

TOWN OF LAURENTIAN HILLS
COMMITTEE OF THE WHOLE FOR PLANNING

Tuesday 2 May 2006, at 7:20 p.m.

1. **CALL TO ORDER** - The Committee of the Whole for Planning met on Tuesday 2 May 2006, in Council Chambers at 7:20 p.m.

Attendance:

Chairman	Fred Adams
Vice Chairman	Richard Rabishaw
Mayor	Vance Gutzman
Councillor	Dave Ethier
Councillor	Anne Giardini

Also Present:

Treasurer/Deputy Clerk	Stephen Recoskie
Chief Building Official	Gerry Dupuis

2. **DECLARATION OF PECUNIARY INTEREST** - None

3. **DELEGATIONS AND PRESENTATIONS** - None

4. **NEW BUSINESS**

- (a) Request to schedule a Public Hearing for a rezoning application - David Pilgrim and Kaylin Lambert, Part Lot 3 Con 9 owned by Winston Cuthbert.

The committee reviewed the application submitted by David Pilgrim and Kaylin Lambert and found that the information to be insufficient. They recommended that it be withdrawn and brought back when all the required information was available.

- (b) Site Plan Control Agreement - Mr. Bruce Hawkings Trustee, with a will, for the Estate of Robert Hawkings, Part of Lot 24 Range 'B' Rolph.

The Committee reviewed the site plan control agreement and recommended that the agreement be forwarded to Council for approval.

- (c) A report from the Planning Coordinator, as well as letters from the Jp2g Consulting Inc. and DST Consulting Engineers Inc. regarding Consent Application No. B34/06(1) and B35/06(2), Bruce Yateman, Part Lot 15, Range 'B' Rolph were received and reviewed.

The Chairman advised the Committee that this matter had two separate issues to be dealt with. One issue being the severance application and the second issue the slope stability assessment study along the Ottawa River provided by Golder & Associates Ltd.

The following options on how to proceed with this matter were discussed:

1. The Town could obtain the services of a consulting firm and have a new assessment done;
2. The Town could remove any reference to the Golders Report from the Zoning By-law and Official Plan entirely; or
3. Obtain permission from the Burke's Bluff Owners Association to make available the use of the Golders Report to future property owners in that area.

Mrs. Mary Lynn Benz was present and gave the Committee a brief overview of the Golders report. Mrs. Benz also advised the Committee that the Burke's Bluff Owners Association would not have any concerns with the Town making the Golders report available to public upon request.

Mr. Bruce Yateman and his solicitor, Mr. Russell Gibson were present at the meeting.

Mr. Gibson informed the Committee that a copy of the Golders report could not be obtained through any title search.

Mr. Yateman informed the Committee that he has obtained the services of a Consulting Engineer to evaluate the site conditions and that a copy of the engineers report would be available to new property owners and a copy would be forwarded to the Town.

The Committee recommended the following:

1. That the Consent Application be forwarded to Council for approval and that the County Land Division Committee be advised as to the application status.
2. That a letter be sent to the Burke's Bluff Owners Association requesting formal permission to use and make available the Golders report to the public.

(d) Consent Application No's:

B48/06(1) (18.6 m x 44.04 – 0.082 ha)
B49/06(2) (18.6 m x 44.04 – 0.082 ha)
B50/06(3) (18.6 m x 44.04 – 0.082 ha)
B51/06(4) (18.6 m x 44.04 – 0.082 ha)
B52/06(5) (22.9 m x 44.04 – 0.127 ha)

Daryl Blimke, Winston Cuthbert and Clifford Reynolds Trustees for the St. Andrew's United Church, Part of Lot 1 Con 8 Village of Chalk River.

The Committee recommended the following:

1. That a new severance be requested to dedicate an extension of the road allowance along with a Cul-de-sac / turning circle at the end of Joseph Street
2. That application No. B52/06(5) be amended to allow for a 10 m. easement rather than the proposed 6.1 m
3. That the County Land Division Committee be advised as to the application status.

5. **ECONOMIC DEVELOPMENT**

There were no reports from the Joint Economic Development Committee.

The Mayor informed the Committee that information on the Canadian Heritage Rivers System was available in the office.

6. **CORRESPONDENCE** - None

7. **LATE CORRESPONDENCE** - None

8. **CLOSED SESSION** - None

9. **ADJOURNMENT**

The meeting adjourned at 8:15 p.m.

Fred Adams
Chairman

Gerry Dupuis
Planning Coordinator