



MINUTES

**Planning Advisory Committee Meeting
Tuesday, September 18, 2018
Council Chambers 6:57 p.m.**

COUNCIL PRESENT: All Members of the Planning Advisory Committee were in attendance this evening.

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 September 18, 2018

PAC - RECOMMENDATION - 104-2018

Moved by Scott Brum, seconded by Mark MacKenzie

THAT the Agenda dated September 18, 2018 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 August 14, 2018

PAC - RECOMMENDATION - 105-2018

Moved by Heather Lang, seconded by Tom Peckett

*THAT the minutes of the August 14, 2018 Planning Advisory Committee Meeting be adopted as submitted and circulated.***CARRIED.****PAC - RECOMMENDATION - 106-2018**

Moved by Scott Brum, seconded by Heather Lang

*THAT the Planning Advisory Committee recess at 6:59 p.m.***CARRIED.****PAC - RECOMMENDATION - 107-2018**

Moved by Heather Lang, seconded by Scott Brum

*THAT the Planning Advisory Committee reconvene at 7:34 p.m.***CARRIED.****7. Planning & Development**

7.1 Proposed Site Plan Agreement - Beauregard

PAC - RECOMMENDATION - 108-2018

Moved by Mark MacKenzie, seconded by Scott Brum

*THAT the Planning Advisory Committee review the proposed draft Site Plan Agreement and provide comments for the specific provisions (item #9) for finalization.***CARRIED.**

Staff Direction: Staff was directed to work out the details with the owner/operator and bring it back to a future Council Meeting.

7.2 Blue Skies - 240 McLeod Road - Zoning Complaint
- Correspondence Received

In response to a question from Committee members, staff advised that an Application for a Zoning By-Law Amendment has been submitted, but has not yet been deemed complete. The possible timelines for the Public Meeting Under the Planning Act were reviewed.

PAC - RECOMMENDATION - 109-2018

Moved by Heather Lang, seconded by Scott Brum

THAT the Planning Advisory Committee accept this as information as submitted and circulated.

CARRIED.

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

8.1 Building/Septic Department Report August 2018

PAC - RECOMMENDATION - 110-2018

Moved by Scott Brum, seconded by Heather Lang

THAT the Planning Advisory Committee accept the Building/Septic Department Report for the month of August 2018 as submitted and circulated.

CARRIED.

8.2 Committee of Adjustment Minutes - June 25, 2018

PAC - RECOMMENDATION - 111-2018

Moved by Scott Brum, seconded by Mark MacKenzie

THAT the Planning Advisory Committee accept the Committee of Adjustment Minutes dated June 25, 2018 as information as submitted and circulated.

CARRIED.

8.3 Committee of Adjustment Minutes - August 20, 2018

PAC - RECOMMENDATION - 112-2018

Moved by Heather Lang, seconded by Tom Peckett

THAT the Planning Advisory Committee accept the Committee of Adjustment Minutes dated August 20, 2018 as information as submitted and circulated.

CARRIED.

9. Information Items

Nil.

10. Motions

Nil.

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

11.1 Application for Minor Variance - A-2/18

Ian & Joan McKie, Pt Lot 21, Concession 12(A), Plan 211, 905 Archibald Street

- Application for Minor Variance
- Committee of Adjustment Notice of Hearing
- County of Renfrew Planning Report
- Sewage System Inspector Comments

- Comments Received by the Committee of Adjustment

PAC - RECOMMENDATION - 113-2018

Moved by Scott Brum, seconded by Tom Peckett

***THAT** the Planning Advisory Committee recommends the Application for Minor Variance A-2/18 for Ian & Joan McKie, Pt Lot 21, Concession 12(A), Plan 211, 905 Archibald Street be accepted as information as submitted and circulated.*

CARRIED.

PAC - RECOMMENDATION - 114-2018

Moved by Scott Brum, seconded by Tom Peckett

***THAT** the Planning Advisory Committee recommends the Application for Minor Variance A-2/18 for Ian & Joan McKie, Pt Lot 21, Concession 12(A), Plan 211, 905 Archibald Street be held in abeyance until further information is obtained.*

CARRIED.

12. Applications for Subdivision & Site Plan Control

12.1 Braeburn Estates - Revised Draft Approved Plan of Subdivision

PAC - RECOMMENDATION - 115-2018

Moved by Mark MacKenzie, seconded by Scott Brum

***THAT** the Planning Advisory Committee recommends to Council the approval of the revised plan with the Red Line revisions in the Braeburn Estates Plan of Subdivision (47-T-15005) submitted by Jp2g Consultants Inc. on behalf of KDSA Development Corporation; **AND FURTHER THAT** the Township draft conditions be amended as recommended by the Township Engineering Firm - Stantec Consulting and outlined in the background information.*

CARRIED.

13. Unfinished Business

Nil.

14. New Business

Nil.

15. Notice of Motions

Nil.

16. Public Questions

- 16.1 Several residents were in attendance this evening with regards to the operation of the Blue Skies Wellness Centre at 240 McLeod Road in White Lake, who wished to speak to this matter and requested that their individual names not be noted in the minutes for fear of being harassed.

Comments were as follows:

A zoning complaint was filed, a community meeting was suggested, and this request was ignored.

Personal information was submitted with the meeting package and they would like their personal information removed.

The subdivision covenants say that this type of operation cannot be in this location, and there should be a stop put to this operation.

What steps will be taken to ensure future by-laws are not broken and how will the use be stopped.

- 16.2 Committee Member MacKenzie asked if residents have received harassment to which he was told, no, not personally but they believe there has been an invasion of privacy. Committee Member MacKenzie then stated that this is a major non-compliance issue.
- 16.3 At the request of the Committee Mr. Howarth explained the process for non-compliance with a zoning by-law matter, being that the property owner in question is given the opportunity to bring the property into compliance or to shut down the non-permitted use.
- 16.4 The property owners in attendance requested that when there is a public meeting for Blue Skies that the residents on McVicar and McLeod also be notified.
- 16.5 A copy of the Covenants of the subdivision were submitted to the Clerk by one of the property owners for the file.

Staff Direction: The Committee directed staff to contact the Township Solicitor and request an opinion as to if Blue Skies is a commercial use and if the covenants were registered on the title for the properties and a general opinion on the Township's consideration of the land use amendment application as submitted and bring this information back to Council.

- 16.6 Susan Anglin inquired when the revised conditions for draft approval will be brought forward, to which the response was the October 9th regular meeting of Council.

17. Ten Year Plan

17.1 Building Committee Meeting Minutes dated May 15, 2018

PAC - RECOMMENDATION - 116-2018

Moved by Tom Peckett, seconded by Heather Lang

***THAT** the Planning Advisory Committee accept the Building Committee Meeting Minutes dated May 15, 2018, as information as submitted and circulated.*

CARRIED.

17.2 Building Committee DRAFT Meeting Minutes dated August 30, 2018

PAC - RECOMMENDATION - 117-2018

Moved by Heather Lang, seconded by Tom Peckett

***THAT** the Planning Advisory Committee accept the DRAFT Building Committee Meeting Minutes dated August 30, 2018, as information as submitted and circulated.*

CARRIED.

18. Closed Meeting Session

Nil.

19. Adjournment

This Planning Advisory Committee Meeting adjourned at 8:40 p.m.

20. Next Meeting

October 9, 2018 - 6:00 p.m.

CHAIR

CAO/CLERK