



Planning and Protection Committee Action Report  
for January 9, 2018, held in  
the Council Chambers following Physical Environment Committee

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**PRESENT:** Chair Councillor Redmond, Mayor Antonakos, Deputy Mayor Flynn, Councillor Black, Councillor Trimble, Councillor Fritz

Staff: Paul Knowles, CAO, Duncan Rogers, Clerk, Stacey Blair, Deputy Clerk, Les Reynolds, Director of Protective Services

- 1) **DECLARATION OF PECUNIARY/CONFLICT OF INTEREST AND GENERAL NATURE THEREOF – now or anytime during the meeting**
- 2) **REGISTRATION OF PUBLIC WISHING TO SPEAK**
- 3) **PLEASE TURN OFF ALL CELL PHONES AND PAGERS**
- 4) **IF THERE IS AN ADDENDUM, IN ACCORDANCE WITH SECTION 15.2.4 (OF STRIKING REPORT) DOES THE COMMITTEE WISH TO APPROVE THIS ADDENDUM?**

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The following items are for information only and will not be discussed unless the Committee chooses to do so. The Chair will entertain a motion to receive and file for those items not pulled out for discussion.

**COMMUNICATION 129035**

Received from        Joanna Bowes, Manager of Development Services  
Addressed to        Planning and Protection Committee  
Date                    January 2, 2018  
Topic                  2017 Yearly Report- Planning Department

**SUMMARY**

Attached is the 2017 yearly activity review regarding planning matters received within the department. The report represents only those matters that were accompanied by a submitted application or pre-consultations with Planning Staff.

The Planning Department continued to operate effectively and efficiently throughout the year. We reviewed and approved an unprecedented number of planning applications from minor projects to major subdivisions and other large apartment projects. The department saw a 59.3% increase in pre-consultations, applications and Development Permits issued from the 2016 numbers.

**129035 Continued**

Since tracking began in 2014, the number of applications and pre-consultations increased by 3.8 times in 2017, which amounts to a 284% increase.

Two Subdivision Agreements were signed, one being Miller's Crossing which holds 282 units and the other being Meadow Ridge Estates which boasts 442 units. An application for a subdivision was received to develop the Bodnar lands proposing 582 residential units as well as an application for a subdivision on Munro Street, completing Phase Four of the Carleton Crossing Subdivision, with 42 townhouse units.

Agreements have been issued for signature for some major projects with a number of the units being marketed as seniors housing and units deemed handicap accessible. Johanne's Court located at Coleman, Miguel and McGregor is composed of three apartment buildings with a total of 148 units. Market Square Apartments on Beckwith Street will have 51 residential units and 283m<sup>2</sup> of commercial space on the lower level. Council has approved construction of a mixed-use commercial/residential building along Moore Street containing 6 apartment units and 51m<sup>2</sup> of commercial area.

Agreements were signed for two 20-unit residential apartment buildings with entrances off of Bridge and Edmund Streets, the conversion of the old Anglican Church hall into 5 residential apartments, and a triplex was granted at the corner of Franklin and Beckwith Street.

Two of four Strategic Properties have proposed development (Hawthorne Woolen Mill and McArthur Woolen Mill) under review. Commercial projects reviewed and substantially completed include Rock Garden Medicinal Group, Braumeister and Anytime Fitness.

The Town of Carleton Place welcomes the following new businesses: Anytime Fitness, CP Gymnastics, Braumeister's micro-brewery, RockGarden Medicinal (now working on Phase 3 of their project) and Parrot Partners, a not for profit organization which is a Parrot Sanctuary, Education and Service Centre. Longwood Homes and Lepine Corporation were added to our list of developers in the area.

The Town has begun construction on a new dog park and trail system extending from Thomas/Bridge St through to the north end of the town limits. Applications have also been approved for the construction of a new Snow Dump and Public Works Yard.

Roy Brown Park is under development due to the Town receiving a generous Canada 150 Grant from the Province of Ontario as well as through negotiations with Cavanaugh Construction. A network of pathways has been constructed.

**129035 Continued**

**COMMENT**

For Council's information.

**STAFF RECOMMENDATION**

Receive and record.

**COMMITTEE DECISION**

Receive and record.

**COMMUNICATION 129036**

Received from	The City of Clarence-Rockland
Addressed to	All Ontario Municipalities
Date	January 3, 2018
Topic	Bill 160, Strengthening Quality and Accountability for Patients Act

**SUMMARY**

The City of Clarence-Rockland has provided a copy of a resolution (attached) they recently passed expressing opposition to Bill 160, in particular the components relating to the proposed pilot project that will see firefighters who are also certified as paramedics being allowed to perform some skills that are currently restricted to the paramedic service.

**COMMENT**

The idea of 'Fire-Medics' has raised considerable anxiety in the municipal sector because of the possible ramifications, primarily financial, if it is enacted. Although the terms of reference for the pilot project are still unknown AMO has urged the government to:

- (a) Expressly prohibit interest arbitrators from considering the 'Fire-Medic' concept or extending it to unwilling municipalities
- (b) Ensure that following the completion of any pilot project the outcomes will be assessed by an independent third party

**STAFF RECOMMENDATION**

THAT staff continue to monitor the potential impacts of Bill 160. Receive and file.

**COMMITTEE DECISION**

Receive and record.

**COMMUNICATION 129049**

Received from Brian Gass, Chief Building Official  
Addressed to Planning and Protection Committee  
Date January 5, 2018  
Topic 2017 Yearly Report- Building Department

**SUMMARY**

Attached is the annual building department report for 2017.

**STAFF RECOMMENDATION**

Receive and record.

**COMMITTEE DECISION**

Receive and record.

**COMMUNICATION 129037**

Received from: Les Reynolds, Director of Protective Services  
Addressed To: Planning and Protection Committee  
Date: January 3, 2018  
Topic: Waste Collection Charges

**SUMMARY**

Town staff received an e-mail from Mr. Wally Thorbjornsson asking Council to address the issue of garbage being dumped at the entrance to his property at 130 Industrial Ave. He feels that the existing by-law is unfair and states that if it is not changed his legal team will challenge it in court.

Mr. Thorbjornsson is correct that our existing by-law (19-2013 as amended by 28-2013) puts the responsibility on a property owner to ensure that waste placed in front of their property is acceptable and either properly tagged for pickup or removed the same day. It further provides by-law enforcement staff the authority to remove any waste forthwith that is left out following 11:00 pm of the normal collection and invoice the property owner for costs incurred by the Town in doing so.

Mr. Thorbjornsson is correct that this has been a recurring problem in the town and he acknowledges that by-law staff have, in the past, endeavoured to determine the origin of the garbage involved. OPP have recommended that property owners can install security cameras so that violators can be identified and prosecuted.

**129037 Continued**

**COMMENT**

When staff become aware of untagged garbage that has not been collected they attempt to contact the property owner, even though they are not required to, to tell them that it must be removed. If the property owner fails to do so then they order a pickup. It's worth noting the importance of dealing with the problem quickly, both from an aesthetic aspect and to curtail further dumping.

Nov. 27 was the scheduled pickup date for 130 Industrial. Nov. 28 at 13:45 by-law staff received a call from Public Works advising that there was a large pile of waste that had been left there because it wasn't properly tagged. Staff contacted Mr. Thorbjornsson that day and he stated he would look into it. Nov. 30 at 11:30 the garbage was still there so a pickup was ordered.

**STAFF RECOMMENDATION**

THAT no changes be made to the enforcement of By-law 19-2013.

**COMMITTEE DECISION**

THAT staff examine the enforcement process of By-law 19-2013 and report. Bring forward.

**COMMUNICATION 129048**

Received from: County of Lanark  
Addressed to: Paul Knowles, CAO  
Date: November 28, 2017  
Topic: Draft OVRT Management Plan

**SUMMARY**

The Town of Carleton Place has been asked to provide comment on the County's Draft OVR trail management plan. These comments are due by January 15<sup>th</sup>, 2018.

**COMMENT**

This communication item was also included on the January 8<sup>th</sup> Recreation Committee Agenda.

The draft OVRT Management Plan is a generalized document for the management of the OVRT throughout a number of municipalities. This plan needs to ensure the safety of all users of the trail. The following additional measures need to be included in the plan to ensure a safe and pleasant experience for all users:

- All faster moving users must yield when overtaking slower moving users and only pass the users when safe.
- Wheelchairs and other mobility devices are permitted to travel with pedestrians but they must yield to slower moving users.

- No equestrian is permitted on any trail or corridor at any time within the Town of Carleton Place

**129048 Continued**

- No motorized vehicles permitted within the Town of Carleton Place except on the OVR trail and the connection trails to commercial areas on Hwy 7 and Coleman St.
- All motorized vehicles must belong to a recognized snowmobile or ATV club and these clubs will assist with policing motorized trail users. Motorized vehicle speed will be limited to 20 km/h within the Town. Signage should be installed at each cross street.

The management plan also needs to outline how the County will install signage, enact bylaws and then enforce these bylaws to ensure trail users comply.

**STAFF RECOMMENDATION**

THAT the County be asked to ensure that the management plan addresses the above concerns.

**COMMITTEE DECISION**

THAT the County be asked to ensure that the OVR Trail Management Plan addresses the following concerns:

- All faster moving users must yield when overtaking slower moving users and only pass the users when safe.
- Wheelchairs and other mobility devices are permitted to travel with pedestrians but they must yield to slower moving users.
- No equestrian is permitted on any trail or corridor at any time within the Town of Carleton Place
- No motorized vehicles permitted within the Town of Carleton Place except on the OVR trail and the connection trails to commercial areas on Hwy 7 and Coleman St.
- All motorized vehicles must belong to a recognized snowmobile or ATV club and these clubs will assist with policing motorized trail users. Motorized vehicle speed will be limited to 20 km/h within the Town. Signage should be installed at each cross street.
- Maintenance of the trail and enforcement on the trail.

**COMMUNICATION 128389**

Received from	Carleton Place Curling Club
Addressed to	Planning and Protection Committee
Date	January 4, 2018
Topic	Community Bonspiel Participation

**SUMMARY**

The Town has received a request from the Carleton Place Curling Club to participate in a Community Bonspiel.

**COMMENT**

The cost of registration is \$120.00

**UPDATE** – January 9, 2018 the Town has also been asked to participate in the IODE bonspiel.

**STAFF RECOMMENDATION**

THAT Council provide direction.

**COMMITTEE DECISION**

THAT Council will pay for a team to be entered in each bonspiel.