

**Township of Chatsworth Planning Committee
Minutes
Wednesday January 3, 2018
9:30 A.M.**

Members Present:

Chair Mayor Bob Pringle
Member Brian Gamble
Member Scott Mackey
Member Elizabeth Thompson

Members Absent:

Member Shawn Greig

Staff Present:

Township Planner: Ron Davidson
County Planner: Scott Taylor
Secretary-Treasurer: Nicole Martin

1. Call to Order

Chair Pringle called the meeting to order at 9:30 a.m.

2. Disclosure of Pecuniary Interest and the General Nature Thereof.

The Committee was advised that Ron Davidson had declared a conflict with application A03/2017 and was therefore not involved with the application in any way. Mr. Davidson was not in the room at the time that the update to the application was heard.

3. Planning Committee/Committee of Adjustment

It was:

Moved by Brian Gamble
Seconded by Scott Mackey

That the Planning Committee of the Township of Chatsworth adopts the minutes of December 6, 2017. Carried

4. Deferred items from December 6, 2017 meeting

4.1 Application for Minor Variance A03/2017

Lot 3, Registered Plan 1039, Geographic Village of Chatsworth, Township of Chatsworth - Barry's Construction

County Planner Scott Taylor gave an update to the application with respect to the concerns raised. Following the December meeting, the proponent provided a survey showing the current building locations, as well as the proposed building envelope. The buildings on the neighbouring property to the south are quite close to the lot line, and in the case of the shed appear to slightly cross the property boundary. The proposed building envelope will maintain a 1.52 metre side yard setback to the lot line, and the house will be tapered such that the rear of the new home will be further setback from the neighbour's dwelling. Final landscaping on the schoolhouse apartments will be completed in the spring. Mr. Taylor recommended approval of the minor variance application.

Barry Kruisselbrink noted that he had spoken with Grant Swartz, the neighbour to the south, and has offered to move his shed for him. Mr. Kruisselbrink provided details on the drainage on-site, and noted that the foundation of the house will also serve as the retaining wall, eliminating the need for a separate retaining wall.

Mr. Swartz raised concerns with the proximity of the proposed dwelling to his house, and the impact on property values.

Following a discussion, it was:

Moved by Scott Mackey

Seconded by Elizabeth Thompson

Be it resolved that the Minor Variance Application A03/2017 for Lot 3, Registered Plan 1039 Village of Chatsworth be granted subject to the conditions on the decision sheet.
Carried

4.2 Application for Zoning By-law Amendment Z08/2017

Part Lot 16, Concession 8, Geographic Township of Sullivan, Township of Chatsworth – Sam and Ada Yoder

Chair Pringle welcomed members of the Amish Community and two representatives of the Ontario Provincial Police (Chatsworth Detachment), and provided a brief background on this application which had been discussed at a previous meeting.

A spokesperson for the Amish community advised that they were not in favour of affixing lighting to their horse-drawn vehicles, and stated that that issue was not relevant to the rezoning issue currently before Council.

Member Mackey also stated that the issue before Council was the rezoning application to permit a new school and not the lighting of buggies.

Chair Pringle acknowledged this point but added that safety of the Amish community was a concern of the Township.

The OPP representatives advised that the Amish community is exempt from having to attach "slow moving vehicle" signs to their buggies provided these vehicles are equipped with reflective marking. They also advised that the Amish community and the OPP work together as part of a larger working group on various issues, and such group assembles two or three times per year. The OPP stated that Council's concerns would be brought up at their next meeting.

Following a discussion, it was:

Moved by Scott Mackey
Seconded by Elizabeth Thompson

Be it resolved that Zoning Application Z08/2017 for Part Lot 16, Concession 8 Sullivan be approved. Carried

5. Closure of Planning Committee Meeting


It was:

Moved by Brian Gamble
Seconded by Scott Mackey

Be it resolved that the Planning Committee adjourn at 10:16 a.m. Carried



Bob Pringle, Chair



Nicole Martin, Secretary-Treasurer