COUNTY OF WELLINGTON PLANNING AND LAND DIVISION COMMITTEE
Wellington County Administration Centre
Room 3A, Keith Committee Room
74 Woolwich Street, Guelph, Ontario N1H 3T9

COMMITTEE MEMBERS: Warden – Chris White; Councilor – Lou Maieron Chairman, Councilors - John Green, Bruce Whale & Shawn Watters,

SECRETARY-TREASURER: Deborah Turchet

Meeting Held - Thursday, April 11, 2013, Keith Committee Room 3A.

Councilor Lou Maieron called the meeting to order for Land Division proceedings at 9:00 a.m. All Planning and Land Division Members were present. County Planner – Sarah Wilhelm, Linda Redmond and Gary Cousins Planning Director were in attendance to present applications. ,Also in attendance Jameson Picard, Planning Department. The proceedings were recorded by the Secretary-Treasurer of Land Division.

DISCLOSURES OF PECUNIARY INTEREST

None

APPROVAL OF MINUTES

Moved by Councilor Shawn Watters Seconded by councilor Bruce Whale

THAT the minutes of the regular meeting of March 14, 2013 be approved as circulated.

Carried.

BUSINESS ARISING FROM MINUTES

none

CONSIDERATION OF APPLICATIONS

Files Expedited: B11/13; B13/13/ B19/13

Moved by Warden Chris White Seconded by Councilor John Green

THAT expedited files B11/13; B13/13/ and B19/13 be granted.
Carried

Provisional Consents Granted: B155/12; B144/12; B2/13; B6/13; B7/13; B8/13; B9/13; B10/13; B11/13; B12/13; B13/13; B14/13; B17/13; B19/13; B20/13; B21/13; B22/13; B23/13

Three applications were deferred:

B12/13 – Joeman Farms Limited – Wellington North (West Luther Twp.)

Moved by Shawn Watters *Seconded by Warden Chris White*

THAT *application B12/13 be deferred to allow applicant time to consult with the Township of Wellington North Chief Building Official and the County of Wellington Planning Department to clarify and receive a better understanding of what is intended for proper clearance of condition #8.*

"8) THAT the house is brought into a habitable condition to the satisfaction of the Township of Wellington North Chief Building Official and the County of Wellington; and that the Local Municipality and the County of Wellington Planning Department file with the Secretary-Treasurer of the Planning and Land Division Committee a letter of clearance of this condition."

Carried.

B15/13 – 1143018 Ontario Inc. – Mapleton (Peel Township)

Moved by Councilor John Green *Seconded by Councilor Bruce Whale*

***THAT** application B15/13 be deferred so that the applicant and agent may clarify with the Township of Mapleton the location of the mutual drive and the proposed severance line. The proposed easement is to be removed.*

Carried.

B18/13 – Adriaan & Brenda Demmers – Township of Puslinch

Moved by Warden Chris White *Seconded by Councilor Shawn Watters*

***THAT** application B18/13 be deferred so that the applicant and agent may discuss a change of entrance width, location and/or a new lot configuration. Amended sketch and letter of explanation to be circulated by agent to the commenting authorities with updated comments sent to Planning and Land Division.*

Carried.

COMMITTEE MEMBER ITEMS

None

NEW BUSINESS

None

NEXT REGULAR MEETING

- will be convened on **THURSDAY, May 9, 2013 @ 9:00 a.m. - Keith Committee Room 3A.**

There being no further business, Chairman Lou Maieron concluded Land Division proceedings at 12:40 p.m.

SECRETARY-TREASURER

CHAIRMAN

LAND DIVISION COMMITTEE – THURSDAY APRIL 11, 2013

File No.	*NAME*	*MUNICIPALITY*	*SEVERED PARCEL*	*RETAINED PARCEL*	*TIME*
B155/12	Neil & Gail Baldwin	**TOWN OF ERIN** Part Lot 25, Concession 9	LLA - 0.6 ha with no fr, vacant land to be added to abutting lot – Neil Baldwin.	38.7 hectares with 569m frontage, existing and proposed agricultural use	GRANTED
B2/13	Lynne Dyment	**TOWN OF ERIN** Part Lot 25, Concession 8	93m fr x 86m = 0.8 hectares, vacant land for proposed rural residential use	39.3 ha with 518m fr on Eighth Line and 657m fr on Orangeville St., existing & prop agri use w/ existing house & garage	GRANTED
B6/13	Barry Rathbun	**TOWN OF ERIN** Part Lot 24, Concession 5	30.5m x 92.4m = 2813 sm existing agri use for proposed rural residential use	13.4 ha with 391.5m fr, exist & prop agri use with existing shop and outbuildings	GRANTED
B7/13	Barry Rathbun	**TOWN OF ERIN** Part Lot 24, Concession 5	30.5m x 92.4m = 2813 sm existing agri use for proposed rural residential use	13.4 ha with 391.5m fr, exist & prop agri use with existing shop and outbuildings	GRANTED
B8/13	Barry Rathbun	**TOWN OF ERIN** Part Lot 24, Concession 5	30.5m x 92.4m = 2813 sm existing agri use for proposed rural residential use	13.4 ha with 391.5m fr, exist & prop agri use with existing shop and outbuildings	GRANTED
B9/13	Barry Rathbun	**TOWN OF ERIN** Part Lot 24, Concession 5	30.5m x 92.4m = 2813 sm existing agri use for proposed rural residential use	13.4 ha with 391.5m fr, exist & prop agri use with existing shop and outbuildings	GRANTED
B10/13	Barry Rathbun	**TOWN OF ERIN** Part Lot 24, Concession 5	30.5m x 92.4m = 2813 sm existing agri use for proposed rural residential use	13.4 ha with 391.5m fr, exist & prop agri use with existing shop and outbuildings	GRANTED
B11/13	John & Marilyn Kastelic	**TOWN OF ERIN** Part Lot 25, Concession 11	60m fr x 107m = 0.6 hectares, vacant land for proposed rural residential use	51.5 ha w/ 554m fr, exist & prop rural res & agri use w/ exist house & outbuildings	GRANTED
B13/13	Zentra Investments ltd.	**CENTRE WELLINGTON (Eramosa Twp)** Part Lots 31 & 32, Concession 4	1.09 ha with 26.3m fr, existing and proposed rural residential use with existing house and metal clad building	112.1 ha w/ 1295.4m fr on SR 30, 610.2m fr on 4th Line, 176.2m fr on E-G TL & 943.2m fr on 5th Line, agri use	GRANTED
B14/13	Zentra Investments ltd.	**CENTRE WELLINGTON (Eramosa Twp)** Part Lots 31 & 32, Concession 4	1.6 hectares with 20m frontage, existing and proposed rural residential use with existing house and metal clad building	58.4 ha with 614m fr on Fifth Line, 911m fr on SR 30 and 277m fr on Sixth Line, existing and proposed agricultural use	GRANTED
B15/13	1143018 Ontario Inc.	**MAPLETON TOWNSHIP (Peel)** Part Lot 12, Concession 10	1.5 acres w/ 146.5m fr, existing & prop rural res use w/ existing house & garage	91.8 acres w/ 3920.3' fr, exist barn, shed, feed bunker and small frame building.	DEFERRED
B18/13	Adriaan & Brenda Demmers	**TOWNSHIP OF PUSLINCH** Part Lot 13, Concession 5	1.0 ha with 6m frontage, existing vacant land for proposed rural residential use	1.2 ha with 73m fr, existing and prop rural res use w/ house, shed & driveshed	DEBERRED
B19/13	Morette's Furniture Limited	**TOWN OF ERIN (Hillsburgh)** Part Lots 3 & 4, Reg Plan 187	LLA - 4.45 sm with no fr, existing commercial use to be added to abutting commercial lot – Bruce Morette	1353 sm with 26.35m fr, existing and proposed residential and commercial use with existing house and showroom.	GRANTED
B20/13	Estate of Ruth Wilfing	**TOWNSHIP OF MAPLETON (Maryborough)** Part Lot 15, Concession 2	LLA - 36.5 ha with 1236m fr, existing agri use to be added to abutting residential and agricultural use – Merlyn Frey.	2.29 ha with 75m fr on SR 15 and 305m fr on Conc Rd 3, existing agri use for proposed use as a hobby farm	GRANTED

B21/13	Jeff & Rosemary Jiricka	**TOWNSHIP OF PUSLINCH** Part Lot 30, Gore Concession	60m fr x 87m = 0.5 hectares, vacant land for proposed residential use	88m fr on Gore Rd x 153m fr on Conc 7 Rd = 1.32 ha, exist & prop rural res use	GRANTED
B22/13	Klaas & Jantje Bouwman	**CENTRE WELLINGTON(Eramosa)** Part Lot 26, Conc 6	2.5 ha with 100m fr, existing & proposed rural res use w/ house, barn & two sheds	35.2 ha w/ 627m fr on Cty Rd #22 & 191m fr on Sixth Line, exist & prop agri	GRANTED
B144/12	Steven Fraser ***previously deferred***	**CENTRE WELLINGTON (West Garafraxa)** Part Lot 3, Concession 3	***revised – 5.3 acres with 200.3' frontage (Area B on sketch)***	***revised – 94.7 acres with 1816' frontage (Area A on sketch) agricultural***	GRANTED
B12/13	Joeman Farms Ltd.	**WELLINGTON NORTH (Luther)** Part Lots 14 & 15, Conc 4	3.39 ha with 214m fr, existing and prop rural res use with existing house	77.84 hectares with 246m frontage, existing and proposed agricultural use	DEFERRED
B17/13	R & R Mitchell Farms Ltd.	**WELLINGTON NORTH (Arthur Twp)** Part Lot 22, Concession 7	7.55 acres with 479' fr existing & prop rural res use with house & 2 sheds.	142.4 Acres with 1501' frontage, existing and proposed agricultural use.	GRANTED
B23/13	Johannes & Lidwina Teselink	**WELLINGTON NORTH (Peel)** Part Lot 20, Concession B	1.5 ha with 7m fr, existing and proposed rural res use with existing dwelling, shed, drive shed, bank barn and garage	38.5 hectares with 404m frontage, existing and proposed agricultural use.	GRANTED