

**CORPORATION OF THE TOWNSHIP OF PRINCE
Committee of Adjustments Minutes
November 12, 2013
6:30 p.m. - Council Chambers**

Present: Reeve: Ken Lamming
Councillors: Ron Amadio, Ian Chambers, David Yanni, Amy Zuccato
CAO/Administrator (Secretary): Peggy Greco
Solicitor for Applicant: Robert Paciocco
Applicant: Dig Holdings, Jeff Elgie
Lake Superior Trails: Joanie McGuffin
Public: (See attached list)

1. Call to order - 6:30

2. Approval of Agenda

Resolution: COA 2013-26

Moved by: D. Yanni

Seconded By: R. Amadio

Be it resolved that the COA hereby approves the Agenda of November 12, 2013 Committee of Adjustments meeting as submitted. (cd)

3. Declaration of Conflict of Interest- none

4. Approval of Minutes

Resolution: COA 2013-27

Moved by: R. Amadio

Seconded By: D. Yanni

Be it resolved that the COA hereby approves the minutes of the October 8, 2013 Committee of Adjustments meeting, as presented. (cd)

Consents

- a) A3-2013-Z & A-03-2013-OP Zoning and Official Plan Amendment – Gros Cap Bluffs
- b) B4-2013 Consent to Sever – Gros Cap Bluffs

The solicitor for the applicant spoke to both applications.
Ms. McGuffin did a presentation on the Lake Superior Watershed Conservancy Trails.

Resolution: COA 2013-27

Moved by: D. Yanni

Seconded by: R. Amadio

Be it resolved that the Committee of Adjustment hereby approves Consent Application B4 / 2013 subject to the following conditions:

1. That the applicant will be required to obtain a report from the Algoma Public Health prior to the property being severed; and
2. That the applicant will require a permit from the Sault Ste. Marie Conservation Authority prior to any site grading, excavation, filling, development or construction; and
3. Payment of 5% of the market value of the severed lot in lieu of parks must be paid to the Township of Prince.
4. That the applicant's solicitor prepare an agreement pursuant to Section 118 of the Land Titles Act of Ontario that would bind the two parcels (separated by the driveway extension) that will be sold to the Conservancy so that they cannot be sold separately.
5. That the applicant require a letter of approval from MNR
6. That the restrictions for Rural Residential lots be applied to the retained lot. **(cd)**

Resolution: COA 2013-28

Moved by: I. Chambers

Seconded by: R. Amadio

Be it resolved that the Committee of Adjustment hereby approves Official Plan Application A-03-2013-OP and Rezoning Application A-03-2013-Z subject to the following conditions:

1. That final approval of the rezoning is conditional upon the approval of the Official Plan Amendment, for application A-03-2013-OP, and
2. That the only portion of the property retained be Zoned by way of "Special Exception" to build a single family dwelling will be the "Retained" portion of Consent application B4/2013, and
3. That the applicant will require a permit from the Sault Ste. Marie Conservation Authority prior to any site grading, excavation, filling, development or construction. (cd)


6 Adjournment

Resolution: COA 2013-29

Moved by: A. Zuccato

Seconded by: R. Amadio

Be it resolved the COA hereby adjourns at 7:24 p.m. (cd)



Reeve/Chair, Ken Lamming



CAO/Administrator (Secretary), Peggy Greco