

MINUTES OF THE TOWNSHIP OF STIRLING-RAWDON PLANNING ADVISORY COMMITTEE REGULAR MEETING HELD ON MAY 14, 2019

MEMBERS PRESENT: Chair Bob Mullin and Committee Members Sari Watson, Grant Hagerman, Jeremy Solmes, John Rock, and Don Stewart

MEMBER ABSENT: Dean Graff

ALSO PRESENT: Tawnya Donald, Secretary
Roxanne Hearn, CAO

The meeting was called to order by the Chair.

ADOPTION OF THE AGENDA

MOTION #1

Moved by Jeremy Solmes

Seconded by Don Stewart

“The Committee recommends that the Planning Advisory Committee Agenda for May 14, 2019 be adopted as circulated.”

MINUTES

MOTION #2

Moved by Don Stewart

Seconded by John Rock

“The Committee recommends that the minutes of the Stirling-Rawdon Planning Advisory Committee special, public and regular meetings held on March 12, 2019 be approved.”

NEW BUSINESS/CORRESPONDENCE

MOTION #3

Moved by John Rock

Seconded by Jeremy Solmes

“The Committee acknowledges receipt of an application to rezone two potential severed lots located at Part of Lots 12 & 13, Concession 11, Township of Stirling-Rawdon (former Township of Rawdon) currently zoned Marginal Agricultural (MA) as follows:

- 1) as a condition of severance B53/18 – 1.6± acres rezoned to rural residential to permit a building lot for a single family dwelling;
- 2) as a condition of severance B95/18 – 6.8± acres rezoned to rural residential to permit a building lot for a single family dwelling.

Note: the retained lands, 17.9± acres shall remain Marginal Agricultural (MA) zone.

and further recommends that the same be forwarded to Council for approval by by-law.”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #4

Moved by Grant Hagerman
Seconded by Jeremy Solmes

“The Committee acknowledges receipt of an application to rezone a parcel of land legally described as Part Lot 2 Concession 10, Township of Stirling-Rawdon. As a condition of severance (B12/19) 12.5± acres of the said property currently in the Marginal Agricultural zone will be re-zoned to the “Rural Residential (RR)” zone to permit a single detached dwelling. The retained 23.5± acres will remain in the “Marginal Agricultural (MA)” zone.

and further recommends that the same be forwarded to Council for approval by by-law.”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #5

Moved by Jeremy Solmes
Seconded by Don Stewart

“The Committee acknowledges receipt of an application to rezone approximately 56 acres of a 160 acre parcel of land legally described as Part Lot 17 &18, Concession 11, Township of Stirling-Rawdon from a “Permanent Agriculture (PA)” zone to a “Marginal Agricultural (MA)” zone. This rezoning will reflect the change in the Official Plan designation from Agricultural to Rural and match the current Marginal Agricultural zone on the remaining acreage. Note: “Environmental Protection (EP)” zone shall remain unchanged. The Marginal Agricultural zone will allow for a land severance of 16 acres including the existing house, barn and garage. (Condition of severance (B8/19)

and further recommends that the same be forwarded to Council for approval by by-law.”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #6

Moved by Grant Hagerman

Seconded by Don Stewart

“The Committee acknowledges receipt of an application to rezone a portion of the parcel of land described as 48 Belleville Road, Stirling (Part Lot 24 Concession 9) 0.85 acres of the said property currently in the Urban Commercial Zone will be re-zoned to the “Open Space (OS)” Zone. The said rezoning is a condition of Consent B38/19 to sever the noted portion as a lot addition to the adjacent property currently in the Open space (OS) Zone. Note: the retained land (5.15 acres) shall remain in the Urban Commercial (UC) Zone

and further recommends that the same be forwarded to Council for approval by by-law.”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #7

Moved by Jeremy Solmes

Seconded by Don Stewart

“The Committee recommends that the Application for Consent – Steven and Ilan Thomson (Owners), Tim Trustham (Agent) – B41/19: 51 Sweet Road (Pt Lot 24 Con 11, former Rawdon Township) be granted approval subject to the following conditions:

- a) that the applicant provide the Township with a copy of the survey of the severed lot;
- b) that the severed and retained lots be re-zoned to the Marginal Agricultural (MA) Zone;
- c) that road widening across the frontage of the severed land (Sweet Road) be deeded to the Township to the satisfaction of the Public Works Manager.”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #8

Moved by Grant Hagerman

Seconded by Jeremy Solmes

“The Committee recommends that the Application for Consent – Bradford Mountain and Carol-Ann Watson (Owners) P.A. Miller Surveying (Agent) (B42/19 & B43/19) 409 Bateman Road (Pt Lot 9, Con 11, former Rawdon Township) be granted approval subject to the following conditions:

- a) that the applicant provide the Township with a copy of the survey of the severed lots;

- b) that a minimum of 3.5 gallons per minute of potable water be available on the severed lot (B43/19):
- c) that the severed lots be re-zoned to the Rural Residential (RR) Zone;
- d) that road widening across the frontage of the severed and retained lands be deeded to the Township to the satisfaction of the Public Works Manager;
- e) that a safe site entrance be available for the severed lot (B43/19).”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #9

Moved by Jeremy Solmes

Seconded by John Rock

“The Committee recommends that the Application for Consent – Wells Ford Sales Ltd. (B38/19) 48 Belleville Road (former Village of Stirling) be granted subject to the following conditions:

- a) that the applicant provide the Township with a copy of the survey of the severed lot;
- b) that the severed lot be re-zoned to the Open Space (OS) Zone;
- c) that road widening across the frontage of the severed and retained lands be deeded to the Township to the satisfaction of the Public Works Manager.”

Recorded vote: Don Stewart – yes
John Rock – yes
Jeremy Solmes – yes
Bob Mullin – yes
Grant Hagerman – yes
Sari Watson - No

MOTION #10

Moved by Don Stewart

Seconded by Jeremy Solmes

“The Committee recommends that the following Notices of Decision be received and filed:

- William Aide (B16/19);
- Kenneth & Rhonda Wannamaker (B12/19);
- Dennis Watson (B8/19);
- Brad & Sandra Krueger (B100/18).”

MOTION #11

Moved by Sari Watson

Seconded by Don Stewart

“The Committee acknowledges receipt of a sample/ draft zoning by-law amendment setting out the definitions for ‘*cannabis*’ and ‘*cannabis production and processing*’ along with general provisions that any Cannabis Production and Processing would be subject to

and further the Committee recommends that staff be instructed to move forward with the process of amending the comprehensive zoning by-law to include the definitions and the general provisions for Cannabis Production and Processing save and except clause 7 of the draft by-law.”

MOTION #12

Moved by Jeremy Solmes

Seconded by Grant Hagerman

“The Committee recommends that the following correspondence be received and filed:

- a) an email from Minister of Municipal Affairs and Housing Steven Clark regarding the introduction of Bill 108 the proposed More Homes, More Choice Act, 2019;
- b) letter from Jim Alyea, Chair Lower Trent Conservation regarding client service and streamlining initiative.”

MOTION #13

Moved by Grant Hagerman

Seconded by Jeremy Solmes

“The Committee acknowledges receipt of an email from Quinte Conservation re: Planning Review Services

and further recommends that the attached agreement be forwarded to Council for approval by by-law.”

ADJOURNMENT

There being no further business the meeting was adjourned by the Chair.

CHAIR

SECRETARY