

THE ONE HUNDRED AND TWENTY FIFTH MEETING  
October 17, 2018

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A public meeting of Council commenced at 6:30 PM at the South Stormont Town Hall.

Present:

Council: Mayor Jim Bancroft  
Deputy Mayor Tammy Hart  
Councillor Donna Primeau  
Councillor David Smith  
Councillor Richard Waldroff

Staff: Debi LucasSwitzer, Chief Administrative Officer  
Loriann Harbers, Director of Corporate Services/Clerk  
Peter Young, Director of Planning/EDO

Call Meeting to Order and Opening Remarks

Disclosure of Pecuniary Interest

Mayor Bancroft welcomed those in attendance and introduced Peter Young, Director of Planning/EDO for the Township of South Stormont.

Public Meeting: Zoning By-law Amendment Nos. Z-2018-14 (Winters) and Z-2018-15 (Bray)

Director Young provided an overview of the public meeting process and advised that the notices of public meeting had been mailed on September 27, 2018. The notices were also posted at the property and sent electronically to the prescribed list pursuant to the Planning Act. Director Young also advised that should anyone wish to receive further documentation concerning the application(s) they must provide their name and address to the Clerk.

Amendment No. Z-2018-14 (Winters)

Director Young explained that the purpose of this zoning amendment is to rezone Lot 30 and Part of Lot 31, Concession 9, Geographic Township of Osnabruck, Township of South Stormont, 14355A Hunter's Road;

From: "Agricultural (A)"  
To: "Agricultural – Special Exception One (A-1)"

The Agricultural – Special Exception One (A-1) zone will prohibit future residential uses on the retained portion of the subject lands, as described within Consent Application No. B-61-18.

Director Young advised that the Raisin Region Conservation Authority (RRCA) and CN Rail have responded with no concerns or objections. No other submissions have been received in response to the proposal.

Director Young explained that the by-law will be considered as part of the regular meeting following this public meeting.

Director Young provided an explanation as to appeal rights. As there were no members of the public in attendance, Mayor Bancroft welcomed questions from Council.

Clarification was sought as to the reason for the amendment and Director Young advised that farmers generally purchase the property then sever the lot with the house and continue to cash crop the retained portion. Clarification was also sought as to the size of the retained portion and Director Young advised that 53 acres are remaining.

As there were no further comments, this portion of the meeting was closed.

Amendment No. Z-2018-15 (Bray)

Director Young explained that the purpose of this zoning amendment is to rezone the proposed severed portion (Consent Application No. B-60-18), within West Part of Lot 10, Concession 8, Geographic Township of Cornwall, Township of South Stormont, 17460 Cameron Road;

From: "Rural Special Exception 17 (RU-17)"  
To: "Rural (RU)"

and to modify the text of zone RU-17 within By-Law No. 2011-100, to reduce the minimum required lot frontage for "other uses" from 45 metres to 25 metres to accommodate the "flag lot" layout of the remainder of the lot. The proposed severance is being rezoned to ensure that no industrial uses are established on the severed lot.

Director Young advised that no comments have been received in response to the proposal.

Director Young also explained that the by-law will be considered as part of the regular meeting following this public meeting.

Director Young provided an explanation as to appeal rights. As there were no members of the public in attendance, Mayor Bancroft welcomed questions from Council.

Clarification was sought as to the future residential use of the new lot. Director Young clarified that the proposed rezoning would reduce and mitigate the potential impacts resulting from possible industrial land uses in the future and confirmed that each lot will have a separate entrance.

As there were no further questions or comments, Mayor Bancroft expressed appreciation to those in attendance and adjourned the public meeting at 6:46 PM.

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Mayor

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Clerk