



September 20, 2018
9:30 a.m.

Council Chambers, Bruce County Administration Centre
Walkerton, Ontario

Present: Warden Paul Eagleson
Councillors Mike Smith (Chair), Robert Buckle, Anne Eadie and Milt
McIver
Alternate Councillors Wilf Gamble and Dan Gieruszak

Staff: Christine MacDonald, Acting Chief Administrative Officer
Darlene Batte, Deputy Clerk
Tessa Fortier, Planner
John Ghent, Planner
Amanda Herbert, Planner
Daniel Kingsbury, Senior Planner
Mark Paoli, Senior Planner
Miguel Pelletier, Director of Transportation and Environmental Services
Jill Roote, Manager of Economic Development
Bruce Stickney, Manager of Land Use Planning
Kara Van Myall, Director of Planning and Development

Regrets: Councillor David Inglis, Janice Jackson and Mitch Twolan, Kelley Coulter,
Chief Administrative Officer

1. Pecuniary Interest

There were no declarations of pecuniary interest.

2. Public Meeting

A. BCOPA 231-18.06 Teeswater Concrete

The Chair opened the Public Meeting and indicated that a presentation would be made by the Staff Planner. He further indicated that after the presentation, any members of the public could speak in favor of or in opposition to the presentation.

Ron Davidson, Planning Consultant addressed the Committee in support of the application.

**Moved by Councillor Anne Eadie
Seconded by Alternate Councillor Dan Gieruszak**

That Official Plan Amendment Number 231-18.06 report, submitted by Teeswater Concrete, be received for information

Carried

B. BCOPA 233-18.44 Saugeen Golf Club

The Chair opened the Public Meeting and indicated that a presentation would be made by the Staff Planner. He further indicated that after the presentation, any members of the public could speak in favor of or in opposition to the presentation.

Mr. Mark Kraemer, accompanied by Mr. Doug Frieburger and Mr. Ken Dunlop, was in attendance to speak on behalf of the Saugeen Golf Club in support of the application.

Ms. Wanda Dzierzanowski addressed the Committee on behalf of herself and also on behalf of Mrs. Jean Robertson in opposition to the application.

Mr. Doug Pedwell, member of the public addressed the Committee in opposition to the application.

**Moved by Warden Paul Eagleson
Seconded by Councillor Milt McIver**

That Bruce County Official Plan Amendment Number 233-18.44 be refused.

Defeated

**Moved by Warden Paul Eagleson
Seconded by Councillor Robert Buckle**

That Bruce County Official Plan Amendment Number 233-18.44 be approved as follows:

Re-designating lands from 'Rural Area' to 'Rural Area Special'; and further, adding the following to subsection 5.6.9 Exceptions - Rural Areas:

5.6.9.25 Saugeen Golf Club (OPA #233)

Notwithstanding the policies of Section 6.5.3.4 (Consents - Rural Areas) of this Plan, the lands described as Site Specific Policy Area 5.6.9.25 on Schedule 'A' Land Use Plan [Part Lot 13, Concession 13 (being Part 1 RP 3R7204), Town of Saugeen Shores (geographic Township of Saugeen)] may permit an a fourth and fifth (4th and 5th) parcel to be severed off of the original Crown surveyed lot; subject to the completion of a nitrate study, hydrogeological impact study, a stormwater management plan and a comprehensive grading plan, to the satisfaction of County and Town of Saugeen Shores staff. Any subsequent residential lot creation on the

retained lands shall be through a Plan of Subdivision in accordance with the Estate Residential Area policies of the Bruce County Official Plan.

Carried

C. BCOPA 229-18-54 Kruisselbank c/o Barry's Construction

The Chair opened the Public Meeting and indicated that a presentation would be made by the Staff Planner. He further indicated that after the presentation, any members of the public could speak in favor of or in opposition to the presentation.

Mr. Brent England, member of the public spoke in opposition to the application.

Stuart Doyle representing Barry's Construction spoke in support of the application.

**Moved by Warden Paul Eagleson
Seconded by Councillor Milt McIver**

**That Bruce County Official Plan Amendment 229-18.54 be approved and;
and,**

That the necessary by-law be forwarded to Council for adoption.

Carried

3. Action Items

A. SBPOPA 50.18.54 Kruisselbank

**Moved by Councillor Milt McIver
Seconded by Councillor Robert Buckle**

**That South Bruce Peninsula Official Plan Amendment 50-18.54 be approved;
and,**

That the Director of Planning and Development or Manager of Land Use Planning be authorized to sign the Decision sheet.

Carried

B. SSOPA 29-18.48 Weichold-Trelford

**Moved by Councillor Anne Eadie
Seconded by Alternate Councillor Wilf Gamble**

That the Town of Saugeen Shores Official Plan Amendment 29-18.48 be approved; and,

That the Director of Planning and Development or Manager of Land Use Planning be authorized to sign the Decision sheet.

Carried

4. Closed Meeting

Moved by Councillor Milt McIver
Seconded by Councillor Anne Eadie

That the Committee move into a closed meeting pursuant to:

- Section 239 (2) (e) of the Municipal Act, relating to litigation or potential litigation, including matters before administrative tribunals affecting the municipality or local board; and,
- Section (3) (3.1) of the Municipal Act for the purpose of educating or training the members

Carried

5. Rise and Report

Moved by Alternate Councillor Dan Gieruszak
Seconded by Councillor Anne Eadie

That the Committee rise and report from the closed meeting.

Carried

The Chair reported that direction was provided to legal counsel on tribunals and staff provided direction in relation to Natural Heritage review.

6. Information Items

The following reports were received for information:

- Land Use Planning Transformation Update

Jill Roote, Mark Paoli and Miguel Pelletier rejoined the meeting at 12:13 p.m.

- Natural Heritage Saugeen Valley Conservation Authority Letter

7. Act on Recommendations

Moved by Councillor Anne Eadie
Seconded by Councillor Milt McIver

That in accordance with the Procedure By-law, staff be authorized and directed to give effect to the actions of the Planning and Development Committee in respect of all resolutions passed during the September 20, 2018 meeting.

Carried

8. Next Meeting

The next meeting of the Planning and Development Committee will take place on Thursday, October 18, 2018, in the Council Chambers, County of Bruce Administration Centre, Walkerton, Ontario.

9. Adjournment

Moved by Warden Paul Eagleson

Seconded by Alternate Councillor Dan Gieruszak

That the meeting of the Planning and Development Committee adjourn at 12:22 p.m.

Carried

**Councillor Mike Smith, Chair
Planning and Development Committee**