Mayor Dawe called the meeting to order at 7 p.m.

1. DECLARATION OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF

   There were no declarations of pecuniary interest under the Municipal Conflict of Interest Act.

2. APPROVAL OF THE AGENDA

   Moved by Councillor Gaertner
   Seconded by Councillor Kim

   THAT the agenda as circulated by Legal and Legislative Services be approved.

   CARRIED
3. PLANNING APPLICATIONS

Mayor Dawe outlined the procedures that would be followed in the conduct of the public meeting. The Deputy Clerk confirmed that the appropriate notice had been given in accordance with the relevant provisions of the Planning Act.

1. PDS16-054 – Application for Temporary Use Zoning By-law Amendment, 455 Magna Drive Inc., 455 Magna Drive, Part of Lots 19 and 20, Concession 2, E.Y.S Formerly Whitchurch, Related File Number: SP(EX)-2016-06, File Number: ZBA-2016-04

Planning Staff

The Planner, Mr. Lawrence Kuk, presented an overview of the application and staff report respecting the proposed Temporary Use Zoning By-law Amendment to exempt the proposed butcher shop from the provisions of Zoning By-law 2213-78, as amended, for a period of three years. He noted that the proposed amendment would add an additional use to the existing Rural General (RU-6) Exception Zone and would permit a food processing establishment within the existing office building. Mr. Kuk advised that a new vehicular access is being proposed off Magna Drive with eight parking spaces for the butcher shop.

Consultant

Mr. Templar Tsang-Trinaistich, Managing Director of Delta Urban Inc., on behalf of the applicant, provided a brief summary of the application and proposed butcher shop.

Public Comments

No members of the public came forward.

Moved by Councillor Mrakas
Seconded by Councillor Thom

THAT Report No. PDS16-054 be received; and

THAT comments presented at the Public Planning meeting be addressed by Planning & Development Services in a comprehensive report outlining recommendations and options at a future General Committee meeting. CARRIED

**Planning Staff**

The Planner, Mr. Lawrence Kuk, presented an overview of the applications and staff report respecting the proposed Draft Plan of Subdivision to permit 145 single detached lots and environmental protection lands with municipal roads and services. He noted that the Official Plan Amendment proposes to redesignate a portion of the subject lands from “Medium-High Density Residential” to “Low-Medium Density Residential” areas, and the Zoning By-law Amendment proposes to rezone the subject lands from “Rural (RU) Zone”, Detached Dwelling First Density Residential (R1-39) Exception Zone and “Environmental Protection (EP-15) Exception Zone” to “Detached Dwelling Second Density Residential (R2-X) Exception Zone” and “Environmental Protection (EP-15) Exception Zone”.

**Consultant**

Ms. Angela Sciberras, of Macaulay Shiomi Howson Ltd., on behalf of the applicant, presented a brief overview of the applications and subject lands, including background, proposed Draft Plan of Subdivision, surrounding uses, Official Plan designations, zoning, urban design, streetscapes and elevations.

**Public Comments**

No members of the public came forward.

**Moved by Councillor Pirri**

**Seconded by Councillor Thom**

THAT Report No. PDS16-048 be received; and

THAT comments presented at the Public Planning meeting be addressed by Planning & Development Services in a comprehensive report outlining recommendations and options at a future General Committee meeting.

CARRIED

**Planning Staff**

The Planner, Mr. Lawrence Kuk, presented an overview of the applications and staff report respecting the proposed development, and reviewed the revisions proposed by the applicant following the first Public Planning meeting held in January 2016. He noted that the Official Plan Amendment proposes to add a site-specific Official Plan policy to permit a maximum height of eight storeys for a high-density, residential apartment building, and the Zoning By-law Amendment proposes to rezone the subject lands from “General Industrial (M2) Zone” to “Third Density Apartment Residential (RA3) Exception Zone”.

**Consultant**

Ms. Angela Sciberras, of Macaulay Shiomi Howson Ltd., on behalf of the applicant, presented a brief overview of the proposed development, including comments and concerns expressed by Council and the public at the first Public Planning meeting held in January 2016, key departmental and agency comments, the proposed changes and revised site plan, elevations, landscaping, and next steps.

**Public Comments**

No members of the public came forward.

**Moved by Councillor Pirri**  
**Seconded by Councillor Kim**

THAT Report No. PDS16-055 be received; and

THAT comments presented at the Public Planning meeting be addressed by Planning & Development Services in a comprehensive report outlining recommendations and options at a future General Committee meeting.  

CARRIED
4. READING OF BY-LAW

Moved by Councillor Kim
Seconded by Councillor Thom

THAT the following confirming by-law be given first, second, and third readings and enacted:

5877-16 BEING A BY-LAW to Confirm Actions by Council Resulting from Special Council – Public Planning Meeting on June 29, 2016.

CARRIED

5. ADJOURNMENT

Moved by Councillor Gaertner
Seconded by Councillor Thompson

THAT the meeting be adjourned at 9:02 p.m.

CARRIED

______________________________  ________________________________
GEOFFREY DAVE, MAYOR                PATTY THOMA, DEPUTY CLERK