

Minutes of a Town of Pictou Planning Advisory Committee meeting convened at the CN Station – Council Chambers on the above date. Chair Ken Johnston presiding.

PRESENT: Mayor Jim Ryan; Deputy Mayor Melinda MacKenzie; Councillors Dan Currie, Nadine LeBlanc and Shawn McNamara; Community Members Murray Hill, Gary Nowlan and Gary Schell

ALSO PRESENT: Kyle Slaunwhite, CAO
Roland Burek, Planning & Development Officer (DO)
Nicole MacDonald, Deputy Clerk/Meeting Recorder

1. CALL TO ORDER

The Chair called the meeting to order at 5:30 pm.

2. APPROVAL OF AGENDA

MOTION: To approve the agenda with one addition:
Update on Golf Course

MOVED, SECONDED AND CARRIED *PAC-02-06-23-2625*

**3. DEVELOPMENT AGREEMENT – 363 FAULKLAND STREET
(PID 00983676)**

MOTION: For Council at their next regular meeting to approve the Development Agreement Non-Substantive Amendment – revising the upper floor plan from one to no more than two residential units.

MOVED, SECONDED AND CARRIED *PAC-02-06-23-2626*

**4. RE-ZONING – CORNER OF HIGHWAY 376/HALIBURTON ROAD
(PIDs 65058828, 65230096, 00984575, 00984567, 65230088, 00962605, 65059727)**

Developers are interested in redeveloping the land, building low density residential, 4-unit town houses. Currently, in a R1 Zone, only single-family dwellings are permitted.

MOTION: For Council at their next regular meeting to begin the process to rezone from a R1 to R3.

MOVED, SECONDED AND CARRIED *PAC-02-06-23-2627*

Questions on sub-division process and the water course.

5. RE-ZONING – BEECHES ROAD (PIDs 00966002, 00980854, 65176463)

This does not allow for the rezoning of watershed designated lands.

MOTION: For Council at their next regular meeting to begin the process to rezone from a R1 to R2 Zone.

MOVED, SECONDED AND CARRIED

PAC-02-06-23-2628

6. GENERAL DISCUSSION – Rezoning from R1 to R2 or R3 Zones throughout Town

The Committee discussed the idea of rezoning the R1 Zones to R2 or R3 Zones. R2 Zones would allow more development options than R1 but still require Site Plan Approval the developer wanted more (3 or 4 units).

Consensus was to pursue this idea.

7. GOLF COURSE – Update

- No firm dates on construction start, Phase 1 will see 18 units built along the road
- No development time restrictions
- Development Agreement has been finalized/approved

8. GROHMANN KNIVES – Noise

It was determined that the Committee has no authority over the Noise By-Law.

9. ADJOURNMENT

There being no further business, the Chair adjourned the meeting at 6:35 pm.

APPROVED

Chair

Kyle Slaunwhite
CAO