



## Planning Advisory Committee Executive Committee

September 29, 2022

A meeting of the Planning Advisory Committee was held on the above date in Council Chambers. The meeting was livestreamed and recorded.

Councillor Greene called the meeting to order at 7:00 p.m. All members of Council were present, Councillor Moussa arrived at 7:11p.m.

### Staff Present:

- Ms. Kim Ramsay, Chief Administrative Officer
- Mr. Adam Clarkson, Director of Corporate Services
- Ms. Sue Surette, Director of Finance
- Mr. John Woodford, Director of Planning & Development
- Ms. Rachel Gilbert, Manager of Planning
- Ms. Debbie Uloth, Project Planner
- Mr. Tom Gignac, Manager of Information Services
- Ms. Juliann Cashen, Communications Officer
- Ms. Sheralee MacEwan, Assistant Municipal Clerk
- Ms. Alana Mosher, Administrative Assistant

### Public Member:

- Mr. Sam Balcom
- Ms. Candace Stephens

### Regrets:

- Councillor Tom Isenor

### LAND ACKNOWLEDGEMENT

Councillor Greene respectfully acknowledged that East Hants is in Mi'kma'ki and the District of Sipekne'katik, the ancestral and unceded territory of the Mi'kmaq people.

### APPROVAL OF OR AMENDMENTS TO THE AGENDA

PAC22(90)  
September

On the motion of Warden Roulston and Councillor Rhino:

***Moved that the time allocated for Rural Use North (RU-2) Supplement Report and Rural Use North (RU-2) Report be extended until 8:00 p.m. if necessary and that some items may be moved to another night if needed.***

**MOTION CARRIED**

PAC22(91)  
September On the motion of Councillor Garden-Cole and Deputy Warden Mitchell:

*Moved that the amended agenda be approved as presented.*

**MOTION CARRIED**

**APPROVAL OF MINUTES**

PAC22(92)  
September On the motion of Deputy Warden Mitchell and Councillor Garden-Cole:

*Moved that the minutes of the Planning Advisory Committee meeting held September 20, 2022 be approved.*

**MOTION CARRIED**

**RURAL USE NORTH (RU-2) SUPPLEMENT REPORT AND RURAL USE NORTH (RU-2) REPORT**

The Project Planner presented a report titled “Plan Update - Rural Uses”, dated August 31, 2022. A copy of the report was attached to the agenda and available to all committee members.

PAC22(93)  
September On the motion of Warden Roulston and Councillor Moussa:

Moved (later amended) that the Planning Advisory Committee recommends to authorize staff to draft proposed regulations of recreational vehicles (RVs) in the rural area that consist of allowing a maximum of three recreational vehicles (RVs) per lot on a 1-acres lot or larger either year-round or seasonally, and lot sizes less than 1-acres consist of a maximum of one recreational vehicle (RV) per lot on the land, either year-round or seasonally with no development permits required.

PAC22(94)  
September On the motion of Councillors Rhyno and Moussa:

*Moved to amend Motion PAC229(3) to allow 3 RV's on 1.5 acre lots and 1 RV on lots under 1.5 acres.*

**AMENDMENT CARRIED**

Nine (9) voting in favour, three (3) voting against with Deputy Warden Mitchell and Councillors Hebb and Tingley voting nay.

**MOTION CARRIED**

Ten (10) voting in favour, two (2) voting against with Councillors MacPhee and Tingley voting nay.

For further clarification, Motion PAC 22(93) is as follows:

***Moved that the Planning Advisory Committee recommends to authorize staff to draft proposed regulations of recreational vehicles (RVs) in the rural area that consist of allowing a maximum of three recreational vehicles (RVs) per lot on a 1.5-acres lot or larger either year-round or seasonally, and lot sizes less than 1.5-acres consist of a maximum of one recreational vehicle (RV) per lot on the land, either year-round or seasonally with no development permits required.***

PAC22(95)  
September

On the motion of Councillor Rhyno and Deputy Warden Mitchell:

***Moved that Planning Advisory Committee also recommends that Council to authorize staff to draft proposed amendments to the Official Community Plan in regards to multiple unit development as outlined in this staff report dated September 22, 2022, and presented to Planning Advisory Committee on September 29, 2022.***

**MOTION CARRIED**

PAC22(96)  
September

On the motion of Councillors Perry and Moussa:

***Moved that the Planning Advisory Committee recommends authorize staff to draft proposed amendments to the Official Community Plan in regards to rural uses (housing types; mini-home parks; resorts and hotels; commercial uses; industrial use, noxious or obnoxious land uses; and agricultural uses) as outlined in the Rural Uses report dated August 31, 2022, and presented to Planning Advisory Committee on September 29, 2022.***

**MOTION CARRIED**

**[PLAN UPDATE - GENERALIZED FUTURE LAND USE MAPPING AND LAND USE BYLAW MAPPING](#)**

The Project Planner presented a report titled “Plan Update: Generalized Future Land Use Mapping and Land Use Bylaw Mapping”, dated September 21, 2022. A copy of the report was attached to the agenda and available to all committee members. 8:30

PAC22(97)  
September

On the motion of Councillors Tingley and Hebb:

***Moved that the Planning Advisory Committee recommends to Council that Council authorize staff to accept the draft GFLUM and LUB maps and direct staff to include the maps in the initial draft of the Community Plan Update.***

**MOTION CARRIED**

**[PLAN UPDATE BACKGROUND PAPER - GRAVEL PUBLIC ROADS](#)**

This report will be deferred to a future Committee Meeting.

**PLAN UPDATE BACKGROUND PAPER - COMMUNITY CONSULTATION UPDATE AND DRAFT PLANNING DOCUMENTS**

The Project Planner presented a report titled “*Plan Update - Community Consultation Update and Draft Planning Documents*”, dated September 21, 2022. A copy of the report was attached to the agenda and available to all committee members.

PAC22(98)  
September On the motion of Councillors Rhyno and MacPhee:

***Moved that the Planning Advisory Committee recommends that staff provide alternative dates be set for the citizen engagement events not coinciding with NSFM activities.***

**MOTION CARRIED**

PAC22(99)  
September On the motion of Councillor Tingley and Deputy Warden Mitchell:

***Moved that the Planning Advisory Committee recommends that Council authorize staff to hold citizen engagement events with East Hants residents and property owners to review the first draft of the East Hants Official Community Plan update.***

**MOTION CARRIED**

**ADJOURNMENT**

PAC22(100)  
September On the motion of Deputy Warden Mitchell and Councillor Hebb:

***Moved that the Planning Advisory Committee adjourn at 9:11 p.m.***

**MOTION CARRIED**

Approved By: John Woodford, Director of Planning & Development

Date: October 4, 2022

/AM