

PLANNING ADVISORY COMMITTEE

JANUARY 17, 2005

MEETING OF THE WOODSTOCK PLANNING ADVISORY COMMITTEE WAS CALLED TO ORDER AT 12:00 NOON BY THE CHAIR, VINCE DANIELS. PRESENT WERE:

- ALTON SCOTT
- KELLY CUMMINGS-BROWN
- PHILIP DYMOND
- LYNN ROSE
- ANDREW LEECH
- PETER KAVANAGH
- KEN HARDING (CAO/DEVELOPMENT OFFICER)
- CHERYL DROST (BUILDING INSPECTOR)

CAO/DEVELOPMENT OFFICER KEN HARDING INTRODUCED CHERYL DROST AS THE TOWN'S NEW BUILDING INSPECTOR/ ASSISTANT DEVELOPMENT OFFICER.

1. APPROVAL OF MINUTES

THE MINUTES OF THE NOVEMBER 13, 2004 MEETING WERE READ. IT WAS MOVED BY PHIL DYMOND, SECONDED BY LYNN ROSE TO APPROVE THE MINUTES OF NOVEMBER 13, 2004 AS PRESENTED. CARRIED.

2. UNDER NEW BUSINESS

ELECTION OF CHAIRPERSON AND VICE-CHAIRPERSON

THE CHAIRPERSON TURNED THE MEETING OVER TO KEN HARDING FOR THE ELECTIONS OF CHAIRPERSON AND VICE-CHAIRPERSON FOR 2005. THE FLOOR WAS OPENED FOR NOMINATIONS FOR THE POSITION OF CHAIRPERSON. IT WAS MOVED BY ANDY LEECH, SECONDED BY PETER KAVANAGH TO NOMINATE VINCE DANIELS FOR THE POSITION OF CHAIRPERSON. MR. DANIELS ACCEPTED THE NOMINATION. THE MOTION WAS CARRIED. AFTER CALLING FOR FURTHER NOMINATIONS AND THERE BEING NONE, VINCE DANIELS WAS DECLARED ELECTED AS CHAIRMEN OF THE WOODSTOCK PLANNING ADVISORY COMMITTEE FOR 2005.

NOMINATION. THE MOTION WAS CARRIED. AFTER CALLING FOR FURTHER NOMINATIONS AND THERE BEING NONE, PHILIP DYMOND WAS DECLARED ELECTED AS VICE-CHAIRMEN OF THE WOODSTOCK PLANNING ADVISORY COMMITTEE FOR 2005.

VARIANCE REQUEST, 138 RICHMOND STREET

THE MEETING REVIEWED AN APPLICATION FOR A LOT SIZE VARIANCE FOR 138 RICHMOND STREET. IT WAS NOTED THAT THE MATTER HAD BEEN DEALT WITH PREVIOUSLY, BUT IT WAS LATER DETERMINED THAT THE LOT CONTAINED 45 FEET OF FOOTAGE INSTEAD OF 52 FEET. IT WAS NOTED THAT THE LOT DEPTH EXCEEDS THE MINIMUM REQUIREMENT OF 100 FEET, AND THE TOTAL LOT SIZE EXCEEDS THE 6000 SQUARE FEET REQUIRED. SET BACKS FOR THE PROPOSED BUILDING (SINGLE FAMILY RESIDENCE) IS IN COMPLIANCE. IT WAS NOTED THAT THE REQUESTED VARIANCE AMOUNTED TO A 25% REDUCTION IN FRONTAGE, VERSUS THE REQUIRED AMOUNT. IT WAS MOVED BY ANDY LEECH, SECONDED BY ALTON SCOTT TO DENY THE VARIANCE REQUESTED FOR 138 RICHMOND STREET. CARRIED.

VARIANCE, SIGN FOR 389 CONNELL STREET

APPLICATION FOR A SIGN VARIANCE FOR AN ADDITION TO AN ESTABLISHED SIGN AT 389 CONNELL STREET WAS CONSIDERED. IT WAS MOVED BY KELLY CUMMINGS-BROWN, SECONDED BY PHILLIP DYMOND TO APPROVE A VARIANCE FOR AN ADDITION TO A SIGN AT 389 CONNELL STREET, PER APPLICATION.THE MOTION WAS DEFEATED.

REZONING REQUEST, 144 ELM STREET

APPLICATION FOR REZONING 144 ELM STREET TO "R-2" WAS CONSIDERED. IT WAS NOTED THAT THE APPLICATION FOR REZONING NOTED A "HOME OCCUPATION USE" AS THE REASON FOR A SEEKING A CHANGE IN ZONING DESIGNATION. IT WAS MOVED BY PETER KAVANAGH, SECONDED BY ANDY LEECH TO RECOMMEND TO COUNCIL THAT THE PROCESS FOR REZONING 144 ELM STREET NOT PROCEED AS IT WOULD BE A "SPOT REZONING" TO "R-2" IN AN AREA PRIMARILY USED FOR SINGLE -FAMILY RESIDENTIAL USE AND THE PROPOSED "HOME OCCUPATION" USE IS NOT AN APPROVED USE UNDER SECTION 69 OF THE ZONING BY-LAW. CARRIED.

THE MEETING WAS ADJOURNED BY MOTION.

KEN HARDING

CAO/DEVELOPMENT OFFICER