



MINUTES

DATE: March 14, 2023

The March 14, 2023 PDAC Meeting was held on the above date and called to order at 7:17 p.m. via electronic participation and in-person at 23 Brock Rd S, Puslinch.

1. **CALL THE MEETING TO ORDER (OPENING REMARKS)**

2. **ROLL CALL**

ATTENDANCE:

PRESENT:

Councillor John Sepulis, Chair
Paul Sadhra
Chris Pickard
Jeffrey Born

ABSENT:

Dennis O'Connor

STAFF IN ATTENDANCE:

1. Lynne Banks, Secretary/Treasurer
2. Courtenay Hoytfox, Municipal Clerk
3. Joanna Salsberg, Planner, County of Wellington

3. **MOMENT OF REFLECTION**

4. **CONFIRMATION OF THE AGENDA**

Resolution No. 2023-018:

Moved by Committee Member Jeff Born and
Seconded by Committee Member Paul Sadhra

That the Committee approves the March 14, 2023 Agenda as circulated.

CARRIED

5. **DISCLOSURE OF CONFLICT OF INTEREST:**

None

6. **DELEGATIONS**

None

7. **CONSENT AGENDA**

7.1 APPROVAL OF MINUTES

7.1.1 February 14, 2023

Resolution No. 2023-019:

Moved by Committee Member Chris Pickard and
Seconded by Committee Member Paul Sadhra

That the Planning and Development Advisory Committee approves the Minutes from the meeting held February 14, 2023.

CARRIED



7.2 OTHER CONSENT ITEMS

None

8. NOTICE OF PUBLIC MEETINGS/HEARINGS

None

9. LAND DIVISION (CONSENTS)

9.1 LAND DIVISION (CONSENTS)

9.1.1 Severance application B13-23 (D10-MAS) – Christine and Gary Mason – Part Lot 20, Concession 4, municipally known as 4668 Sideroad 20 N, Township of Puslinch.

Proposed severance is 65.4m fr x 65m = 0.43 hectares, vacant land for proposed rural residential use.

Retained parcel is 7.2 hectares with 341m frontage, existing and proposed agricultural use with existing dwelling, barn and pool.

Resolution No. 2023-020:

Moved by Committee Member Paul Sadhra and
Seconded by Committee Member Jeff Born

That the Committee supports Severance Application B13-23 subject to the following conditions:

1. That the Owner satisfy all the requirements of the Township of Puslinch, financial and otherwise (including taxes paid in full and Consent Review/Condition Clearance fee) which the Township may deem to be necessary at the time of issuance of the Certificate of Consent for the property and orderly development of the subject lands. Any fees incurred by the Township for the review of this application will be the responsibility of the applicant; and further that the Township of Puslinch file with the Secretary-Treasurer of the Planning and Land Division Committee a letter of clearance of this condition.
2. That the Owner obtain zoning compliance for the reduced lot frontage for the retained parcel to the satisfaction of the Township; and further that the Township of Puslinch file with the Secretary-Treasurer of the Planning and Land Division Committee a letter of clearance of this condition.

CARRIED

9.2 ZONING BY-LAW AMENDMENT APPLICATIONS

None

10. CORRESPONDENCE

None

11. NEW BUSINESS

None

12. ADJOURNMENT:

13. Resolution No. 2023-021:

Moved by Committee Member Paul Sadhra and
Seconded by Committee Member Chris Pickard

That the Planning and Development Advisory Committee hereby adjourns at 7:26 p.m.

CARRIED