

Town of Sussex

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Minutes of Meeting of Council held this
19th day of May, 2009

A.D.,

The Town Council of the Town of Sussex met in special session, by appointment of the Mayor of the said Town, in the Council Chambers of the said Town on Tuesday the 19th day of May, 2009, at 6:00 o'clock in the evening.

The following members of the Council were present: His Worship Mayor Carr, Deputy Mayor Thorne, Councillors Campbell, Stuart, Fulton, Bradley, Wright and Wilson. There were no absentees. Also present at this meeting were the Chief Administrative Office, Michael Cummings and the Town Clerk/Treasurer, Paul Maguire.

It was moved by Councillor Wilson, seconded by Councillor Fulton, that the agenda for this special Town Council meeting be approved. Motion carried.

No members present declared a conflict of interest on any items on the agenda at this time.

The purpose of this special Council meeting was to hold a public presentation of Municipal Plan By-Law Amendment, By-Law # 704-04-09 and a public presentation of Municipal Plan By-Law Amendment, By-Law # 704-04-10.

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The Developer, Mr. Alan deWinter, held a public presentation on Municipal Plan By-Law Amendment, By-Law # 704-04-09, which proposes to amend the future land use map by changing the designation of the property bearing P.I.D. # 30243083 on GIC Map 10R 19NW and 10R 19SW from Single and Two-Family Residential ("R2") zone to a Single and Two-Family Residential and Up To and Including Six-Family Residential ("R3") zone on a parcel of land located off St. George Street and located between St. George Street and Main Street, Lansdowne Avenue South and Floral Avenue. Mr. deWinter in his presentation noted the following:

- ◆ the site is approximately 4.4 acres;
- ◆ they will have paved roadways, curbs, storm sewer, street lights & sidewalk;
- ◆ there will be single story slab on grade duplex and quadplex units;
- ◆ there will be between 32-36 units built on the proposed parcel of land;
- ◆ all rental units are for 55+ seniors;
- ◆ each are complete with attached garage, driveway, front sidewalk and rear deck;
- ◆ approximately 1,100 square feet units plus 240 square feet garages;
- ◆ there will be two bedrooms, 1-1/2 baths, laundry & storage room;

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- ◆ energy efficient, insulated slabs, R20 walls, low e argon glass, R52 attic;
- ◆ site will be completely landscaped;
- ◆ full lawn care and snow removal for all units;
- ◆ access to public lands behind the project will be provided to the walking path; and
- ◆ estimated construction rate of eight units per year for four years.

Mr. deWinter also noted that the buildings would be constructed so that in the future they could possibly be sold as individual properties, however this is not his intent at this time.

The Council had an opportunity to ask questions of Mr. deWinter and His Worship Mayor Carr gave the public who were present an opportunity to ask questions on the presentation.

Mr. Ray Hicks, the owner of the property located at 10-12 Lowell Street, made a public presentation to the Council on his request to have a Municipal Plan By-Law Amendment, By-Law # 704-04-10, which would amend the Future Land Use Map by changing the designation on the property bearing P.I.D. # 261925 on GIC Map # 10R-29SW from a Single and Two-Family Residential ("R2") zone to a Central Business District ("CBD") zone. Mr. Hicks explained to Council that his request would permit a retail store and showroom on the street level of the building and an apartment on the upper level.

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Council had an opportunity to ask questions of Mr. Hicks on his rezoning request and His Worship Mayor Carr gave the public an opportunity to ask questions on the presentation.

The Town Clerk informed the Council that the public would have thirty days to submit written objections to the Municipal Plan By-Law Amendment, By-Law # 704-04-09, and the Municipal Plan By-Law Amendment, By-Law # 704-04-10, and that the Council would meet sometime after the thirty day period to hear those written objections.

It was moved by Deputy Mayor Thorne, seconded by Councillor Wright, that this special meeting of the Town Council of the Town of Sussex adjourn. Motion carried.


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MAYOR


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TOWN CLERK