



Town of Newmarket

Minutes

Special Committee of the Whole

Date: Monday, January 20, 2020

Time: 2:00 PM

Location: Council Chambers
Municipal Offices
395 Mulock Drive
Newmarket, ON L3Y 4X7

Members Present: Mayor Taylor
Deputy Mayor & Regional Councillor Vegh
Councillor Simon
Councillor Woodhouse
Councillor Twinney (2:05 PM - 4:02 PM)
Councillor Morrison
Councillor Kwapis
Councillor Broome
Councillor Bisanz

Staff Present: I. McDougall, Acting Chief Administrative Officer/Commissioner of Community Services
E. Armchuk, Commissioner of Corporate Services
P. Noehammer, Commissioner of Development & Infrastructure Services
L. Lyons, Director of Legislative Services/Town Clerk
J. Unger, Acting Director of Planning & Building Services
T. Horton, Senior Planner – Community Planning
A. Walkom, Legislative Coordinator

For consideration by Council on February 10, 2020.

The meeting was called to order at 2:02 PM.

Mayor Taylor in the Chair.

1. Additions & Corrections to the Agenda

The Clerk advised that a revised version of the presentation related to Item 3.1: Established Neighbourhoods Study had been distributed.

Moved by: Councillor Broome

Seconded by: Councillor Morrison

1. That the correction to the agenda be approved.

Carried

2. Declarations of Pecuniary Interest

None.

3. Presentations

3.1 Established Neighbourhoods Study

The Senior Planner, Community Planning provided a presentation to Council regarding the Established Neighbourhoods Compatibility Study. The presentation included the results of a Council survey which collected feedback on the elements of a revised Official Plan and Zoning By-law and provided broad patterns based on these survey results.

The Senior Planner outlined the emerging policy directions from the study which include official plan and zoning by-law amendments. He provided a proposed list of character areas for the Town which include contemporary suburban neighbourhoods, traditional suburban neighbourhoods, and organic growth neighbourhoods. The presentation concluded with the target timeline for the project.

Members of Council queried staff regarding the heights of buildings and lot coverage, mixed uses including commercial and residential, soft landscaping requirements and potential parking issues.

Moved by: Councillor Kwapis

Seconded by: Councillor Woodhouse

1. That the presentation regarding the Established Neighbourhoods Study be received.

Carried

4. Deputations

- Patrick Monks asked questions of Town staff regarding lot coverage calculation with regard to Town property, green driveways and if a revised zoning by-law would restrict the building of two-storey houses in a neighbourhood which consists of bungalows.
- Elaine Adam asked questions of Town staff regarding lot coverage calculation with regard to garages, the timing of the Town's proposed tree protection by-law and if lot coverage calculation included land such as marshland which could not be used for building purposes.
- Ann Campbell asked if the zoning by-law included any restrictions on the number or placement of windows on a new build in relation to an existing house. The Senior Planner advised that there were no such restrictions in place in the zoning by-law.

Moved by: Councillor Bisanz

Seconded by: Councillor Simon

1. That the deputations by Patrick Monks, Elaine Adam and Ann Campbell regarding the Established Neighbourhoods Study be received.

Carried

5. Items

None.

6. Adjournment

Moved by: Councillor Kwapis

Seconded by: Councillor Twinney

1. That the meeting be adjourned at 4:02 PM.

Carried

John Taylor, Mayor

Lisa Lyons, Town Clerk