

TOWNSHIP OF HORTON
PLANNING COMMITTEE MEETING
MAY 17, 2006

There was a meeting of the Planning Committee held in the Municipal Council Chambers on Wednesday, May 17, 2006. Present were: Reeve Robert Johnston, Deputy-Reeve Bob Hall, Councillor Dave Bennett, and Councillor Don Eady, Darlene Heaslip and Bill Winters.

1. CALL TO ORDER

Chair Bennett called the meeting to order at 7:00 p.m.

1A. OPENING OF SEALED QUOTATION FOR TRACTOR RENTAL

Reeve Johnston opened the sole quotation that was received for tractor rental for the Public Works Department to use to pull the de-bermer.

The quotation was received from T & D Snow Removal and Lawn Care (Terry Bowes) and the quote was \$40.00/hour plus GST – without an operator – for a 80 Horse Deutz Tractor with cab – available throughout summer.

This request was referred to the Public Works Committee for review.

2. APRIL 18, 2006 PLANNING COMMITTEE MINUTES

Committee members reviewed the minutes of the April 18, 2006 Planning Committee meeting.

Chair Bennett referred to Item # 3 – RONA site plan. He reported that Charles Cheesman – County Planner, himself and Rose Curley, Planning Committee Secretary met with Bob Lockwood at his site. Drainage issues were discussed and Mr. Lockwood was requested to have an engineer inspect the property and draw up a drainage plan that would address drainage concerns. The Township forwarded a letter with the items that need to be carried out as part of the site plan agreement and allowed a 60-day time frame for completion.

The Committee also referred to Consent Applications B258/05 (1), B259/05(2) and B260/05 (3) - Mark Virgin and Michelle Leavoy-Virgin. Chair Bennett noted that he and Rod Eady, Public Works Superintendent visited the property and found that there were serious drainage problems that need to be solved before these lots could be allowed. A letter was sent to the County Planning Department asking that these be addressed before severance applications proceed any further.

3. SEVERANCES:

- Bryan Scobie and Adele Scobie – Consent Application Nos. B29/06(1); B30/06(2); and B31/06(3)
- The Committee reviewed Consent Application Nos. B29/06(1); B30/06(2); and B31/06(3).

Moved by Bill Winters
Seconded by Don Eady

That the Planning Committee recommends that Council approves Consent Application Nos. B29/06(1); B30/06(2); and B31/06(3) with the following condition:

- 1) That the applicants enter into a consent agreement with the Township of Horton pursuant to Sections 51 and 53 of the Planning Act.

Carried.

4. NOISE CONTROL BY-LAW – 2 SAMPLES ATTACHED

The Committee reviewed sample noise by-laws from the Town of Deep River and the Township of McNab/Braeside. After discussion, they requested the Planning Committee Secretary to obtain several other by-laws for comparison and they would pursue this further at the next committee meeting.

5. OTHER BUSINESS

- Greer Zoning Amendment By-law

Chair Bennett reported to the Committee that we had received an OMB objection to the above by-law on May 09, 2006 from Rose Ruttan, a neighbour. He and Bob Johnston met with Rose Ruttan and after discussion Rose realized that she did not understand the site plan control process outlined in the by-law to address her concerns. After reviewing the Draft Site Plan agreement she felt that her concerns could be addressed by this process. She said that she wanted to have a few days to look over the Draft Site Plan Agreement further and would let the office know her decision early in the week as to whether she wanted to proceed with her objection. It was also agreed that she would be involved in the development of the site plan agreement for this operation. She signed a letter today withdrawing her application. The Planning Committee Secretary called the Ontario Municipal Board (OMB) and was talking to Ryan Co, Planning Assistant with the Board. She explained the situation and he advised that because the objection had never been filed nothing had to be done for the OMB. It was now up to the Planning Committee and the Municipality to decide if the zoning amendment by-law should stay in effect.

After discussion, it was agreed that the by-law remain in effect and that the Committee proceed with the site plan agreement process. The Secretary was requested to set up a meeting with Diane and Brent Greer, Rose Ruttan, Reeve Johnston and Chair Bennett for Tuesday, May 30, 2006 at 7:30 p.m. to start the Site Plan process.

6. NEXT MEETING DATE

The next Planning Committee Meeting date was set for Tuesday, June 20, 2006 at 4:30 p.m.

6A. CONFIRMING RESOLUTION

Moved by Bob Hall
Seconded by Darlene Heaslip

That the Committee pass this confirming resolution to validate any actions or directions given during the open portion of this Committee Meeting which are minor in nature and which were not set out in By-law or Resolution.

Carried.

7. ADJOURNMENT

Moved by Bill Winters
Seconded by Don Eady

That the Planning Committee meeting be adjourned at 5:15 p.m.

Carried.

CHAIR

SECRETARY