



## THE COUNCIL OF THE TOWN OF MINTO

### PUBLIC MEETING AGENDA

Official Plan Amendment/Zoning By-law Amendment-2017-06

Applicant: David Will; 245 James Street, Palmerston

TUESDAY September 5<sup>th</sup> 2017, 5:00 pm in the Council Chambers

A Public Meeting to consider an amendment to the County of Wellington Official Plan and the Town of Minto Zoning By-law No. 01-86 for property located on Part Lot 6 & 7 West Side James Street, Lot 7 East Side Henry Street, Morrison's Survey, Pt Lot 19, Concession 11, Palmerston, with a municipal address of 245 James Street, Palmerston.

1. Mayor Bridge to act as the Chair of the Public Meeting
2. Chair Bridge to call the meeting to order and request any member of the public present to please sign the attendance record. Chair Bridge to state the following:

**If a person or public body does not make oral submissions at a public meeting or make written submissions to:**

1. the County of Wellington before the By-law adopting the Official Plan is passed, or
2. the Town of Minto before the Zoning By-law Amendment is passed

**the person or public body is not entitled to appeal the decision of:**

1. the County of Wellington, or
2. the Town of Minto as the case may be

**to the Ontario Municipal Board and the person or public body may not be added as a party to the hearing of the appeal before the Board unless, in the opinion of the Board, there are reasonable grounds to do so.**

3. C.A.O. Clerk White to state the municipal address and legal description of the property, the purpose and effect of the application and date notices we sent.

The property subject to the proposed Official Plan and Zoning By-law amendment is located on Part Lot 6 & 7 West Side James Street, Lot 7 East Side Henry Street, Morrison's Survey, Pt Lot 19, Concession 11, Palmerston, with a municipal address of 245 James Street, Palmerston.

**The Purpose and Effect** of the applications is to re-designate a portion of the property from Recreational to Residential in the County Official Plan, and to rezone a portion of the property from Open Space (OS) to Residential (R2) to allow for the construction of a single detached home. The amendment applications fulfill conditions of consent application B70/16 to create a residential lot.

Public Meeting Agenda  
To Consider an Amendment  
to the Town of Minto Zoning By-law No. 01-86 for property  
located at 245 James Street, Palmerston; Town of Minto  
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**Notices** were mailed to the property owners within 400 feet or 120 meters of the subject property as well as the applicable agencies and posted on the subject property on July 25<sup>th</sup>, 2017. The following comments were received:

- a) Town of Minto staff; Building Inspector's report attached
  - b) Linda Redmond, Senior Planner, County of Wellington, report attached
  - c) Maitland Valley Conservation Authority email August 23, 2017 noting the land are not affected by MVCA regulated lands, natural hazard or natural heritage features so no formal comment will be submitted. The property is within a wellhead protection area
4. Chair Bridge to call on the applicant or his agent to provide comments regarding the proposed Amendments to the County of Wellington Official Plan and the Town of Minto Zoning By-law.
  5. Chair Bridge to call on anyone who wishes to comment in favour of the proposed Amendments.
  6. Chair Bridge to call on anyone who wishes to comment in opposition of the proposed Amendments.
  7. The applicant or his agent is given an opportunity for rebuttal.
  8. Chair Bridge to give members of Council an opportunity to ask questions.
  9. Chair Bridge to state IF YOU WISH TO BE NOTIFIED of the decision:
    - a) of the County of Wellington in respect to the proposed Official Plan Amendment application, you must make a written request to the Director, Planning and Development Department, County of Wellington, 74 Woolwich Street, Guelph, Ontario N1H 3T9, (510) 837-2600 Ext. 2080, or
    - b) of the Council the Town of Minto in respect to the proposed Zoning By-law Amendment application you must make a written request to the Clerk of the Town of Minto at 5941 Highway 89, Harriston, NOG 1Z0 or by email at [Bwhite@town.minto.on.ca](mailto:Bwhite@town.minto.on.ca).
  10. If there are no further comments, Chair Bridge will adjourn this Public Meeting.