



**CORPORATION OF THE  
MUNICIPALITY OF NORTH GRENVILLE**

**DRAFT MINUTES**

**Special Committee of the Whole No. 2**

**Wednesday, February 5, 2020, 6:30 p.m.  
Held in Council Chambers, 285 County Road 44**

PRESENT	Deputy Mayor Jim McManaman Councillor Doreen O'Sullivan Councillor Kristin Strackerjan
Staff Present	Cahl Pominville, Director of Corporate Services/Clerk David Nanton, Planner Amy Martin, Senior Planner

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**A. APPROVAL OF AGENDA**

Deputy Mayor McManaman called the meeting to order.

**SPCW-2020-004**

Moved by	Doreen O'Sullivan
Seconded by	Kristin Strackerjan

That the Special Committee of the Whole Meeting agenda of February 5, 2020, be approved as presented.

**CARRIED**

**B. DISCLOSURE OF INTEREST**

*None*

**C. PUBLIC MEETING**

**1. Zoning By-Law Amendment Application ZBA-13-19 (Rivington)**

Deputy Mayor McManaman opened the public meeting at 6:34 p.m. to consider an application to rezone the lands legally described as Part of Lot 27, Concession 6, Geographic Township of Oxford-on-Rideau, now Municipality of North Grenville to amend the zoning of the property from Rural (RU) to Rural - Special Exception holding (RU-XX-H) to permit the business operations of Star Toilet Rentals including outdoor and indoor material storage, an office building, and a parking and loading area

Planner David Nanton provided the following information to the Committee: background of the file, notice of the meeting and the date notice was given, purpose of the application, presentation of written submissions, overview of the site and surrounding land uses, and review of the North Grenville and County Official Plan policies and Zoning By-Law requirements. Staff recommends approval of the zoning amendment application.

Brad Rivington, 107 Tradewinds Cres., Kemptville, the applicant

- The property is approximately 16 acres but will only use 2 or 3 acres.
- We will be using the McGovern Rd. entrance.
- There are few trees in the area. There will be minimal removal.
- We will put in a 12m buffer. There will be a berm on the west and north sides to block the view.

- South of the home on County Rd. 44 to McGovern Rd. there is a low area. We have to do a storm water management plan. We will not change the current water flow.
- Deputy Mayor McManaman- How are you addressing lighting and odour? Brad Rivington advised that the Ministry of Transportation of Ontario (MTO) has lighting restrictions. We will have lights on the outside of the building for security reasons. We have a certificate of approval from the Ministry of Environment (MOE). All waste is vacuumed out and disposed of in Ottawa. There will be no odour.
- Councillor O’Sullivan- What is the size of the lot at your current location? Brad Rivington advised that they currently rent a building and yard space on Bridge St. We have approximately one acre. We have outgrown it. We have been there for 8 years. No complaints received have been received.

Alison Heuving, 681 County Rd. 44

- Lives across from the proposal.
- Does not support the proposal.
- They are putting a business into the rural area.
- Concerned about wildlife on that property.
- There is already one light at a residence that is bothersome.
- We don't need more traffic on County Rd. 44
- We don't need a business where we live in a rural area.
- There are lots of other areas that would be better suited.
- Our realtor has advised that nothing is allowed to be built within 500m of the quarry. David Nanton clarified that the 300 or 500 meter policy is to prevent buildings that might have a sensitive land use. This lot is not impacted as it is not a severance.
- Brad Rivington- We don't make a lot of noise. There will be a couple of trucks in the morning and afternoon. We expect to have two staff at the office and one in the shop.
- Councillor Strackerjan- Where is the building located. Brad Rivington showed the location on the map of the property.
- Councillor Strackerjan- What are the current uses? David Nanton provided the information. It could be used for one residential property.

David Nanton recommend that the meeting be adjourned in order to address concerns received after the report was prepared. We will look to bring it back at the next Committee of the Whole meeting. There is a 20 day notice period.

Deputy Mayor McManaman adjourned the public meeting at 7:12 p.m.

**D. ADJOURNMENT**

The meeting adjourned at 7:12 p.m.

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NANCY PECKFORD  
Mayor

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CAHL POMINVILLE  
Clerk