

THE CORPORATION OF THE TOWNSHIP OF HORTON

PUBLIC MEETING

COREY SCHEEL
CASTLEFORD EXCAVATING
Zoning Amendment

May 7, 2013
6:30 p.m.

There was a Public Meeting held in the Municipal Council Chambers on Tuesday May 7, 2013 during the Regular Council Meeting. Present were Mayor Don Eady, Councillor Bob Kingsbury, Councillor Glen Campbell, Councillor Jamey Larone and Councillor Margaret Whyte. Staff present was Mackie McLaren, CAO/Clerk and Christina Mulcahey, Receptionist/Clerk.

1. Call to Order

May Eady called the meeting to order at 6:30 p.m.

2. Declaration of Pecuniary Interest

There was no declaration of pecuniary interest by Council members.

3. Clerk's Report on Notice

The CAO/Clerk reported that as required by the Planning Act all property owners within 400 feet (120 meters) were mailed notice of this Public Meeting. This resulted in 16 property owners receiving notice and in addition 6 agencies were also sent notice for their comments.

4. i) Purpose of Amendment

Mayor Eady stated that the purpose of the amendment is to permit the use of the subject lands as a contractor's yard and shop and to permit the sale and service of lawn and garden equipment, such as lawnmowers, chainsaws and small tree cutting equipment, snow blowers, snow blades and sander units for pick-up trucks, in addition to the other permitted uses in the Commercial (C) Zone. The amendment will also permit a reduced minimum lot frontage from 35 metres to 20 metres. The effect of the amendment is to rezone 4.85 hectares of land from Rural-Exception Thirty Eight (RU-E38) to Commercial Exception Eight (C-E8). All other provisions of the By-law shall apply.

ii) Reading of Written Comments

The CAO/Clerk read an email from Lorne Hagerman who was not in favor of the amendment as he states it will devalue his property.

iii) Public Participation

a) Questions from Public – None

b) Comments in Support – Corey Scheel was present and informed Council that he has been approached by Mr. Hagerman to purchase the property he is trying to sell. Mr. Scheel noted that the property has been for sale for many years and he believes that if the amendment is accepted, it will not devalue the property.

- c) Comments in Opposition - None
5. Information on who is entitled to appeal Council's decision to the Ontario Municipal Board under Sections 34(11) and (19) of O.Reg 545/06

The CAO/Clerk stated:

Section 34(11) – if Council decides to refuse an application or refuses or neglects to make a decision on an application within 120 days of the municipal clerk receiving the application, the applicant or the Minister of Municipal Affairs and Housing, may appeal to the Ontario Municipal Board by filing an appeal with the clerk of the municipality.

Section 34 (19) – Not later than 20 days after the giving notice of passing of the by-law the applicant, any person or public body who made oral submission at the public meeting or made written submission to the Council, before the by-law passed or the Minister of Municipal Affairs and Housing, may appeal to the Ontario Municipal Board by filing an appeal with the clerk of the Municipality.

6. Council Members Comments/questions

Councillor Kingsbury believes that Mr. Hagerman's property will not be affected by this amendment as the property has been for sale for many years and therefore he is in support.

Councillor Larone agreed and said he is in support.

Councillors Whyte and Campbell also said they are in support.

7. Close Meeting

Mayor Eady declared the meeting closed at 6:38 p.m.

MAYOR

CAO/CLERK