



TOWNSHIP OF CHAMPLAIN

PUBLIC COUNCIL MEETING

September 12, 2017

TOWNSHIP HALL

MEMBERS
PRESENT: Gary J. Barton, Mayor
Troy Carkner, Councillor
Paul Emile Duval, Councillor
Jacques Lacelle, Councillor
Helen MacLeod, Councillor
Gérard Miner, Councillor
Pierre Perreault, Councillor
Normand Riopel, Councillor
Marc Séguin, Councillor

ALSO PRESENT: Paula Knudsen, CAO-Treasurer
Alison Collard, Clerk
Dominique Lefebvre, Planner
James McMahon, Director of Public Works

OPENING - 7:00 P.M.

The meeting was opened at 7:05 p.m.

DISCLOSURE OF PECUNIARY INTEREST

None noted for this meeting.

ADOPTION OF AGENDA

It was

Resolution 2017-314

Moved By: Paul Emile Duval

Seconded By: Gérard Miner

BE IT RESOLVED THAT Council approve the agenda of the September 12, 2017 Public Meeting as presented.

CARRIED

PROPOSED ZONING BY-LAW AMENDMENT - LUC CADIEUX

The Zoning By-Law Amendment affects lands located at 1768 County Road No. 17 known as Part of Lot 224, Plan M-100 and having the Roll Number 0209-007-001-24510, in the former Township of Longueuil, now in the Township of Champlain, as shown on the Key Map. The subject site is within the 'Agricultural Resource Policy Area' land use designation in the United Counties of Prescott and Russell Official Plan.

The Zoning By-Law Amendment rezones the lands of the property located at 1768 County Road No. 17 from a "Commercial Rural Zone (CR)" to an "Agriculture Zone (A)" in order to remove the commercial uses to authorize the keeping of horses.

The planner briefly summarized the amendment being requested and indicated that the applicant had obtained a nutrient management opinion.

Persons present:

Mrs. Rachel Legault was present and she stated that she is in opposition to the proposed zoning amendment. She stated that 1.9 acres is not large enough for 3 horses. She said that a hobby farm requires 10 acres according to the Zoning By-law. She said that Mr. Cadieux had built a stable in the last five years and that he also had chickens. Mrs. Legault objected to a hobby farm use, when the property is currently not a hobby farm as this will cause a prejudice.

Mr. Cadieux was present and he stated that the shelter has been there for over 15 years and that he has had one horse there for 21 years and two more horses for 3 years.

The planner stated that the Cropland Consulting Inc. report submitted in support of the application indicates that the land is sufficient for less than 5 nutrient units, and that 3 horses are below the minimum to phase in any requirements under the regulations by the Province. The planner indicated that she is collecting comments at this time and will be presenting a recommendation at the next Council meeting.

PROPOSED ZONING BY-LAW AMENDMENT - LUC & SAVANA SARAO

The Zoning By-Law Amendment affects lands located at 5888 Barton Road known as Part of Lot 17, Concession 5 South and having the Roll Number 0209-006-005-09575, in the former Township of Hawkesbury West, now in the Township of Champlain, as shown on the Key Map. The subject site is within the 'Rural Policy Area' land use designation in the United Counties of Prescott and Russell Official Plan.

The Zoning By-Law Amendment rezones the lands of the property located at 5888 Barton Road from a "Rural Zone (RU)" to a "Rural – Special Exception Zone (RU-53)" in order to allow the a second dwelling unit within the single detached dwelling currently under construction.

The planner briefly summarized the amendment being requested. Council asked some questions and the applicant, Mr. Luc Sarao, who was present, was able to provide the answers.

Persons present:

There were no questions from members of the public.

ADJOURNMENT

Subsequently, it was

Resolution 2017-315

Moved By: Paul Emile Duval

Seconded By: Marc Séguin

BE IT RESOLVED THAT the Public Meeting of September 12, 2017 be adjourned.

CARRIED

The Public Meeting was adjourned at 7:27 p.m.

GARY J. BARTON, MAYOR

ALISON COLLARD, CLERK