

**Planning Advisory Committee**  
**June 19, 2023 - 6:00 p.m.**

**Minutes**

**Present:** Councillor David Brown, Chair  
Councillor Carl Hawkes  
Pamela Brennan  
Deanna Armstrong  
Linda Rafuse  
Mary White  
Mike MacLeod, Planner  
Wendy Connors, Development Officer

**Regrets:** Councillor Maddie Charlton  
Gary Clark  
Jonathan Bower  
Zenia Horton

**1. Call to Order -**

The meeting was called to order at 6:00 p.m.

**2. Approval of Agenda –**

It was MOVED by **Carl Hawkes** and SECONDED by **Linda Rafuse** that the Agenda be approved as circulated.

**Motion Carried Unanimously.**

**3. Approval of Minutes – May 1, 2023**

It was MOVED by **Carl Hawkes** and SECONDED by **Linda Rafuse** that the Minutes of May 1, 2023 be approved as circulated.

**Motion Carried Unanimously.**

#### **4. Rezoning Request – Lower Density Residential (RL) to Multiple Unit Residential (RM)**

Mike MacLeod gave an overview of the proposal to rezone four properties, currently owned by the Municipality and located on Lawrence Street in Liverpool. A not-for-profit group is looking to construct a multiple unit residential housing project on these properties. Multiple unit dwellings are not a use that is permitted within the current zone so the properties will need to be rezoned to allow this development. These properties are serviced with Municipal sewer and water making them valuable to higher density residential development.

David Brown inquired if the access gives enough room for two-way traffic and Mike MacLeod indicated there is sufficient space. Mike clarified that the sale of the property for \$1.00 is allowed under the Municipal Government Act, as this is a not-for-profit group and can be sold for less than fair market value. Questions related to accessibility for this site were raised and this would be something that Council could discuss in the future, but it's not tied to this application.

It was **MOVED** by **Carl Hawkes** and **SECONDED** by **Deanna Armstrong**

THAT Council of the Region of Queens Municipality give notice of its intention to amend the Land Use Bylaw to change the zoning of PID #'s 70027982, 70040423, 70017983 and 70028477 to Multiple Unit Residential (RM);

AND THAT a Public Hearing be scheduled for Tuesday August 8, 2023 in the Council Chambers of the Municipal Building, 249 White Point Road in Liverpool, NS, at 9:00 a.m.

**Motion Carried Unanimously**

#### **5. Other**

The next meeting is tentatively scheduled for Monday, August 7<sup>th</sup>, 2023 at 6:00 p.m.

#### **6. Adjournment**

There being no further business, the meeting was adjourned at 6:46 p.m.

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Date