

The Planning Committee of the Town of Lincoln met in regular session on June 11, 2018, at 7:00 p.m. in the Lincoln Council Chambers.

Members Present:	D. Thompson	Councillor (Chair)
	S. Easton	Mayor
	R. Foster	Councillor
	P. MacPherson	Councillor
	L. Timmers	Councillor

Also Present:	D. Rintjema	Councillor
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Staff Present:	M. Kirkopoulos	Chief Administrative Officer
	M. Bruder	Associate Director of Planning & Development
	K. Dale	Director of Planning & Development
	P. Di Ianni	Economic Development Officer
	M. Birbeck	Planning Sustainability Student
	A. Chambers	Executive Assistant

Chair Thompson called the Planning Committee Meeting to order at 7:01 p.m. There were no declarations of interest.

Members amended the order of items in the agenda, specifically report PL 18-41 and moved that report up to item b) and confirmed the remaining items of business detailed in the Planning agenda.

#### PUBLIC HEARINGS

None.

#### DELEGATIONS

None.

#### CORRESPONDENCE

None.

#### REPORTS

#### PL 18-35, ZONING BY-LAW AMENDMENT APPLICATION BY KOORNNEEF PRODUCE INC.

Members reviewed Report PL 18-35, Zoning By-law Amendment Application by Koornneef Produce Inc. and concluded with the following motions.

##### **Motion No. PLN 18-44**

Moved by Mayor S. Easton, Seconded by Councillor P. MacPherson

The Planning Committee considered all of the written and oral submissions and agrees with the planning report analysis and recommendations and finds that, subject to the conditions of approval, this application meets the Planning Act criteria, is consistent with the Provincial Policy Statement and complies with the Growth Plan, the Niagara Region Official Plan and the Town Official Plan.

**CARRIED**

##### **Motion No. PLN 18-45**

Moved by Councillor P. MacPherson, Seconded by Mayor S. Easton

For the reasons outlined in PL 18-35, it is hereby recommended that Zoning By-law Amendment Application PLZBA20180032 in the name of Koornneef Produce Inc. BE APPROVED for the purpose of allowing an agricultural produce processing facility.

**CARRIED**

PL 18-41, ZONING BY-LAW AMENDMENT APPLICATION BY ERFGOED CANADA PROPERTY INC.

Members reviewed Report PL 18-41 and provided comments. The following motion resulted.

**Motion No. PLN 18-51**

Moved by Councillor L. Timmers, Seconded by Councillor R. Foster

The Planning Committee considered all of the written and oral submissions and agrees with the planning report analysis and recommendations and finds that, subject to the conditions of approval, this application meets the Planning Act criteria, is consistent with the Provincial Policy Statement and complies with the Growth Plan, the Niagara Region Official Plan and the Town Official Plan.

**CARRIED**

Members concluded and **amended** the following motion.

**Motion No. PLN 18-52**

Moved by Councillor R. Foster, Seconded by Councillor L. Timmers

For the reasons outlined in PL 18-41 it is hereby recommended that Zoning By-law Amendment Application PLZBA20170209 in the name of Erfgoed Canada Property Inc. BE APPROVED and presented to Council for approval.

THAT a (H) Holding Provision remain on the Zoning of the lands and that the (H) Holding Provision not be removed in all or part, until the following conditions have been met:

- a) The applicant has entered into a Site Plan Agreement and the Agreement has been registered on title
- b) The applicant has submitted the letter of credits and cash payments required by the agreement
- c) **That the lot coverage be limited to 15%**
- d) **That the proponents provide written confirmation of no expansion in the current location. (AMENDED)**

**CARRIED**

PL 18-36, NOISE EXEMPTION APPLICATION BY CARMELIA RESTIVO

Members reviewed Report PL 18-36. Deliberations concluded, and the following motion resulted.

**Motion No. PLN 18-46**

Moved by Councillor P. MacPherson, Seconded by Mayor S. Easton

For the reasons outlined in PL 18-36 it is hereby recommended:

THAT the Noise By-law Exemption Application 2018-02 by Carmelia Restivo as outlined in this report, BE APPROVED subject to the following conditions:

- a) The applicant complies with the Town Noise By-law and the exemption granted for the event date and times outlined in this report.
- b) The event organizer shall notify all neighbouring property owners within 500 metres of the entire property boundary in writing, a minimum of 10 days in advance of the start date of the event. A copy of the written notice shall be provided to the Town for approval prior to being distributed;
- c) That the above notification shall provide the neighbouring property owners with a direct telephone number to call during the event should the neighbours experience any noise concerns;
- d) That the event organizer shall respond to, and take appropriate corrective action, to any noise complaints to minimize any disturbances from the event; and
- e) If the Town is required to respond to any legitimate noise complaints, the event organizer will be responsible for payment of the Town's Noise Complaint Inspection Fee.

**CARRIED**

PL 18-37, DRAFT AGRICULTURAL IMPACT ASSESSMENT GUIDANCE DOCUMENT

Members reviewed Report PL 18-37. Deliberations concluded with the following motion:

**Motion No. PLN 18-47**

Moved by Councillor R. Foster, Seconded by Councillor L. Timmers

THAT Report PL 18-37 BE RECEIVED for information.

**CARRIED**

PL 18-38, MINISTRY OF EDUCATION PUPIL ACCOMMODATION REVIEW GUIDELINE

Members reviewed Report PL 18-38. The following motion resulted.

**Motion No. PLN 18-48**

Moved by Councillor L. Timmers, Seconded by Councillor R. Foster

THAT Report PL 18-38 BE RECEIVED for information.

**CARRIED**

PL 18-39, AMO POLICY UPDATE – CANNABIS LEGALIZATION BRIEFING MATERIAL VISTA CHANGES

Members reviewed Report PL 18-39. The following motion resulted.

**Motion No. PLN 18-49**

Moved by Mayor S. Easton, Seconded by Councillor P. MacPherson

THAT Report PL 18-39 BE RECEIVED for information.

**CARRIED**

PL 18-40, DELEGATION OF AUTHORITY FOR RELEASE OF LETTERS OF CREDIT FOR SUBDIVISION AND DEVELOPMENT AGREEMENT

Members reviewed Report PL 18-40. The following motion resulted.

**Motion No. PLN 18-50**

Moved by Councillor P. MacPherson, Seconded by Mayor S. Easton

THAT for the reasons outlined in PL 18-40, it is hereby recommended that the Chief Administrative Officer and Director of Planning and Development BE DELEGATED the authority to reduce and release letters of credit relating to all subdivision and development agreements.

**CARRIED**

**PRESENTATIONS**

PLANNING AND DEVELOPMENT TO PROVIDE A PRESENTATION REGARDING ONTARIO STREET VISUALIZATION

CAO provided background information to Members on how the work came about, who was involved and what was to be presented regarding a future view of Ontario Street. Planning and Development staff provided Members with a presentation and context around some of the future ideas.

**Motion No. PLN 18-53**

Moved by Councillor L. Timmers, Seconded by Councillor R. Foster

THAT the presentation regarding Ontario Street Visualization BE RECEIVED.

**CARRIED**

### COUNCILLOR ENQUIRIES

Mayor Easton asked staff to look at municipal zoning by-law set backs as a result of dealing with continued complaints from cannabis odour. Staff committed to investigate and provide an update.

Councillor P. MacPherson enquired regarding the matter of smells and requested that Councillors be provided with information to address resident complaints. The CAO advised that a communication will be sent out to Councillors as a result of recent conversations with outside agencies.

Councillor P. MacPherson enquired about the former Mr. Convenience site in terms of process, expectations and next steps. Staff provided information that was last received regarding the assessment and confirmed that the proponents could also go through Site Plan Approval and Permit process in parallel to working with the Ministry of Environment (MOE).

Councillor D. Rintjema sought clarification about the Prudhommes Secondary Plan approval process as it relates to the Region. Staff confirmed it will be before Niagara Region Planning Committee on July 18 and Regional Council the following week. Following the notice of decision, staff would expect to hear by the end of August.

Chair D. Thompson asked staff to provide an update in the appeal process status as it relates to the Bench Brewing application. Staff committed to find out specifics and provide an update.

### ANNOUNCEMENTS

None.

### CLOSED SESSION

None.

### ADJOURNMENT

There being no further business to discuss, Chair Thompson adjourned the Planning Committee Meeting at 9:24 p.m.

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CHAIR: DAVE THOMPSON

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CLERK: MICHAEL KIRKOPOULOS