

## **ADMINISTRATIVE REPORT**

<b>TO:</b> Planning Committee
<b>FROM:</b> Administration
<b>DATE:</b> April 4, 2022
<b>RE:</b> Public Input Report – Conditional Use Application – 238 Tlingit Street

### **ISSUE**

Application for Conditional Use approval to allow a 157 m<sup>2</sup> caretaker residence at 238 Tlingit Street in Marwell.

### **REFERENCE**

- [2010 Official Community Plan](#) (OCP)
- [Zoning Bylaw 2012-20](#)
- Location Sketch

### **HISTORY**

An application has been made to develop a light equipment sales/rentals operation with a 157 m<sup>2</sup> caretaker residence at 238 Tlingit Street. A caretaker residence larger than 120 m<sup>2</sup> is a conditional use in the First Nation Commercial Industrial Mixed (FN-CIM) zone, requiring a decision by Council.

A total of 26 letters were sent to property owners within a 100-meter radius of the site. Government of Yukon Land Client Services, Kwanlin Dün First Nation and Ta'an Kwäch'än Council were notified by mail and email. A notice of the proposed development was placed in the local newspapers on March 11, 2022.

A public input session was held on March 28, 2022. One submission was received. The submission was from the land owner, Kwanlin Dün First Nation, expressing support for the application.

### **ALTERNATIVES**

1. Approve the Conditional Use application.
2. Approve the Conditional Use application with conditions.
3. Do not approve the Conditional Use application.

### **ANALYSIS**

The application is consistent with the Official Community Plan and Zoning Bylaw and as no concerns were raised through the conditional use application process or from Administration, no conditions are recommended.

### **ADMINISTRATIVE RECOMMENDATION**

THAT Council approve the Conditional Use application to allow a 157 m<sup>2</sup> caretaker residence as a secondary use, as shown on the submitted plans, at 238 Tlingit Street.