

PLANNING ADVISORY COMMITTEE PUBLIC MEETING MINUTES

Wednesday August 9, 2017

The Planning Advisory Committee held a Public Meeting at the Municipal Office, in Chantry on Wednesday, August 9, 2017.

The following Committee members were in attendance: Councillors Cathy Livingston, Linda Carr, Arie Hoogenboom, Ron Pollard and Mayor Ron Holman. Councillor Cathy Monck was absent with prior notice. Michael Otis, Manager of Development Services and Malcolm Norwood, Associate Planner were also in attendance.

ADOPTION OF THE AGENDA

RECOMMENDATION #1

Moved By: Arie Hoogenboom
Seconded By: Cathy Livingston

That the Agenda be approved, as submitted.

Carried:

DECLARATION OF PECUNIARY INTEREST & GENERAL NATURE THEREOF

Chairperson Pollard asked if anyone had a declaration of pecuniary interest and the general nature thereof, and none was declared.

NEW BUSINESS:

ZONING AMENDMENT APPLICATION

ZBA-5-2017 – OTTER-HUTTON CREEK NATURAL HAZARD MAPPING

Malcolm Norwood, Associate Planner, verbally reviewed the history of the proposed Natural Hazard Mapping which began with an Open House in December, 2016. Mr. Norwood stated that the purpose of the changes is to identify the areas of potential flooding by recognizing the 100 year flood plain.

Mr. Norwood also stated that it is the responsibility of both the Township of Rideau Lakes and the Rideau Valley Conservation Authority (RVCA) to notify property owners of the potential hazards and that adopting these changes is in line with the Official Plan and provincial regulations.

Six comments were received before the public meeting.

The Chair asked if the any of the public present had any comments regarding the application.

Property owner Peter Henderson stated that severe flooding has never been an issue on his property except for minor water damage earlier this year.

Property owner Doug Miron asked about the potential impacts on the natural hazard mapping including the impacts on property values and restrictions on future development.

Mike Yee, Environmental Planner and Manager of Biology and Water Quality for the RVCA, stated that any structures outside of the floodplain should not be affected in any capacity. Mr. Yee also referenced the

recent flooding in the Ottawa-Gatineau area as the need for owners to know of potential natural hazards that exist on or near their property.

The Committee stated that the proposed changes would likely not prevent any future development but to allow owners to know of risks of developing their property and to take additional precautions if necessary.

Mike Yee offered to meet with individual property owners to detail how the Natural Hazard Mapping may affect their particular property and how future development is reviewed on a case-by-case basis. Mr. Yee continued to state that the majority of the lands proposed to be rezoned were already considered regulated areas and that only the type of zone may be changing.

After discussion, the following recommendation was duly moved and seconded:

RECOMMENDATION #2

Moved By: Arie Hoogenboom
Seconded By: Linda Carr

That the Planning Advisory Committee recommends to the Council of the Corporation of the Township of Rideau Lakes that Zoning By-law Amendment application ZBA-5-2017 be deferred for the following reason(s):

1. To allow the public more time to provide comments.

Carried:

ADJOURNMENT:

Chairperson Pollard declared the Planning Advisory Committee Public Meeting adjourned at 1:55 p.m.

Carried:

Ron Pollard
Chairperson

Brittany Mulhern
Secretary