

**\*MINUTES/PROCÈS-VERBAL\***

**PLANNING REVIEW AND ADJUSTMENT COMMITTEE MEETING/  
RÉUNION DU COMITÉ DE RÉVISION DE LA PLANIFICATION**

**July 25, 2013 6:00 p.m./25 juillet 2013, 18h**

**1222, rue Main Street, 4<sup>th</sup> floor/4<sup>ème</sup> étage  
Moncton**

**Committee Members Present/membres du comité présent:**

George Forsythe	Chairperson/Président
Pascal Ferron	Vice-Chairperson/Vice-président
Ricci Archibald	Committee Member/membre du comité
Audbur Bishop	Committee Member/ membre du comité
Heather Keith	Committee Member/ membre du comité
Andy St-Amand	Committee Member/ membre du comité

**Staff Present/personnel présent:**

Jesse Howatt	Planner/Urbaniste
Pauline Magee	Recorder/rapporteuse

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The meeting was called to order at 6:00 p.m. with Chairperson George Forsythe presiding. He reminded the members that the meetings are recorded.

**CONFLICTS OF INTEREST/CONFLITS D'INTÉRÊT**

No conflicts of interest.

**1. ADOPTION OF THE MEETING AGENDA/ADOPTION DE L'ORDRE DU JOUR**

*Moved by Vice-Chairperson Pascal Ferron, seconded by Committee Member Audbur Bishop to adopt tonight's agenda as presented.*

**MOTION CARRIED – UNANIMOUS**

**2. ADOPTION OF MINUTES OF THE REGULAR MEETING OF JUNE 27, 2013/ADOPTION DU PROCÈS-VERBAL DE LA RÉUNION ORDINAIRE DU 27 JUILLET 2013**

*Moved by Committee Member Heather Keith, seconded by Committee Member Andy St-Amand to adopt the Minutes of the Regular Meeting of June 27, 2013 as presented.*

**MOTION CARRIED - UNANIMOUS**

**3. BUSINESS ARISING FROM THE MINUTES/AFFAIRES DÉCOULANT DU PROCÈS-VERBAL**

none

**4. VARIANCE REQUESTS/DEMANDES DE DÉROGATIONS**

none

**5. TEMPORARY APPROVALS, CONDITIONAL USES, RULINGS OF COMPATIBILITY AND NON-CONFORMING USES/APPROBATIONS TEMPORAIRES, USAGES CONDITIONNELS, DÉTERMINATIONS DE COMPATIBILITÉS ET USAGES NON-CONFORMES**

none

**6. TENTATIVE SUBDIVISIONS/LOTISSEMENTS PROVISOIRES**

none

**7. BY-LAW AMENDMENTS, ZONING AND MUNICIPAL PLAN MATTERS/QUESTIONS DE ZONAGE ET QUESTIONS RELATIVES AUX PLANS MUNICIPAUX**

(a) Province of/de NB - Rezoning request from/Demande de rezonage de Jamie Storey (agent), on behalf of/au nom de Pierre Daigle (owner/propriétaire), 10, ch. Lockhart Road (PID/NID #00928085, Lakeville, comté de Westmorland County, Unincorporated Area/région non-incorporée – to rezone property from Agriculture to Commercial-Industrial/afin de rezone la propriété de la zone A Agriculture à la zone Commerciale et Industrielle (File/Dossier #13UZ-76)

Staff's report was reviewed. It was noted that a Public Hearing was held on Thursday, July 18, 2013. Five area residents attended. Concerns raised by the residents were addressed by Planning Staff.

*Moved by Committee Member Ricci Archibald, seconded by Vice-Chairperson Pascal Ferron to accept Planning Staff's report and recommendation that :*

*WHEREAS the proposal submitted by Jamie Storey, on behalf of Pierre Daigle, to permit a transportation centre in Lakeville has been considered by Planning Staff;*

*AND WHEREAS, from a planning perspective, the proposal, along with proposed terms and conditions, is deemed to be acceptable;*

*The RSC 7 – Westmorland-Albert Planning Review and Adjustment Committee recommends to the Provincial Minister of Environment and Local Government the adoption of Ministerial Regulation 13-MON-019-18, including terms and conditions outlined in Schedule P-2 and summarized as follows :*

- 1. that the permitted uses be restricted to a transportation centre, an existing single-unit dwelling, and any accessory building related to the house;*
- 2. that the permitted transportation centre shall be confined to the « Truck Parking Area » as defined on the site plan (Schedule P-1);*
- 3. that the activities of transportation centre be limited to parking, storage, sales and light cleaning of trucks and trailers, to a maximum of 6 trucks and trailers at any one time;*
- 4. that the said « Truck Parking Area » shall be graveled;*
- 5. that an access permit shall be sought from the Department of Transportation and Infrastructure;*
- 6. that truck weight restrictions along the Lockhart Road must be adhered to;*
- 7. that any expansion of the permitted uses, shall be considered by the Commission's Planning Review and Adjustment Committee, and may be subject to possible terms and conditions;*
- 8. that any expansion be in accordance with the Watercourse and Wetland Alteration Regulation – Clean Water Act;*
- 9. that all trees presently existing upon the lands be preserved as a screen for properties lying easterly and southerly of the lands; and*

10. *that the outdoor storage of chemical cleaners or fuel upon the said « Truck Parking Area » is not permitted.*

***MOTION CARRIED - UNANIMOUS***

**8. OTHER BUSINESS/AUTRES AFFAIRES**

(a) **Development Officer Variance Approvals/Approbations de dérogations diverses accordés par l'agent d'aménagement – July/juillet 2013**

**9. ADJOURNMENT/CLÔTURE DE LA SÉANCE**

*Moved by Committee Member Ricci Archibald to adjourn.*

The meeting adjourned at approximately 6:05 p.m.