

**AUGUSTA TOWNSHIP
MINUTES
AGRICULTURE & RURAL AFFAIRS COMMITTEE MEETING
June 1, 2022 at 6:30 p.m.**

PRESENT

Mayor Doug Malanka (Acting Chair), Rob Jones, Conor Cleary, Jonas Cole,
(Interim) Planner Barbara Kalivas, Planner Melissa Banford

REGRETS

Councillor Samantha Schapelhouman (Committee Chair), Adrian Wynands

1. Call to Order

Mayor Doug Malanka (Acting Chair) called the meeting to order at 6:30 p.m.

2. Approval of Agenda

Agenda approved.

3. Approval of the Minutes

Minutes approved, as amended, for the April 5, 2022 meeting.

4. Disclosure of Interest

None.

5. Business Arising from the Minutes

5.1 Any further discussion of Report 2022-021 to Council and Council Resolution 6 – COPY as provided at ARAC April 5, 2022 meeting.

- Mayor Doug Malanka (Acting Chair) noted that this would be a standard item under future meetings.

6. Planning Applications

6.1 Report to ARAC re: Severance Applications B-44-22 and B-45-22 (Grenville Fish and Game Club – Lynn Holmes) 2572 North Campbell Rd.

- The (Interim) Planner provided a brief overview of the Report to the Committee and reviewed the seven (7) conditions proposed to be recommended to Council related to the two (2) severance applications.
- The Committee noted that the subject property was quite low and sloped and discussed how this may affect drainage in the area. The Committee concurred that, given the amount of development in the area and that any future dwellings would likely be located close to the built-up area to the south, a hydro-geological assessment should be required to support the severances. The (Interim) Planner also discussed hydro-geological reference related to the quarry operation on the south-side of the 401 as detailed in the Report. The Committee also noted that there is an area livestock barn with horses located on Macintosh Road and questioned whether Minimum Distance Separation (MDS) had been considered for

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this barn in the assessment of the applications. The (Interim) Planner advised it had not been considered, but should be, as it is within the 1500m distance of the severances.

- The Committee requested clarification on the cash-in-lieu of parkland condition and why only two (2) parkland payments were being requested when the severance ultimately resulted in three lots.
- The (Interim) Planner advised that only two (2) parkland payment were requested as the subject property is already an existing developed lot and the application would result in the creation of two new building lots only.
- The Committee questioned the status of closed road allowance running through the lot and, hypothetically, if this road allowance was open/existing whether there was any potential for future development in this area including smaller lots or micro-lots.
- The applicants Lynn Holmes and Anne Armstrong were in attendance and advised that their intention is to sell the existing dwelling but have no plans to currently build on the new lots. They noted that, if building was to occur, it would likely be located to the south and away from the Gun Club to mitigate any potential noise concerns. The applicants requested that planning staff provide some resources and contact information in relation to obtaining a hydro-geological assessment.
- The Committee discussed the applications and concurred with the Planner's report regarding the seven (7) conditions of approval.
- Mayor Malanka (Acting Chair) directed that staff confirm MDS is met for the additional barn on Macintosh Road which was raised by the Committee, prior to the severances coming before Council for consideration.

7. Other Business

7.1 COPY of Report 2022-021 to Council and related Council Resolution 6.

7.2 The Committee discussed the increasing development requests in the rural areas (including subdivisions); the minimum lot size requirement; and current housing needs. The Committee noted that this will likely be a future discussion of the Committee and Council with balancing development pressures and housing needs with what is considered appropriate development in the rural areas.

8. Next Meeting – Wednesday, July 6, 2022 at 6:30pm

9. Adjournment

The meeting adjourned at 7:43 p.m.