



MEETING: City Council (Public Meeting)

DATE: Monday, May 27, 2019

Reference No. 6

OPEN SESSION

OPEN SESSION in the S.H. Blake Memorial Auditorium at 6:34 p.m.

City Council (Public Meeting)

Chair: Acting Mayor R. Johnson

PRESENT:

Councillor M. Bentz
Councillor A. Foulds
Councillor C. Fraser
Councillor T. Giertuga
Councillor B. Hamilton
Councillor R. Johnson
Councillor B. McKinnon
Councillor K. Oliver
Councillor A. Ruberto
Councillor Peng You

OFFICIALS:

Ms. K. Power, Deputy City Clerk
Mr. M. Grimaldi, Solicitor
Ms. L. Evans, Acting City Manager & General
Manager – Corporate Services & Long Term
Care
Ms. K. Marshall, General Manager – Infrastructure &
Operations
Mr. B. Loroff, Acting General Manager –
Community Services
Ms. L. McEachern, Acting General Manager –
Development & Emergency Services
Ms. J. Fazio, Planner II – Planning Services
Ms. T. Larocque, Committee Coordinator

DISCLOSURES OF INTEREST

CONFIRMATION OF AGENDA

Confirmation of Agenda - May 27, 2019 - City Council (Public Meeting)

MOVED BY: Councillor Kristen Oliver

SECONDED BY: Councillor Trevor Giertuga

With respect to the May 27, 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 were read to Members of Council and those in attendance.

CITY COUNCIL (PUBLIC MEETING)

Zoning By-law Amendment - 110 Redwood Avenue West (Blazin Group Ltd.)

Report No. 70/2019 (Development & Emergency Services - Planning Services) presenting an application requesting a site-specific Zoning By-law amendment to define and permit a “mini-warehouse” within an existing commercial unit of the shopping centre known as Northwood Park Plaza. The proposal is to fill a vacant 2900 square metre unit and located at the north end of the existing building, with a “mini-warehouse” self-storage facility.

Ms. J. Fazio, Planner II provided a PowerPoint presentation relative to the above noted report.

The Chair asked whether the applicant was in attendance and wished to be heard.

Mr. M. Cline, applicant and owner of the subject property appeared before Council and responded to questions and responded to questions.

The Chair asked if 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. There was no response.

MOVED BY: Councillor Brian Hamilton
SECONDED BY: Councillor Kristen Oliver

THAT a Public Meeting having been held with respect to the application by the Blazin Group Ltd. , relative to PCL 4556 SEC CFWF; PT LT 1 PL WM119 NEEBING; PT LT 2 PL WM119 NEEBING PT 3, 4 FWR442; S/T LEW52740; S/T LEW49346, LT94796, LT94797; THUNDER BAY , municipally known as 110 Redwood Avenue West , we recommend that the Zoning By-law be amended as follows:

1. That a “mini-warehouse” be defined as a building or part thereof, which is used primarily for the self storage of household goods, wares, merchandise, articles and the like, but does not include fuel storage
2. That a “mini-warehouse” be permitted within the existing building
3. That the total maximum gross floor area of a “mini-warehouse” be set to 2900 square metres
4. That the gross floor area of an individual storage unit be limited to a maximum of 25 square metres

Subject to the following condition:

That prior to the passing of the amending by-law:

1. The subject property, as shown on Attachment "B", is designated as an area of Site Plan Control (SPC)

Unless otherwise rescinded or extended, this approval in principle shall be valid for a period of six (6) months from the date of ratification by City Council. Thereafter, the file shall be considered closed and a new application will be required if the condition to be fulfilled prior to the passing of the amending by-law has not been completed.

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

ALL as contained in Report No. R 70/2019 (Planning Services) as submitted by the Development & Emergency Services Department.

Amendment to Zoning By-Law Amendment - 110 Redwood Avenue West

MOVED BY: Councillor Aldo Ruberto
SECONDED BY: Councillor Brian Hamilton

With respect to Report No. 70/2019 (Development & Emergency Services – Planning Services), we recommend that the resolution be amended to include that the Applicant enter into a Letter of Understanding to provide appropriate landscaping/ beautification.

CARRIED

Final Amended - Zoning By-Law Amendment - 110 Redwood Avenue West (Blazin Group Ltd)

MOVED BY: Councillor Brian Hamilton
SECONDED BY: Councillor Kristen Oliver

THAT a Public Meeting having been held with respect to the application by the Blazin Group Ltd. , relative to PCL 4556 SEC CFWF; PT LT 1 PL WM119 NEEBING; PT LT 2 PL WM119 NEEBING PT 3, 4 FWR442; S/T LEW52740; S/T LEW49346, LT94796, LT94797; THUNDER BAY , municipally known as 110 Redwood Avenue West , we recommend that the Zoning By-law be amended as follows:

1. That a “mini-warehouse” be defined as a building or part thereof, which is used primarily for the self-storage of household goods, wares, merchandise, articles and the like, but does not include fuel storage
2. That a “mini-warehouse” be permitted within the existing building

3. That the total maximum gross floor area of a “mini-warehouse” be set to 2900 square metres
4. That the gross floor area of an individual storage unit be limited to a maximum of 25 square metres

Subject to the following condition:

That prior to the passing of the amending by-law:

1. The subject property, as shown on Attachment "B", is designated as an area of Site Plan Control (SPC) and that the Applicant enter into a Letter of Understanding to provide appropriate landscaping/beautification.

Unless otherwise rescinded or extended, this approval in principle shall be valid for a period of six (6) months from the date of ratification by City Council. Thereafter, the file shall be considered closed and a new application will be required if the condition to be fulfilled prior to the passing of the amending by-law has not been completed.

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

ALL as contained in Report No. R 70/2019 (Planning Services) as submitted by the Development & Emergency Services Department.

CARRIED

BY-LAWS

BL 49/2019 - Site Plan Designation - 110 Redwood Avenue West

A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended. (110 Redwood Avenue West)

BL 50/2019 - Zoning By-law Amendment - 110 Redwood Avenue West

A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (110 Redwood Avenue West)

By-law Resolution

By-law Resolution - May 27, 2019 - City Council (Public Meeting)

MOVED BY: Councillor Aldo Ruberto
SECONDED BY: Councillor Kristen Oliver

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

1. A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended. (110 Redwood Avenue West)

By-law Number: BL 49/2019

2. A By-law to amend By-law 100-2010 (The Zoning By-law) of The Corporation of the City of Thunder Bay (110 Redwood Avenue West)

By-law Number: BL 50 /2019

CARRIED

ADJOURNMENT

The meeting adjourned at 7:04 p.m.

Acting Mayor

Deputy City Clerk