



Agenda
Town of Three Rivers
Regular Council Meeting

October 11, 2022

7:00 pm

Town Hall - Council Chambers

1. Call to Order

2. Approval of Agenda

Motion:

THAT the agenda be approved as presented.

3. Disclosure of Conflict of Interest

4. Adoption of Minutes of September 12, 2022 Regular Council Meeting and October 3, 2022 Special Council Meeting

Motion:

THAT the minutes of the September 12, 2022 Regular Council Meeting be adopted as written.

Motion:

THAT the minutes of the October 3, 2022 Special Council meeting be adopted as written.

5. RCMP Report

6. Presentations and Delegations

Speakers are allowed five (5) minutes to present to Council. Council will not debate or enter into a dialogue with speaker(s) during the presentation. Council may question speaker(s) after presentation.

7. Reports

7.1. Mayor's Report

7.2. Development Permit Report

7.3. Planning Board Report

7.3.1. Consolidation Application - 65.22.SVC, PID 551853, 15 Gordon Street, Georgetown

Motion:

THAT Council approve the consolidation of lots 5, 6, 11 & 12 to form 1 residential lot at 0.88 acres and consolidate lots 7, 8, 9 & 10 to form 1 vacant residential lot at 0.93 acres on PID 551853.

- Condition 1: Furnish evidence that an on-site sewage disposal system permit has been obtained, according to the PEI Sewage Disposal Regulations in the Environmental Protection Act, prior to the issuance of a subdivision permit.
- Condition 2: That 5 copies of the final subdivision plan showing both lots pinned and certified by a surveyor registered to practice in Prince Edward Island be submitted.
- Condition 3: The following constitutes the approved plans - Development Permit Application, dated July 12, 2022

7.3.2. Development Application - 66.22.DEP, PID 482992, 55 Old Ross Lane, Lower Montague

Motion:

THAT Council approve the proposed 64 ft by 14 ft mobile home at 55 Old Ross Lane, Lower Montague Road PID 482992.

7.3.3. Subdivision Application - 72.22.SVC, PID 193524, 249 Rte 17, Lower Montague

Motion:

THAT Council approve the proposed reconfiguring of Lots 22-1 & 22-2 at PID 193524, thus adjusting the existing to a 1.48 ac. lot (22-1) and a 1.25 ac lot (22-2) subject to the following preliminary approval conditions:

- Condition 1: A lot categorization test is provided to confirm the reconfiguring of lot 22-2.
- Condition 2: Five (5) copies of a final subdivision plan showing all lots pinned and certified by an accredited member of the Association of Prince Edward Island Land Surveyors to be submitted for approval by the Planning & Development Officer.
- Condition 3: Approved drawings constitute: 9186-2 'preliminary', dated August 30, 2022.

7.3.4. Development Application - 73.22.DEP, PID 252866, Judy's Lane, Lower Montague

Motion:

THAT Council approve the single-unit dwelling for a 1601 sq. ft single-family dwelling with a 484 sq. ft. attached garage on Judy's Lane, Lower Montague PID 252866.

All work must be undertaken in accordance with the approved plans, including the use, location, and dimensions provided. Any proposed changes or revisions must be submitted to the Town for approval.

The following constitutes the approved plans:

- Development Application, dated 18 August 2022
- Elevation Plan 1601 R/Project 2489 E, dated 31 August 2022

7.4. Financial Report

8. Requests for Decision from Committee of Council Meeting

8.1. Request for Decision 22-29 Management of Waterfronts

Motion:

BE IT RESOLVED THAT the concept of creating an oversight body that would expand on the core organization of the Montague Waterfront Development Corporation (MWDC) with responsibility for the management, operation, promotion and development of all municipally owned waterfront areas including marinas, wharfs and dockage areas within Three Rivers is hereby approved in principle, and

That a meeting be convened with representatives of the MWDC Board, the Deputy Mayor and Special Advisor Roy Main to investigate the benefits of the creation of such an entity and their interest in taking on the expanded role beyond Montague/Brudenell.

8.2. Request for Decision 22-41 Fee Schedule A

Motion:

BE IT RESOLVED THAT Schedule A to the Fees Bylaw is amended to include HST on residential development permits less than 3 units and zoning inquiry letters per CRA guidelines.

9. Adjournment

Motion:

THAT the meeting be adjourned.