

REGIONAL DISTRICT OF NANAIMO

**MINUTES OF THE ELECTORAL AREA PLANNING COMMITTEE
MEETING HELD ON TUESDAY, SEPTEMBER 11, 2012 AT 6:30 PM
IN THE RDN BOARD CHAMBERS**

Present:

Director G. Holme	Chairperson
Director A. McPherson	Electoral Area A
Director H. Houle	Electoral Area B
Director M. Young	Electoral Area C
Director J. Fell	Electoral Area F
Director J. Stanhope	Electoral Area G
Alternate	
Director R. Wahlgren	Electoral Area H

Also in Attendance:

L. Rowatt	Senior Planner
T. Armet	Mgr., Building/Bylaw & Emergency Planning Services
J. Harrison	Director of Corporate Services
P. Thompson	Mgr., Long Range Planning
T. Nohr	Recording Secretary

Regrets:

Director B. Veenhof	Electoral Area H
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MINUTES

Minutes of the regular Electoral Area Planning Committee meeting held Tuesday, July 10, 2012.

MOVED Director Stanhope, SECONDED Director McPherson, that the minutes of the regular Electoral Area Planning Committee meeting held on Tuesday, July 10, 2012 be adopted.

CARRIED

DEVELOPMENT PERMIT APPLICATIONS

Development Permit Application No. PL2012-066 – Ron Ashmore – 302 Waters Road, Electoral Area 'G'

MOVED Director Stanhope, SECONDED Director Young, that Development Permit Application No. PL2012-066 to permit the construction of a detached garage be approved subject to the conditions outlined in Schedules 1 to 3.

CARRIED

Development Permit Application No. PL2012-008 – 3301 Andres Road - Electoral Area 'C'.

MOVED Director Young, SECONDED Director Stanhope, that Development Permit Application No. PL2012-008 for property addressed as 3301 Andres Road in Electoral Area 'C', be approved subject to the conditions outlined in Schedule 1.

CARRIED

Development Permit Application No. PL2011-104 – 0763634 BC Ltd. – Lot A, Section 13, Range 7, Cranberry District, Plan VIP83828 – Harold Road and Schoolhouse Road – Electoral Area 'A'.

MOVED Director McPherson, SECONDED Director Stanhope, that Development Permit Application No. PL2011-104 to permit construction of covered storage units for recreational vehicles and boats be approved subject to the conditions outlined in Schedule 1.

CARRIED

DEVELOPMENT VARIANCE PERMIT APPLICATIONS

Development Variance Permit Application No. PL2012-098 – Kevin & Wendy May – Electoral Area 'G'.

MOVED Director Stanhope, SECONDED Director Fell, that staff be directed to complete the required notification.

CARRIED

MOVED Director Stanhope, SECONDED Director Fell, that Development Variance Permit Application No. PL2012-098 to reduce the minimum required setback from an interior side lot line (east side) from 2.0 metres to 1.0 metre be approved subject to the conditions outlined in Schedules 1 and 2.

CARRIED

Development Variance Permit Application No. PL2012-112 – Van Dyk – 1820 Settler Road – Electoral Area 'F'.

MOVED Director Fell, SECONDED Director Stanhope, that staff be directed to complete the required notifications.

CARRIED

MOVED Director Fell, SECONDED Director Stanhope, that Development Variance Permit No. PL2012-112 be approved subject to the conditions outlined in Schedule 1.

CARRIED

Development Variance Permit Application No. PL2012-058 – 1694, 1696 and 1731 Errington Road – Electoral Area 'F'.

MOVED Director Fell, SECONDED Director Stanhope, that staff be directed to complete the required notification.

CARRIED

MOVED Director Fell, SECONDED Director Stanhope, that Development Variance Permit Application No. PL2012-058 be approved subject to the conditions outlined in Schedule 1.

CARRIED

Development Variance Permit Application No. PL2012-090 – Barrie Cook – 2182 Yellow Point Road – Electoral Area ‘A’.

MOVED Director McPherson, SECONDED Director Fell, that staff be directed to complete the required notification.

CARRIED

MOVED Director McPherson, SECONDED Director Fell, that Development Variance Permit Application No. PL2012-090 be approved subject to the conditions outlined in Schedule 1.

CARRIED

OTHER

Zoning Amendment Application No. PL2012-070 – Bylaw 500.372 – 639582 BC Ltd. Lot A, District Lot 28, Nanoose District, Plan VIP60624 – 1395 Island Highway West – Electoral Area ‘G’.

MOVED Director Stanhope, SECONDED Director Young, that Zoning Amendment Application No. PL2011-070 to amend the existing Commercial 3 (CM3) zoning of the subject property to permit an additional FAR of 0.1 for “outdoor sales” use (within a building) only, up to a total maximum Floor Area Ratio (FAR) of 0.2 for the property, be approved subject to the conditions outlined in Schedule 1.

CARRIED

MOVED Director Stanhope, SECONDED Director Young, that “Regional District of Nanaimo Land Use and Subdivision Amendment Bylaw No. 500.372, 2012” be introduced and read two times.

CARRIED

MOVED Director Stanhope, SECONDED Director Young, that the public hearing on “Regional District of Nanaimo Land Use and Subdivision Amendment Bylaw No. 500.372, 2012” be delegated to Director Stanhope or another Area Director.

CARRIED

Request for Relaxation of the Minimum 10% Perimeter Frontage Requirement PL2012 - 081 – 2956 and 2962 Ridgeway Road – Electoral Area ‘C’.

MOVED Director Young, SECONDED Director Stanhope, that the request to relax the minimum 10% perimeter frontage requirement for proposed lot A in conjunction with a subdivision application, be approved.

CARRIED

Request for Relaxation of the Minimum 10% Perimeter Frontage Requirement PL2012 – 048 - Deas – 2900 Leon Road – Electoral Area ‘H’.

MOVED Director Wahlgren, SECONDED Director Stanhope, that the request to relax the minimum 10% perimeter frontage requirement for proposed Lots 4 to 7, inclusive, be approved.

CARRIED

ADJOURNMENT

MOVED Director Young, SECONDED Director Stanhope, that this meeting terminate.

CARRIED

Time: 6: 48 PM

CHAIRPERSON