



Corporation of the Municipality of South Huron
Minutes-Public Meeting

Monday, November 19, 2018, 6:00 p.m.
Council Chambers - Olde Town Hall

Members Present: Maureen Cole - Mayor
 Dave Frayne - Deputy Mayor
 Tom Tomes - Councillor - Ward 1
 Marissa Vaughan - Councillor - Ward 1
 Wayne DeLuca - Councillor - Ward 2
 Craig Hebert - Councillor - Ward 2
 Ted Oke - Councillor - Ward 3

Staff Present: Dan Best, Chief Administrative Officer/Deputy Clerk
 Don Giberson, Environmental Services Director
 Sarah Smith, Huron County Planner
 Rachel Anstett, Administrative Assistant/Recording Secretary

Others Present: Victor Kloeze, Huron County Planner
 Laurie Clapp, Administrative Assistant

1. Call to Order

Mayor Cole called the meeting to order at 6:02 pm.

2. Disclosure of Pecuniary Interest

None.

3. Purpose of Public Meeting

The Deputy-Clerk advised that the purpose of this Public Meeting of the Council of the Corporation of the Municipality of South Huron is to review an application for a proposed amendment to By-Law 30-1978, the Zoning By-Law of the former Town of Exeter and if it comes into effect South Huron Comprehensive By-Law 69-2018 for the Municipality of South Huron, and to allow interested members of the public the opportunity to ask questions or offer comments with regard to the Temporary Use By-Law.

It was noted that council will not make a decision on the Temporary Use By-Law at this Public Meeting. Based on the recommendations and information received

at this Public Meeting a Temporary Use By-Law will be presented for approval at a regular Council meeting.

A Public Registry located on the table by the door and if any member of the public would like to be notified in writing of the decision on the application they are to provide their name and mailing address on the registry. A person or public body may appeal the decision if they have made an oral submission at this public meeting or a written submission to Council prior to the passing of the by-laws.

4. Application for Renewal of Temporary Use Zoning By-law D14-16-2018

4.1 Application

Planner Victor Kloeze introduced himself as a Huron County Planner and as the lead for this application. South Huron Planner Sarah Smith was within the radius for this application therefore was in conflict of interest.

4.2 V. Kloeze, Huron County Planner - Report D14-16-2018

Planner Kloeze reviewed his report noting that the purpose of this application is to extend the current temporary use by-law #73-2015 for an additional three years. The current temporary use by-law was awarded on December 24, 2015 and expires on December 24, 2018.

This application was first put forward in 2015 for a permanent rezoning, however a temporary by-law was awarded.

The food bank is located at 249 Andrew Street, Exeter. It is zoned in a R1 (low-density residential). It has existing residential use in the front part of the house. The Food Bank is located in the back part of the house. Two parking spaces are available at the location which is sufficient for the zoning application. During the initial review traffic access/parking was questioned however no issues have been raised in the past 3 years. Planner Kloeze mentioned that because the main use of the Food Bank is appointment based versus walk in it lowers the need for additional parking.

Planner Kloeze recommends approval of the Temporary Use Zoning By-Law Extension. He noted that there is no extra impact on the community if this by-law is granted. He suggested that if the Food Bank declares this to be its permanent home then in the future it should apply for a permanent zoning versus another extension.

Motion: PL#28

Moved: T. Oke

Seconded: W. DeLuca

That South Huron Council receives the report from V. Kloeze, Huron County Planner re: D14-16-2018.

Disposition: Carried

4.3 Written Comments Received

None.

4.4 Comments-Council; Public in Attendance

Mayor Cole wondered if this needed to be labeled as a Food Bank. She also mentioned that the cost for the temporary use zoning by-law is expensive and wondered if applicants could have the fee waived.

Planner Kloeze stated that there was already a reduction in fee as a result of the applicant applying for the temporary use extension rather than the permanent application. Planner Kloeze mentioned that Huron County does not recommend planning fees be waived however the applicant can write to the County asking to have the County portion of the fee be waived.

5. Close Public Meeting

Motion: PL#29

Moved: T. Tomes

Seconded: C. Hebert

That South Huron Council now closes this Public Meeting at 6:12 p.m. and reconvenes the Regular Council meeting.

Disposition: Carried

Maureen Cole, Mayor

Dan Best, CAO/Deputy Clerk