



MUNICIPALITY OF EAST FERRIS
PLANNING ADVISORY COMMITTEE

Wednesday, June 17th, 2020

The Regular Meeting of the Municipality of East Ferris Planning Advisory Committee was held on Wednesday, June 17th, 2020 at 7:00 p.m. via Zoom.

PRESENT: John O'Rourke, John Symons, Erika Lougheed, Frank Corbeil, Bill Boake, Al Herauf, Greg Kirton, Manager of Planning and Economic Development, Taran Lennard, Planning Intern, and Kari Hanselman, Recording Clerk

ABSENT (WITH REGRETS): Michel Voyer

PUBLIC IN ATTENDANCE:

ADOPTION OF AGENDA:

Resolution No. 2020-05
Al Herauf – Erika Lougheed

THAT the draft agenda presented to the Committee and dated June 17th, 2020 be hereby adopted as circulated.

CARRIED

ACCEPTING THE MINUTES OF THE PREVIOUS MEETING(S):

Resolution No. 2020-06
John Symons – Frank Corbeil

THAT the Minutes of the Planning Advisory Committee meeting held February 19th, 2020 be adopted as circulated.

CARRIED

DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF:

-None for this Session

RATEPAYER'S DELEGATIONS:

-None for this Session



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Prior to the Public Hearings, Mr. Kirton advised that anyone watching via the live stream, who wishes to comment on the application may e-mail him and he will provide the zoom link.

PUBLIC HEARINGS:

File No. B-2020-01

Applicant: Mike Hurley

A public meeting was held on a consent application submitted by Mike Hurley for the purpose of a lot addition to the property at 110 Voyer Road.

The applicant was not present at the public meeting. Staff advised this is a lot line adjustment and that no new buildable lots will be created. Staff was in support of the application and no objections were received.

Chair O'Rourke confirmed no e-mail requests for commenting were received.

Resolution No. 2020-07

Al Herauf – Bill Boake

File No. B-2020-01

Applicant: Mike Hurley

WHEREAS the owner(s) of the lands described as 110 Voyer Road has applied to sever a parcel of land from abutting 116 Voyer Road. This severance is a lot addition only, and will not create a new developable lot.

AND WHEREAS the application is consistent with the Provincial Policy Statement 2020;

AND WHEREAS the application is in conformity with the policies contained within the Official Plan for the Municipality;

THEREFORE BE IT RESOLVED that this application be recommended for approval, conditional upon the following:

- 1) That confirmation is provided that all taxes are paid up to date;
- 2) That a plan of survey is prepared and filed with the Municipality;
- 3) That a plan of survey be sent electronically to the Municipality of East Ferris' Community Planner;



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- 4) That the applicant is required to pay \$250.00 to the Municipality of East Ferris for the Finalization Fee prior to the transfer of the severed land;
- 5) That the transfer(s)/Deed(s) of Land is submitted to the Secretary-Treasurer for the Issuance of the Certificate of Consent under subsection 53 (42) of the Planning Act, R.S.O. 1990, c.P.13, as amended;
- 6) That prior to the endorsement of the transfer(s) the owner grants simply unto the Municipality of East Ferris free of any charges, all lands measured 10.0 metres (33 feet) from the centerline of any existing publicly maintained road along the full length of the owner's total holdings being the subject of this consent; and
- 7) That all conditions must be filled within one year from the date the notice of decision has been given otherwise this provisional consent will lapse and the application for consent shall be deemed to be refused as per Section 53 (41) of the Planning Act, R.S.O. 1990, c.P.13, as amended.
- 8) That the owner enter into an agreement with the Municipality that requires a site plan control agreement to be executed prior to development of either the severed or retained lands. This Site Plan Control Agreement will reflect the recommendations of the FRI Report (Table 4).

Note(s)

- 1) That the owner is responsible to obtain any required permits from the North Bay Mattawa Conservation Authority prior to the issuance of building permits;
- 2) That the owner is responsible to obtain any required permits from the Ministry of Natural Resources and Forestry (MNRF) and follow the legal requirements of the Endangered Species Act, 2007; and
- 3) That the owner is responsible to obtain an entrance permit to the satisfaction of the Municipal Engineer prior to the issuance of a building permit.

CARRIED

No public input was received at the public meeting.

ADJOURNMENT:

Resolution No. 2020-08



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Frank Corbeil – Al Herauf

THAT the Planning Advisory Committee meeting adjourn at 7:13 p.m.

CARRIED

Chair

Planner