lands. In addition, it is noted that at the time that the adjacent lands to the east were developed as 'Wild Bill's RV and Power Sports', the site plan agreement for 'Wild Bills' included a clause that required the preparation of a 'maintenance agreement' outlining that both the subject lands and 'Wild Bills' property are responsible on a 50/50 basis for the care and maintenance of the shared storm sewer / stormwater management system. This maintenance agreement is to be registered on the title of the lands and the Municipality is not a party to the agreement. Currently, the maintenance agreement has been drafted and is being reviewed by both parties.

SUMMARY

The site plan has been reviewed and approved by staff and the municipality's consulting engineer. A draft site plan agreement has been prepared in support of the application and has been reviewed and

signed by the owner. The site plan includes a cremation building, parking areas, stormwater pond, and grassed areas. A copy of the site plan and agreement are on Council's agenda.

FINANCIAL IMPLICATIONS

None

SUMMARY

Based on the above, staff recommend the following:

THAT: It is recommended that the site plan be approved and that Council pass the by-law approving Council entering into a site plan agreement.

ATTACHMENTS

Location Map

Site Plan



Location Map - Full Extent
Address: 775 Wright Street, Strathroy
Site Plan Application - Pet Crematorium



