



TOWNSHIP OF WEST LINCOLN
PLANNING/BUILDING/ENVIRONMENTAL
COMMITTEE AGENDA



MEETING NO. FIVE HELD: Monday, May 10, 2010, Township Administration Building, 318 Canborough Street, Smithville – **6:30 p.m.**

1. **CHAIR:** Alderman John Glazier

2. **DISCLOSURE OF PECUNIARY INTEREST AND/OR CONFLICT OF INTEREST:**

NOTE: **PUBLIC MEETING – NAMING OF PENNY LANE IN ABINGDON PLACE PLAN OF SUBDIVISION – 6:30 P.M.**

- (a) Director of Planning & Building
Re: Presentation of the Proposed Street Name for Abingdon Place Plan of Subdivision – Refer to Staff Report PD-064-10 (ITEM P58-10, Item 2)

NOTE: **PUBLIC MEETINGS UNDER THE PLANNING ACT**
Planning Meetings required under the Planning Act will commence at 6:30 P.M.

- (a) Zoning By-law Amendment – Riverview Poultry Limited
(b) Official Plan Amendment - Five Year Review

3. **REQUEST TO ADDRESS ITEMS ON THE AGENDA:**

Chair to inquire if there are any members of the public present who wish to address any items on the Planning/Building/Environmental Committee Agenda.

4. **APPOINTMENTS:**

There are no appointments.

5. **CONSENT AGENDA ITEMS:**

All items listed below are considered to be routine and non-controversial and will be approved by one resolution. There will be no separate discussion of these items unless a Council Member requests it, in which case the item will be removed from the consent resolution and considered immediately following adoption of the remaining consent agenda items.

(a) ITEM P58-10

- (1) Heritage Minutes – January 14, 2010
- (2) Recommendation Report PD-064-10 – Abingdon Place Plan of Subdivision and the Naming of Penny Lane
- (3) Recommendation Report PD-066-10 – Phelps Homes Ltd. – Smithville on the Twenty – South Community Phase 2 Subdivision – Exemption from Part Lot Control – Block 17, Plan 30M-390
- (4) Recommendation Report PD-068-10 – Olde Town Gateway Estates Plan of Subdivision – Request for Extension of Draft Plan Approval
- (5) Recommendation Report PD-065-10 – Fulton Stone Church – Intention to Designate under Section 29 of the Ontario Heritage Act as a building of cultural heritage, value or interest

RECOMMENDATION:

The Planning/Building/Environmental Committee hereby approve the following Consent Agenda Items:

1. Item 1 be hereby received for information, and;
2. Items 2 to 5 are hereby received and the recommendations contained therein be adopted,
with the exception of Items #(s)_____.

6. COMMUNICATIONS:

There are no communications.

7. STAFF REPORTS:

(a) ITEM P59-10

Planner (David Deluce) & Director of Planning & Building (Brian Treble)

Re: Report No. PD-073-10 – Technical Report – Zoning By-law Amendment - Riverview Poultry Limited (File No. 1601-021-09)

RECOMMENDATION:

- (1) That, Report No. PD-073-10, dated May 10, 2010, relating to a Zoning By-law Amendment for Riverview Poultry Limited, BE RECEIVED; and
- (2) That, a recommendation report be prepared and presented to the Planning/Building/Environmental Committee once all concerns have been addressed.

(b) ITEM P60-10

Planning Technician (Adam Huycke) & Director of Planning & Building (Brian Treble)

Re: Report No. PD-069-10 – Technical Report – Proposed Draft Official Plan Amendment for the 5 Year Review (OPA #15) & Review of Public and Agency Comments Received to Date

RECOMMENDATION:

- (1) That, Report No. PD-069-10, dated May 10, 2010, relating to the Proposed Draft Official Plan Amendment for the 5 Year Review (OPA #15) & Review of Public and Agency Comments received to date, BE RECEIVED; and,
- (2) That, a Recommendation Report be provided to this Committee following the second Public Meeting proposed for the June 2010 Meeting of the Planning/Building/Environmental Committee.

(c) ITEM P61-10

Director of Planning & Building (Brian Treble)

Re: Report No. PD-070-10 – Recommendation Report – Additional Policy Sections to Add or Amend in the Township Official Plan as part of the Township of West Lincoln Official Plan Five Year Review

RECOMMENDATION:

- (1) That Report No. PD-070-10, dated May 10, 2010, relating to Additional Policy Sections to add or amend in the Township Official Plan as part of the Township of West Lincoln Official Plan 5 Year Review BE RECEIVED; and,
- (2) That the attached draft policies be added to the Township of West Lincoln 5 Year Review document prior to providing notice of a second public meeting.

(d) ITEM P62-10

Director of Planning & Building (Brian Treble)

Re: Report No. PD-063-10 – Recommendation Report – Open House Comments for Proposed Compliance Polices and Mapping of Draft OPA #21 (new Sections 5 & 6)

RECOMMENDATION:

- (1) That, Report No. PD-063-10, dated May 10, 2010, relating to the Open House comments for proposed compliance policies and mapping of draft OPA #21 (new Sections 5 & 6) BE RECEIVED; and,
- (2) That, the participants each be sent a letter outlining the actions and future directions as noted in this report.

(e) ITEM P63-10

Director of Planning & Building (Brian Treble)

Re: Report No. PD-062-10 – Recommendation Report – Public Meeting to consider Model Policies (OPA #21) for Local Compliance with Places to Grow and Regional Policy Plan 2-2009

RECOMMENDATION:

- (1) That Report No. PD-062-10, dated May 10, 2010, relating to the required Public Meeting to consider Model Policies (OPA #21) for Local Compliance with Places to Grow and Regional Policy Plan 2-2009, BE RECEIVED; and,
- (2) That a formal Public Meeting under the Planning Act be held on June 14, 2010 at the Planning/Building/Environmental Committee meeting; and,
- (3) That Staff be authorized to circulate notice of Public Meeting and the draft policies and mapping in accordance with the Planning Act, prior to ratification of this report by Township Council; and,
- (4) That Staff be authorized to send a letter to the Provincial Growth Secretariat which advises that draft policies are in process, but that more time will be required in light of the Provincial appeal of the Regional Policy Plan Amendment.

(f) ITEM P64-10

Planner (David Deluce) & Director of Planning & Building (Brian Treble)

Re: Report No. PD-074-10 – Information Report – Proposed Township Sign By-law (Draft)

RECOMMENDATION:

That, Report No. PD-074-10, dated May 10, 2010, relating to a New Township Sign By-law, BE RECEIVED FOR INFORMATION.

(g) ITEM P65-10

Planner (David Deluce) & Director of Planning & Building (Brian Treble)

Re: Report No. PD-072-10 – Recommendation Report – Environmental Bill of Rights (EBR) Posting - Incinerator/Crematorium in Industrial Park

RECOMMENDATION:

- (1) That, Report No. PD-072-10, dated May 10, 2010 relating to an Environmental Bill of Rights (EBR) Posting for an Incinerator/Crematorium in the Industrial Park, BE RECEIVED; and
- (2) That, Planning staff be directed to advise the Ministry of the Environment that a condition should be placed in the Certificate of Approval stipulating that the proposed incinerator can only be used for pets; and
- (3) That, Staff be authorized to take the above noted action prior to Council ratification.

(h) ITEM P66-10

Director of Planning & Building (Brian Treble)

Re: Report No. PD-071-10 – Recommendation Report – Proposal to Review and Amend the Township of West Lincoln Noise By-law

RECOMMENDATION:

- (1) That, Report No. PD-071-10, dated May 10, 2010, relating to the Proposal to review and amend the Township of West Lincoln Noise By-law, BE RECEIVED; and,
- (2) That, Township Staff complete a thorough review of the Township of West Lincoln Noise By-law and report back to Planning/Building/Environmental Committee no later than September 2010 with a proposed new by-law fee schedule.

(i) ITEM P67-10

Director of Planning & Building (Brian Treble)

Re: Report No. PD-067-10 – Information Report – Update on Committee of Adjustment Decision on B5/2010WL – Bradt/Inglis Application for Consent

RECOMMENDATION:

That, Report No. PD-067-10, dated May 10, 2010, relating to the update on Committee of Adjustment Decision on B5/2010WL – Bradt/Inglis application for consent, BE RECEIVED for information.

8. OTHER BUSINESS:

(a) ITEM P68-10

Members of Committee

Re: Referred Matters List & Time Sensitive Tracking List

UNDER SEPARATE COVER

- (b) **ITEM P69-10**
Members of Committee
Re: Other Business Matters

9. **CONFIDENTIAL MATTERS:**

- (a) **ITEM P70-10**
Township Solicitor (Tom Richardson) & Director of Planning & Building (Brian Treble)
Re: Legal Matter – OMB Hearing – Growth Strategy
VERBAL UPDATE

- (b) **ITEM P71-10**
Director of Planning & Building (Brian Treble)
Re: By-law Enforcement Quarterly Update
REPORT TO BE DISTRIBUTED AT MEETING

- (c) **ITEM P72-10**
CAO
Re: Legal/Property Matter – Former Gainsborough Public Works Property
VERBAL UPDATE

RECOMMENDATION:

That, the CAO be authorized to proceed as directed in closed session.

- (d) **ITEM P73-10**
CAO
Re: Personnel Matter – Identifiable Individual
VERBAL UPDATE

10. **ADJOURNMENT:**

That, this Committee does now adjourn at the hour of _____ p.m.