



## MINUTES

### Planning Advisory Committee Meeting

Tuesday, March 9, 2021

<https://us02web.zoom.us/j/86539487328> 7:00 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 March 9, 2021

With the permission of the Committee one item was added under New Business - Ministerial Zoning Order

**PAC - RECOMMENDATION - 16-2021**

Moved by Oliver Jacob, seconded by Scott Brum

*THAT the Agenda dated March 9, 2021 be adopted as amended and circulated.*

**CARRIED.**

**4. Delegations and Presentations**

4.1 Clay Bank Park - Committee Member Heather Lang

Committee Member Heather Lang reviewed her presentation with the Committee and advised the Rotary Club is interested in donating a tree for this project as well. Chair Brian Armsden thanked Committee Member Lang for her presentation this evening.

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

Nil.

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

6.1 February 9, 2021

**PAC - RECOMMENDATION - 17-2021**

Moved by Scott Brum, seconded by Oliver Jacob

***THAT** the minutes of the February 9, 2021 Planning Advisory Committee Meeting be adopted as submitted and circulated.*

**CARRIED.**

**7. Planning & Development**

Nil.

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

8.1 Committee of Adjustment Meeting Minutes - January 11, 2021

**PAC - RECOMMENDATION - 18-2021**

Moved by Oliver Jacob, seconded by Heather Lang

***THAT** the Planning Advisory Committee accept the Committee of Adjustment Minutes dated January 11, 2021 as information as submitted and circulated.*

**CARRIED.**

8.2 Building/Septic Department Report February 2021

**PAC - RECOMMENDATION - 19-2021**

Moved by Oliver Jacob, seconded by Heather Lang

***THAT** the Planning Advisory Committee accept the Building/Septic Department Report for the month of February 2021 as submitted and circulated.*

**CARRIED.**

**9. Information Items**

9.1 Algonquin Park Forest FMP Draft Plan Review Notice

**PAC - RECOMMENDATION - 20-2021**

Moved by Oliver Jacob, seconded by Heather Lang

***THAT** the Algonquin Park Forest FMP Draft Plan Review Notice be accepted as information as submitted and circulated.*

**CARRIED.**

**10. Motions**

Nil.

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

- 11.1 \*REVISED\* Application for Consent - B-17/20 (New lot)  
 Cangro Ent. Inc. (Kathy & Mark MacKenzie)  
 Lot 10, Concession 4, 549 Kippen Road  
 - REVISED Application for Consent  
 - Hydrogeological Investigation Report  
 - PAC comments December 2020 – B-17-20 - Cangro Ent. Inc.

**PAC - RECOMMENDATION - 21-2021**

Moved by Scott Brum, seconded by Oliver Jacob

**THAT** Application for Consent B-17/20 for Cangro Ent. Inc. (Kathy & Mark MacKenzie), Lot 10, Concession 4, 549 Kippen Road be accepted as information as submitted and circulated; **AND FURTHER THAT** the Planning Advisory Committee recommends that Application for Consent B-17/20 be granted.

**CARRIED.**

- 11.2 REVISED Application for Consent - B-18/20 (New Lot)  
 Cangro Ent. Inc. (Kathy & Mark MacKenzie)  
 Lot 10, Concession 4, 549 Kippen Road  
 - REVISED Application for Consent  
 - Hydrogeological Investigation Report  
 - PAC comments December 2020 – B-17-20 - Cangro Ent. Inc.

**PAC - RECOMMENDATION - 22-2021**

Moved by Scott Brum, seconded by Oliver Jacob

**THAT** Application for Consent B-18/20 for Cangro Ent. Inc. (Kathy & Mark MacKenzie), Lot 10, Concession 4, 549 Kippen Road be accepted as information as submitted and circulated; **AND FURTHER THAT** the Planning Advisory Committee recommends that Application for Consent B -18/20 be granted.

**CARRIED.**

- 11.3 Application for Consent - B-23/20 (Lot Addition)  
 Timothy and Tracey Vice  
 Pt. Lots 8 &9, Plan 217 - 882 Archibald Street  
 - Application for Consent  
 - Committee of Adjustment Notice of Hearing  
 - CBO & Public Works Comments  
 - Sewage System Insp. comments  
 - County of Renfrew Planning Report

**PAC - RECOMMENDATION - 23-2021**

Moved by Scott Brum, seconded by Tom Peckett

**THAT** Application for Consent B-23/20 for Timothy and Tracey Vice, Pt. Lots 8 &9, Plan 217 - 882 Archibald Street be accepted as information as submitted and circulated; **AND FURTHER THAT** the Planning Advisory Committee recommends that Application for

*Consent B-23/20 be granted pending a successful Minor Variance Application and favourable comments as outlined in the planning report.*

**CARRIED.**

- 11.4 Application for Consent - B-24/20 (Lot Addition)  
 Anne Guerin & Louis Desjardins (Agent - Adam Kasprzak Surveying Ltd.)  
 Pt. Lot 10, Plan 217, 884 Archibald Street
- Application for Consent
  - Committee of Adjustment Notice of Hearing
  - CBO & Public Works Comments
  - Sewage System Insp. comments
  - County of Renfrew Planning Report

**PAC - RECOMMENDATION - 24-2021**

Moved by Scott Brum, seconded by Oliver Jacob

***THAT*** Application for Consent - B-24/20 (Lot Addition) Anne Guerin & Louis Desjardins (Agent - Adam Kasprzak Surveying Ltd.)Pt. Lot 10, Plan 217, 884 Archibald Street be accepted as information as submitted and circulated; ***AND FURTHER THAT*** the Planning Advisory Committee recommends that Application for Consent B-24/20 be granted pending the recommendations in the Planning Report be implemented and the comments from the Public Works department be taken into consideration.

**CARRIED.**

- 11.5 Application for Consent - B-1/21 (New Lot)  
 Daniel & Krista Sparling - Agent: Jp2g Consultants Inc.  
 Lot 14, Concession 7, 216 Mill Ridge Road
- Application for Consent
  - Minimum Distance Separation Report
  - Environmental Impact Study Jp2g
  - Planning Justification Report Jp2g
  - Committee of Adjustment Notice of Consent Application and Public Meeting
  - Septic System Inspector Comments
  - County of Renfrew Planning Report

**PAC - RECOMMENDATION - 25-2021**

Moved by Tom Peckett, seconded by Scott Brum

***THAT*** Application for Consent - B-1/21 (New Lot) for Daniel & Krista Sparling - Agent: Jp2g Consultants Inc.; Lot 14, Concession 7, 216 Mill Ridge Road be accepted as information as submitted and circulated; ***AND FURTHER THAT*** the Planning Advisory Committee recommends that Application for Consent B-1/21 be granted pending successful ZBLA to address the MDS 1 setbacks as outlined by the CBO and planning report.

**CARRIED.**

- 11.6 Application for Consent - B-2/21 (New Lot)  
 Daniel & Krista Sparling - Agent: Jp2g Consultants Inc.

Lot 14, Concession 7, 216 Mill Ridge Road

- Application for Consent
- Minimum Distance Separation Report
- Environmental Impact Study Jp2g
- Planning Justification Report Jp2g
- Committee of Adjustment Notice of Consent Application and Public Meeting
- Sewage System Inspector Comments
- County of Renfrew Planning Report

**PAC - RECOMMENDATION - 26-2021**

Moved by Tom Peckett, seconded by Scott Brum

**THAT** Application for Consent - B-2/21 (New Lot) for Daniel & Krista Sparling - Agent: Jp2g Consultants Inc.; Lot 14, Concession 7, 216 Mill Ridge Road be accepted as information as submitted and circulated; **AND FURTHER THAT** the Planning Advisory Committee recommends that Application for Consent B-2/21 be granted pending successful ZBLA to address the MDS 1 setbacks as outlined by the CBO and planning report and a site plan control agreement.

**CARRIED.**

- 11.7 Application for Consent - B-3/21 (Lot Addition)  
Straathof Farms Ltd. (Agent - Lorraine Eddie)  
W. Pt. Lot 8, Concession 11, Nieman Drive
- Application for Consent
  - Committee of Adjustment Notice of Hearing
  - CBO & Public Works Department Comments
  - Sewage System Insp. comments
  - County of Renfrew Planning Report

**PAC - RECOMMENDATION - 27-2021**

Moved by Oliver Jacob, seconded by Heather Lang

**THAT** Application for Consent - B-3/21 (Lot Addition) for Straathof Farms Ltd. (Agent - Lorraine Eddie), W. Pt. Lot 8, Concession 11, Nieman Drive be accepted as information as submitted and circulated; **AND FURTHER THAT** the Planning Advisory Committee recommends that Application for Consent B-3/21 be granted.

**CARRIED.**

- 11.8 Application for Consent - B4/21 (Lot Addition)  
Andrew & Melissa Sharpe  
Lot 18, Concession 3, 934 Dickson Road
- Application for Consent
  - Committee of Adjustment Notice of Hearing
  - Sewage System Insp. comments
  - County of Renfrew Planning Report

**PAC - RECOMMENDATION - 28-2021**

Moved by Oliver Jacob, seconded by Heather Lang

**THAT** *Application for Consent - B4/21 (Lot Addition) for Andrew & Melissa Sharpe, Lot 18, Concession 3, 934 Dickson Road be accepted as information as submitted and circulated; AND FURTHER THAT the Planning Advisory Committee recommends that Application for Consent B-4/21 be granted pending conveyance of 1 foot parcel to the Township as outlined in the Planning report and that the concerns as outlined by the Public Works department be addressed.*

**CARRIED.**

**12. Applications for Subdivision & Site Plan Control**

## 12.1 Tartan White Lake Road Subdivision

White Lake Road (Town of Arnprior)

47-T-21001

- White Lake Road Complete Subdivision Application
- Draft Plan of Subdivision
- Agency Circulation Letter

**PAC - RECOMMENDATION - 29-2021**

Moved by Scott Brum, seconded by Oliver Jacob

**THAT** *the Draft Plan of Subdivision Circulation notice for the White Lake Road Subdivision as proposed by Tartan Land Consultants Inc. be accepted as information as submitted and circulated.*

**CARRIED.**

**13. Unfinished Business**

Nil.

**14. New Business**

## 14.1 Ministerial Zoning Order

Committee Member Tom Peckett advised Council that the property owners of 2424 Russett Drive are in the process of getting the property designated to Industrial through a Ministerial Zoning order and requested a Special Meeting of Council to have a formal resolution passed by council. At the request of the Committee Mr. Howarth clarified what a ministerial order accomplishes and stated that the property owner would still be required to go through the site plan process and storm water management would be required to be addressed.

**PAC - RECOMMENDATION - 30-2021**

Moved by Scott Brum, seconded by Oliver Jacob

**THAT** *the Planning Advisory Committee accept the verbal report as information.*

**CARRIED.**

The CAO/Clerk was directed to schedule a Special Meeting of Council for this matter on Thursday March 11, 2021 and post the notices as required.

**15. Notice of Motions**

Nil.

**16. Public Questions**

Nil.

**17. Ten Year Plan**

Nil.

**18. Closed Meeting Session**

Nil.

**19. Adjournment**

This Planning Advisory Committee Meeting adjourned at 7:39 p.m.

**20. Next Meeting**

**As noted on the Agenda**

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CHAIR

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CAO/CLERK