



Corporation of the Municipality of South Huron
Minutes-Public Meeting

Monday, June 15, 2020, 6:00 p.m.
Remote Electronic Meeting South Huron Council Chambers
Live Video Feed - <https://www.facebook.com/SouthHuron/>

- Members Present: George Finch, Mayor
 Jim Dietrich, Deputy Mayor
 Dianne Faubert, Councillor - Ward 1
 Marissa Vaughan, Councillor - Ward 1
 Aaron Neeb, Councillor - Ward 2
 Barb Willard, Councillor - Ward 2
 Ted Oke - Councillor - Ward 3
- Dan Best, Chief Administrative Officer/Deputy Clerk
 Sandy Becker, Director of Financial Services
 Don Giberson, Director of Infrastructure and Development
 Megan Goss, Acting Manager
 Rachel Anstett, HR Coordinator
 Justin Finkbeiner, Administrative Assistant
 Alex Wolfe, Deputy Clerk
 Rebekah Msuya-Collison, Director of Legislative Services/Clerk
 Craig Metzger, County Planner
- Others Present: Joanna Van Mierlo, Resident, Nancy Eisenschink, Owner, José Cabral
 and Kimberley Baskin, Owners

1. Call to Order

The meeting was called to order at 6:03 p.m.

2. Disclosure of Pecuniary Interest

None.

3. Purpose of Public Meeting

The Clerk read the purpose of this Public Meeting of the Council of the Corporation of the Municipality of South Huron is to consider and review the proposed Zoning By-Law amendments to By-Law #69-2018 under section 34 of the Planning Act. The meeting is also to allow interested members of the public

the opportunity to ask questions or offer comments with regard to the applications.

She advised that Council would not make a decision on the proposed amendment at this Public Meeting but that based on the recommendations and information received at this Public Meeting, the proposed amendment will be presented for approval at a regular Council meeting. The Clerk added that during COVID-19 some limitations or timelines set out in the Planning Act may be temporarily suspended for the duration of the emergency.

The Clerk noted that if any member of the public would like to be notified in writing of the decision on either application they are to provide their name and mailing address to her directly to be added to the appropriate registry. She added that 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-law.

6:05 p.m. Planner Metzger turned camera on to go over the report.

4. Application for D14-Z03-2020 Eisenschink

4.1 C. Metzger, Huron County Planner - Report

Planner Metzger presented Council with a review of the application and noted that the rezoning is a condition of a consent application approval, file # C81-19, which severs a building lot off the north portion of this parcel. The applicant is seeking a zone change to recognize and permit a reduction in the minimum lot depth from 30 metres to 25.7 metres. Planner Metzger noted that municipal staff did not identify any objections to the proposed rezoning and all comments had already been considered as part of the severance approval. He noted that the requested zoning by-law amendment is consistent with the Provincial Policy Statement, 2020 and conforms to both the Huron County and South Huron Official Plans.

Planner Metzger recommended approval of the zoning by-law amendment.

Motion: PL#007-2020

Moved: T. Oke

Seconded: J. Dietrich

That South Huron Council receives the report from C. Metzger, Huron County Planner re Zoning By-Law Amendment D14-Z03-2020 Eisenschink.

Disposition: Carried (7-0)

4.2 Written Comments Received

There were no written comments received.

4.3 Comments-Council; Public in Attendance

There were no comments from members of Council or Public in attendance.

6:12 p.m. resident Joanna Van Meirlo and owner Nancy Eisenschink left the meeting.

5. Application for D14-Z05-2020 Cabral & Baskin

5.1 C. Metzger, Huron County Planner - Report

Planner Metzger presented Council with a review of the application and noted that this zoning by-law amendment application is to amend the subject lands from CF (Community Facility) to R1 (Residential - Low Density) to facilitate the conversion of this former church to a residential use. He noted two structures on the property: the former church and a large concrete building and added that the concrete building has an existing legal non-complying status due to its construction prior to the zoning by-law being passed. He noted that there were no comments received from neighbours or members of the public on this application and municipal staff did not identify any objections to, or issues with, the proposed rezoning. Planner Metzger noted that the application is consistent with the Provincial Policy Statement, 2020 and conforms to both the Huron County and South Huron Official Plans.

Planner Metzger recommended approval of the zoning by-law amendment.

Motion: PL#008-2020

Moved: A. Neeb

Seconded: J. Dietrich

That South Huron Council receives the report from C. Metzger, Huron County Planner re Zoning By-Law Amendment D14-Z05-2020 Cabral & Baskin.

Disposition: Carried (7-0)

5.2 Written Comments Received

There were no written comments received.

5.3 Comments - Council; Public in Attendance

Councillor Faubert asked whether this property was to be converted for single family home or multi residential. Planner Metzger responded that the applicant's intention is for a single family residence.

Deputy Mayor Dietrich noted that this is a great use for the property and it is good to see this development.

There were no comments from members of the public in attendance.

6:15 p.m. Planner Metzger turned off his camera and owners José Cabral and Kimberley Baskin left the meeting.

6. Close Public Meeting

Motion: PL#009-2020

Moved: B. Willard

Seconded: D. Faubert

That South Huron Council now closes this Public Meeting at 6:16 p.m. and reconvenes the Regular Council meeting.

Disposition: Carried (7-0)

George Finch, Mayor

Rebekah Msuya-Collison, Clerk