



MINUTES

MEMBERS PRESENT:

Councillor John Sepulis, Chair
Dan Kennedy
Dianne Paron
Dennis O'Connor
Deep Basi

MEMBERS ABSENT:

OTHERS IN ATTENDANCE:

Kelly Patzer, Development & Legislative Coordinator
Jameson Pickard, County Planning
Amit Saini
Nancy Shoemaker, BSRD

1 - 5. COMMITTEE OF ADJUSTMENT

- See June C of A minutes

DEVELOPMENT APPLICATIONS

6. OPENING REMARKS

- The Chair advised the gallery that the following portion of the Committee meeting will be reviewing and commenting on development planning applications.

7. DISCLOSURE OF PECUNIARY INTEREST

- None

8. APPROVAL OF MINUTES

Moved by Dennis O'Connor and Dan Kennedy

- That the minutes of the Planning & Development Advisory Committee Meeting held Tuesday May 8th, 2018 be adopted, as amended.

CARRIED

9. APPLICATIONS FOR SITE PLAN APPROVAL

- None

10. ZONING BY-LAW AMENDMENTS

- None

11. LAND DIVISION

11(a) Lot Line Adjustment Application B48/18 (D10/SHE) – Marjorie Sheppard & Judith Douglas, Part Lot 15, Concession 3, municipally known as 6872 Wellington Rd 34

Proposed lot line adjustment is 18.9m fr x 37.5m = 0.7; vacant land to be added to abutting vacant lot for access. Retained parcel is 2.586 hectares with 142.92m frontage on Wellington Rd 35 and 157.75m fr on Wellington Road 34, existing and proposed residential and agricultural use with existing house.

Moved by Dan Kennedy, Seconded by Dianne Paron that the following comments be forwarded to the County of Wellington Land Division Committee:

- Note that each parcel is to have an individual access that meets the residential entrance widths in the zoning by-law

CARRIED

11(b) Lot Line Adjustment Application B49/18 (D10/SHE) – Marjorie Sheppard & Judith Douglas, Part Lot 15, Concession 3, municipally known as 6872 Wellington Rd 34.

Proposed lot line adjustment is 46m x 53.03m = 0.244 ha with no frontage, vacant land to be added to abutting vacant lot. Retained parcel is 0.582 hectares with 53.03m frontage, vacant land for proposed residential use.

Moved by Dennis O'Connor, Seconded by Deep Basi that the following comments be forwarded to the County of Wellington Land Division Committee:

- No comments

CARRIED

11(c) Severance Application B62/18 (D10/BRA) – Mark & Elaine Bradley, Part Lot 34, Concession 11; municipally known as 4120 Darkwood Road.

Proposed severance is 0.5 hectares with 70m frontage, vacant land for proposed rural residential use. Retained parcel is 11.1 hectares with 276m frontage, existing and proposed rural residential use with existing dwelling.

Moved by Dennis O'Connor, Seconded by Deep Basi that the following comments be forwarded to the County of Wellington Land Division Committee:

- Note retained parcel is zoned A-2. Severed parcel shall not maintain kennel zoning
- Not desirable to have parcel that is not squared off. Clarify when that is being requested
- MDS is based on square footage of barns & capacity, not number of existing horses
- Concern about driveway access through the wetlands – Halton Conservation to comment.

CARRIED

11(d) Severance Application B63/18 (D10/OOS) – Michael Oosterveld & Jennifer MacDonald, Part Lot 2, EOBL, Plan 131; municipally known as 131 Cook's Mill Road.

Proposed lot line adjustment is 0.4 hectares with no frontage, vacant land to be added to abutting rural residential lot. Retained parcel is 0.6 hectares with 46m frontage, existing and proposed rural residential use with existing dwelling.

Moved by Dan Kennedy, Seconded by Dianne Paron that the following comments be forwarded to the County of Wellington Land Division Committee:

- No comments

CARRIED

11(e) Severance Application B64/18 (D10/STU) – John Stubbs & Mary Lake, Part Lot 15, Concession 2; municipally located on Wellington Road 35

Proposed severance is 1.1 hectares with 25m frontage, existing agricultural use for proposed rural residential use. Retained parcel is 32 hectares with 380m frontage, existing and proposed agricultural use.

Moved by Deep Basi, Seconded by Dennis O'Connor that the following comments be forwarded to the County of Wellington Land Division Committee:

- No comments

CARRIED

11(f) Severance Application B65/18 (D10/ROD) – Kent & Kathleen Rodenburg, Part Lot 29, Concession Gore; municipally known as 7243 Concession Road 1

Proposed severance is 50m fr x 110m = 0.5 hectares, existing agricultural use for proposed rural residential use. Retained parcel is 35 hectares with 201m frontage, existing and proposed agricultural use with existing dwelling & barn.

Moved by Dan Kennedy, Seconded by Dianne Paron that the following comments be forwarded to the County of Wellington Land Division Committee:

- Concern with safety of the barn – building department to review and provide and comments.
- Proposal is within an ANSI – County to review and provide any comments.

CARRIED

11(g) Lot Line Adjustment Application B66/18 (D10/BAL) – Hira Baljit, Part Lot 10, Concession 3; municipally known as 6746 Wellington Road 34

Proposed lot line adjustment is 175 square metres with no frontage vacant land to be added to abutting rural residential lot- Richard Reid for portion of existing driveway on Hira land. Retained parcel is 3.5 hectares with 75m frontage on Sideroad 10 N and 138m frontage on Wellington Road 34, existing and proposed rural residential use with existing dwelling & shop.

Moved by Deep Basi, Seconded by Dennis O'Connor that the following comments be forwarded to the County of Wellington Land Division Committee:

- No comments

CARRIED

11(h) Severance Application B69/18 (D10/BUR) – Dora & Norm Burlock, Part Lot 10, Concession 2; municipally known as 6738 Ellis Road

Proposed severance is 0.7 hectares with 84m frontage, existing agricultural use for proposed rural residential use. Retained parcel is 27 hectares with 215m frontage, existing and proposed agricultural and rural residential use with existing dwelling & sheds.

Moved by Dianne Paron, Seconded by Dan Kennedy that the following comments be forwarded to the County of Wellington Land Division Committee:

- No Comments

CARRIED

11(i) Severance Application B73/18 (D10/PRI) – Leslie Prier, Part Lot 20, Concession 4; municipally known as 7000 Concession Road 4.

Proposed severance is 0.7 hectares with 84m frontage, existing agricultural use for proposed rural residential use. Retained parcel is 27 hectares with 215m frontage, existing and proposed agricultural and rural residential use with existing dwelling & sheds.

Moved by Dan Kennedy, Seconded by Dianne Paron that the following comments be forwarded to the County of Wellington Land Division Committee:

- No comments

CARRIED

12. OTHER MATTERS

- No matters

13. CLOSED MEETING

- No matters

14. FUTURE MEETINGS

- Next Regular Meeting Tuesday July 10th @ 7:00 p.m.

15. ADJOURNMENT

Moved by Deep Basi and Seconded by Dennis O'Connor,

- That the Planning & Development Advisory Committee adjourns at 7:50 p.m.

CARRIED