



MINUTES

**Planning Advisory Committee Meeting
Tuesday, April 9, 2019
Council Chambers 7:00 p.m.**

COUNCIL PRESENT: All Members of the Planning Advisory Committee were in attendance this evening, with the exception of Oliver Jacob.

STAFF PRESENT: Lindsey Lee, CAO/Clerk
Angela Young, Deputy Clerk
Bruce Howarth, Senior Planner, County of Renfrew

MEDIA PRESENT: Nil.

1. **Call to Order and Roll Call**
2. **Disclosure of Pecuniary Interest and the General Nature Thereof**

There were no disclosures of pecuniary interest declared at this time.

3. **Adoption of the Agenda**

3.1 Dated April 9, 2019

PAC - RECOMMENDATION - 35-2019

Moved by Scott Brum, seconded by Heather Lang

THAT the Agenda dated April 9, 2019 be adopted as submitted and circulated.

CARRIED.

4. **Delegations and Presentations**

Nil.

5. **Matters Arising out of Delegations Heard**

Nil.

6. **Adoption of Previous Planning Advisory Committee Minutes**

6.1 February 11, 2019

PAC - RECOMMENDATION - 36-2019

Moved by Heather Lang, seconded by Scott Brum

***THAT** the Planning Advisory Committee adopt the February 11, 2019 meeting minutes as submitted and circulated.*

CARRIED.

7. Planning & Development

Nil.

8. Reports of Committee of Planning & Other Boards, Committees and Commissions

8.1 Building/Septic Department Report February 2019

PAC - RECOMMENDATION - 37-2019

Moved by Heather Lang, seconded by Scott Brum

***THAT** the Planning Advisory Committee accept the Building/Septic Department Report for the month of February 2019 as submitted and circulated.*

CARRIED.

8.2 Building/Septic Department Report March 2019

PAC - RECOMMENDATION - 38-2019

Moved by Heather Lang, seconded by Scott Brum

***THAT** the Planning Advisory Committee accept the Building/Septic Department Report for the month of March 2019 as submitted and circulated.*

CARRIED.

8.3 Committee of Adjustment Minutes - January 28, 2019

PAC - RECOMMENDATION - 39-2019

Moved by Tom Peckett, seconded by Scott Brum

***THAT** the Planning Advisory Committee accept the Committee of Adjustment Minutes dated January 28, 2019 as information as submitted and circulated.*

CARRIED.

8.4 Committee of Adjustment Minutes - February 20, 2019

PAC - RECOMMENDATION - 40-2019

Moved by Heather Lang, seconded by Scott Brum

***THAT** the Planning Advisory Committee accept the Committee of Adjustment Minutes dated February 20, 2019 as information as submitted and circulated.*

CARRIED.

8.5 Committee of Adjustment Progress Chart

PAC - RECOMMENDATION - 41-2019

Moved by Heather Lang, seconded by Scott Brum

***THAT** the Planning Advisory Committee accept the Committee of Adjustment Progress Chart dated February 28, 2019 as information as submitted and circulated.*

CARRIED.

8.6 Planning Application Update

PAC - RECOMMENDATION - 42-2019

Moved by Scott Brum, seconded by Tom Peckett

***THAT** Council accept the Planning Application Update Report as of February 2019 as information as submitted and circulated.*

CARRIED.

9. Information Items

9.1 Town of Arnprior - Notice of Public Meeting - April 8, 2019

PAC - RECOMMENDATION - 43-2019

Moved by Tom Peckett, seconded by Heather Lang

***THAT** the Planning Advisory Committee accept the Notice of Public Meeting from the Town of Arnprior as information as submitted and circulated.*

CARRIED.

10. Motions

Nil.

11. Applications for Consent/Minor Variance/Zoning & Official Plan Amendments

11.1 Ministry of Municipal Affairs and Housing - Notice of Decision - Official Plan Amendment #25

PAC - RECOMMENDATION - 44-2019

Moved by Heather Lang, seconded by Scott Brum

***THAT** the Planning Advisory Committee accept the Notice of Decision from the Ministry of Municipal Affairs and Housing with regards to Official Plan Amendment #25 as information as submitted and circulated.*

CARRIED.

Mr. Howarth advised that he will be forwarding a staff report to the May Planning Advisory Committee Meeting with a recommendation to repeal the Township's current Official Plan.

- 11.2 Application for Consent (New Lot) - B-4/19
 Straathof Farms Ltd., Lot 15, Concession 9, 86 Bandy's Road
- Application for Consent
 - Committee of Adjustment Notice of Hearing and Public Meeting
 - Sewage System Inspector Comments
 - Ministry of Transportation Comments
 - County of Renfrew Planning Report

PAC - RECOMMENDATION - 45-2019

Moved by Scott Brum, seconded by Heather Lang

***THAT** the Planning Advisory Committee recommends that Application for Consent (New Lot) - B-4/19 for Straathof Farms Ltd., (Agent – David Hamilton), Lot 15, Concession 9, 86 Bandy's Road be accepted as information as submitted and circulated.*

CARRIED.

PAC - RECOMMENDATION - 46-2019

Moved by Scott Brum, seconded by Heather Lang

***THAT** the Planning Advisory Committee recommends that Application for Consent (New Lot) - B-4/19 for Straathof Farms Ltd., (Agent – David Hamilton), Lot 15, Concession 9, 86 Bandy's Road be granted pending sufficient land be surveyed and dedicated to the Township to accommodate a future cul-de-sac at the end of Bandys Road as approved by the Director of Public Works, and that a minor variance be obtained to address the setback from the existing farm building on the retained lot or the farm building be demolished.*

CARRIED.

- 11.3 Application for Consent (New Lot) - B-5/19
 Straathof Farms Ltd., Lot 15, Concession 9, 86 Bandy's Road
- Application for Consent
 - Committee of Adjustment Notice of Hearing and Public Meeting
 - Sewage System Inspector Comments
 - Ministry of Transportation Comments
 - County of Renfrew Planning Report

PAC - RECOMMENDATION - 47-2019

Moved by Tom Peckett, seconded by Heather Lang

***THAT** the Planning Advisory Committee recommends that Application for Consent (New Lot) - B-5/19 for Straathof Farms Ltd., (Agent – David Hamilton), Lot 15, Concession 9, 86 Bandy's Road be accepted as information as submitted and circulated.*

CARRIED.

PAC - RECOMMENDATION - 48-2019

Moved by Tom Peckett, seconded by Heather Lang

THAT the Planning Advisory Committee recommends that Application for Consent (New Lot) - B-5/19 for Straathof Farms Ltd., (Agent – David Hamilton), Lot 15, Concession 9, 86 Bandy's Road be granted pending sufficient land be surveyed and dedicated to the Township to accommodate a future cul-de-sac at the end of Bandys Road as approved by the Director of Public Works, and that a minor variance be obtained to address the setback from the existing farm building on the retained lot or the farm building be demolished.

CARRIED.

- 11.4 Application for Consent (New Lot) - B-6/19
 Straathof Farms Ltd., Lot 15, Concession 9, 86 Bandy's Road
 - Application for Consent
 - Committee of Adjustment Notice of Hearing and Public Meeting
 - Sewage System Inspector Comments
 - Ministry of Transportation Comments
 - County of Renfrew Planning Report

PAC - RECOMMENDATION - 49-2019

Moved by Heather Lang, seconded by Tom Peckett

THAT the Planning Advisory Committee recommends that Application for Consent (New Lot) - B-6/19 for Straathof Farms Ltd., (Agent – David Hamilton), Lot 15, Concession 9, 86 Bandy's Road be accepted as information as submitted and circulated.

CARRIED.

PAC - RECOMMENDATION - 50-2019

Moved by Heather Lang, seconded by Tom Peckett

THAT the Planning Advisory Committee recommends that Application for Consent (New Lot) - B-6/19 for Straathof Farms Ltd., (Agent – David Hamilton), Lot 15, Concession 9, 86 Bandy's Road be granted pending sufficient land be surveyed and dedicated to the Township to accommodate a future cul-de-sac at the end of Bandys Road as approved by the Director of Public Works, and that a minor variance be obtained to address the setback from the existing farm building on the retained lot or the farm building be demolished.

CARRIED.

12. Applications for Subdivision & Site Plan Control

- 12.1 Madawaska Shores Subdivision - 47T16002 - Correspondence from Bob Wachna - Securities
 Financial Obligations - Plans of Subdivision

With the permission of the Committee, Chair Armsden permitted Mr. Wachna to give a brief update on the subdivision.

PAC - RECOMMENDATION - 51-2019

Moved by Heather Lang, seconded by Scott Brum

THAT the Planning Advisory Committee accept this report as information as submitted and circulated; **AND FURTHER THAT** the Planning Advisory Committee provide staff with direction.

CARRIED.

Staff Direction: Staff was directed to bring this matter forward to the next Council Meeting for Council decision to not take lots as securities and request 100% as we typically do, as discussed and recommended by the Committee.

13. Unfinished Business

Nil.

14. New Business

Nil.

15. Notice of Motions

Nil.

16. Public Questions

16.1 Rae-Anne Porter stated that it is clear from the document she received at the beginning of this process that 100% security must be given and asked if the lots were given in lieu of securities, would the legal title be in the Township's name? Would there be insurance on the lot? She does not think Council should accept lots in lieu of securities.

16.2 Bill Sellers asked why this was coming up now and stated that there are other methods to put up securities. He further commented that the Township should not be the bank for a developer and take on risk. Mr. Sellers advised that he is in favour of development but not at our risk.

16.3 Rae-Anne Porter asked if Council could change their minds and if she should attend the Council Meeting.

17. Ten Year Plan

Nil.

18. Closed Meeting Session

Nil.

19. Adjournment

This Planning Advisory Committee Meeting adjourned at 7:51 p.m.

20. Next Meeting

May 14, 2019

CHAIR

CAO/CLERK