



## MINUTES

### MEMBERS PRESENT:

Councillor John Sepulis, Chair  
Dan Kennedy  
Dennis O'Connor  
Dianne Paron  
Deep Basi

### MEMBERS ABSENT:

None

### OTHERS IN ATTENDANCE:

Karen Landry, CAO/Clerk  
Lynne Banks, Development and Legislative Coordinator  
Sarah Wilhelm, County Planning  
Jeff Buisman, Van Harten Surveying Inc.

### 1 - 4. COMMITTEE OF ADJUSTMENT

- See November 13, 2018 Committee of Adjustment minutes.

### 5. OPENING REMARKS

The Chair advised the gallery that the following portion of the Committee meeting will be reviewing and commenting on development planning applications.

### 6. DISCLOSURE OF PECUNIARY INTEREST

- None

### 7. APPROVAL OF MINUTES

Moved by Dennis O'Connor

Seconded by Deep Basi

That the Minutes of the Planning & Development Advisory Committee Meeting held Tuesday, October 9, 2018, be adopted.

CARRIED

### 8. APPLICATION FOR SITE PLAN URBAN DESIGN REVIEW

### 9. ZONING BY-LAW AMENDMENT

**D14/PIE – Pier Property Inc.**, Part Lots 26 & 27 Con 7, municipally known as 267 Brock Road South

The application is to amend Township of Puslinch Zoning By-law 19/85 to rezone the severed lands from Agricultural (A) to Highway Commercial (C2) and to rezone the retained parcel from Agricultural (A) to Industrial (IND); related to County of Wellington severance B149/17.

- Sarah Wilhelm provided an overview of the proposed zoning by-law amendment and its relation to the County of Wellington severance file.
- John Sepulis asked if access would be retained to the storage pond and drain.
- Sarah Wilhelm advised that they would via the severance conditions.

- Jeff Buisman further advised an agreement will be registered on title.
- John Sepulis asked how the owner of the Industrial zoned property will access its property.
- Jeff Buisman advised that the lands proposed to be zoned industrial are merged with the lands to the north which are also currently zoned industrial even though both properties have separate PINs in the Land Registry office and they are owned by the same company.
- John Sepulis advised the committee supports the rezoning with confirmation that it is 1 large parcel.

#### **10. LAND DIVISION**

- None

#### **11. OTHER MATTERS**

- None

#### **12. CLOSED MEETING**

- None

#### **13. NEXT MEETING**

- Next Regular Meeting December 4, 2018 @ 7:00 p.m.

#### **14. ADJOURNMENT**

Moved by Dianne Paron

Seconded by Dan Kennedy

That the Planning & Development Advisory Committee adjourned at 7:32 p.m.

CARRIED