

# **The Corporation of the City of Kawartha Lakes**

## **Minutes**

### **Planning Advisory Committee Meeting**

**PC2020-01**  
**Wednesday, January 15, 2020**  
**1:00 P.M.**  
**Council Chambers**  
**City Hall**  
**26 Francis Street, Lindsay, Ontario K9V 5R8**

**Members:**  
**Mayor Andy Letham**  
**Councillor Patrick O'Reilly**  
**Councillor Kathleen Seymour-Fagan**  
**Councillor Andrew Veale**  
**Mike Barkwell**  
**Tammy Smith**  
**Jason Willock**

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**1. Call to Order and Adoption of Agenda**

Deputy Clerk and Recording Secretary J. Watts called the meeting to order at 1:01 p.m. Mayor A. Letham, Deputy Mayor P. O'Reilly, Councillors K. Seymour-Fagan, and A. Veale and T. Smith, and J. Willock were in attendance.

Director of Development Services C. Marshall, Supervisor of Development Planning S. Rea, Supervisor of Development Engineering C. Sisson, and Planner II J. Wong, were also in attendance.

Absent: M. Barkwell

Mr. Watts welcomed all in attendance and opened the meeting by describing the process for the appointment of the Chair and Vice-Chair including a brief description of the roles.

**1.1 Appointment of the Chair and Vice-Chair**

Deputy Clerk and Recording Secretary J. Watts called for the nominations for the position of Chair.

Deputy Mayor P. O'Reilly was nominated.

Mr. Watts called a second time for nominations for the position of Chair.

Mr. Watts called for a third and final time for nominations for the position of Chair.

Mr. Watts declared nominations for the position of Chair for the Planning Advisory Committee closed.

Mr. Watts asked Deputy Mayor O'Reilly if he wished to let his name stand for Chair of the Planning Advisory Committee. He consented to the nomination.

Mr. Watts declared Deputy Mayor O'Reilly as Chair of the Planning Advisory Committee. Chair O'Reilly assumed his position as Chairperson of the committee.

The Chair called for the nominations for the position of Vice-Chair.

Councillor A. Veale was nominated.

The Chair called a second time for nominations for the position of Vice-Chair.

The Chair called for a third and final time for nominations for the position of Vice-Chair.

The Chair declared nominations for the position of Vice-Chair for the Planning Advisory Committee closed.

Chair O'Reilly asked Councillor Veale if he wished to let his name stand for Vice-Chair of the Committee. He consented to the nomination.

Chair O'Reilly declared Councillor Veale as Vice-Chair of the Planning Advisory Committee.

The Chair thanked the members of the committee for the appointment as Chairperson and he introduced the members of the committee and staff present in the meeting.

1.2 Adoption of the Agenda

**PAC2020-001**

**Moved By** J. Willock

**Seconded By** Councillor Veale

**That** the agenda for the Wednesday, January 15, 2020 Planning Advisory Committee Meeting be adopted as circulated.

**Carried**

**2. Declarations of Pecuniary Interest**

There were no declarations of pecuniary interest disclosed.

**3. Public Meeting**

The Chair stated that, as required under the Planning Act, a public meeting is being held prior to the City of Kawartha Lakes Council making decisions on the following planning matters.

3.1 PLAN2020-001

Janet Wong, Planner II

An application to amend the Township of Emily Zoning By-law 1996-30 on land described as Part Lot 6, Concession 10, identified as 305 St. Luke's Road – Carroll

The Chair requested staff to advise on the manner of giving notice for the proposed zoning by-law amendment. He also asked staff to briefly describe the proposal and summarize the correspondence, if any, received to date.

Ms. Wong confirmed that the required notice was given in accordance with the Planning Act and circulated to each owner of land within 500 metres, and a sign was posted on the subject property. She summarized the application, explaining

that it proposes to change the zone category on the retained lands from the Agricultural (A1) Zone to Environmental Protection (EP) Zone to preclude development within significant woodlands and to an Agricultural Exception Thirty Three (A1-33) Zone to recognize a reduced lot area and reduced lot frontage over the balance of the retained A1 Zone lands. It also proposed to change the zoning on the severed lands from the A1 Zone to an EP Zone to restrict development from the significant woodlands and buffer, as well as to a Hamlet Residential Zone-Exception One (HR-1) Zone to not require yard or setbacks from the EP Zone boundary. The application is consistent with the 2017 Provincial Policy Statement, conforms to the 2019 Growth Plan and the Kawartha Lakes Official Plan. Ms. Wong summarized the comments received to date, as detailed in her report, noting that subsequent to the writing of the report additional comments were received from the City's Development Engineering Division with no objection. It was also noted that the Public Notice did not identify that the retained lands would not meet the minimum lot frontage requirement. This could be considered a minor change, thus no further notification would be required under the Planning Act. Staff are recommending that the application be forwarded to Council for approval.

The Chair inquired if the applicant wished to speak to the application.

Ken Hurford of EcoVue Consulting spoke as the applicant, and stated that they support and are satisfied with the staff report. He made himself available for questions from the Committee members.

The Chair inquired if anyone wished to speak to the application.

No other persons spoke to the application.

The Public Meeting concluded at 1:15pm.

#### **4. Business Arising from Public Meeting**

##### **4.1 Item 3.1**

##### **PAC2020-002**

**Moved By** Councillor Seymour-Fagan

**Seconded By** Councillor Veale

**That Report PLAN2020-001, An application to amend the Township of Emily Zoning By-law 1996-30 on land described as Part Lot 6, Concession 10, geographic Township of Emily, identified as 305 St, Luke's Road – Bob Carroll, be received;**

**That** in accordance with Section 34(17) of the Planning Act, Council having considered the change to the proposed Zoning By-law Amendment to include reducing the minimum lot frontage for the retained lands, deems no further public notice to be necessary;

**That** application D06-2019-028, respecting a proposed Amendment to the Township of Emily Zoning By-law to rezone lands in order to fulfill conditions of consent substantially in the form attached as Appendix D to Report PLAN 2020-001 be approved and adopted by Council; and

**That** the Mayor and Clerk be authorized to execute any documents and agreements required by the approval of these applications.

**Carried**

**5. Deputations**

**6. Correspondence**

**7. City of Kawartha Lakes Reports**

**7.1 PLAN2020-002**

Sherry Rea, Development Planning Supervisor

Applications to amend the City of Kawartha Lakes Official Plan and the Township of Ops Zoning By-law 93-30 on the Lindsay Exhibition Grounds, geographic Township of Ops, and identified as 354 Angeline Street South - Lindsay Agricultural Society

Ms. Rea confirmed that a Public Meeting on this matter was held on November 6, 2019 in accordance with the Planning Act. She summarized the application, explaining that it proposes to permit camping, recreational vehicles sites and camping cabins on the site together with accessory structures (comfort stations, washrooms and parking) and to protect the wetlands, floodplain and watercourses on the site while allowing for trails and structures such as docks, boardwalks and footbridges. The project will be developed over 2 phases with the second phase being zoned with a Holding (H) provision. The application is consistent with the 2017 Provincial Policy Statement, conforms to the 2019 Growth Plan and the Kawartha Lakes Official Plan. Ms. Rea summarized the comments and responses received to date. She also noted a minor change to Schedule A of the proposed zoning by-law which was circulated to the committee prior to the meeting. Staff are recommending that the application be forwarded to Council for approval. She responded to questions from Committee members.

The Chair permitted Beverly Saunders from EcoVue Consulting to speak as the applicant who stated that they appreciated the recommendation in the staff report.

**PAC2020-003**

**Moved By** Mayor Letham

**Seconded By** J. Willock

**That** Report PLAN2020-002, **Part of Lot 16, Concession 5, geographic Township of Ops, and identified as 354 Angeline Street South, Applications D01-2019-004 and D06-2019-031** be received;

**That** a By-law to implement the proposed Official Plan Amendment, substantially in the form attached as Appendix D to Report PLAN2020-002, be referred to Council for approval and adoption;

**That** a Zoning By-law Amendment, substantially in the form attached as Appendix E to Report PLAN2020-002, be referred to Council for approval and adoption; and

**That** the Mayor and Clerk be authorized to execute any documents and agreements required by the approval of these applications.

**Carried**

7.2 **ENG2020-001**

Christina Sisson, Supervisor, Development Engineering  
Assumption of Hutton Road and Brock Street, Lindsay

Ms. Sisson provided an overview of her report noting the history of the related development in the area. She stated that staff are recommending assumption of the roads as per the draft by-law attached to her report.

**PAC2020-004**

**Moved By** Councillor Veale

**Seconded By** T. Smith

**That** Report ENG2020-001, **Assumption of Hutton Road and Brock Street, Lindsay**, be received;

**That** the Assumption of Hutton Road and Brock Street, Lindsay, Churchdown Crossing Subdivision, Geographic Town of Lindsay, City of Kawartha Lakes, be approved;

**That** an Assumption By-Law, substantially in the form attached as Appendix A to Report ENG2020-001 be approved and adopted by Council; and

**That** the Mayor and City Clerk be authorized to execute any documents and agreements required by the approval of this application.

**Carried**

**8. Adjournment**

**PAC2020-005**

**Moved By** J. Willock

**Seconded By** Councillor Seymour-Fagan

**That** the Planning Advisory Committee Meeting adjourn at 1:24 p.m.

**Carried**