

THE CORPORATION OF THE TOWNSHIP OF BROCK

MUNICIPAL ADMINISTRATION BUILDING

PLANNING COMMITTEE

SESSION ELEVEN

MONDAY, JUNE 5, 2006

The Eleventh Meeting of the Planning Committee of the Corporation of the Township of Brock, in the Regional Municipality of Durham, was held on Monday, June 5, 2006, in the Municipal Administration Building Council Chamber.

Members present:	Mayor:	Keith Shier
	Regional Councillor:	Larry O'Connor
	Councillors:	Karen Windatt
		John Grant
		Reg Starr
		Debbie Bath
		Allan Simpson

Staff Members present:	Clerk-Administrator George S. Graham (recording the minutes)
	Deputy Clerk-Administrator Thomas G. Gettinby
	Clerk-Stenographer Susan Creighton
	Planning Consultant Valerie Cranmer, of Valerie Cranmer & Associates

I. CALL TO ORDER

Chair Larry O'Connor called the meeting to order at 1:30 p.m.

II. CONFIRMATION OF MINUTES – N I L

III. HEARING OF DEPUTATIONS

(1) 1:30 p.m. – Herb Goldie – Township of Brock Draft Official Plan

Mr. Herb Goldie of 345 Cameron Street East, Cannington attended before the committee, providing them with a written copy of his presentation, inclusive of an article entitled "Durham Wants Less Greenbelt". Mr. Goldie advised that in 2004 he received notice of the Brock Official Plan Review in which was requested comments from residents and their vision. He decided at that time to participate in the process, advising that he has enjoyed the process, politics and consideration which has been shown to him.

Mr. Goldie commented that a councillor had commented that "we need to seed now so we can be ready for the next 10 year review", which reminded Mr. Goldie of a story about John F. Kennedy who was involved in a reforestation project and inquired how long it would take to get results. Having been told it would take years, Kennedy replied, "Well, we better get started today!" Mr. Goldie advised that Cannington is in crisis now and that we cannot wait ten years and that action is required now.

In preparing for his presentation, Mr. Goldie advised that he has reviewed the submissions to the Steering Committee as well as reading all of the related council/committee minutes and that his presentation will concentrate on 4 major documents these being:

- Valerie Cranmer's presentation to Council on May 10, 2006
- Submission 36 from Herb Goldie
- Submission 37 from Nancy Rutherford, Planner for Durham Region, and
- Strategic Directions from the Urban Plan, Section 2.2.3 and Section 2.2.4.1, - Council will work in Partnership with the Region of Durham

In document one, Mr. Goldie pointed out Ms. Cranmer's comment that "Cannington was a very difficult area for the Committee to deal with", with some gains being listed and restrictions highlighted.

In document two, he expressed a vision for Cannington, which included health and safety issues (well head protection), a network of proposed trails, cultural heritage conservation, employment lands, community design, the flexibility that is required insofar as water and sewage servicing and infilling.

Document three from Durham Region Planner, Nancy Rutherford referenced the Region's analysis of the urban land needs for the Region until 2031 which indicates that Brock will not require additional lands for either residential or industrial uses within that time frame and as such, the proposed urban boundary expansions identified on Maps 1-A, 2-A and 3-A are not consistent with the results of the Region's analysis of recommendations in this regard. The letter went on to say that Regional Staff would be meeting with municipal staff to discuss the recommended directions and analysis results in order to afford municipal staff the opportunity to provide input on the land requirements related to the municipality. Mr. Goldie advised that as residents of the municipality, municipal council and staff best know the requirements of the municipality in this regard.

Mr. Goldie referenced Sections 2.2.3 and 2.2.4.1 from the Urban Plan document in which it states that Council will work in partnership with Durham Region, advising that it is his hope that it will be a full partnership, in that if it is a true partnership, Durham will listen and Brock will be given an opportunity to provide additional information. If this is not the case, Brock will have to fight even harder for changes.

In closing, Mr. Goldie commented that an opportunity has arisen to express our vision for Cannington and the municipality, further asking how long will it take for the vision to come to fruition? He advised that we should remember that we are not remembered by what we say, but by the actions we take and the changes we make and we are in a position today to make a difference which could save Cannington's future.

Chair Larry O'Connor thanked Mr. Goldie for his presentation.

- (2) **1:45 p.m.** – Al and Elizabeth Noor – to object to the designation of their property located at Part Lot 13, Concession 6 (Thorah) and to address two properties owned by Cameron Ross (refer to Communications 1157/06 and 1158/06 below)

Mr. Al Noor attended on behalf of Elizabeth Noor and Mr. Cameron Ross to object to the designations proposed within the Brock Official Plan with respect to their properties.

Mr. Noor first addressed the lands owned by Elizabeth Noor, being part of lot 12, concession 6 in the Beaverton area of the Township of Brock and being comprised of 21.3 acres which is currently zoned residential. Mr. Noor advised that in 1991 these lands were the subject of an application for severance, the intent of the application being for future housing development. At this time there was some question of flooding, with the LD Committee being advised that at the time of Hurricane Hazel, the subject lands did not flood. The application was approved at that time. The subject lands are within the urban boundaries and not subject to the Greenbelt Legislation. They are currently listed for sale and compatible for housing development, therefore, Mr. Noor requested that consideration be given that their designation in the Brock Official Plan remain as residential.

Mr. Noor also pointed out that at the time of the severance there was some confusion as to whether a creek ran through the property, and that if this was the case, development setbacks would need to be imposed. Mr. Noor confirmed that White's Creek flows through the adjacent property and not that owned by Mrs. Noor and being comprised of 21.3 acres.

Mr. Noor also addressed two properties owned by Mr. Cameron Ross, these being 90 acres located at south part lot 12, concession 6 and 94.50 acres at the north part lot 12, concession 6, in the Beaverton area of the Township of Brock. These lands are designated as open space within the proposed Brock Official Plan, however in the original draft Official Plan, the lands were designated as future employment and future residential areas. The subject lands are surrounded by residential homes, with the exception of the lands to the north, and Mr. Noor is requesting, on behalf of Mr. Ross that the lands remain as future employment and future residential areas as this use would be most compatible with the surrounding properties.

Councillor John Grant thanked the deputation for his presentation commenting that the 21.3 acres addressed by Mr. Noor fronts on Mara Road as does a portion of Mr. Ross's lands. He noted further that the 21.3 acre parcel of land has always been within the urban

boundary for Beaverton and designated residential in the first and second official plan drafts. The Deputy Clerk-Administrator clarified that this property has been designated as open space in the first and second official plan drafts.

Councillor Grant commented that Mr. Ross' lands are agricultural in use, however in the first draft official plan were designated a future residential and employment lands.

Chair Larry O'Connor thanked Mr. Noor for his presentation.

- (3) **2:00 p.m.** – Donald and Paul Grills – servicing and urban boundary issues (refer to Communications 991/06 and 1125/06 below)

Messrs. Don and Paul Grills were present. Mr. Paul Grills advised that they have submitted two submissions, these being communications numbered 991 and 1125, which he feels are self explanatory and that they are here to answer questions of the committee.

There being no questions of the committee for Messrs. Grills, Councillor Reg Starr put forth the following motion to waive the rules of procedure in order to permit Don Shearer and Edwin Barkey to speak:

Resolution No. 1-11

MOVED BY Reg Starr that the rules of procedure be waived to permit Don Shearer and Edwin Barkey to speak to the committee.

MOTION CARRIED

- (4) Mr. Don Shearer – Future Development of eastern end of Cameron Street, Cannington

Mr. Don Shearer spoke to the committee advising that he is the owner of a farm located on the north 1/2 of Lot 23, Concession 11, in the former Brock area of the Township of Brock. This property is situate at the corner of Cameron Street East, Cannington and Regional Road 2. His concern is that although Regional Road 2 is a major artery, there is no indication of Cannington to interest travelers to come into the village which is currently stagnating. Lack of growth/business in the village has impacted our churches and contributed to the vandalism problems in the area. He advised that Cannington is bypassed and that it is important for Cannington to be visible in order to thrive economically. He sees development at the corner of Cameron and Simcoe Streets in the form of a seniors' residence, retirement bungalows, a medical centre and or an arena complex as ways to make Cannington visible. Mr. Shearer further advised that he would be willing to make a land deal with the municipality in order to make this happen.

Councillor Reg Starr advised that he has spoken to Mr. Shearer previously regarding the Brock Official Plan, advising that it would be highly unlikely that approvals would ever be given to expand Cannington's urban boundary to include Mr. Shearer's farm property, however that the possibility exists that someday these lands could be looked at for development.

Mr. Shearer commented that this municipality is different than those in south Durham Region where services are being installed and that development such as dry industrial, would be better served on private servicing. He advised of the need to act now for future development to which Councillor Starr advised that the issue of services will be addressed later in the meeting.

Mr. Shearer advised that he would be willing to take the issues to the OMB, noting that Beaverton went through a similar slump until services were extended and is now thriving and that it is time for the same to happen in Cannington.

- (5) Mr. Edwin Barkey

Mr. Edwin Barkey of Cannington addressed the committee to advise of his comments pertaining to the proposed Brock Official Plan advising that any proposal resulting in reduced development is a regressive approach and that development on private services should not be given up unless concrete assurances are received that service capacity in the Cannington area will be improved.

Mr. Barkey advised that he currently has land which is serviced by municipal water outside of the Cannington urban boundary however due to a lack of servicing in the area he has been advised that development opportunities do not exist. Mr. Barkey advised that any recommendations or resolutions to reduce the current development options that exist will be opposed by recourse required as it impacts his property. He commented that it is an onerous task to structure the direction of the municipality but to reduce potential development is a regressive step.

Mayor Keith Shier enquired of Mr. Barkey whether his Laidlaw Street North holdings are within the town limits and was advised in the affirmative. Mayor Shier further enquired whether Mr. Barkey is getting housing enquiries in the Cannington area and was advised that there certainly is residential demand in Cannington, however he and many other builders/subcontractors are working outside the area due to the lack of serviced land to address the needs of the community.

IV. PETITIONS – N I L

V. COMMUNICATIONS REFERRED OR SUBMITTED TO COMMITTEE

1123 Valerie Cranmer & Associates – Report 2006-PL-08 – Proposed Brock Township Official Plan – June 2006

Planning Consultant Valerie Cranmer provided a brief review of Report 2006-PL-06 which is as follows:

SUBJECT

PROPOSED BROCK TOWNSHIP OFFICIAL PLAN
JUNE 2006

RECOMMENDATIONS

1. That staff be authorised to revise the Proposed Brock Township Official Plan as detailed in Attachment No. 3 to Report No. 2006-PL-08 and in accordance with Committee direction; and,
 2. That staff be authorised to prepare the justification for the expansion of the three Regional Centres and for the urban area expansion to include the Beaver Avenue Employment Area;
-

ATTACHMENTS

- No. 1: Summary of Written Submissions Received
 - 2: Proposed Revisions to the Official Plan Maps
 - 3: Proposed Policy Revisions to the Official Plan
-

REPORT

1. Background

On March 20, 2006, Planning Committee received the Steering Committee Recommended Brock Township Official Plan. On May 1, 2006, Planning Committee held the Statutory Public Meeting, in accordance with the requirements of the Planning Act, to obtain public comments on the Steering Committee Recommended Official Plan. In addition, meetings have been held with the Lake Simcoe Region Conservation Authority and the Technical Advisory Committee to obtain their comments. A number of submissions have been received from the public, since the meeting held on March 20.

This report will address the comments received from the public and the relevant agencies since March 20, 2006, and will indicate any revisions as a result of a review of these comments to the Proposed Brock Township Official Plan.

2. Agency & Public Circulation

A. Statutory Public Meeting

In accordance with the provisions of the *Planning Act*, a notice was placed in the local newspapers and sent to all those who attended any of the previous Official Plan meetings or made a written submission during the preparation of the Official Plan. The Statutory Public Meeting was held on May 1, 2006. The following is a summary of comments made to the Township of Brock at that meeting.

- Whether there were additional opportunities for public comments after the Official Plan goes to the Region for approval;
- Questioned why residential clusters such as Vroomanton and Blackwater were not considered as hamlets;
- Why is there a discrepancy between the limits of the former Village of Cannington and the Urban Area of Cannington established in 1974 in the Durham Region Official Plan;
- Do not want to see Cannington stagnate;
- Official plan as proposed does nothing to benefit Cannington

B. Agency Comments

- Lake Simcoe Region Conservation Authority
 - Requests slight adjustments in the floodplain in each of the urban areas (refer to revised Maps 1-A, 2-A and 3A);
 - Requests the inclusion of a policy that recognizes existing development within the floodplain and associated redevelopment requirements; and,
 - Requests a policy that would require an EIS to determine the limits of the open space in the Beaver Avenue area. This study would address hydrogeology and source water protection.
- Durham Region Planning Department
 - change the planning period from 2025 to 2021;
 - policy regarding the severance of surplus dwellings does not conform to the Regional Official Plan and should be revised;
 - With the inclusion of the Beaver Avenue Employment Area, a similar sized employment area in Beaverton should be deleted;
 - The portion of the Urban Area expansion to include Beaver Avenue that is designated Open Space should be removed from the Urban Area and the southern Employment Area in Beaverton should be removed from the Urban Area and redesignated to rural uses;
 - Areas proposed for Expansion in Sunderland should be deleted; and,
 - No justification has been provided for the expansions to the Central Areas and the Beaver Avenue Employment Area.
- Durham Region Works Department
 - Cannot support Section 6.4.3 which requires that any new municipal wells are to be located outside of the settlement areas.
- Durham Region Economic Development Department
 - Requests that the last bullet in Section 3.2.1.6 be modified to allow more flexibility in implementation.
 - Requests the consideration of agricultural buffers
 - Renewable fuel and energy conversion systems should include bio-gas generation systems; and,
 - Severance of surplus dwellings to be in accordance with the Regional Official Plan.

C. Written Submissions

At the time when the Planning Committee considered the Steering Committee Recommended Official Plan, 42 written submissions had been received from the public and agencies. Since that time, an additional 5 submissions have been received. These were from the Township of Uxbridge, Bousefields Inc. on behalf of Tamis and Dimitrios Tzekas, the Ministry of Municipal Affairs, Paul and Donald Grills and George Lloyd. A summary of their comments is in Attachment No. 1 together with all written submissions received throughout the process.

3. Proposed Revisions

Maps

The Lake Simcoe Region Conservation Authority has requested that there be a number of minor revisions to the three Urban Area Maps to more accurately reflect the Authority's flood plain mapping. In Beaverton, three vacant lots on the north side of the Beaver River and south of Victoria Avenue are in the flood plain and should have an Open Space designation. In Cannington, a minor addition to the Open Space designation in the north east portion of the Urban Area was requested to include a small portion of the flood plain previously omitted. In Sunderland, the Urban Boundary and the Employment Area designation was slightly adjusted to eliminate the flood plain from the urban area. Maps 1-A, 2-A and 3-A as revised are included in Attachment No. 2.

Durham Region has indicated that it cannot support an extension of the Sunderland Urban Area to include the existing industrial use at the southeast corner of River Street and Highway 12. In addition, the inclusion of the employment land south of Albert Street South at Highway 12, is not supported by the Region. These revisions have been included on the attached maps.

The Region has also requested that the urban boundary for the Beaver Avenue Employment Area be revised so that the Open Space area is not included in the Beaverton Urban. The attached Map 1-A shows the boundary following the roads rather than the more subjective boundary of the limits of the Open Space. There was considerable discussion on the appropriate location for the Urban Area expansion by the Steering Committee and it was determined at that time, that the boundary is appropriately shown on Map 1-A. In addition, the Region would like to see the most southerly existing Employment Area in Beaverton removed from the Urban Area and redesignated for rural uses. Committee direction will be sought on this issue.

The revisions to the Maps are indicated in Attachment No. 2.

Policies

The following sections are proposed to be revised in accordance with the rationale provided. The proposed wording for each Section is detailed in Attachment No. 3.

Section 3.2.1.6 details the criteria that will be used to assess applications for the establishment and expansion of agri-businesses. It was suggested that the last requirement for a site plan be reworded to provide more flexibility in implementation.

Section 3.2.1.7 addresses the creation of a lot as a result of a residence being surplus to a farm operation as a result of farm consolidation. The wording of this policy has raised concerns with the Region and it is suggested that the policy be revised to accurately reflect the Provincial Policy Statement. It is still intended that the policy will apply to both abutting and non-abutting parcels. It is noted that the Region has not changed its position that would permit the severance of surplus dwellings only in the case of abutting properties.

Section 4.5.4 is a new section that recognizes that there is existing development within the floodplain.

Section 5.5.3.9 is a new section requiring an Environmental Impact Study in order to determine the limits and required setbacks from the Open Space designation in the north east portion of the proposed Urban Area Expansion for the Beaver Avenue Employment Area.

The requested revision to Section 6.4.3 would allow the Region the discretion to locate a municipal well within the Urban Areas. It is recommended that the requirement that any municipal well be located outside of the Urban Area be retained. This policy is in recognition of the relatively small size of the urban areas in Brock, the limited space available for future development within the existing areas, the difficulty in expanding the urban areas, the requirements for increased intensification in the urban areas and the impact of the wellhead protection policies in sterilizing the use of lands surrounding any municipal well. Section 6.1.2 which permits municipal water wells and water storage facilities in all designations should be revised to delete this permission.

Section 7.3.3.3 requires revision to clarify that a vibration study may not be required for minor development such as a severance or an infilling development.

4. Required Justification

The Region has identified that justification is required for two areas within the Proposed Brock Township Official Plan. These include the three Regional Centres (downtowns) and the Proposed Expansion Area for the Beaver Avenue Employment Area in Beaverton.

The Regional Centers were expanded from the areas identified in the existing Official Plan to include a slightly larger area for each of the downtowns of the three Urban Centres. The Durham Region Official Plan requires that justification must be provided for the expansion of any existing central area. The purpose of the justification is to ensure that the expansions do not unduly affect the viability of any designated commercial area in the Township.

The Beaver Avenue Employment Area is an expansion to the Beaverton Urban Area. This expansion was based on a study that was completed for the Township a number of years ago. The focus of this study was the examination of a number of potential rural employment areas. With the completion of the study, it was determined that the most appropriate way of dealing with the Beaver Avenue area, would be to expand the urban area. The Region has indicated that it is necessary to provide additional justification for the need of the proposed employment lands that addresses the supply and location of the existing designated employment lands in the Township.

The required justification should be provided to the Region concurrently with the adopted Brock Township Official Plan.

4. Next Steps

With the approval of the proposed revisions to the Official Plan, a final document will be presented to Planning Committee on June 19, 2006 and then forwarded to Council on June 26, 2006 for adoption. Once the Official Plan is adopted by Council, it must be forwarded to the Region of Durham for approval.

Mayor Keith Shier commented that the location of urban wells outside of the urban boundaries could impact agricultural lands and be detrimental to working farms, to which Ms. Cranmer advised that there needs to be a balance struck in this regard. She commented further on the restrictions to lands in the urban areas as the result of well head protection and the possibilities of less land impact by situating wells outside of the urban areas. Mayor Shier mentioned the possibility of compensation for agricultural lands impacted by wells and was advised that there is currently no compensation being paid on lands impacted by well head protection, however that perhaps consideration should be given to the purchase of well head lands.

Councillor Reg Starr requested confirmation that the proposed official plan allows for development in Cannington to be on private water and septic services and was advised that the Steering Committee would like to see development on full municipal services, however that the limitations in Cannington have been recognized. At this time the Region has not changed the designation in Cannington for private services, noting that our plan defers to the Durham Official Plan. Ms. Cranmer advised that she will check to ensure our policy in this regard is reflected in the Durham Official Plan or whether the Region will have to change the designation so Cannington can develop on mixed designations.

Councillor Allan Simpson commented he would like to see the lands in Sunderland, designated as Employment Area expansion retained as such, noting that the appearance of the entrances to a village is important.

Resolution No. 2-11

MOVED BY John Grant that we break for a 5 minute recess at 2:40 p.m.

MOTION CARRIED

Chair Larry O'Connor reconvened the meeting at 2:55 p.m. with the same members of committee and staff in attendance.

Resolution No. 3-11

MOVED BY Reg Starr that Brock Township Planning Committee receive communication # 1123 for information.

MOTION CARRIED

Resolution No. 4-11

MOVED BY Reg Starr that, with respect to the "Steering Committee Recommended Official Plan" dated March 2006, the following amendments be made with respect to Map 2-A entitled "Cannington Urban Area" as shown on Schedule "A" attached to and forming part of this resolution:

1. That the boundaries of the Cannington urban area be expanded to include the following lands:
 - (a) Part of Lot 18, Concessions 11 and 12 and part of Lot 19, Concession 12, in the vicinity of the community of Saginaw, within the Residential Area and Open Space land use designations;
 - (b) part of Lot 20, Concession 11, north of the Beaver River, within the Residential Area and Open Space land use designations; and,
 - (c) Part of Lots 22 & 23, Concessions 11 and 12, west and east of the former railway corridor within the Residential Area and Open Space land use designations.
2. That those lands located within part of Lot 20, Concession 12, north of the Beaver River and west of Laidlaw Street, be redesignated from the Open Space designation to the Residential Area designation.

MOTION CARRIED

Resolution No. 5-11

MOVED BY Reg Starr that Brock Township Planning Committee maintain the status quo for private well and private septic for residential development in Cannington, reference communication # 1123.

MOTION CARRIED

Resolution No. 6-11

MOVED BY John Grant that, with respect to the Steering Committee Recommended Official Plan dated March 2006, the following amendments be made with respect to Concession 6, part Lot 13 in the vicinity of Mara Road and south of White's Creek, be redesignated from Open Space designation to the Residential Area designation, reference communications 1123 and 1158.

MOTION CARRIED

Resolution No. 7-11

MOVED BY John Grant that, with respect to the Steering Committee Recommended Official Plan dated March 2006, that the following amendment be made with respect to Concession 6, South Part Lot 12 and Concession 6, North Part Lot 12 being in the vicinity south of Thorah Concession 7 and east of Mara Road (Regional Road 23) be redesignated from Open Space designation to the Employment/Residential Area designation, reference communications 1123 and 1157.

MOTION CARRIED

Resolution No. 8-11

MOVED BY John Grant that, with respect to the Steering Committee Recommended Official Plan dated March 2006, that Map 1-A, Beaverton Urban Area be amended to the map recommended by the Steering Committee in the August 22, 2005 draft Official Plan with respect to identified future residential and employment development areas, reference communication 1123.

MOTION CARRIED

Resolution No. 9-11

MOVED BY John Grant that the Planning Committee authorize staff to prepare the justification for the amendments passed by resolution pursuant to the proposed Brock Township Official Plan.

MOTION CARRIED

Planning Consultant Valerie Cranmer advised that she can do the justifications in the report but not the planning justifications for the motions passed due to the Greenbelt Legislation which will not permit urban expansion for another 9 years. She further advised that the Region's decision regarding urban boundaries is final and that there is no appeal mechanism in this regard.

Councillor John Grant commented that Brock needs to send a clear message that we are not pleased with the constraints being imposed upon us.

Resolution No. 10-11

MOVED BY Allan Simpson that the Township Planning Committee states that the employments areas as expansion shown on the October 2005 draft Official Plan for the Sunderland Area, be included.

MOTION CARRIED

Further Submissions received listed by Communication Number:

- 843 Township of Uxbridge – request for further notice re: Township of Brock Official Plan Review
- 886 Bousfields Inc. – Tzekas Lands – Township of Brock – Part Lot 11, Concession 5 (Thorah) – Beaverton
- 970 Ministry of Municipal Affairs and Housing, Louis Bitonti – Township of Brock OP
- 991 Paul and Donald Grills – servicing issue
- 1097 George Lloyd – Township of Brock Official Plan Review – request for inclusion of property in the hamlet of Port Bolster
- 1082 Durham Works Department, Jim McGilton – e-mail re: Township of Brock Official Plan – location of new wells
- 1125 Paul and Donald Grills – urban boundary issue

- 1157 Cameron F. Ross – Notice of Objection – Concession 6, S. Part Lot 12, 90.00 ac
– Concession 6, N. Part Lot 12, 94.50 ac
- 1158 Elizabeth J. Noor – Notice of Objection – Concession 6, Part Lot 13 – 21.3 ac
- 1170 Kitchen Kitchen Simeson McFarlane - R.R. #1, Cannington, ON – Pt. Lots 21 &
22, Concession 11 – Dale McFeeters property owner
- 1179 LSRCA – Official Plan Update – Township of Brock
- 1180 Kitchen Kitchen Simeson McFarlane re: Part Lots 21 & 22, Concession 11,
Brock – property owned by Dale McFeeters
- 1181 Weston Consulting Group Inc. re: Recommended Official Plan, Township of
Brock – property owned by Gerry Brouwer

Resolution No. 11-11

MOVED BY John Grant that communications 843, 886, 970, 991, 1097, 1082, 1125,
1157, 1158 and 1170 be received for information and filed. Further that communications
1179, 1180 and 1181 be received and filed.

MOTION CARRIED

Chair Larry O'Connor acknowledged the presence of Official Plan Steering Committee
members Thomas Mangan and Marg Evans.

VI. REPORTS OF SUBCOMMITTEES – N I L

VII. GENERAL ITEMS & ENQUIRIES

- (1) Councillor Karen Windatt – Brock Official Plan

Councillor Karen Windatt enquired as to the process insofar as the Brock Official Plan
and was advised by the Planning Chair that the final document will go to the June 19,
2006 Planning meeting followed by the June 26, 2006 Council meeting after which it will
be submitted to the Region of Durham for consideration. Durham Region will then
review the document, noting changes which will be returned to council to deal with,
following which it will be returned to the Region for finalization. Policies can be
appealed to the OMB, however decisions concerning the urban area boundaries are final
and cannot be appealed.

- (2) Councillor John Grant – Brock Official Plan

Resolution no. 12-11

MOVED BY John Grant that the Planning Committee request redesignation to residential
for the properties in the vicinity of Victoria Street between Mara Road and Cedar Street
in the former Village of Beaverton.

MOTION CARRIED

- (3) Communication No. 1183/06 – Report 2006-PL-09 – Dario Mancini request to
construct an accessory building on vacant land

This correspondence was referred to the June 12, 2006 council meeting.

- (4) Public Questions and Clarification

There were no public questions for clarification.

VIII. ADJOURNMENT

Resolution No. 13-11

MOVED BY Allan Simpson that we do now adjourn at 3:37 p.m.

MOTION CARRIED

CHAIR

SECRETARY