



***Tentative Agenda for Special  
Meeting of Town Council***

***Monday, June 21, 2021 @ 6:30 PM***

*55 Victoria Street*

*Kensington, PEI*

*COB 1M0*

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***Please ensure all cell phones and other electronic devices are turned off or placed on non-audible mode during the meeting.***

**Town of Kensington  
Special Meeting of Town Council  
June 21, 2021 – 6:30 PM**

- 1. Call to Order**
  
- 2. Adoption of Agenda (Additions/Deletions)**
  
- 3. Declaration of Conflict of Interest**
  
- 4. New Business**
  - 4.1 Request for Decisions**
    - 4.1.1 RFD2021-40 – Subdivision of Lands of Select Motors of PEI and the Royal Canadian Legion, Kensington
  
- 5. Adjournment**

## Town of Kensington - Request for Decision

<b>Date:</b> June 18, 2021	<b>Request for Decision No:</b> 2021-40 <b>(Office Use Only)</b>
<b>Topic:</b> Subdivision of Lands – Select Motors of PEI and Royal Canadian Legion Branch 9 (PID 76422, and 76539)	
<b>Proposal Summary/Background:</b>  The attached subdivision plan # 17147-S01, dated January 5, 2018, drawn by Locus Surveys Ltd. was submitted to the Town along with a request to subdivide/consolidate property located at 88 Victoria Street W., 86 Victoria Street W. and 19 Stewart Street. The Plan of Subdivision is being circulated with this Request for Decision. Subdivision of Lands of Royal Canadian Legion Branch No. 9 (PID 76422 and 76539)	
<b>Benefits:</b> <ul style="list-style-type: none"><li>• N/A</li></ul>	
<b>Disadvantages:</b> <ul style="list-style-type: none"><li>• N/A</li></ul>	
<b>Discussion/Comments:</b>  The current zoning (land use) of the property is as follows:  Portion of PID NO. 76422 – General Commercial (C1) Portion of PID NO. 76422 – R1 – Single Unit Residential (R1) PID NO. 76539 – R1 – Single Unit Residential (R1)  Lot subdivisions and consolidations are dealt with under section 20 of the Town’s Development Control Bylaw. While section 20 deals primarily with larger scale subdivisions, i.e., multi-lot development, section 20.9 allows Council to approve applications for single lot subdivisions and consolidations at its discretion, having regard for only those provisions of the Bylaw which it deems applicable to each individual application, provided the application conforms with all other sections of the Bylaw.	

Staff have reviewed the subdivision plan and find it in general compliance with the Development Control Bylaw.

**Options:**

1. Approve the subdivision plan as proposed.
2. Not approve the subdivision plan.
3. Refer the matter back to staff for further deliberation.

**Costs/Required Resources:**

N/A

**Source of Funding:**

N/A

**Recommendation:**

It is recommended that Town Council consider and adopt the following resolution:

***WHEREAS a subdivision/consolidation plan (Plan #17147-S01) and a request has been received from the owners of properties located at 88 Victoria Street W. (Portion of PID 76422), 86 Victoria Street W. (PID 76539), and 19 Stewart Street (Portion of PID 76422) for Town Council's consideration to facilitate the transfer of properties between the Royal Canadian Legion Branch No. 9 and Select Motors of PEI;***

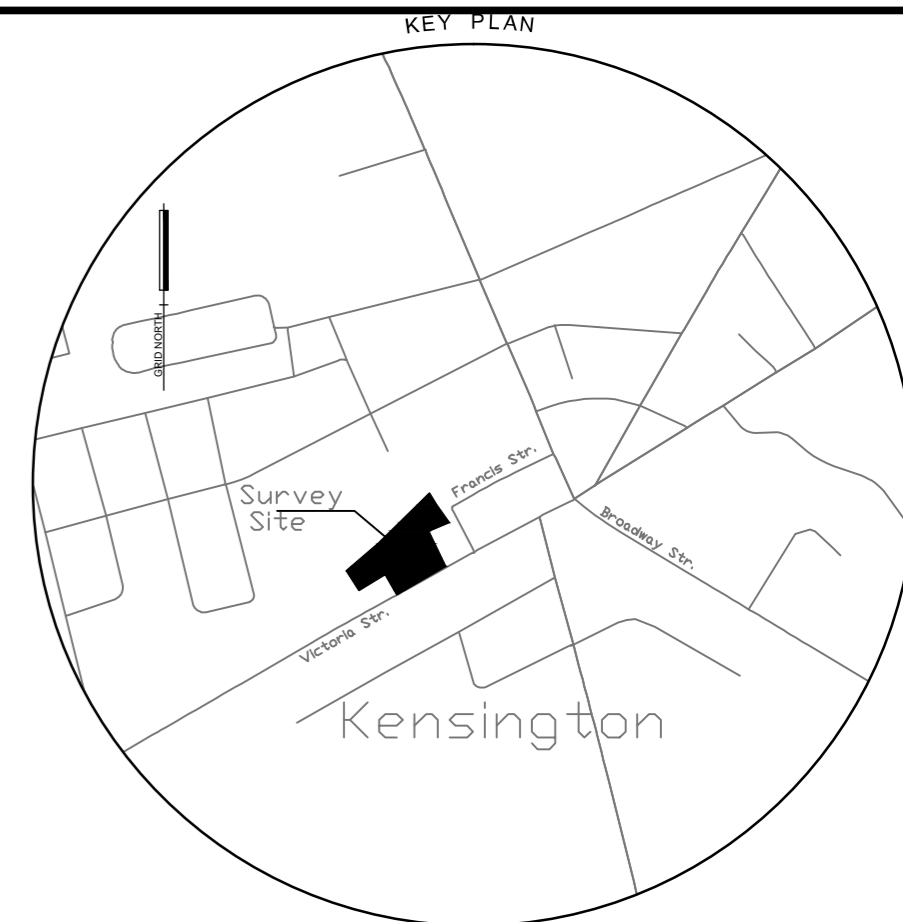
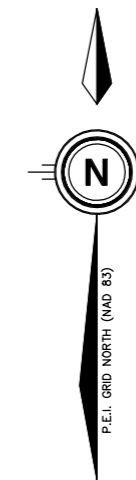
***AND WHEREAS the proposed subdivision plan has been reviewed against the Town's Development Control Bylaw and is found to be in general compliance therewith;***

***BE IT RESOLVED THAT approval be granted to subdivide Parcel A from PID 76422, being lands owned by Select Motors of PEI (formally owned by Royal Canadian Legion Kensington Branch No. 9) as per Survey Plan No. 17147-S01, dated January 5, 2018, drawn by Locus Surveys Ltd.;***

***BE IT FURTHER RESOLVED THAT approval be granted to consolidate Parcel A to PID 76539, being lands owned by the Royal Canadian Legion Branch No. 9, as per Survey Plan No. 17147-S01, dated January 5, 2018, drawn by Locus Surveys Ltd.;***

NAD83 (C.S.R.S.) COORDINATES  
P.E.I. DOUBLE STEREOGRAPHIC PROJECTION  
EXPRESSED IN METRES

Point	Northing	Easting
7717	709663.544	350801.561
7728	709636.463	350816.251
10516	709565.164	350772.399
10520	709629.179	350743.977
11824	709634.396	350753.246
11884	709653.782	350785.379
11885	709635.746	350814.793
11886	709600.082	350834.349
11887	709591.701	350819.480
11888	709609.065	350809.942
11889	709617.453	350824.824

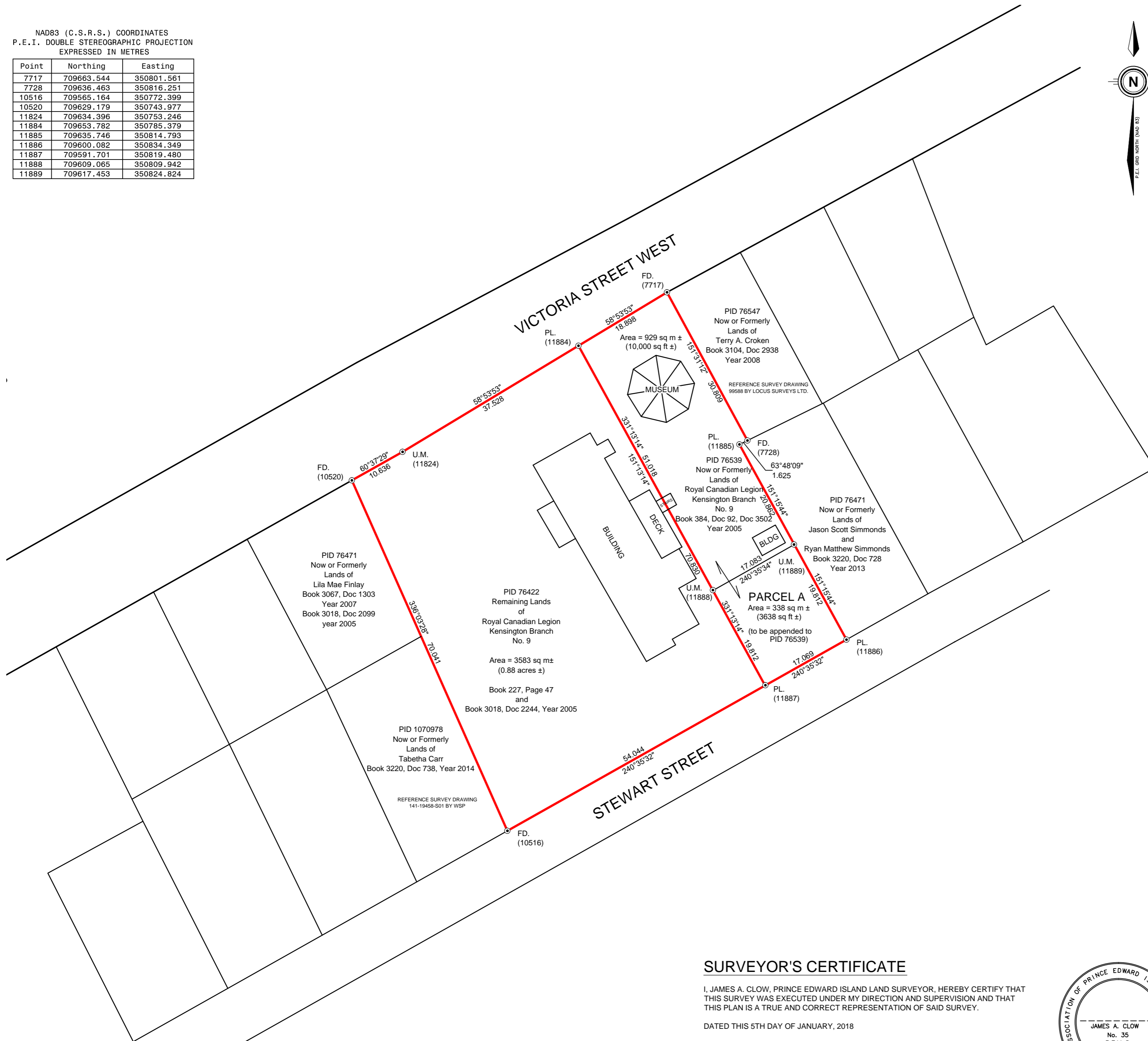


**LEGEND:**

- ⊙ PL. PLACED SURVEY MARKER
- ⊙ FD. FOUND SURVEY MARKER
- ⊙ U.M. UNMONUMENTED POINT
- SQ. M. SQUARE METRES

**NOTES:**

- FIELD SURVEYS WERE CARRIED OUT ON DECEMBER 15, 2017.
- THIS PLAN IS METRIC AND ALL DISTANCES ARE IN METRES UNLESS OTHERWISE SPECIFIED.
- DIRECTIONS ARE AZIMUTHS REFERENCED TO GRID NORTH.
- COORDINATES SHOWN HEREON ARE DERIVED FROM OBSERVATIONS TO LOCAL PEI CONTROL MONUMENTS. PLANE COORDINATES PUBLISHED THEREON ARE REALIZED FROM A DOUBLE STEREOGRAPHIC PROJECTION REFERENCED TO A CANADIAN SPATIAL REFERENCE SYSTEM, NAD83 (CSRS).
- THE STAIRWAY ATTACHED TO THE LEGION'S DECK ENCOACHES UNTO THE LEGION MUSEUM PROPERTY, PID 76539.
- THE 15' FOOT WIDE RIGHT OF WAY MENTIONED IN THE DEED TO THE LEGION (BOOK 3018, DOC 2244, YEAR 2005) IS NO LONGER NECESSARY AS THE DOMINANT AND SERVIENT TENEMENT ARE BOTH OWNED BY THE ROYAL CANADIAN LEGION KENSINGTON BRANCH No. 9.
- THE DESIGNATOR PARCEL A, ORIGINATES WITH THIS DRAWING.
- PARCEL A IS A SUBDIVISION OF PID 76422.
- FINAL APPROVAL IS REQUESTED FOR PARCEL A TO BE APPENDED TO PID 76539.



**LOCUS SURVEYS LTD.**

16 PARK ROAD  
P.O. BOX 35  
KENSINGTON, P.E.I.  
C0B 1M0

PHONE 902-836-3823

Plan of Survey Showing  
Lands of Royal Canadian Legion Kensington  
Branch No. 9

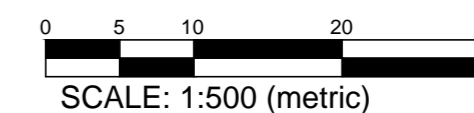
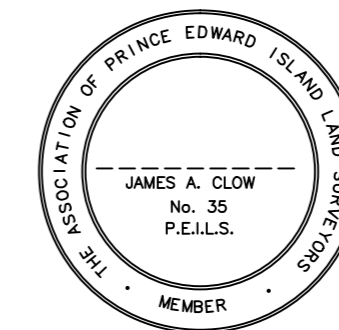
PID 76422 and 76539  
KENSINGTON  
LOT/TOWNSHIP 19  
COUNTY OF PRINCE  
PROVINCE OF PRINCE EDWARD ISLAND

**SURVEYOR'S CERTIFICATE**

I, JAMES A. CLOW, PRINCE EDWARD ISLAND LAND SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY WAS EXECUTED UNDER MY DIRECTION AND SUPERVISION AND THAT THIS PLAN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY.

DATED THIS 5TH DAY OF JANUARY, 2018

JAMES A. CLOW, P.E.I.L.S.



DATE: JANUARY 5, 2018  
DWG NO: 17147-S01

June 18, 2021

Mayor Caseley,

The Royal Canadian Legion Kensington Branch # 9 gives permission to The Town of Kensington to subdivide the old Brander property from the old Kensington Legion property, therefore making the old Brander property part of the Kensington Legion museum property.

Sincerely,

A handwritten signature in blue ink that reads "David Doucette". The signature is written in a cursive style with a long horizontal flourish extending to the right.

President David Doucette

Royal Canadian Legion Kensington Branch #9