

From: Robin Milne
Sent: May-04-16 11:01 AM
To: Kelsey Lang
Subject: FW: ZONING BY-LAW AMENDMENT APPLICATION ZBA01/16 (OUR FILE D14 TO) 5155 FOURTH LINE & 5156 WELLINGTON ROAD 27

Hi Kelsey, sorry I'm a little late on this.

Parks and Recreation Department Comments:

The Parks and Recreation department will accept the proposed park land dedication identified as Block 169 and Block 170 with the final location of these blocks to be finalized through the review process. The balance of parkland will be received as cash in lieu of parkland development.

The Parks and Recreation Department acknowledges the overlap of the SWM Pond in Block 172 onto parkland to accommodate storm water from the future Rockmosa Park development.

Any development on the plan where private meets public property there will be a requirement to have a chain link or privacy fence installed on property line.

It is encourage to have strong pedestrian connections throughout the development on both sides of the street and into parkland and the school property.

Blocks 169 and Block 170 should be developed to include a 2m asphalt pathway, park identifier sign, molok, pedestrian level full cut off lighting and landscaping to the satisfaction of the director of P&R

An allowance for all services to be stubbed at the end of Road "A" and the entrance to the Rockmosa Park, including but not limited to Gas, Hydro, Water, Sewer, Cable.

A strong elevated pedestrian connection from the front of the library to the opposite side of Christie St. will be required as a traffic calming measure from through traffic.

Realignment and traffic calming treatment required where street "A" and Christie Street meet adjacent the library to the satisfaction of Director of PW and P&R

During detailed design of the SWM Pond in Block 172 explore the opportunity of a through trail connection to Rockmosa Park

Property identifier signage to the satisfaction of the municipality at both SWMP Blocks

Signage required for the renaming of Christie Street to the West of Main Street

A requirement in the subdivision agreement to notify any potential lot purchasers that may have exposure to present and future parkland of the development plans for the future Rockmosa Park

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