### PROPERTY AND COMMUNITY PLANNING COMMITTEE

#### **MINUTES**

# Thursday, January 20, 2005 10:00 a.m. Council Chambers

Present: Len Compton, Jeff Port, Bill Preisentanz, Jeff Port, Grant Carlson,

Colin Wasacase

Regrets: Rory McMillan, Tara Rickaby

Councillor Wasacase called the meeting to order at 10:02 a.m.

1) Adoption of Minutes – January 13, 2005

**Moved by:** Grant Carlson Seconded by: Len Compton THAT the minutes of the January 13, 2005 minutes be adopted as distributed.

**CARRIED** 

## 2) Declaration of Pecuniary Interest

None

### 3) Additions to the Agenda

Jeff Port added a proposed application for zoning by-law.

#### 4) Zoning By-law/Official Plan - Date for next meeting and report

Jeff reported that the meeting with Municipal Affairs was postponed due to illness. It will be re-scheduled for early next week.

#### 5) Private Roads Policy

Municipal solicitor has recommended that, while the agreement is a good one, each agreement should be forwarded to Council for approval.

## 6) Application for Consent B21/04 Excel - OPA/ZBLA

Jeff Port prepared a planning report for the Planning Advisory Committee with respect to the Excel Bus Lines' application for consent for the creation of a new lot to house an ambulance base and garage. The recommendation from the PAC was that an Official Plan Amendment and a zoning by-law amendment is required before the Committee makes a decision with respect to land division.

#### 7) Island View Condos - Report/revised development agreement

Jeff Port has prepared a report for Council recommending that the existing agreement be rescinded and an amended agreement be approved. The changes include correcting the legal name of the developer and the legal description of the property.

## 9. Proposed zoning by-law amendment

June and Gail Spicer has applied to rezone 314 First Avenue South to General Commercial. There is no room for off-street parking. They will require a waiver of the parking requirement as cash-in-lieu for parking. This requires approval of Council. Planning will confer with the Building Department with respect to accessibility issues. The Applicants will be advised that cash-in-lieu of parking will be required.

## 10. LOWBIC – 4th Quarter Report

Bill Preisentanz indicated that the 2004 4th Quarter Report has been received from LOWBIC. First quarter funding has been approved, in principle, at existing levels for the 1st quarter of 2005. The Committee will invite the new LOWBIC CAO, Bill Greenway, to the next meeting to present LOWBIC's plans for 2005. The Planning Department will prepare a recommendation for the 4th quarter payment for the next Committee of the Whole meeting.

Motion required adjourning to Closed Meeting (10:35 am)

Moved by: Len Compton Seconded by: Grant Carlson

THAT this meeting now be declared closed; and further

THAT this Committee adjourns to a Closed Meeting to discuss the following:

matters of security of municipal property and acquisition of land

11:56 a.m. Moved by Grant Carlson to adjourn the closed meeting. Next meeting, Thursday, February 3, 2005, 10 a.m., Council Chambers The meeting adjourned at 11:57 a.m.