

To view related Council minutes, select the Adobe hand tool  and click on the link below.
<http://www.regional.niagara.on.ca/clerks/minutes/2002/cl/cl1-2002.pdf>

THE REGIONAL MUNICIPALITY
PLANNING SERVICES COMMITTEE
REPORT 1-2002

Minutes of a meeting of the Planning Services Committee held in Committee Room 4, Regional Municipal Building, Thorold, Ontario on Wednesday, January 16, 2002 commencing at 2:10 p.m.

ATTENDANCE

Committee: Councillors Smeaton, Chair; Regional Chair Zimmerman; Beamer, Burroughs, Eke, Gabriel, Hildreth, Marshall, McMullan, Nicholson, Partington, Timms, Trombetta.

Staff: Messrs. Cambray, Commissioner, Planning & Development; Trojan, Chief Administrative Officer; Farley, Director, Planning Services; Ms. Pilon, Legislative Assistant.

Staff (Part Time) Messrs. Banting, Director Legal Services; Conley, Senior Planner; Barr, Consultant.

ADMINISTRATION

1. Procedure to Select Committee Chair and Vice-Chair of Each of the Standing Committees
CLK 2-2002

Regional Chair Zimmerman called for nominations for the position of Chair of the Planning Services Committee.

Moved by Councillor Nicholson
Seconded by Councillor Eke

That Councillor Smeaton be appointed Chair of the Planning Services Committee for a one-year term.

Moved by Councillor Burroughs
Seconded by Councillor Hildreth

There being no further nominations, Regional Chair Zimmerman declared nominations closed.

Carried.

Councillor Smeaton was appointed as Chair of the Planning Services Committee for a one-year term, by acclamation.

Councillor Smeaton assumed the Chair for the balance of the meeting and called for nominations for the position of Vice-Chair of the Planning Services Committee.

Moved by Councillor Burroughs
Seconded by Councillor Partington

That Councillor Beamer be appointed Vice-Chair of the Planning Services Committee for a one-year term.

Moved by Councillor Trombetta
Seconded by Councillor Timms

There being no further nominations, Councillor Smeaton declared nominations closed.

Carried.

Councillor Beamer was appointed as Vice-Chair of the Planning Services Committee for a one-year term, by acclamation.

Moved by Councillor Nicholson
Seconded by Councillor Marshall

That the report of Regional Clerk, being Report CLK 2-2002, January 14, 2002, respecting the Procedure to Select the Committee Chair and Vice-Chair for Each of the Standing Committees, be received and attached to the Community and Health Services Committee Minutes.

Carried.

2. Day and Time of Regular
Meetings for Standing Committees
CLK 3-2002

Moved by Councillor Partington
Seconded by Councillor Beamer

That Report CLK 3-2002, January 14, 2002, respecting the Day and Time of Regular Meetings for Standing Committees, be received and attached to the Community and Health Services Committee Minutes.

That regular meetings of the Planning Services Committee be held on Wednesdays, at 2:00 p.m. in accordance with a schedule approved, from time to time, by Regional Council.

That special meetings be held at such times and such places as may be appropriate, pursuant to the provisions of the procedural by-law.

Carried.

Councillor Nicholson requested that he be recorded as opposed to the above resolution.

3. 2002 Current Budget Update
CSD 7-2002

Committee members, having received the presentation on the 2002 Current Budget Update, waived the formal budget presentation.

Moved by Councillor Burroughs
Seconded by Councillor Partington

That Report CSD 7-2002, January 14, 2002, respecting the 2002 Current Budget Update, be received for information and attached to the Community and Health Services Committee Minutes.

Carried.

POLICY PLANNING

4. Southeast Niagara Agricultural Study

Moved by Councillor Marshall
Seconded by Councillor Burroughs

That Report DPD 2-2002, January 16, 2002, respecting the Southeast Niagara Agricultural Study, be received and circulated to the Niagara South Federation of Agriculture, the Agricultural Sub-Committee, the local municipalities and the Province for information and a request for comments by the middle of March, 2002.

Carried.

5. Reconsideration of Consent Appeals
Benny Pietrangelo, Kimberly Pietrangelo and
Michael Maloney
City of Niagara Falls

Solicitor Brian Sinclair representing the Maloney's and the Pietrangelo's agreed with the process set out in the report.

Moved by Councillor Partington
Seconded by Councillor McMullan

That Report DPD 3-2002, January 16, 2002, respecting the Reconsideration of Consent Appeals, Benny Pietrangelo, Kimberly Pietrangelo and Michael Maloney in the City of Niagara Falls, be received.

That Regional Council maintain the appeals on the five consent applications discussed in Report DPD 3-2002.

That Regional Council, if the applicants wish, request the Ontario Municipal Board to defer the scheduling of any hearings on the above noted consent appeals until after Regional Council has had an opportunity to consider comments on the Southeast Niagara Agricultural Study.

That the applicants and the City of Niagara Falls be informed of Council's decision.

Carried.

6. Update Report
Vineland Quarry Expansion
Regional Policy Plan Amendment 141
Town of Lincoln

Mr. Cambray advised the Committee that the peer review is expected to proceed following the selection of the peer review study consultant.

Mr. Korinek advised the Committee that he will be withdrawing the legal action on January 17, 2002 against Walker Brothers for damages to his property. Mr. Korinek requested the assistance of the Regional Planning and Development Department in obtaining copies of previous blasting records.

Mr. Korinek was advised by staff that he would have to deal directly with Walker Brothers to obtain the previous blasting records.

Mr. Richardson, legal counsel for Walker Brothers advised the Committee that Walker Brothers will provide the peer review study consultant with the necessary blasting records.

Moved by Councillor Nicholson
Seconded by Councillor Beamer

That Report DPD 4-2002, January 16, 2002, respecting the Update Report, Vineland Quarry Expansion, Regional Policy Plan Amendment 141 in the Town of Lincoln, be received for information.

Carried.

7. A Draft Transportation Strategy for Niagara

Mr. Cambray advised the Committee that Report PWA 4-2002/DPD 9-2002 will be revised so that the key initiatives on page 8 and their objectives on pages 9 and 10, are consistent with Chart 2 on page 7, and are listed as, the Mid Peninsula Transportation Corridor; the planned Expansion of the QEW; the expansion Highway 406; the arterial road system, etc.

Mr. Barr advised the Committee that this is the draft Transportation Strategy for Niagara and that it will be revised following the receipt of comments, with the anticipated final Transportation Strategy for Niagara being adopted by Regional Council in March 2002.

Regional Chair Zimmerman advised the Committee that following the announcement on January 14, 2002, there has been a lot of interest in Niagara's Transportation Strategy.

Regional Chair Zimmerman congratulated Mr. Barr for his work on Niagara's Transportation Strategy and the Transportation Strategy Steering Committee for its teamwork.

Moved by Councillor Timms
Seconded by Councillor Burroughs

That Report DPD 9-2002, January 16, 2002, (PWA 4-2002, January 15, 2002), respecting A Draft Transportation Strategy for Niagara, be received, and circulated to the local municipalities and other interested parties within Niagara with a request that they provide comments by the end of February 2002;

That the Region issue a news release stating Regional Council's intent to formally adopt the transportation strategy and requesting interested parties to provide comments and feedback on the strategy prior to February 28, 2002;

That copies of the transportation strategy be made available for public viewing and distribution at the headquarters of the Region, municipal city halls, local libraries and other appropriate sites; and

That the transportation strategy be posted on the Region's web sites and copies be circulated to those persons and agencies who have provided input or feedback during the preparation of the strategy.

Carried.

(Please note: Report PWA 4-2002/DPD 9-2002 is attached to the Public Works and Utilities Committee Minutes)

8. PD 11-2002 Letter to Niagara Escarpment Commission supporting an Amendment to the Escarpment Plan for Campden, Town of Lincoln.

Moved by Councillor Hildreth
Seconded by Councillor Timms

That PD 11-2002, be received and staff be authorized to attend the Niagara Escarpment Commission's meeting on Thursday, January 17, 2002 to support Regional Niagara's and the Town of Lincoln's position.

Carried.

DEVELOPMENT IMPLEMENTATION SERVICES

9. Official Plan Amendment No. 28
Reduced Separation from a Livestock Operation
Greenlane, west of Martin Road
Town of Lincoln

Moved by Councillor Hildreth
Seconded by Councillor Partington

That Report DPD 5-2002, January 16, 2002, respecting the Official Plan Amendment No. 28, Reduced Separation from a Livestock Operation, Greenlane, west of Martin Road in the Town of Lincoln, be received.

That Amendment No. 28 to the Town of Lincoln Official Plan be approved.

That all parties be notified of Regional Council's decision on this application in accordance with Provincial regulations.

That staff issue a declaration of final approval for this Amendment if no appeals are lodged against Council's decision within twenty (20) days of giving notice of that decision.

Carried.

10. Official Plan Amendment No. 103
Residential to Commercial
Lincoln Street and Prince Charles Drive
City of Welland

Moved by Councillor Timms
Seconded by Councillor Hildreth

That Report DPD 6-2002, January 16, 2002, respecting the Official Plan Amendment No. 103, Residential to Commercial, Lincoln Street and Prince Charles Drive in the City of Welland, be received.

That Amendment No. 103 to the City of Welland Official Plan be approved.

That all parties be notified of Regional Council's decision on this application in accordance with Provincial regulations.

That staff issue a declaration of final approval for the Amendment if no appeals are lodged against Council's decision within twenty (20) days of giving notice of that decision.

Carried.

11. Consent Summary
From December 1, 2001 to December 19, 2001

Moved by Councillor Marshall
Seconded by Councillor Trombetta

That Report DPD 7-2002, January 16, 2002, respecting the Consent Summary from December 1, 2001 to December 19, 2001, be received.

Carried.

12. Planning Staff Comments on Development Proposals

Moved by Councillor Nicholson
Seconded by Councillor Trombetta

That Report DPD 8-2002, January 16, 2002, respecting the Planning Staff Comments on Development Proposals, be received for information.

Carried.

ADMINISTRATION

13. Planning Projects and Priorities for the Year 2002:
Agenda for the Community Plan

Mr. Cambray provided the Committee with an overview of the report, which details the wide range of economic, social and environmental projects in the Regional Planning and Development Department's Year 2002 Agenda for the Community Plan as well as summarizing the major projects undertaken in 2001.

The Committee inquired as to whether the Planning and Development Department had an adequate amount of resources to fulfill their aggressive agenda. Mr. Cambray advised the Committee that the department will strive to undertake all of the items on the agenda, they will however be stretched to their limits.

Following the discussion, it was:

Moved by Councillor Eke
Seconded by Councillor Trombetta

That the Planning Projects and Priorities for the Year 2002: Agenda for the Community Plan, be reviewed further in June 2002.

Carried.

Moved by Councillor McMullan
Seconded by Councillor Trombetta

That DPD 1-2002, January 16, 2002, respecting the Planning Projects and Priorities for the Year 2002: Agenda for the Community Plan, be received.

Carried.

(Refer to Staff Directions)

14. Minutes of the Tree By-Law Advisory Committee Meeting of Thursday, November 1, 2001

Moved by Councillor Timms
Seconded by Councillor Beamer

That the minutes of the Tree By-Law Advisory Committee meeting of Thursday, November 1, 2001, be received and the recommendations contained therein be approved.

Carried.

15. Minutes of the Tree By-Law Advisory Committee Meeting of Thursday, December 13, 2001

Moved by Councillor Timms
Seconded by Councillor Beamer

That the minutes of the Tree By-Law Advisory Committee meeting of Thursday, December 13, 2001, be received.

Carried.

16. Minutes of the Ecological and Environmental Advisory Committee Meeting of Thursday, November 22, 2001

Moved by Councillor Timms
Seconded by Councillor Beamer

That the minutes of the Ecological and Environmental Advisory Committee meeting of Thursday, November 22, 2001, be received.

Carried.

17. Minutes of the Regional Agricultural Economic Impact Study Steering Committee Meeting of Tuesday, December 11, 2001

Moved by Councillor Timms
Seconded by Councillor Beamer

That the minutes of the Regional Agricultural Economic Impact Study Steering Committee meeting of Tuesday, December 11, 2001, be received.

Carried.

18. Minutes of the Smarter Niagara Steering Committee Meeting of Wednesday, December 12, 2001

Moved by Councillor Timms
Seconded by Councillor Beamer

That the minutes of the Smarter Niagara Steering Committee meeting of Wednesday, December 12, 2001, be received and the recommendations contained therein be approved.

Carried.

19. Minutes of the Welland Canals Parkway and Trails Coordinating Committee Meeting of Wednesday, December 12, 2001

Moved by Councillor Timms
Seconded by Councillor Beamer

That the minutes of the Welland Canals Parkway and Trails Coordinating Committee meeting of Wednesday, December 12, 2001, be received and the recommendations contained therein be approved.

Carried.

CORRESPONDENCE

20. That the following communications be received and dealt with as directed by this Committee at this time:

Moved by Councillor Burroughs
Seconded by Councillor Gabriel

PD 1-2002 Letter to Tim Masterson outlining process to address Planning Committee's concern with consent applications

- - Received.

A Business Plan has been received and will be reviewed by Ontario Ministry of Agriculture, Food and Rural Affairs. If suitable an implementation plan will be devised for Committee's consideration.

- PD 2-2002 Letter from Hynde Paul, Planning Consultants, appealing Regional Council's decision not to approve Policy Plan Amendment 160 for a Temporary Use in West Lincoln to the Ontario Municipal Board.
- - Received and referred to staff.
- The appeal has been forwarded to the Board. Note that staff will report on the issues involved, including costs and the need for a hearing.
- PD 3-2002 Update on Funding for the Agricultural Economic Impact Study.
- - Received.
- PD 4-2002 Three letters from Fowler Enterprises and Maracay Taro on Twenty Valley Tourism Area and proposed policies for Prudhomme's Landing.
- - Received and referred to staff for consideration in future reports.
- PD 5-2002 Three letters of objection from Cynthia Rand, Cate Mee and V.L. Elltoft concerning Southwest Airside Development in Niagara-on-the-Lake (Proposed Policy Plan Amendment 158).
- - Received and referred to staff for consideration in Policy Plan Amendment report.
- PD 6-2002 Letter and recommendation concerning Southwest Airside Development from the Town of Niagara-on-the-Lake.
- - Received and referred to staff for Report on proposed airport business and development plan.
- (Refer to Staff Directions)

- PD 7-2002 Letter from John Scott to the Niagara Escarpment Commission expressing concerns over a NEC application to construct a dwelling in the City of Thorold. (Staff comments attached)
- - Received.
- PD 8-2002 Memo from Bruce Banting, Director, Legal Services, enclosing a copy of the OMB decision approving the Lookout Point Golf Practicing Facility.
- - Received.
- PD 9-2002 Letter from the Niagara Woodlot Association on enforcement of the Tree Conservation By-law.
- - Received and invite the Association to a meeting of the Tree By-law Advisory Committee to discuss concerns. Staff to prepare response
- PD 10-2002 Minutes of the Transportation Strategy Steering Committee for Tuesday, December 11, 2001
- - Received.

Carried.

PUBLIC MEETING

21. Joint Public Meeting
Regional Policy Plan Amendment 165
Manufacturing Facility, Warehouse and Offices
Westbrook Greenhouse Systems
Town of Lincoln
Date: Monday, January 28, 2002
Time: 7:00 p.m.
Place: Town of Lincoln Council Chambers

Councillors: Gabriel, Smeaton, _____.

ACCOUNTS

22. Moved by Councillor Timms
Seconded by Councillor Burroughs

That the following accounts list be approved for payment:

for the period ending December 31, 2001 \$29,337.89

Carried.

CLOSED SESSION

23. Moved by Councillor Timms
Seconded by Councillor Beamer

That this Committee do now meet in Closed Session for the purpose of receiving information of a confidential legal nature.

Carried.

24. Regional Tree Conservation By-law

Moved by Councillor Timms
Seconded by Councillor Burroughs

That the appeal of the matter with respect to the tree cutting by-law in the Town of Grimsby, be withdrawn.

Carried.

25. Moved by Councillor Timms
Seconded by Councillor Burroughs

That this Committee do now rise with report.

Carried.

STAFF DIRECTIONS

Staff was requested to:

- Prepare a report in June 2002 respecting the 2003 Planning and Development Department Budget. (Refers to Minute Item # 13)
- Defer the preparation of a Policy Plan Amendment report on the Southwest Airside Development proposal until the airport study has been completed and the Town of Niagara-on-the-Lake has dealt with the proposal. (Refers to Minute Item # 20)

ADJOURNMENT

The Committee adjourned at 4:25 p.m., to meet again on January 30, 2002, at 2:00 p.m. in Committee Room 4.

Bill Smeaton
Chair

Janet Pilon
Legislative Assistant

Thomas R. Hollick
Regional Clerk