



**Planning Committee Minutes  
City of Peterborough  
September 16, 2013  
Draft Minutes Not Approved**

**Minutes of a Meeting of Planning Committee Held on September 16, 2013 in the Council Chambers, City Hall.**

Planning Committee was called to order at 6:30 p.m. in the Council Chambers.

**Roll Call:**

Councillor Beamer  
Councillor Clarke  
Councillor Doris  
Councillor Hall, Chair  
Councillor Juby  
Councillor McWilliams  
Councillor Pappas  
Councillor Parnell  
Councillor Riel  
Councillor Vass  
Mayor Bennett

**Confirmation of Minutes – August 26, 2013**

Moved by Councillor Parnell

**That the minutes of the meeting of Planning Committee held on August 26, 2013 be approved.**

“CARRIED”

**Disclosure of Pecuniary Interest**

There were no disclosures of Pecuniary Interest.

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**Public Meeting Under The Planning Act**  
**Manager, Planning Division**  
**Report PLPD13-065**  
**Zoning By-law Amendment Z1315SB**  
**Mason Homes Limited**  
**0 & 1310 Chemong Road**  
**Lots 61-65, 88-92, 102-144**

Ken Hetherington, Manager, Planning Division, provided an overview of Report PLPD13-065.

No one spoke in opposition to, or in support of the application.

Mike Bell, Mason Homes, agent for the applicant, spoke to the application.

Moved by Councillor Vass

**That Council approve the recommendations outlined in Report PLPD13-065 dated September 16, 2013, of the Manager, Planning Division, as follows:**

- a) **That Section 378 of Zoning By-law 1997-123, being Special District 348, be deleted in its entirety and replaced with a new Special District 348 in accordance with Exhibit F of Report PLPD13-065.**
- b) **That Section 3.9 Exceptions of Zoning By-law 1997-123 be amended by deleting Exceptions 260 and 261 in accordance with Exhibit F of Report PLPD13-065.**
- c) **That Section 3.9 Exceptions of Zoning By-law 1997-123 be amended by adding Exception No. 260 in accordance with Exhibit F of Report PLPD13-065.**
- d) **That the subject properties be rezoned from SP.332-260-'H', SP.333-261-'H', SP.348,11j,13k-'H' – Residential Districts to SP.348-260-'H' – Residential District and from SP.332-260, SP.333-261, SP.348,11j,13k – Residential Districts to SP.348-260 – Residential District in accordance with Exhibit F of Report PLPD13-065.**

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Moved by Councillor Juby

**That the question be put.**

“CARRIED”

Upon the main motion by Councillor Vass, the motion carried.

**Manager, Planning Division**  
**Report PLPD13-066**  
**Official Plan and Zoning By-law Amendment – 105 Park Street South**

Caroline Kimble, Land Use Planner, provided an overview of Report PLPD13-066.

No one spoke in opposition to, or in support of the application.

Peter Lawless, 332 Aylmer Street North, agent for the applicant, spoke to the application.

Moved by Councillor Parnell

**That Council approve the recommendations outlined in Report PLPD13-066 dated September 16, 2013, of the Manager, Planning Division, as follows:**

- a) **That Section 4.4.5.3 – Service Industrial, of the Official Plan be amended to add a site specific policy to permit the retail sale of furniture in addition to other Service Industrial Uses at the property known as 105 Park Street South, in accordance with the draft amendment attached as Exhibit ‘C’ to Report PLPD13-066,**
- b) **That Section 3.9 Exceptions of the City’s Comprehensive Zoning By-law #97-123 be amended in accordance with the draft amendment, attached as Exhibit ‘D’ to Report PLPD13-066 to permit a retail establishment for the sale of furniture with a maximum floor area of 2800m<sup>2</sup> in addition to the uses permitted, .**
- c) **That the zoning of the subject property, be amended from the M3.2 and M3.4 – Industrial District to M3.2 0 283-‘H’ and M3.4 – 283-‘H’ in accordance with the draft amendment attached as Exhibit ‘E’ to Report PLPD13-066, and**

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- d) That the 'H' Holding Symbol be removed subject to Site Plan Approval being granted for the subject property.

"CARRIED"

**Public Meeting Under The Planning Act**  
**Manager, Planning Division**  
**Report PLPD13-067**  
**Zoning By-law Amendment – 840 Armour Road**

Caroline Kimble, Land Use Planner, provided an overview of Report PLPD13-067.

No one spoke in support of, or in opposition to the application.

John Cunningham, owner of the property, spoke to the application.

Moved by Councillor Riel

**That Council approve the recommendation outlined in Report PLPD13-067 dated September 16, 2013, of the Manager, Planning Division, as follows:**

**That the zoning of the subject property, be amended from the PS.2 – Public Service District to the PS.2-238 – Public Service District in accordance with the draft amendment attached as Exhibit 'C' to Report PLPD13-067.**

"CARRIED"

**Other Business**

There was no Other Business.

**Adjournment**

Moved by Mayor Bennett

**That this meeting of Planning Committee adjourn at 8:55 p.m.**

"CARRIED"

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Natalie Garnett  
Deputy City Clerk

Councillor Hall  
Chair