

Corporation of the Township of Guelph/Eramosa

Public Meeting

MINUTES

Monday, April 9, 2018

7:15 p.m.

Guelph/Eramosa Township Municipal Building

Present: Mayor Chris White and Councillors Louise Marshall, Mark Bouwmeester, Corey Woods and David Wolk.

Present from Staff: CAO Ian Roger, Director of Public Works Harry Niemi, Director of Parks and Recreation Robin Milne, Director of Finance Linda Cheyne, Chief Building Official Dan Sharina, Clerk/Director of Legislative Services Meaghen Reid and Deputy Clerk Amanda Knight.

1. The Mayor called the meeting to order at 7:44 p.m.
2. Planning Report 18/21 re: Zoning By-law Amendment 02/18 – Township of Guelph/Eramosa Housekeeping Amendment, All of the Lands in the Township Guelph/Eramosa
3. The Mayor announced that this is a Public Meeting to hear comments from the public and agencies and to give consideration to the Zoning By-law Amendment 02/18.
4. The Clerk requested that all persons in attendance for the public meeting to please clearly print their full name, address and postal code on the attendance sheet located on the table beside the entrance to Council Chambers. She noted that all names listed on the attendance sheet and the names of those who speak on this item will appear within the meeting minutes. She indicated that addresses listed on this sheet will be used to circulate future notices about this matter to attendees.

The Clerk advised that notice of this public meeting was published in the Wellington Advertiser on March 1, 2018. She also noted that the Notice of Public Meeting was posted to the Township website on March 1, 2018.

5. The Mayor called upon Ms. Rachel Martin, MHBC Planning, Township Planner, to review the planning report.

Ms. Rachel Martin, MHBC Planning, Township Planner, provided a PowerPoint presentation on the Zoning By-law Amendment Application. Ms. Martin indicated that the subject lands are all the lands within the Township of Guelph/Eramosa. Ms. Martin indicated that Zoning By-laws are updated from time to time to address emerging issues. She explained that the purpose of this amendment is

to permit accessory second units in ancillary buildings, to amend apartment dwelling regulations in the C1 and C2 Zones to permit 1 or more units above ground floor commercial uses and to permit single and semi detached dwellings in the C2 zone. Ms. Martin confirmed that these amendments are consist with the Wellington County Official plan and summarized comments from agencies, including Public Works who noted requirements for water and sewer connections with regard to accessory units.

6. The Mayor requested to hear from those in support of the amendment.

Mr. Rosemary Coombs, resident, spoke in favour of the amendment indicating it would accommodate their desire to live with their children and grandchildren.

8. The Mayor requested to hear from those opposed to the amendment.

No one spoke.

9. The Mayor asked if there were questions from Members of Council.

Councillor Mark Bouwmeester asked if this amendment would permit a garage to be converted to a second home.

Ms. Martin clarified that there will be limitations on size for accessory second dwellings and that it would need to be accessory to the main dwelling.

10. The Mayor concluded the meeting at 8:02 p.m. He advised that Council will consider all the matters placed before it prior to reaching a decision.

Chris White, Mayor

Meaghen Reid, Clerk