



MEETING: City Council (Public Meeting)

DATE: Monday, January 21, 2019

Reference No. CCP 2/50

OPEN SESSION in the S.H. Blake Memorial Auditorium at 6:31 p.m.

City Council (Public Meeting)

Chair: Mayor Bill Mauro

PRESENT:

Mayor B. Mauro
Councillor A. Aiello
Councillor M. Bentz
Councillor S. Ch'ng
Councillor A. Foulds
Councillor C. Fraser
Councillor T. Giertuga
Councillor B. Hamilton
Councillor B. McKinnon
Councillor K. Oliver
Councillor A. Ruberto
Councillor Peng You

OFFICIALS:

Mr. J. Hannam, City Clerk
Mr. N. Gale, City Manager
Ms. D. Walker, Law Clerk - City Solicitor &
Corporate Council
Ms. L. Evans, General Manager – Corporate Services
& Long Term Care
Ms. K. Marshall, General Manager – Infrastructure &
Operations
Ms. K. Robertson, General Manager – Community
Services
Ms. L. Mc Eachern, (Acting) General Manager –
Development & Emergency Services
Ms. J. Fazio, Planner II – Planning Services -
Development & Emergency Services
Ms. F. Track, Committee Coordinator

DISCLOSURES OF INTEREST

CONFIRMATION OF AGENDA

Confirmation of Agenda - January 21, 2019 - City Council (Public Meeting)

MOVED BY: Councillor Shelby Ch'ng

SECONDED BY: Councillor Andrew Foulds

With respect to the January 21, 2019 City Council (Public Meeting), we recommend that the agenda as printed, including any additional information and new business, be confirmed.

CARRIED

PUBLIC MEETING PROCEDURES

Public Meeting Procedures

Public Meeting procedures were read to Members of Council and those in attendance.

CITY COUNCIL (PUBLIC MEETING)

Zoning By-law Amendment - 231 Leland Avenue South (D. Paddington)

Report No. 9/2019 (Development & Emergency Services - Planning Services), presenting an application for a zoning by-law amendment to add a four (4) unit apartment dwelling as a permitted use within the existing building at 231 Leland Avenue South and reduce the minimum required parking spaces to 1.0 parking space per unit. The effect of this amendment would be to allow the Applicant to construct two (2) additional dwelling units in the basement of the existing duplex dwelling. It would also allow the Applicant to maintain the existing driveways which provide four (4) onsite parking spaces in total.

The Applicant's request is consistent with the Provincial Policy Statement and both the current 2002 and the adopted 2018 Official Plans. The use is considered appropriate for its location and is compatible with surrounding uses. Administration supports the approval of the proposed Zoning By-law amendment.

Memorandum from Ms. Leslie McEachern, Director, Planning Services Division – Development & Emergency Services Department, dated January 11, 2019 relative to the above noted, providing additional comments received in response to the pre-consultation and to the notice of the Public Meeting for the above noted application was distributed separately on January 17, 2019 to City Council and EMT.

Memorandum from Ms. Leslie McEachern, Director, Planning Services Division – Development & Emergency Services Department, dated January 15, 2019 relative to the above noted, providing additional comments received in response to the pre-consultation and to the notice of the Public Meeting for the above noted application was distributed separately on January 17, 2019 to City Council and EMT only.

Ms. J. Fazio, Planner II - Planning Services provided a PowerPoint presentation and responded to questions relative to the above noted.

The Chair asked whether the applicant was in attendance and wished to be heard. Mr. D. Paddington, applicant, appeared before Council and responded to questions.

The Chair asked whether there were any supporters to the application who wished to be heard. There was no response.

The Chair asked if there were any objectors to the application who wished to be heard. Ms. T. Van Teeflen appeared before Council and responded to questions.

The Chair asked if there were any further objectors to the application who wished to be heard. Mr. T. Ricciardi appeared before Council and responded to questions.

The Chair asked Members of Council if they wished to ask any further questions of the applicant.

MOVED BY: Councillor Andrew Foulds
SECONDED BY: Councillor Kristen Oliver

THAT a Public Meeting having been held with respect to the application by D. Paddington, relative to PT LT 20 PL W211 NEEBING AS IN TBR147313; S/T INTEREST IN OFW60359; THUNDER BAY, municipally known as 231 Leland Avenue South, we recommend that the Zoning By-law be amended as follows:

1. That the existing BUILDING be recognized at its present size and location
2. That an APARTMENT DWELLING containing a maximum of 4 DWELLING UNITS be added as a permitted USE within the existing BUILDING
3. That the minimum required PARKING SPACES be reduced to 1.0 PARKING SPACE per DWELLING UNIT
4. That a PARKING AISLE not be required provided the existing PARKING SPACES remain separated by the existing section of LANDSCAPED OPEN SPACE.

AND THAT the necessary By-law is presented to City Council for ratification.

ALL as contained in Report No. R 9/2019 (Planning Services) as submitted by the Development & Emergency Services Department

CARRIED

BY-LAWS

BL 5/2019 - Zoning By-law Amendment - 231 Leland Avenue South

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (231 Leland Avenue South).

BL 3/2019 Site Plan Designation - 932, 940 & 920 Memorial Ave & Portion of 12th Avenue

A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act R.S.O.

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1990, as amended. (932, 940 & 920 Memorial Ave & Portion of 12th Avenue).

By-law Resolution

By-law Resolution - January 21, 2019

MOVED BY: Councillor Kristen Oliver

SECONDED BY: Councillor Brian McKinnon

THAT the following By-law be introduced, read, dealt with individually, engrossed, signed by the Mayor and Clerk, sealed and numbered:

1. A By-law to amend By-law 100-2010 (the Zoning By-law) of the Corporation of the City of Thunder Bay (231 Leland Avenue South)

By-law Number: BL 5/2019

2. A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act R.S.O. 1990, as amended. (932, 940 & 920 Memorial Ave & Portion of 12th Avenue)

By-law Number: BL 3/2019

CARRIED

ADJOURNMENT

The meeting adjourned at 7:17 p.m.