



**Planning Committee Minutes  
City of Peterborough  
May 9, 2016  
Draft Minutes Not Approved**

**Minutes of a Meeting of Planning Committee held on May 9, 2016 in  
the Auditorium, Adam Scott Collegiate.**

Planning Committee was called to order at 6:00 p.m. by Councillor Parnell, Chair, in the Auditorium, Adam Scott Collegiate, 175 Langton Street.

**Roll Call:**

Councillor Baldwin  
Councillor Beamer  
Councillor Clarke  
Councillor Haacke  
Councillor Pappas  
Councillor Parnell, Chair  
Councillor Riel  
Councillor Therrien  
Councillor Vassiliadis  
Councillor McWilliams  
Mayor Bennett

**Confirmation of Minutes – April 11, 2016**

Moved by Mayor Bennett

**That the minutes of the meeting of Planning Committee held on April 11, 2016 be approved.**

“CARRIED”

**Disclosure of Pecuniary Interest**

There were no disclosures of Interest.

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**Public Meeting under the Planning Act**  
**Manager, Planning Division**  
**Report PLPD16-038**  
**Official Plan Amendment and Zoning By-law Amendment for 1400**  
**Crawford Drive and 586 Harper Road**

Malcolm Hunt, Director of Planning and Development, Ken Hetherington, Manager Planning Division, both of the City of Peterborough, and Paul Lowes, SGL Planning and Design made a presentation on the application.

The following individuals spoke in opposition to the application:

Darrell Rowe, 232 Herbert Street  
Kim Zippel, 1712 Stenson Boulevard  
Dave Adams, 871 Cumberland Avenue  
Ted Vale, 90 Milroy Drive  
Gordon Petch, Toronto, representing the DBIA and Aon Inc.  
Carleen Johnson, 1 Wallace Street  
Sheila Nabigon-Howlett, 516 Cambridge Street  
Lynda Slavin, 3749 Wallace Point Road, Otonabee-South Monaghan  
Roy Brady, 136 Ware Street  
Ray Shield, 62 Moorecraig Road  
Kady Denton, 657 Water Street  
Ken Ranny, 434 Hillcrest Avenue  
John MacMillan-Jones, 482 Driscoll Terrace  
Mark Zippel, 1712 Stenson Boulevard  
Delendra Adams, 714 McKellar Street  
Greg Conchelos, 280 Spencely's Lane  
Zola Conch, 484 Lindsay Road, Selwyn  
Paul Sobanski, 11 Middleton Drive  
Jeff and Jacob Bowman, 275 McGill Street  
Mark Cummings, 523 Aylmer Street  
Julie Morris, 675 Cameron Street  
Steve Russell, 963 Armour Road  
Frank Blakeley, 822 Orpington Road  
Bentley Froese, 478 Murray Street  
Ainslee May Clearwater, 130 Anson Street

The Chair recessed the meeting at 9:03 p.m. The meeting reconvened at 9:13 p.m.

Jerry Burn, 957 Stewart Line, Cavan Monaghan  
Janice Adams, 714 McKellar Street  
Danielle Duchesneau, 4 Conger Street  
Charlie Werger, 168 Douro Street

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The following individual spoke in support of the application:  
John Matheson, Asphodel-Norwood

Moved by Councillor Pappas

**That the Rules of Order be suspended to continue the meeting past the hour of 10:00 p.m. to complete the agenda.**

“CARRIED”

Chuck Keeling, Vice President of Stakeholder Relations and Responsible Gaming and Michael Young, Senior Project Manager, Great Canadian Gaming Corporation, spoke to the application.

Councillor Riel requested Recommendation f) be separated for discussion and vote.

Moved by Councillor Beamer

**That Council approve the recommendations outlined in Report PLPD16-038 dated May 9, 2016, of the Manager, Planning Division, as follows:**

- a) **That Council confirm that the City-initiated applications for Official Plan Amendment and Rezoning to permit a casino in the City of Peterborough at a location consistent with Report PLPD13-013(A) are consistent with its direction previously given in Closed Session on November 16, 2015;**
- b) **That Section 2.3 – Commercial Structure of the Official Plan be amended in accordance with the draft amendment attached as Exhibit “C” to Report PLPD16-038;**
- c) **That Section 1 of the City’s Comprehensive Zoning By-law 97-123 be amended to include a definition for a “Gaming Establishment/Casino” and “Gaming Position” in accordance with the draft amendment attached as Exhibit “D” to Report PLPD16-038;**
- d) **That the City’s Comprehensive Zoning By-law 97-123 be amended in accordance with Exhibit “D” of Report PLPD16-038 by adding Section 393 – Special District 363 to identify a gaming establishment/casino, hotel and restaurant as permitted uses and associated regulations under the SP.363 zoning district;**
- e) **That the zoning of the property at 1400 Crawford Drive be amended from M2.2-SP.268 to SP.363, from M2.2-SP.268 to SP.363-“H” and from M2.2-SP.268 to OS.1, in accordance with Exhibit “D” of Report PLPD16-038;**

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- f) That the “H”-Holding Symbol be removed from the subject property following the completion of an environmental impact study acceptable to the Otonabee Region Conservation Authority identifying the precise location of the wetland feature on 540 Harper Road and/or providing technical justification for a reduction in the provisional 30 metre buffer provided on 1400 Crawford Drive;
- g) **That Section 3.9 Exceptions of the Comprehensive Zoning By-law 97-123 be amended in accordance with Exhibit “D” of Report PLPD16-038 by adding the following: “.306 In addition, a parking lot or parking garage is a permitted use”; and**
- h) **That the zoning of the property at 586 Harper Road be amended from M2.1-18b to M2.1,18b-306 in order to permit a parking lot as an additional permitted use in accordance with Exhibit “D” of Report PLPD16-038.**

Moved by Councillor Riel

That Recommendation f) be amended to read as follows:

**That the “H”-Holding Symbol be removed from the subject property following the review and approval of a Traffic Impact Study by the Ministry of Transportation.**

“CARRIED”

Upon the main motion, less item f), the motion carried.

### **Other Business**

There were no items of Other Business.

### **Adjournment**

Moved by Councillor Clarke

**That this meeting of Planning Committee adjourn at 10:46 p.m.**

“CARRIED”

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John Kennedy  
City Clerk

Councillor Parnell  
Chair