



PUBLIC MEETING-2021-0004

APRIL 12, 2021

9989 Trafalgar Road (Ashgrove) – Proposed Gas Station

Minutes of the Public Meeting held on Monday, April 12, 2021, 6:09 p.m., in the Council Chambers, Town of Halton Hills and Via Zoom.

Mayor R. Bonnette chaired the meeting.

Mayor R. Bonnette advised the following:

The purpose of this Public Meeting is to inform and provide the public with the opportunity to ask questions or to express views with respect to the development proposal. The Councillors are here to observe and listen to your comments; however, they will not make any decisions this evening.

As the Chair, I am informing you that when Council makes a decision, should you disagree with that decision, the Planning Act provides you with an opportunity to appeal the decision to the Local Planning Appeal Tribunal for a hearing, subject to Tribunal validation of your appeal. Please note that if a person or public body does not make oral submissions at a public meeting or written submissions to the Town of Halton Hills before the decision is made, the person or public body is not entitled to appeal the decision of the Town of Halton Hills to the Local Planning Appeal Tribunal. In addition, if a person or public body does not make oral submission at a public meeting, or make written comments to the Town of Halton Hills before the decision is made the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal, unless, in the opinion of the Tribunal, there are reasonable grounds to do so. You may wish to talk to Planning staff regarding further information on the appeal process.

The Planning Act requires that at least one Public Meeting be held for each development proposal and that every person in attendance shall be given an opportunity to make representations in respect of the proposal.

The format of this Public Meeting is as follows:

- The Town will generally explain the purpose and details of an application;
- Next, the applicant will present any further relevant information, following which the public can obtain clarification, ask questions and express their views on the proposal.

The applicant and staff will attempt to answer questions or respond to concerns this evening. If

this is not possible, the applicant and/or staff will follow up and obtain this information. Responses will be provided when this matter is brought forward and evaluated by Council at a later date.

SPECIFIC PROPOSAL

This Public Meeting involves an application by 2490918 Ontario Inc. to amend the Town of Halton Hills Zoning By-law 2010-0050, as amended to permit a proposed gas station.

TOWN'S OPPORTUNITY

The Chair called upon the Town's representative, Tharushe Jayaveer, Planner - Policy/Development Review to come forward to explain the proposal.

T. Jayaveer provided an overview of the site location and context, the development proposal, planning policy context, comments and future steps as set out in the Council Report.

Agency comments included concerns regarding the current location of the on-site well and its water quality/supply. The need to update submission with regards to the number of projected vehicular trips and Right-in/Right-out movements to the site (T. Jayaveer noted that this issue has already been resolved) and the road widenings required. There were no public comments received to date.

Future steps include awaiting public comments, awaiting second submission that addresses Town and external agency comments, work through identified issue regarding water quality/supply and a final report to Council on the disposition of this matter.

(PowerPoint on file with the Clerk's Office)

APPLICANT'S OPPORTUNITY

The Chair called upon the applicant Adam Layton, Partner of Evans Planning to provide further information and details on the proposal.

A. Layton provided a brief overview of the development application.

(PowerPoint on file with the Clerk's Office)

PUBLIC'S OPPORTUNITY

The Chair asked if there were any persons online that have questions, require further clarification or information or wish to present their views on the proposal to come forward.

The following persons provided comments and asked questions:

FINAL COMMENT FROM STAFF

The Chair asked if there was any further information which Town Staff wished to provide prior to the conclusion of the meeting.

Staff had nothing further to add.

CONCLUSION OF MEETING

The Chair declared the Public Meeting closed. Council will take no action on this proposal tonight. Staff will be reporting at a later date with a recommendation for Council's consideration.

If you wish to receive further information regarding this proposal please contact the Planner, Tharushe Jayaveer, following the meeting.

The meeting adjourned at 6:24 p.m.

Rick Bonnette

MAYOR

Valerie Petryniak

TOWN CLERK