



The Corporation of the Township of Huron-Kinloss

Council Meeting Agenda

Council Chambers

November 14th, 2016

7:00 p.m.

Mitch Twolan, Mayor	Choose an item.
Wilfred Gamble, Deputy Mayor	Choose an item.
Lillian Abbott, Councillor	Choose an item.
Jeff Elliott, Councillor	Choose an item.
Jim Hanna, Councillor	Choose an item.
Don Murray, Councillor	Choose an item.
Carl Sloetjes, Councillor	Choose an item.
Mary Rose Walden, Administrator	Choose an item.
Sonya Watson, Clerk	Choose an item.
Matt Farrell, Chief Building Official	Choose an item.

Others Present: David Smith, County of Bruce

Council Meeting

- 1. Call to Order**
- 2. Disclosure of Pecuniary Interest**
Name: . Item: . Nature of Interest: .
- 3. Adoption of the Minutes**
 - 3.1 Motion to Adopt the [October 17th, 2016](#) Council Meeting Minutes
 - 3.2 Motion to Adopt the [November 7th, 2016](#) Committee of the Whole Meeting Minutes
- 4. Delegations**
 - 4.1 None scheduled.

5. Public Meetings Required Under the Planning Act

- 5.1 James Gibson
1855 Bruce Road 1 and 4286 Highway 9 (Lots have merged on title)
Part of Lots 13-15, Concession 2 NDR, Range 1 and 2, Geographic Township of Kinloss
Z-81-16.11

The purpose of the application is to create a 'surplus farm dwelling lot' and to rezone the retained farm lot from 'AG-General Agriculture' to 'AG-1'General Agriculture Special' to prohibit a future dwelling on those lands.

[Planning Report](#)

- 5.2 Bruce and Barbara Bushell
Hayes Lake Avenue
Lot 8 and Part Lot 9, Concession 12 (being Part 3, RP 3R-5081), Geographic Township of Kinloss
Z-82-16.11

The purpose of the application is to re-create two 40.47 ha (100 ac) parcels that have merged on title. Approximately 16.19 ha (40 ac) of the land on the proposed retained lot has 'high' archaeological potential. Prior to the consent process, it is proposed that these lands be re-zoned from 'AG-General Agriculture' to 'AG-1-H General Agriculture Special-Holding' to prohibit the construction of new buildings until an Archaeological Assessment is completed. Farming the land with the proposed holding is permitted.

[Planning Report](#)

- 5.3 Gordon T. Montgomery Limited c/o Ian Montgomery
529 Montgomery Lane
Park Part Lot 42, Plan 36, Albert E/S, Geographic Village of Lucknow
Z-83-16.12 and HKOPA # 38-16.12

A zoning amendment is required to re-zone the subject lands from 'Residential (R1)' to 'Service Commercial (SC)' as the applicant proposes to expand the existing automotive dealership at 701 Campbell Street to the adjacent lot. The purpose of the application is to permit a commercial use at 529 Montgomery Lane. The two lots have been deemed by By-Law by the Township to form one lot.

An Amendment to the Township of Huron-Kinloss Official Plan is required to re-designate the subject lands from 'Residential' to 'Highway Commercial'.

[Planning Report](#)

6. Correspondence Requiring Direction

6.1 No items received.

7. Staff Reports

7.1 [Report Number CLK2016-11-54](#) prepared by Sonya Watson, Clerk
Planning Documents

8. By-Laws and Agreements

8.1

9. Information

9.1 [Ministry of Housing/Minister Responsible for the Poverty Reduction Strategy](#)

We have received a letter from the Minister with respect to affordable housing. He speaks specifically to Bill 7 with its emphasis on second units and their inclusion in official plans as set out in the *Planning Act*. The letter is attached for your review.

10. New Business/Council Reports

10.1

11. Closed Session

11.1 Motion to go into Closed Session – n/a

11.2 Motion to rise from Closed Session – n/a

12. Business Arising from the Closed Session

12.1

13. Confirming By-Law

13.1 [By-Law Number 2016-105](#)

November 14th, 2016 Confirmatory By-Law

14. Adjournment

14.1 Motion to Adjourn

Document Accessibility

The Township of Huron-Kinloss is committed to providing information in the format that meets your needs. We have made every attempt to make documents for this meeting accessible but there may still be difficulty in recognizing all of the information. Please contact us if you require assistance and we will make every attempt to provide this information in an alternative format.

Please note that third party documents received and found within this document will not be converted to an accessible format by the Township of Huron-Kinloss. However,

upon request, we will attempt to obtain these documents in an appropriate accessible format from the third party.

For assistance or to make a request please call 519-395-3735 or email info@huronkinloss.com