



The Corporation of the Township of Perry

MINUTES

PUBLIC MEETING

Zoning By-law Amendment

Lot 7, Plan 209 and Part of the Original Shore Road Allowance in front of Lot 34,
Concession 1 and Lot 34, Concession 2, Township of Perry,
designated as Part 2 on Plan 42R-20151 (Laar)

57 Sherwood Drive

Wednesday, November 6, 2019 – 7:23 pm

Council Chambers

(1695 Emsdale Road, Emsdale, ON)

Any and all Minutes are to be considered Draft until approved by Council at a
Regular Meeting of Council

In Attendance:

Council Members:

Mayor Norm Hofstetter

Councillors: Paul Sowrey, Margaret Ann
MacPhail, Joe Lumley and Jim Cushman

Municipal Staff:

Beth Morton, Clerk/Administrator

Kim Seguin, Treasurer/Tax Collector

Mike Wilmon, CBO/By-law Enforcement

Members of the Public:

Sign in sheet on file

Resolution No. 2019-395

Moved by: Jim Cushman

Seconded by: Paul Sowrey

Be it resolved that the Council of the Township of Perry does hereby now
adjourn from this Regular Meeting at 7:23 p.m. to commence a 'Public Meeting'
for the purpose of hearing comments from members of the public with regard to
a proposed Zoning By-law Amendment for lands legally described as Lot 7, Plan
209 and Part of the Original Shore Road Allowance in front of Lot 34, Concession
1 and Lot 34, Concession 2, in the Township of Perry, designated as Part 1 on
Plan 42R-20151 located at 57 Sherwood Drive.

Carried

Mayor Hofstetter as the Chair advised that this is a Public Meeting to hear public
comments and answer questions regarding the proposed Zoning By-law
Amendment for lands legally described as Lot 7, Plan 209 and Part of the Original
Shore Road Allowance in front of Lot 34, Concession 1 and Lot 34, Concession 2,
in the Township of Perry, designated as Part 1 on Plan 42R-20151 located at 57
Sherwood Drive. The purpose of the proposed By-law is to re-zone the lands from
the Shoreline Residential Zone to the Shoreline Residential – Exception Twenty-

One Zone to allow an exception to the front yard of 13 metres, recognize the existing lot size of 0.41 hectares, existing lot frontage of 45 metres, and to permit a maximum ground floor area increase of 72 square metres to permit an addition to the existing dwelling.

He outlined how the Public Meeting would be conducted. He stated that the Clerk/Administrator, Beth Morton would advise as to when, how and to whom notice of the public meeting was circulated and confirm proper notice was given.

He noted that the public meeting is not a public debate on the matter. The public will be afforded the opportunity to provide their comments or questions. He outlined that persons in favour of the application would go first. Those in opposition to the application would follow. He also advised that people providing comments or questions are asked to present them through him as the Chair.

He then noted that Council will have the opportunity to question the applicants, planning consultants or agents. He also advised that Council will consider the Zoning By-law Amendment at the November 20, 2019 Regular Meeting of Council. He stated that all persons addressing Council must state their full name, full mailing address and postal code and must direct their comments through the Chair.

Mayor Hofstetter then requested that the Clerk/Administrator, Beth Morton advise as to how and to whom notice of the public meeting was circulated.

The Clerk/Administrator, Beth Morton advised that Notice of this Public Meeting was given by posting the application on the Township's website, www.townshipofperry.ca on October 16, 2019; posting on the municipal office bulletin board; forwarding it to all persons and public bodies as prescribed under the *Ontario Planning Act* Regulation, including owners within 120 metres of the applicant's property; and to those requested.

The purpose of the proposed By-law is to re-zone the lands from the Shoreline Residential Zone to the Shoreline Residential – Exception Twenty-One Zone to allow an exception to the front yard of 13 metres, recognize the existing lot size of 0.41 hectares, existing lot frontage of 45 metres, and to permit a maximum ground floor area increase of 72 square metres to permit an addition to the existing dwelling.

Resolution No. 2019-396

Moved by: Joe Lumley

Seconded by: Margaret Ann MacPhail

Be it resolved that the Council of the Township of Perry receive the report prepared by Beth Morton, Clerk/Administrator for lands legally described as Lot 7, Plan 209 and Part of the Original Shore Road Allowance in front of Lot 34, Concession 1 and Lot 34, Concession 2, in the Township of Perry, designated as Part 1 on Plan 42R-20151 located at 57 Sherwood Drive to allow for exceptions to

the Shoreline Residential (SR) Zone within the Zoning By-law 2014-21. (Laar)

Carried

Mayor Hofstetter then declared this to be a public meeting to deal with the proposed Zoning By-law amendment.

Mayor Hofstetter asked the applicant and/or their representatives to provide their comments on the proposal. The Agent/Owners were not in attendance at the meeting.

Mayor Hofstetter then asked if any members of the public wish to speak in connection with the proposed Zoning By-law Amendment to stand and clearly state their name, full address and postal code for the record. There were no members of the public in attendance.

Mayor Hofstetter then asked the Clerk/Administrator, Beth Morton what letters have been received with respect to the application. The Clerk/Administrator, Beth Morton advised that the municipality did not receive any written comments prior to 4:30 p.m. on November 6, 2019.

Mayor Hofstetter advised that those wishing to receive further notice of the Notice of Decision of the Zoning By-law must make a written request as per previous instructions. He advised that Council will be considering the by-law at the November 20, 2019 Regular Meeting of Council and outlined that once Council makes a decision on the by-law, there is a 20-day appeal period from the date of decision of the by-law during which time any person may appeal the decision of Council to the Local Planning Appeal Tribunal.

Having received no further questions or comments from the Public or Council members, Mayor Hofstetter declared this public meeting to be concluded and presented the following resolution:

Resolution No. 2019-397

Moved by: Margaret Ann MacPhail

Seconded by: Jim Cushman

Be it resolved that the Council of the Township of Perry does hereby now adjourn from this Public Meeting at 7:27 p.m. in order to recommence the Regular Council Meeting of November 6, 2019

Carried

Dated this 20th day of November, 2019.

Original Signed by Norm Hofstetter
Norm Hofstetter, *Mayor*

Original Signed by Beth Morton
Beth Morton, *Clerk-Administrator*