



* Denotes Change From Council Agenda

MINUTES

COUNCIL MEETING

MONDAY, APRIL 16, 2018

The Town of Halton Hills Council met this 16th day of April, 2018, in the Council Chambers, Halton Hills Town Hall, commencing at 4:30 p.m., with Mayor R. Bonnette in the Chair, and continued in Council Chambers at 6:25 p.m.

MEMBERS PRESENT: Mayor R. Bonnette (departed at 7:45 p.m.), Councillors M. Albano, T. Brown, J. Fogal, J. Hurst, B. Inglis, M. Johnson, D. Kentner, A. Lawlor, B. Lewis, C. Somerville

STAFF PRESENT:
(Open Session)
J. Diamanti, Commissioner of Corporate Services;
W. Harris, Commissioner of Recreation and Parks;
J. Linhardt, Commissioner of Planning and Sustainability;
M. Leighton; Treasurer and Manager of Accounting;
S. Jones, Clerk and Director of Legislative Services;
M. Van Ravens, Acting Commissioner of Transportation and Public Works; H. Olivieri, Deputy Fire Chief; G. Cannon, Director of Library Services; J. Markowiak, Acting Manager of Development Review;
J. Jelsma, Manager of Development Engineering; B. King, Manager of Community and Adult Services; R. Cockfield; Senior Policy Intergovernmental Affairs Advisor; T. Boutassis, Planner – Development Review; R. Brown, Deputy Clerk; K. Withers, Enforcement Coordinator – Lead Customer Service Specialist; J. McMulkin, Planner Policy – Development Review; V. Petryniak, Deputy Clerk

STAFF PRESENT:
(Closed Session)
J. Diamanti, Commissioner of Corporate Services;
W. Harris, Commissioner of Recreation and Parks;
J. Linhardt, Commissioner of Planning and Sustainability;
J. DeHooe, Fire Chief
M. Leighton; Treasurer and Manager of Accounting;
M. Van Ravens, Acting Commissioner of Transportation and Public Works; G. Cannon, Director of Library Services; R. Cockfield, Senior Policy Intergovernmental Affairs Advisor; A. Fuller, Manager of Communications; S. Burke, Manager of Planning (present for Item 2B), Policy; S. Jones, Clerk and Director of Legislative Services

1. OPENING OF THE COUNCIL MEETING

Mayor R. Bonnette called the meeting to order at 4:30 p.m. in the Council Chambers.

2. CLOSED SESSION/CONFIDENTIAL REPORTS AND MEMORANDUMS FROM OFFICIALS

Resolution No. 2018-0064

Moved by: Councillor M. Albano
Seconded by: Councillor B. Lewis

THAT the Council of the Town of Halton Hills meet in closed session in order to address the following matters:

- A. A. SKIDMORE, PRESIDENT & CEO OF HALTON HILLS HYDRO INC.
Presentation to Council regarding a trade secret or scientific, technical, commercial or financial information that belongs to the municipality or local board and has monetary value or potential monetary value. (2018 Halton Hills Hydro Business Plan)

- B. PLANNING & SUSTAINABILITY, REPORT NO. PLS-2018-0028 dated April 5, 2018 regarding litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board and Advice that is subject to solicitor-client privilege, including communications necessary for that purpose. (OMB Matter)

CARRIED

Council convened into Closed Session at 4:32 p.m.

3. RECESS AT THE CALL OF THE CHAIR

Mayor R. Bonnette called for a recess at 6:02 p.m.

4. RECONVENE INTO OPEN SESSION

Resolution No. 2018-0065

Moved by: Councillor T. Brown
Seconded by: Councillor M. Johnson

That the Council of the Town of Halton Hills reconvene this meeting in open session.

CARRIED

5. NATIONAL ANTHEM

6. ANNOUNCEMENTS

Mayor Bonnette announced that Brampton Brick has **withdrawn** its appeal at the OMB and **withdrawn** the Norval Quarry **application**. He noted that this is good news for the community.

7. EMERGENCY BUSINESS MATTERS

N/A

8. DISCLOSURES OF PECUNIARY INTEREST/CONFLICT OF INTEREST

The Mayor called upon Members of Council to declare any pecuniary interest they might have on the agenda this date.

None were declared.

9. COUNCIL DELEGATIONS/PRESENTATIONS

Nil

10. REPORTS AND RECOMMENDATIONS FORWARDED FROM THE PREVIOUS GENERAL COMMITTEE MEETING OF MARCH 26, 2018.

NIL

10.1 Resolution prepared to adopt the Minutes of the previous meeting of Council;

Resolution No. 2018-0066

Moved by: Councillor C. Somerville

Seconded by: Councillor J. Hurst

THAT the following minutes are hereby approved:

- A. Minutes of the Council Meeting held on March 26, 2018.
- B. Minutes of the Council Workshop held on March 26, 2018.
- C. Confidential Minutes of the Council Meeting held on March 26, 2018.
- D. Confidential Minutes of the Council Workshop held on March 26, 2018.

CARRIED

11. GENERAL COMMITTEE

Resolution No. 2018-0067

Moved by: Councillor B. Inglis

Seconded by: Councillor B. Lewis

THAT Council do now convene into General Committee.

CARRIED

Councillor A. Lawlor assumed the role of Presiding Officer.

11.1 Public Meetings / Hearings

6:15 p.m. Public Meeting Housekeeping Amendment to Comprehensive
Zoning By-law No. 2010-0050
Location: 249-251 Guelph Street (Georgetown)

(Refer Item No. 11.3A of these Minutes, Report No. PLS-2018-0022)

(Public Meeting Minutes (2018-0001) attached as Appendix A)

6:30 p.m. Public Meeting Proposed Zoning By-law Amendment to permit the development of twelve 3-storey residential townhouse units along a private driveway. Location: 12 Church Street East (Acton).

(Refer Item No. 11.3B of these Minutes, Report No. PLS-2018-0017)

(Public Meeting Minutes (2018-0002) attached as Appendix B)

11.2 Delegations/Presentations regarding items in General Committee

- A. Beverley King, Manager of Community and Adult Services
Presentation to General Committee regarding eLearning Service:
Lynda.com.

(PowerPoint on file in the Clerk's Office)

(Refer to Item No. 11.3C of these Minutes, Report No. LIB-2018-0003)

Ms. King provided an overview of the library's new online video-based learning library. Lynda.com offers numerous programs related to businesses, creativity and technology. The program is available at the library and on the library's website.

11.3 Municipal Officers Reports and Memorandums Considered by General Committee

* Denotes Change From Municipal Officers Report Recommendation

- A. PLANNING & SUSTAINABILITY, REPORT NO. PLS-2018-0022
dated March 26, 2018 regarding Housekeeping Amendment to
Comprehensive Zoning By-law No. 2010-0050. Location: 249-251
Guelph Street (Georgetown).

Recommendation No. GC-2018-0027

THAT Report No. PLS-2018-0022 dated March 26, 2018, with respect to the Public Meeting for the "Proposed Housekeeping Amendment to Comprehensive Zoning By-law No. 2010-0050, for the lands legally described as Lots 3 and 4, Plan 1269, Except Parcels J and K, Plan 92, and Parts 1, 2 and 4, Plan 20R-18893, Town of Halton Hills, Regional Municipality of Halton, municipally known as 249-251 Guelph Street (Georgetown)", be received;

AND FURTHER THAT all agency and public comments be referred to staff for a further report regarding the disposition of this matter.

CARRIED

- B. PLANNING & SUSTAINABILITY, REPORT NO. PLS-2018-0017
dated April 4, 2018 regarding Proposed Zoning By-law Amendment to permit the development of twelve 3-storey residential townhouse units along a private driveway. Location: 12 Church Street East (Acton).

Recommendation No. GC-2018-0028

THAT Report No. PLS-2018-0017, dated April 4, 2018, with respect to the Public Meeting for a “Proposed Zoning By-law Amendment to permit the development of twelve 3-storey residential townhouse units located along a private laneway, File No. D14ZBA17.002, submitted by D and M Developers Inc., for the lands legally known as Lot 277, MUP 1098; Part Lots 1 to 4, Block 15, Plan 31, Town of Halton Hills, Regional Municipality of Halton, municipally known as 12 Church Street East (Acton)”, be received;

AND FURTHER THAT all agency and public comments be referred to staff for a further report regarding the disposition of this matter.

CARRIED

- C. LIBRARY SERVICES, REPORT NO. LIB-2018-0003 dated March 27, 2018 regarding eLearning Service: Lynda.com.

Recommendation No. GC-2018-0029

THAT Report No. LIB-2018-0003 dated March 27, 2018 regarding e-Learning service: Lynda.com be received.

CARRIED

- D. OFFICE OF THE CAO, REPORT NO. ADMIN-2018-0012 dated March 16, 2018 regarding 2018-2022 Multi-Year Accessibility Plan.

Recommendation No. GC-2018-0030

THAT Report No. ADMIN-2018-0012 dated March 16, 2018 regarding the 2018-2022 Multi-year Accessibility Plan be received;

AND FURTHER THAT Council endorse the 2018-2022 Multi-Year Accessibility Plan for the Town of Halton Hills (Appendix A).

CARRIED

- E. OFFICE OF THE CAO, REPORT NO. ADMIN-2018-0013 dated March 27, 2018 regarding Updated Use of Corporate Resources in an Election Year Policy.

Recommendation No. GC-2018-0031

THAT Report No. ADMIN-2018-0013 dated March 27, 2018 regarding Updated Use of Corporate Resources in an Election Year Policy be received;

AND FURTHER THAT the Use of Corporate Resources during an Election Year Policy, attached as Appendix A to this report be approved and PLCY-CL-2017-0005 be repealed.

CARRIED

11.4 Adjourn back into Council

Recommendation No. GC-2018-0032

THAT General Committee do now reconvene into Council.

CARRIED

12. REPORTS AND RECOMMENDATIONS FORWARDED FROM GENERAL COMMITTEE FOR APPROVAL

A. Resolution No. 2018-0068

Moved by: Councillor D. Kentner

Seconded by: Councillor J. Hurst

THAT the following recommendations from the April 16, 2018 General Committee Meeting are hereby adopted:

GC-2018-0027, GC-2018-0028

Gc-2018-0029, GC-2018-0030

GC-2018-0031

CARRIED

13. REPORTS OF THE STANDING COMMITTEES (ADOPTION/RECEIPT OF MINUTES & RECOMMENDATIONS)

Resolution No. 2018-0069

Moved by: Councillor J. Hurst

Seconded by: Councillor B. Lewis

THAT the following items are hereby approved:

- A. Report of the Community & Corporate Affairs Committee Meeting held on April 9, 2018.
- B. Report of the Planning, Public Works and Transportation Committee Meeting held on April 10, 2018.
- C. Confidential Minutes of the Community & Corporate Affairs Committee Meeting held on April 9, 2018.

CARRIED

14. RECEIPT OF MINUTES OF ADVISORY/SPECIAL COMMITTEES

Resolution No. 2018-0070

Moved by: Councillor T. Brown

Seconded by: Councillor M. Johnson

THAT the following minutes are hereby received for information:

- A. Minutes of the Heritage Halton Hills meeting held on March 21, 2018.

CARRIED

15. PETITIONS/COMMUNICATIONS/MOTIONS

- A. Support of Chicago Charter on Climate Change

Resolution No. 2018-0071

Moved by: Councillor C. Somerville

Seconded by: Councillor J. Hurst

WHEREAS Town of Halton Hills Mayor Rick Bonnette attended the North American Climate Change Summit which took place in Chicago December 4-7, 2017;

AND WHEREAS municipal leaders from around the world attended the summit to combat climate change and the devastating impact on our planet and its citizens;

AND WHEREAS Mayor Rick Bonnette signed the Chicago Climate Change Charter to affirm his commitment, on behalf of the Town of Halton Hills to stand together with municipal leaders from around the world to combat climate change, and make the necessary changes within our community to put an end to climate change and ensure the protection of our planet.

THEREFORE BE IT RESOLVED that Council for the Town of Halton Hills supports the signing of the Chicago Climate Change Charter and the commitment made to combat climate change;

AND FURTHER THAT a copy of this resolution be forwarded to Rahm Emanuel, Mayor of the City of Chicago, M. Chong, M.P., T. Arnott, M.P.P., FCM, AMO, Halton Region, City of Burlington, Town of Oakville, Town of Milton, the Minister of Environment and Climate Change for Ontario and the Minister of Environment and Climate Change for Canada.

CARRIED

B. Support of Pay for Use Child Care at Association of Municipalities of Ontario Conferences

Resolution No. 2018-0072

Moved by: Councillor C. Somerville

Seconded by: Councillor M. Johnson

WHEREAS the Town of Essex Town Council passed a motion on March 5, 2018 requesting that the Association of Municipalities of Ontario (AMO) and the Federation of Canadian Municipalities (FCM) to offer user pay childcare services at conferences during conference hours for elected and municipal officials when they attend with their families;

AND WHEREAS FCM already offers childcare services at conferences during conference hours;

AND WHEREAS the Council for the Town of Halton Hills wishes to support this request to offer user pay childcare services for AMO Conferences.

THEREFORE BE IT RESOLVED that Council for the Town of Halton Hills supports the Town of Essex motion with respect to requesting the Association of Municipalities of Ontario (AMO) to offer user pay childcare services at conferences during conference hours;

AND FURTHER THAT a copy of this motion be sent to the Association of Municipalities of Ontario (AMO), Town of Essex, Town of Milton, Town of Oakville, City of Burlington and Region of Halton.

CARRIED

C. Support of Human Values Day

Resolution No. 2018-0073

Moved by: Councillor J. Fogal

Seconded by: Councillor M. Johnson

WHEREAS the Walk for Values started in 2003 when street violence took place in the Malvern area of Toronto;

AND WHEREAS the Walk for Values and recognition of Human Values Day is a community based initiative that helps raise awareness of five important values: love, peace, truth, non-violence and right conduct;

AND WHEREAS these values are inherent in all creeds, countries, cultures and communities, making these values true "Values without Borders";

AND WHEREAS the Town of Halton Hills a "Community of Character" is for the greatest benefit of all our citizens.

THEREFORE BE IT RESOLVED that the Council of the Town of Halton Hills hereby supports April 24, 2018 as "Human Values Day".

CARRIED

16. ADVANCE NOTICE OF MOTION

N/A

17. MOTION TO RECEIVE AND FILE GENERAL INFORMATION PACKAGE

Resolution No. 2018-0074

Moved by: Councillor M. Johnson
Seconded by: Councillor T. Brown

THAT the General Information Package dated April 16, 2018 be received.

CARRIED

18. RECONVENE INTO CLOSED MEETING

The following items pertain to Item #2 of these minutes.

2A

A. SKIDMORE, PRESIDENT & CEO OF HALTON HILLS HYDRO INC. Presentation to Council regarding a trade secret or scientific, technical, commercial or financial information that belongs to the municipality or local board and has monetary value or potential monetary value. (2018 Halton Hills Hydro Business Plan)

Resolution No. 2018-0075

Moved by: Councillor B. Inglis
Seconded by: Councillor D. Kentner

THAT the presentation by A. Skidmore, President & CEO of Halton Hills Hydro Inc. Council regarding a trade secret or scientific, technical, commercial or financial information that belongs to the municipality or local board and has monetary value (2018 Halton Hills Hydro Business Plan) be received.

CARRIED

2B

PLANNING & SUSTAINABILITY, REPORT NO. PLS-2018-0028 dated April 5, 2018 regarding litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board and Advice that is subject to solicitor-client privilege, including communications necessary for that purpose. (OMB Matter)

Resolution No. 2018-0076

Moved by: Councillor J. Fogal
Seconded by: Councillor B. Inglis

THAT Report No. PLS-2018-0028 dated April 5, 2018 regarding litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board and advice that is subject to solicitor-client privilege, including communications necessary for that purpose (OMB/LPAT Matter) be received;

AND FURTHER THAT Staff carry out Council's direction on this matter.

CARRIED

19. CONSIDERATION OF BY-LAWS

Resolution No. 2018-0077

Moved by: Councillor M. Albano
Seconded by: Councillor J. Fogal

THAT the following Bills are hereby passed by Council;

AND THAT the Mayor and Clerk are hereby authorized to execute the said by-laws and affix the seal of the Corporation thereto.

2018-0019 A By-law to Appoint Inspectors for the Enforcement of the Building Code Act for the Town of Halton Hills.

2018-0020 A By-law to adopt the proceedings of the Council meeting held on the 16th day of April 2018.

CARRIED

20. ADJOURNMENT

Resolution No. 2018-0078

Moved by: Councillor M. Albano
Seconded by: Councillor B. Lewis

That this meeting do now adjourn at 8:15 p.m.

CARRIED

Rick Bonnette

MAYOR

Suzanne Jones

CLERK

APPENDIX A



PUBLIC MEETING-2018-0001

Housekeeping Amendments To Zoning By-Law No. 2010-0050 – 249-251 Guelph Street (Georgetown)

Minutes of the Public Meeting Committee held on Monday, April 16, 2018, 6:25 p.m., in the Council Chambers, Town of Halton Hills Civic Centre, 1 Halton Hills Drive, Halton Hills.

Councillor A. Lawlor chaired the meeting.

Councillor A. Lawlor advised the following:

The purpose of this Public Meeting is to inform and provide the public with the opportunity to ask questions or to express views with respect to the development proposal. The Councillors are here to observe and listen to your comments; however, they will not make any decisions this evening.

As the Chair, I am informing you that when Council makes a decision, should you disagree with that decision, the Planning Act provides you with an opportunity to appeal the decision to the Local Planning Appeal Tribunal for a hearing, subject to Tribunal validation of your appeal. Please note that if a person or public body does not make oral submissions at a public meeting or written submissions to the Town of Halton Hills before the decision is made, the person or public body is not entitled to appeal the decision of the Town of Halton Hills to the Local Planning Appeal Tribunal. In addition, if a person or public body does not make oral submission at a public meeting, or make written comments to the Town of Halton Hills before the decision is made the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal, unless, in the opinion of the Tribunal, there are reasonable grounds to do so. You may wish to talk to Planning staff regarding further information on the appeal process.

The Planning Act requires that at least one Public Meeting be held for each development proposal and that every person in attendance shall be given an opportunity to make representations in respect of the proposal.

The format of this Public Meeting is as follows:

- The Town will generally explain the purpose and details of the proposal;
- Next, the public can obtain clarification, ask questions and express their views on the proposal.

The applicant and staff will attempt to answer questions or respond to concerns this evening. If this is not possible, the applicant and/or staff will follow up and obtain this information.

Responses will be provided when this matter is brought forward and evaluated by Council at a later date.

SPECIFIC PROPOSAL

This Public Meeting involves a staff-initiated housekeeping amendment to the Town's Comprehensive Zoning By-law No. 2010-0050 to incorporate a property municipally known as 249-251 Guelph Street (Georgetown) into the By-law. The property is still subject to the Town of Georgetown Zoning By-law No. 57-91 and its zoning needs to be updated in order to facilitate the approval of a Site Plan Application filed by the new owner of the property for a 2-storey commercial building consisting of a drive-through take-out restaurant, retail units and business offices.

TOWN'S OPPORTUNITY

The Town's representative, John McMulkin, Planner – Development Review, came forward to explain the proposal.

J. McMulkin gave a presentation regarding the proposed by-law amendment at 249-251 Guelph Street to allow for the construction of a 2-storey retail/commercial building. It will contain a take-out restaurant with a drive-thru, and two retail units with business offices on the second floor. He explained the history of the zoning of the property and why an amendment to the by-law was needed today.

Staff are recommending the property be rezoned to "Georgetown Community Node Two Holding One (GCN2 (H1) Zone which applies to all of the properties that surround this site. The housekeeping amendment will also grant site specific permission to the site to reduce the front yard planting strip width from 3.0 m to 1.5 m. Staff are satisfied that the Owner has designed an attractive streetscape for the site. The proposed site plan complies with all parking, height and massing provisions of By-law 2010-0050.

J. McMulkin outlined the steps taken to notify the public throughout this process and to date, no public comments have been received, however the deadline for submitting comments is May 1, 2018. Staff will bring a report back to Council once they are satisfied with the final site plan proposal.

PUBLIC'S OPPORTUNITY

The Chair asked if there were any persons who have questions, require further clarification or information or wish to present their views on the proposal.

No person in attendance came forward to speak.

FINAL COMMENT FROM STAFF

The Chair asked if there was any further information which Town Staff wished to provide prior to the conclusion of the meeting.

There were no final comments from staff.

CONCLUSION OF MEETING

The Chair declared the Public Meeting closed and advised that Council will take no action on this proposal tonight. Staff will be reporting at a later date with a recommendation for Council's consideration.

If you wish to receive further notification of this proposal, please leave your name and contact information with Mr. McMulkin in the foyer outside this Council Chamber, or with the Town Clerk during regular business hours. Only those persons who leave their names and contact information will be provided further notification. If you wish to speak to the proposal when it is brought before Council in the future, you must register as a delegation with the Town Clerk prior to the meeting.

If you wish to make a written submission the deadline for comment is May 1, 2018.

The meeting adjourned at 6:50 p.m.

Rick Bonnette

MAYOR

Suzanne Jones

CLERK

APPENDIX B



PUBLIC MEETING-2018-0002

Amendment to the Halton Hills Zoning By-law 2010-0050, as amended to permit the development of 12 residential townhouse units (3-storeys) located along a private laneway (12 Church Street East, Acton)

Minutes of the Public Meeting Committee held on Monday, April 16, 2018, 6:52 p.m., in the Council Chambers, Town of Halton Hills Town Hall, 1 Halton Hills Drive, Halton Hills.

Councillor A. Lawlor chaired the meeting.

Councillor A. Lawlor advised the following:

The purpose of this Public Meeting is to inform and provide the public with the opportunity to ask questions or to express views with respect to the development proposal. The Councillors are here to observe and listen to your comments; however, they will not make any decisions this evening.

As the Chair, I am informing you that when Council makes a decision, should you disagree with that decision, the Planning Act provides you with an opportunity to appeal the decision to the Local Planning Appeal Tribunal for a hearing, subject to Tribunal validation of your appeal. Please note that if a person or public body does not make oral submissions at a public meeting or written submissions to the Town of Halton Hills before the decision is made, the person or public body is not entitled to appeal the decision of the Town of Halton Hills to the Local Planning Appeal Tribunal. In addition, if a person or public body does not make oral submission at a public meeting, or make written comments to the Town of Halton Hills before the decision is made the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal, unless, in the opinion of the Tribunal, there are reasonable grounds to do so. You may wish to talk to Planning staff regarding further information on the appeal process.

The Planning Act requires that at least one Public Meeting be held for each development proposal and that every person in attendance shall be given an opportunity to make representations in respect of the proposal.

The format of this Public Meeting is as follows:

- The Town will generally explain the purpose and details of an application;
- Next, the applicant will present any further relevant information, following which the public can obtain clarification, ask questions and express their views on the proposal.

The applicant and staff will attempt to answer questions or respond to concerns this evening. If this is not possible, the applicant and/or staff will follow up and obtain this information. Responses will be provided when this matter is brought forward and evaluated by Council at a later date.

SPECIFIC PROPOSAL

This Public Meeting involves an application by D and M Developers Inc. to amend the Town of Halton Hills Zoning By-law 2010-0050, as amended to permit the development of 12 residential townhouse units (3-storeys) located along a private laneway.

TOWN'S OPPORTUNITY

The Chair called on the Town's representative, Tony Boutassis, Senior Planner – Development Review, to come forward to explain the proposal.

T. Boutassis gave a presentation regarding the proposed amendment to Zoning By-law 2010-0050 to permit the development of 12 residential townhouse units which are 3 storey's in height located along a private laneway at 12 Church Street East in Acton. It is an irregular shaped property with a shared laneway. Due to ground water being relatively close to the surface, the townhomes will not have basements and will be 3 storey's in height. To offset no rear yardage, each unit will have a deck built on the second floor.

Public notification was done through public notices mailed to all properties within 120m of the subject lands as well as a notification published in the paper in March 2018. Staff received some public comments with 1 property owner supporting the proposal and 2 formally objecting it. A revised plan was submitted by the developer which reduced the amount of townhouses to 11.

Staff are currently awaiting public comments which are due by May 11, 2018. They will continue to work through the identified issues and are awaiting a 2nd submission from the applicant. A final report will be brought to Council once everything has been resolved.

APPLICANT'S OPPORTUNITY

The Chair called upon the applicant to provide further information and details on the proposal.

Rob Russell, agent acting on behalf of the applicant came forward to provide additional details to the presentation. He agreed with the staff presentation and further explained with the ground water close to the surface the units could not accommodate a basement, which resulted in going to 3 storeys. He also indicated there was no way to connect services to Church Street so they would need to be connected at Willow Street. This resulted in the removal of one of the units so the easement was left untouched and provided for a larger right of way.

PUBLIC'S OPPORTUNITY

The Chair asked if there were any persons who have questions, require further clarification or information or wish to present their views on the proposal.

Hugh Hyndman of 38 Willow Street came forward to present his concerns. He questioned the ground water level as he abuts this property and has a basement at his house with no water concerns at all. He asked if the applicant could re-check the ground water concerns, with hopes the townhouses could have basements which would only have them as 2 storey units. He asked if the developer would provide new fencing to help property owners maintain the privacy they currently have.

Jacoba Kamminga of 17 Agnes Street came forward to present her concerns. She shares the right of way with a garage located at 17 Agnes Street which is used by the tenant daily. She's asking for no vehicular access to the laneway as well as no pedestrian walkway. Other concerns were of a privacy fence along the north side of the easement; water runoff concerns and that the new people be made aware there is an existing garage there to avoid noise complaints. She also asked they be provided with adequate notices for construction.

Matthew Galliford of 149 Church Street East came forward to present his concerns. He is concerned of the height of the townhouse units and hopes the external features of the units will have feature characteristics that fit in with the surrounding area. He also addressed a concern for parking in the area which is greatly needed now, asking if additional parking will be provided as Church Street already has parking issues.

FINAL COMMENT FROM STAFF

The Chair asked if there was any further information which Town Staff wished to provide prior to the conclusion of the meeting.

There were no final comments from staff.

CONCLUSION OF MEETING

The Chair declared the Public Meeting closed and advised that Council will take no action on this proposal tonight. Staff will be reporting at a later date with a recommendation for Council's consideration.

If you wish to receive further notification of this proposal, please leave your name and contact information with Mr. Boutassis in the foyer outside this Council Chamber, or with the Town Clerk during regular business hours. Only those persons who leave their names and contact information will be provided further notification. If you wish to speak to the proposal when it is brought before Council in the future, you must register as a delegation with the Town Clerk prior to the meeting.

If you wish to make a written submission the deadline for comment is May 11, 2018.

The meeting adjourned at 7: 30 p.m.

Rick Bonnette

MAYOR

Suzanne Jones

CLERK