

Public Presentation

319 Route 560 Jacksonville

Municipal Plan Amendment By-law No. Z-500.01
Zoning By-law Amendment By-law No. Z-501.02



Amendments

APPLICATION: To develop a new self-storage facility on the property.

DESIGNATION: The property is designated Residential in the Town's Municipal Plan.

ZONE: The property is zoned One and Two-Unit Residential in the Town's Zoning By-law.

The following applications are required:

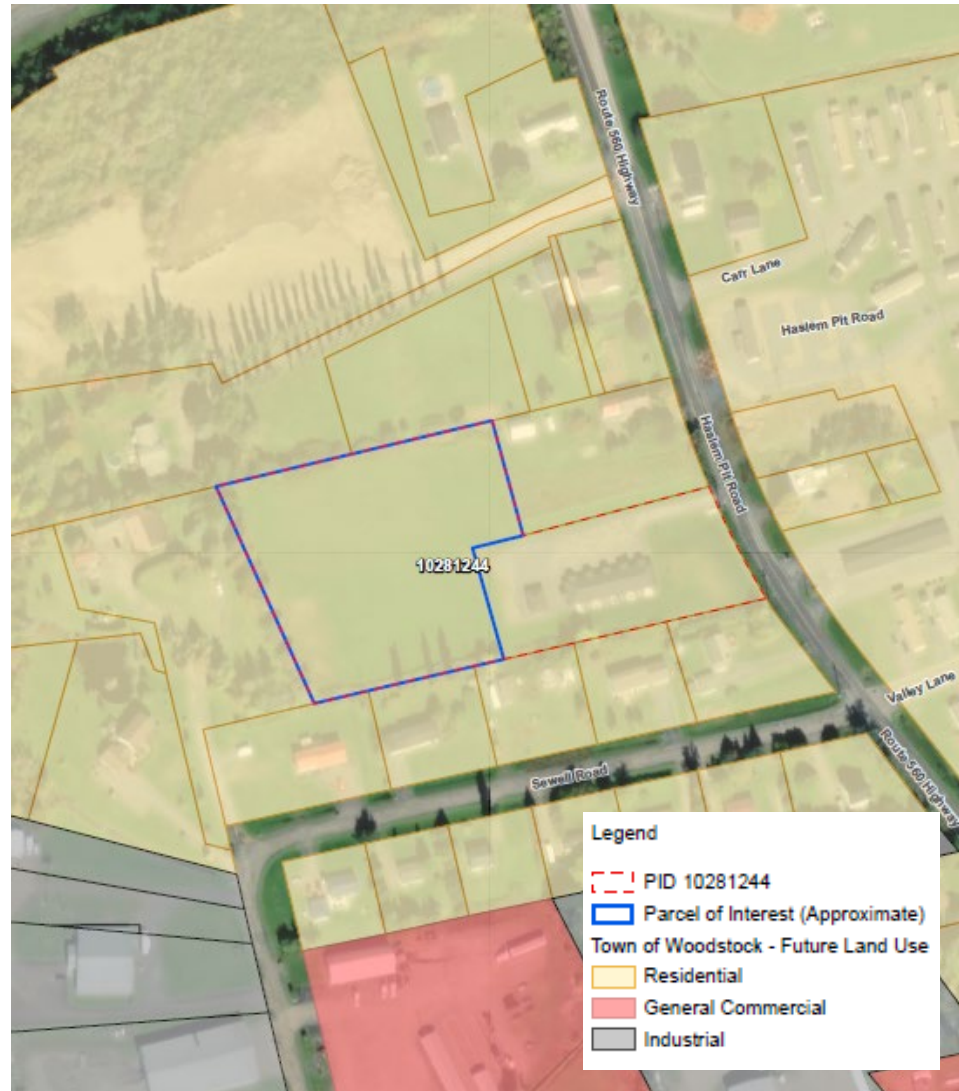
- 1. Municipal Plan Amendment:** To amend Schedule A of the Municipal Plan to redesignate the property from Residential to General Commercial.
- 2. Zoning By-law Amendment:** To amend Schedule A of the Zoning By-law to rezone the property from One and Two-Unit Residential Zone to General Commercial Zone.

APPLICANT: Dayton Engineering Ltd., on behalf of the property owner

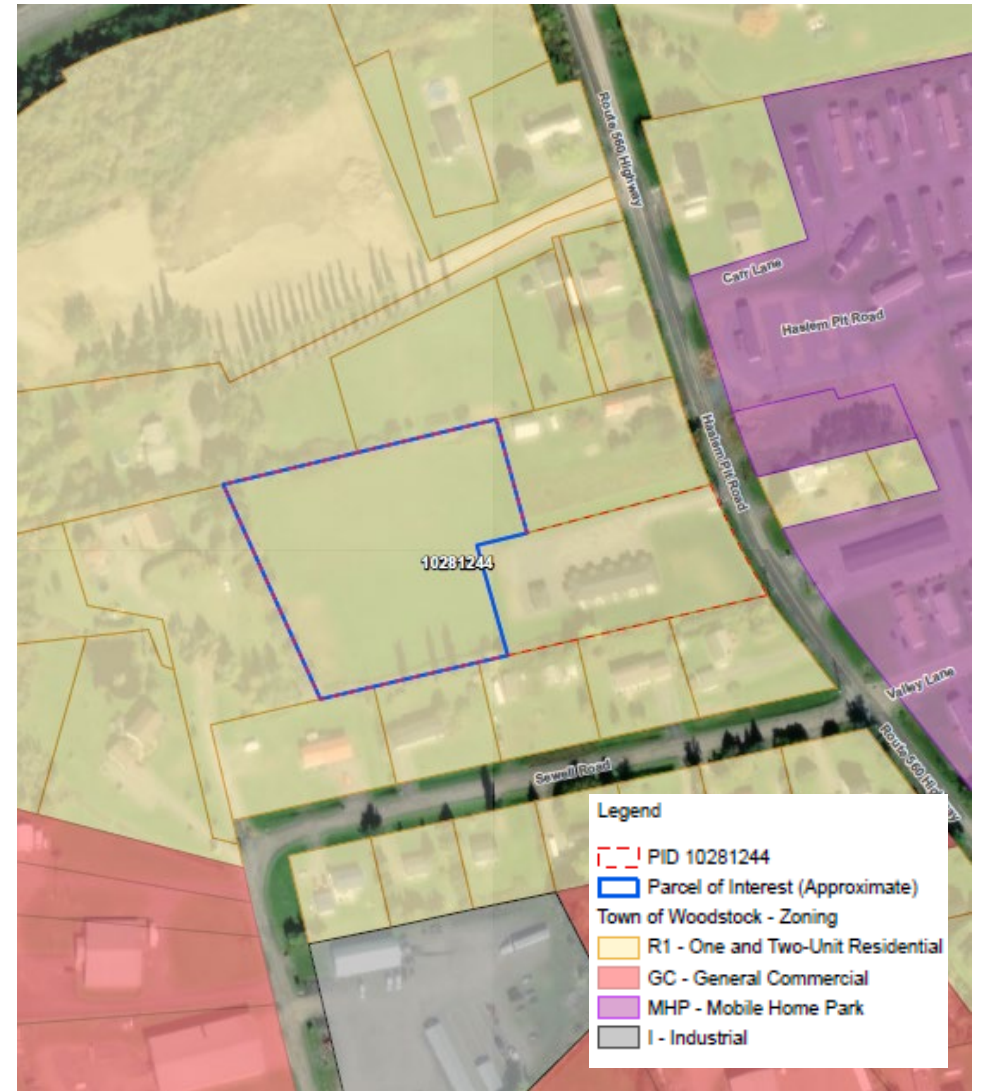
Planning Application Location Map



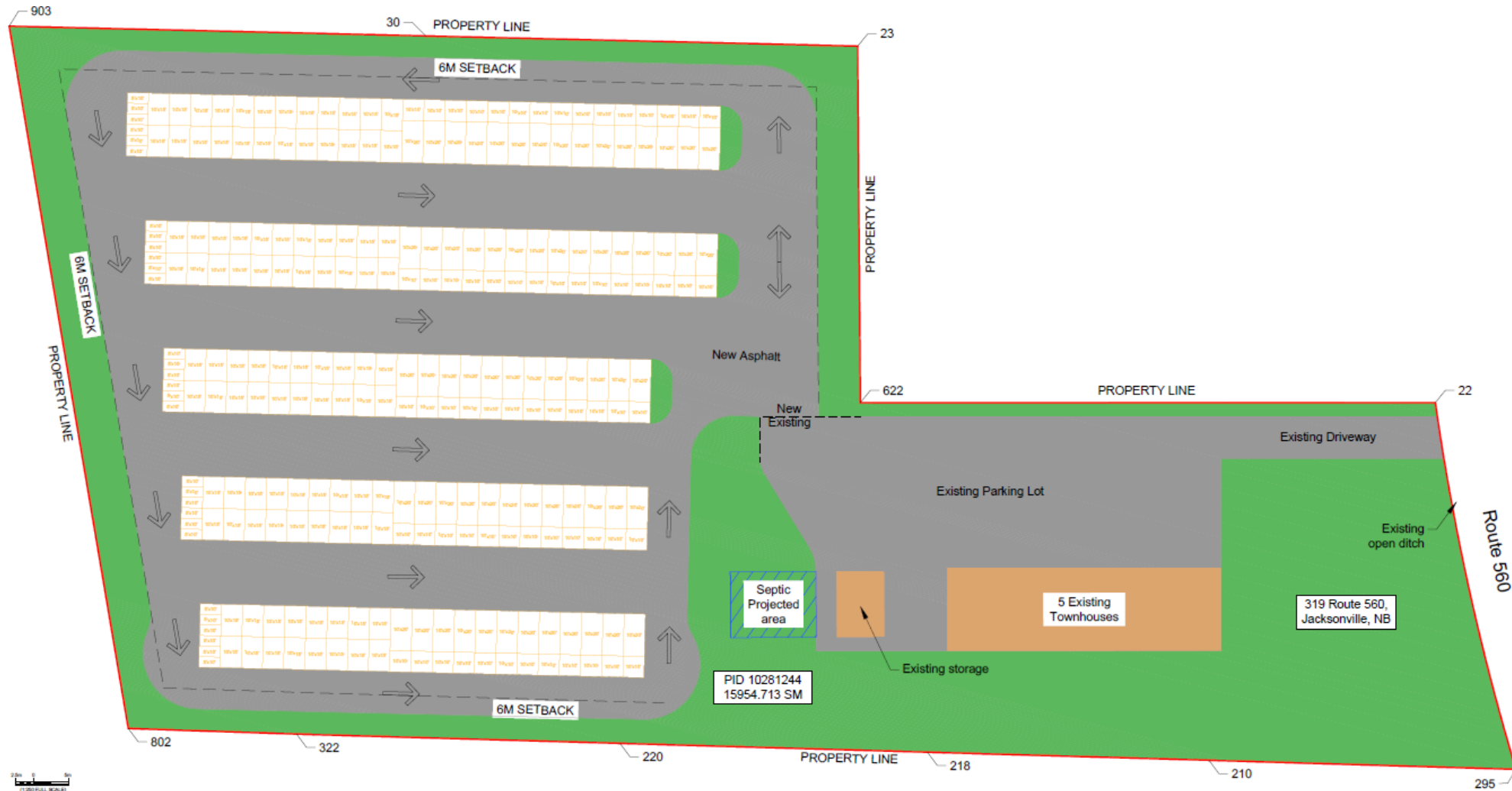
Municipal Plan Map



Zoning Map



Site Plan



Municipal Plan Amendment

To redesignate the property from Residential to General Commercial.



Zoning By-law Amendment

To rezone the property from One and Two-unit Residential (R1) to General Commercial (GC).

Schedule "X-X"
Town of Woodstock Zoning Map
Zoning By-law
#Z-501.02



Legend

- PID 10281244
- Parcel of Interest (Approximate)

Town of Woodstock - Zoning

- R1 - One and Two-Unit Residential
- GC - General Commercial
- MHP - Mobile Home Park
- I - Industrial

To re-zone PID 10281244 from R1 (One and Two-Unit Residential) to GC (General Commercial).

Scale: 1:2,000

Internal and External Review

- Municipal Plan Amendments must be circulated to various provincial departments. No negative comments received.
- The application as also reviewed internally by relevant departments. No negative comments received.

Recommendations

Staff are recommending that the development be subject to the following conditions:

1. That the property be developed in substantial conformance with the plans submitted.
2. That screening be provided, with fencing or landscaping, or a combination of both, for the adjacent residential properties.
3. That the entry / exit gate not contain any noise emitting devices.
4. That access to the facility be limited to 6am – 10pm daily.

Next Steps

1. 30-day comment period until **April 10, 2025**. Comments to be sent to the Town Clerk at:

Laura Gaddas, Clerk
824 Main Street
Woodstock, NB E7M 2E8
laura.gaddas@woodstocknb.ca

2. Council has scheduled a **Public Hearing for April 15, 2025**.
3. The application will be reviewed by the **Planning Advisory Committee** for their written views.

WOODSTOCK

Thank you