

TOWNSHIP OF HOWICK
PUBLIC MEETING
TUESDAY, November 17th, 2009 at 7:38 P.M.
AT THE HOWICK TOWNSHIP COUNCIL CHAMBERS

MINUTES

Attendance:

Council

Max Demaray, Reeve

Linda Henhoeffler, Councillor

Art Versteeg, Councillor

Andrea Yungblut, Deputy Reeve

Randy Scott, Councillor

Staff

Ronna Lee Johnson, Clerk

Wray Wilson, Public Works Co-ordinator

Mark Farinha, Treasurer

County of Huron

Denise Carnochan, Planner

Others:

Eric Versteeg

CALL TO ORDER

Reeve Demaray called the Public Meeting to order at 7:38 pm, and turned the meeting over to Huron County Planner Denise Carnochan.

Official Plan and Zoning By-Law Review

Ms. Carnochan explained that the purpose of this meeting is to provide an opportunity for input into the review of the planning documents. Howick began the review process in 2007, and since that time has held several public meetings for this purpose.

Ms. Carnochan reviewed comments and concerns that were addressed during the Open House held on October 28th, 2009, including:

- *Morrison, William and Bernadette* – expressed concern about the zoning change on their property from AG1 to a Natural Environment designation. It was explained that the change results from the use of the new mapping system which gives a much more accurate view of the property, and thus corrects the previous erroneous mapping. The Morrison's agreed with and are satisfied with the change.
- *Hohenadel, Jack* – enquired about the possibility of severing a parcel from his farm to build a retirement home. He was advised that this type of severance is still prohibited.
- *Surplus Residence Severance Policy* – several enquiries were received, at the Open House and by phone following the Open House, from individuals asking if they would qualify for such a severance. Ms. Carnochan is checking each enquiry individually.

Ms. Carnochan advised that no additional changes to the Official Plan or Zoning By-Law have occurred since the Open House. She noted that written comments were received today from the Saugeen Valley Conservation Authority, which she will review in detail to determine if changes may be required.

Ms. Carnochan noted the following property-specific requests which are being addressed:

- *Dickert, Ron* – request to recognize islands in Lakelet Lake
- *Peppler, Richard* – special zoning designation
- *Horst, Tim* – change Fordwich property from Institutional to Residential
- *Atton, William* – land swap proposal

Ms. Carnochan requested clarification from Council regarding the mapping designation for the Atton's proposed land swap. She recommended that, in the interest of clarity and transparency, the affected lands should be designated on the zoning maps with an asterisk that would clearly indicate that no development can occur until such time as the required Environmental Impact studies have been completed. The restriction on the lands would thus be clear, even if the Atton's decided not to proceed with their development plan, and sold the land to someone else. Removal of the asterisk would not require an Official Plan amendment.

Ms. Carnochan asked that Council clarify with a resolution how they wish the affected properties to be dealt with on the zoning maps.

Ms. Carnochan advised that it is her hope to have the draft documents ready for Council approval at the December 15th Council meeting.

Reeve Demaray asked visitor Eric Versteeg if he had questions or wished to comment on the planning documents. Mr. Versteeg replied that he had no questions or comments, but was attending as a matter of interest.

Reeve Demaray closed the Public Meeting at 7:52 pm.

Reeve Demaray thanked Ms. Carnochan for her attendance and information, and Ms. Carnochan left the meeting at this time.

REEVE

CLERK