



**City of Kingston
Planning Committee
Minutes**

14-2024
July 4, 2024
6:00 p.m.
Council Chamber

Members Present: Councillor Cinanni; Chair
Councillor Chaves
Councillor Glenn
Councillor McLaren
Councillor Oosterhof
Councillor Osanic

Staff Present: Paige Agnew, Commissioner, Growth & Development Services
James Bar, Manager, Development Approvals
Laura Flaherty, Project Manager, Planning Services
Christine O'Connor, Committee Clerk
Tim Park, Director, Planning Services
Meghan Robidoux, Senior Planner
Jacob Slevin, Planner
Iain Sullivan, Committee Clerk
Niki Van Vugt, Intermediate Planner

1. Introduction by the Chair

Councillor Cinanni, Chair, explained the purpose of the meeting, read the rights and obligations afforded to the Committee members and members of the public during public and community meetings and reviewed the order of proceedings to clarify the speaking order for each public meeting.

2. Community Meeting items

The Chair called the community meeting regarding the files for 2081 Joyceville Road and 93 Division Street to order at 6:02 p.m.

Exhibit A

File Number: D01-010-2024

Address: 2081 Joyceville Road

Neal DeRuyter, Agent for the Applicant, and Lee Timmins from Thomlinson Environmental Services conducted a PowerPoint presentation regarding the Official Plan and Zoning By-Law Amendment at 2081 Joyceville Road. A copy of this presentation is available upon request through the City Clerk's Department.

Annette Burfoot, 74 Regent Street, inquired about human safety and the use of plastics through processing and storage of combustible materials.

In response to Ms. Burfoot's questions, Mr. Timmins explained that the largest safety issue in the waste business is currently lithium batteries. He noted that educating the public on keeping lithium batteries out of these environments is important as they are the leading cause of fires in these facilities. He added that there is conversation around using wood chips as pre-processing materials.

Councillor Oosterhof asked how odours and noise would be mitigated. He questioned if there would be efforts to save every tree possible in this development. He asked about excess soils and whether there would be a permeable membrane to protect the soil. He further inquired what feedback had been received through public consultation and whether they had heard any concerns from residents in the area. Mr. Bellinger explained that environmental compliance approval is sought at each facility site. He added that they would not be bringing in material that was contaminated. Mr. Timmins stated that while the composting operation does take a few weeks, transportation and processing of the materials does move quickly. He added that there would not be stockpiles of the material coming into the facilities as it is moved out within days or within the same day if possible. He explained that the Ministry of Environment, Conservation and Parks has an application and approval requirement which includes a Design and Operations Report in which the safety plans and emergency response are laid out. Mr. Bellinger stated that he had visited houses in the area and had one conversation where the resident had been receptive to the development. He added that no phone calls or emails have been received regarding the file. Mr. DeRuyter stated that engagement with the public will be ongoing. He noted that efforts would be made to develop around the significant natural features on the property, such as the tree buffer.

Councillor Osanic noted the significant woodlands included in the Environmental Impact Statement (EIS) for this site. She asked how many hectares of significant woodlands are on the site. She stated that contributory woodlands are important for birds and the buffer to the significant woodlands. Mr. Paulusse confirmed that there are 1.65 hectares of contributory woodlands. He added that the 1.65 hectares of significant woodlands in the EIS did not include the 30-metre setback from the property that is shown on the preliminary concept.

Councillor Chaves sought clarification regarding the operation of a renewable gas facility. He asked if there would be another Community Meeting for this file. Mr. Timmins explained that it is the breakdown of organic material into its raw elements. He added that in this case, woodchips made of carbon and hydrogen atoms are broken down into components that combust. Ms. Robidoux stated that

there would not be another Community Meeting, and that this file would come to a public meeting next with a staff recommendation.

Exhibit B

File Number: D01-009-2024

Address: 93 Division Street

Tyler Hamilton, Agent for the Applicant, conducted a PowerPoint presentation regarding the Zoning By-Law Amendment and Consent at 93 Division Street. A copy of this presentation is available upon request through the City Clerk's Department.

Robert McInnes, 278 Sydenham Street, stated that as the city is getting hotter it is important to maintain all greenspaces. He asked what the requirements are for green areas within a lot such as this one and he asked what the neighbourhood provides generally in greenery.

Roger Dent, 94 Division Street, expressed concern for the lack of trees in the neighbourhood. He stated that 93 Division Street is severed and will have no trees on it and that development on 91 Division Street will require removing the remaining trees. He expressed concern for the scale and the aesthetic of the building that would be developed and how this would impact the Division Street and William Street intersection. He added that he hopes the City would require tree planting if the severance moves forward.

In response to public comments, Ms. Van Vugt stated that there is a requirement for 30% landscape space to be met within the residential zones. She added that the trees that currently exist on the lot are within the limits of the private property, therefore the Tree By-Law does not apply. She noted that opportunities for replanting along this property are being determined with the applicant.

Mr. Hamilton added that the existing height in this area is two and a half to three storeys. He noted that the overall height of the development would be consistent with those in the area.

Councillor Glenn emphasized that it makes a large difference for the constituents in the area for new buildings to maintain the current aesthetic of the neighbourhood.

The Chair adjourned the Community Meeting at 6:44 p.m.

3. Call to Order

The Chair called the meeting to order at 6:44 p.m.

4. Approval of the Agenda

Moved by: Councillor Oosterhof
Seconded by: Councillor Glenn

That the agenda be amended to include the addendum, and as amended, be approved.

Carried

5. Confirmation of Minutes

Moved by: Councillor Chaves
Seconded by: Councillor Osanic

That the minutes of Planning Committee Meeting Number 13-2024, held Thursday, June 20, 2024, be approved.

Carried

6. Disclosure of Pecuniary Interest

There were none.

7. Delegations

There were none.

8. Briefings

There were none.

9. Business

1. Recommendation Report - 1287 and 1301 Gardiners Road

Mr. Slevin conducted a PowerPoint presentation regarding the Zoning By-Law Amendment at 1287 and 1301 Gardiners Road. A copy of this presentation is available upon request through the City Clerk's Department.

There were no questions from the Committee.

There were no questions from members of the public.

Moved by: Councillor Chaves
Seconded by: Councillor Glenn

That the Planning Committee recommends to Council on July 9, 2024:

That the application for a zoning by-law amendment (File Number D14-005-2024) submitted by The Boulevard Group, on behalf of 1112019 Ontario LTD & 976653 Ontario Inc., for the property municipally known as 1287 and 1301 Gardiners Road, be approved ; and

That Kingston Zoning By-Law Number 2022-62, as amended, be further amended, as per Exhibit A (Draft By-Law and Schedule A to

Amend Zoning By-Law Number 2022-62) to Report Number PC-24-039; and

That Council determines that in accordance with Section 34(17) of the Planning Act, no further notice is required prior to the passage of the by-law; and

That the amending by-law be presented to Council for all three readings.

Carried

2. Recommendation Report - 4065 Unity Road

Mr. Wicke conducted a PowerPoint presentation regarding the Zoning By-Law Amendment at 4065 Unity Road. A copy of this presentation is available upon request through the City Clerk's Department.

Councillor Oosterhof sought clarification on why staff are allowing agricultural use on two hectares of land when the usual minimum lot size for this would be 40 hectares. Mr. Wicke explained that the home, farmhouse, and associated buildings on this lot are in keeping with the character of the rural lot from a planning perspective. He added that the hold is in place because no development is proposed for the retained lands and therefore it is preferred for studies such as a hydrogeological study to not be performed.

Bob Clarke, Agent for the Applicant, added that the holding privilege will allow the owners to defer until there is a proposal for development. He noted that there is a barn on the severed property that is used for small stock and he feels the agricultural use is an appropriate continued use.

Moved by: Councillor Glenn

Seconded by: Councillor Osanic

That the Planning Committee recommends to Council on July 9, 2024:

That the application for a zoning by-law amendment (File Number D14-004-2024) submitted by Clark Consulting Services, on behalf of Dale and Gary Somerville, for the property municipally known as 4065 Unity Road, be approved; and

That Kingston Zoning By-Law Number 2022-62, as amended, be further amended, as per Exhibit A (Draft By-Law and Schedule A to Amend Zoning By-Law Number 2022-62) to Report Number PC-24-037; and

That Council determines that in accordance with Section 34(17) of the Planning Act, no further notice is required prior to the passage of the by-law; and

That the amending by-law be presented to Council for all three readings.

Carried

3. Recommendation Report - City-Initiated Housing and Administrative Amendments

Note: This item was deferred from Planning Committee Meeting 13-2024, held on Thursday, June 20, 2024.

Ms. Flaherty provided updates on the City-Initiated Housing and Administrative Amendments. She noted that no changes had been made to the report since it had been deferred.

Councillor Osanic asked if new subdivisions could be built with fourplexes. She inquired if the fourth unit could replace the requirement for a garage. She asked whether the wider driveway requirement would impact the number of trees on a lot. Ms. Flaherty stated that the four-unit permissions would apply to new builds, and therefore new subdivisions could include fourplexes. She added that the fourth unit may take the form of replacing a garage and clarified that garages are not a requirement on any property but are often used to satisfy a portion of the parking space requirements. She noted that parking provisions would remain with a fourth unit and could still take the form of a garage. She explained that the proposed amendments allowing for a wider driveway to accommodate additional parking would only apply to the privately owned portion of the lot, which will allow for the planting of City street trees as well as protecting the City's right of way.

Councillor Oosterhof asked for assurance that adding a fourth unit permission would not completely change the existing neighbourhoods within Kingston. He asked if the City has any choice in not implementing the fourth unit permission and noted that other municipalities have said no to implementing this change. Ms. Flaherty explained that Planning Services staff focused on bringing forward recommendations that would respect the built form of the existing neighbourhoods and fit within the context of those communities. She stated that she does not have enough details on the staff recommendations for fourplexes in other municipalities to comment on their decisions and added that every municipality has different zoning standards and a different zoning framework.

Councillor Glenn asked if voting against the amendment to allow fourth units would put the funding from Canada Mortgage and Housing Corporation (CMHC) at risk. She asked if there is an understanding that it is difficult to agree to four units. Ms. Agnew stated that other municipalities have had their funding pulled due to not agreeing to the fourth unit permissions. She added that the CMHC has placed a strong emphasis on

net new units created with an increasing emphasis on each target. She explained that there is a risk that funding could be pulled if any of the targets are not met. She noted that during the consultation process with the CMHC the City was required to identify where the biggest challenge or public concern may be, and the four-unit permissions were flagged during that process.

Councillor Chaves sought clarification on how many current zoning by-laws there are and how many pages of by-laws there are. He asked if the proposed amendments have condensed those by-laws into fewer pages and if this is a more efficient resource for staff. Ms. Flaherty stated that there are six different zoning by-laws, with five being former by-laws that continue to apply across certain areas of the city and the Kingston Zoning By-Law approved in 2022. She added that the former by-laws total approximately 2100 pages and that the proposed amendments condense the former by-laws in about 215 pages. She explained that the proposed amendments create consistent standards that apply generally across the entire city, while also acting as a resource that is easier to use for both staff and members of the public.

The Chair asked the Committee if there were any objections to members of the public who spoke to the report at the last meeting, speaking again to the report at the current meeting. There were no objections.

John Grenville, 24 Jenkins Street, stated that based on the success of the Williamsville Secondary Plan in 2012, there have been more than 2000 units built or approved for construction along the Williamsville District section of Princess Street. He asked whether there is a priority for creating housing along the Williamsville Main Street. He asked how the creation of significant new high-density areas would detract from Williamsville Development along the Main Street. He asked if developers would go where the property is less expensive and create the same density in other areas. He noted other issues in the Williamsville District such as no increase in parkland despite the increase in residents over the last 10 years and a lack of parking enforcement.

Joel Thompson, 882 Clearfield Crescent, asked how many single-family permits are requested on an annual basis in comparison with multi-unit permits. He noted the money spent on public services when building new subdivisions in comparison with building onto what already exists. He added that the municipality could be proactive with allowing four-units or it could wait to be forced by the province. He asked if staff could clarify where the four-unit overlay would apply and what the requirements would be to have it removed.

Chris Hargreaves stated that the report does a good job of achieving more housing to support housing affordability. He asked who is advocating for environmental stewardship and climate action. He asked what Planning

Services will do to ensure the impact of the amendments on the environment are as minimal as possible.

Joan Bowie, 414 Albert Street, urged the Committee to reconsider proposed amendments regarding waste and recycling and storage for residential buildings. She stated that currently waste is stored on laneways, porches, and street sides. She asked why two receptacles could not be shared and why there are not dedicated spaces for the receptacles. She added that all residential units should have rodent proof waste and storage areas. She noted that recently there have been piles of garbage seen in public parks and that measures should be taken to prevent this.

Annette Burfoot, 74 Regent Street, stated that Williamsville is the densest neighbourhood in the city. She asked if staff would provide a population for Williamsville District that includes students. She stated that the amendments would have negative environmental consequences and potential issues with runoff and flooding in nearby lots. She asked how these issues would be managed under the newly amended Official Plan. She asked how built-form considerations would be monitored and managed. She asked if staff could provide a list of all development decisions that will no longer come before Planning Committee and Council as a result of the amendments.

Rob Fonger, 751 Johnson Street, asked how the general public was notified of the decision to defer this item to the current meeting. He stated that the proposal for increased densities along 'express transit routes' does not appear to be supported by any data and falls short of the Housing Acceleration Fund (HAF) requirements. He asked what cost benefit analysis the City has done to confirm the advisability of proceeding with this initiative. He argued that the report's proposals will worsen the City's current approach to residential intensification and would result in housing for profit rather than affordable housing. He questioned the capacity of the City to properly manage current intensification efforts. He asked the Committee to consider deferring their decision on the report until the policies of upper levels of government are more certain.

Greg Samuel, 225 Park Street, asked under what circumstances the Committee of Adjustment could reject a six-storey apartment building if they are given the power of approving such applications.

In response to comments from the public, Ms. Flaherty confirmed that the Williamsville District is a priority area for directing high-density housing. She explained that through Bill 23 Planning Services is no longer allowed to apply the same site control to residential developments if they have ten units or less and that some of the amendments are a response to that provincial legislation. She added that the unit overlay would be applied to all urban residential zones across the city and would prohibit four units until such time as the owner has submitted servicing information and

technical studies. She explained that the focus of the amendments are on housing affordability but noted that a number of environmental stewardship and climate action policies have been built into the Kingston Zoning By-Law that meet and achieve the targets from environmental protection perspectives. She confirmed that the proposed provisions for garbage and waste facilities would apply to the 5-to-10-unit range for residential development and added that lots with four or less units would be subject to the Property Standards By-Law. She noted that both the Property Standards By-Law and the Zoning By-Law rely on a complaint-based system. She added that staff have worked to ensure the population projections include the student population so that those numbers can be factored into planning and policy decisions. She confirmed that no notice was provided to the public on the deferral of the report.

Mr. Bar addressed the question related to parkland in Williamsville and stated that parkland has been accepted in various forms over the years. He listed on-site conveyance, off-site conveyance, and cash-in-lieu of parkland as different methods for securing parkland in this area. He noted that parkettes have been facilitated on Princess Street. He confirmed that of the 964 homes that were issued building permits last year, only 88 of those permits were for single detached dwellings. He added that Planning Services has seen a shift over the past couple of years to higher-density development forms and away from ground orienting units. He explained that properties along Princess Street are generally heavily hard-surfaced due to their former uses but added that each redevelopment provides an opportunity to secure more landscaped open space and appropriate stormwater management controls. He cautioned that development approvals do not directly lead to building permits or construction on a property. He explained the four criteria that must be met for approvals through the Committee of Adjustment.

Ms. Agnew explained that a detailed economic exercise was not completed on the proposed policies. She added that staff have been conducting these types of studies consistently with new policies and particularly with work regarding the life cycle analysis and looking at varying housing forms. She noted that the proposed amendments have been informed by the analysis done for previous policies. She stated that the need for additional community supports for by-law enforcement has increased over the last four years.

Ms. Flaherty explained the three types of decisions that will no longer go to City Council, noting that two of those decisions are delegated authority to the Director of Planning Services and the other is the express transit overlay.

Councillor Glenn explained that her amendment would limit the number of actual bedrooms that are permitted in the four-unit approvals in the Sydenham and Williamsville districts. She added that these districts are

facing a lot of pressure and that most of the four-unit properties will be student housing. She stated that this amendment would encourage reasonable numbers of individuals living within small areas.

Councillor Oosterhof asked if staff had any concerns with this amendment. Ms. Agnew stated that feedback from developers included concerns that eight-to-ten bedrooms could be too low relative to adding a fourth unit. She added that she did not see major concerns with the amendment as it focuses on Heritage Conservation Districts but noted that if it was applied to other areas in the city then it could create more concern.

Councillor Chaves asked if the amendment could have a negative impact on the funding received from the CMHC. Ms. Agnew stated that the limitations on bedrooms was an approach from City staff and not connected to the accelerator initiatives.

Councillor Osanic explained that her amendment would address concerns related to tenants losing their job and automatically losing their housing that they were renting from their employer.

Councillor Chaves asked if this amendment would negatively impact the funding received from the CMHC. Ms. Agnew stated that staff do not have concerns for the funding related to this amendment.

Councillor Chaves asked if the amendment would have a negative impact on the funding received from the CMHC. Ms. Agnew explained that this amendment is minimal and localized to a specific area of one district and therefore staff are not concerned about a negative impact on the funding received due to this change.

Councillor Osanic asked for Clause 4 of the motion to be voted on separately.

Councillor Osanic withdrew her motion to separate out Clause 4.

Moved by: Councillor Chaves

Seconded by: Councillor Oosterhof

That the Planning Committee recommends to Council **on July 9, 2024:**

That the applications for Official Plan and zoning by-law amendments (File Number D35-002-2024) submitted by the City of Kingston be approved; and

That the City of Kingston Official Plan, as amended, be further amended by amendment number 95, as per Exhibit A, (Draft By-Law and Schedules 'A' to 'D' to Amend the Official Plan) to Report Number PC-24-041, and as further amended by the Planning Committee on July 4, 2024 as detailed below:

That Clause 77 of Schedule A to the By-Law attached as Exhibit A (Draft By-Law and Schedules 'A' to 'D' to Amend the

Official Plan) to Report Number PC-24-041 be deleted and replaced with the following:

Amend Section 1.4 by adding the definition of “Workforce and Institutional Housing” to be defined as “*Residential units or co-living units that are owned and leased by:*

(a) an employer, or a related company, specifically to persons who are employed by such employer if the lease is subject to the Residential Tenancies Act; or

(b) an institution specifically to persons who are employed by such institution, or persons who attend such institution as a full-time student or equivalent”.

That Kingston Zoning By-Law Number 2022-62, as amended, be further amended, as per Exhibit B (Draft By-Law and Schedules ‘A’ to ‘AC’ to Amend Zoning By-Law Number 2022-62) to Report Number PC-24-041, and as further amended by the Planning Committee on July 4, 2024 as detailed below:

That the zoning by-law amendment for Kingston Zoning By-Law Number 2022-62, as amended, attached as Exhibit B to Report Number PC-24-041, be further amended by the Planning Committee on June 20, 2024, to amend Schedule ‘AB’ of the By-Law, ‘Schedule H- Express Transit Area Overlay’ to remove the areas of Brock Street between Victoria Street and Palace Road and Johnson Street between MacDonnell Street and Palace Road.

That Kingston Zoning By-Law Number 2022-62, as amended, be further amended, as per Exhibit C (Draft By-Law and Schedule ‘A’ to Amend Zoning By-Law Number 2022-62) to Report Number PC-24-041, and as further amended by the Planning Committee on July 4, 2024 as detailed below:

That Exhibit C to Report Number PC-24-041 be amended in Section 1.4 by inserting the words noted in bold, after the word ‘aggregate’ and read hereto:

4.28.2. Despite Clause 4.28.1., where a the “Fourth Residential Unit Holding Area” established in Clause 5.4.5. is removed from a lot, a maximum of 12 bedrooms are permitted per lot, in the aggregate, with the exception of lots located within the area bounded by Sir John A. Macdonald Street to the West, Bath Road and Concession Street to the North, Division Street to the East, and Johnson Street to the South and the area bounded by Sir John A. Macdonald to the West, Johnson Street to the North and East until Ontario Street, the North side of Ontario Street until Gore and the West portion of Gore until

Lake Ontario and the HCD1 and HCD3 zones, where the maximum number of bedrooms is 10 bedrooms per lot in the aggregate for all lots developed with 4 dwelling units in a house, semi-detached house, townhouse and/or accessory house"; and

That Zoning By-Law Number 8499, as amended, be further amended, as per Exhibit D (Draft By-Law and Schedule 'A' to Amend Zoning By-Law Number 8499) to Report Number PC-24-041; and

That Zoning By-Law Number 32-74, as amended, be further amended, as per Exhibit E (Draft By-Law and Schedule 'A' to Amend Zoning By-Law Number 32-74) to Report Number PC-24-041; and

That Zoning By-Law Number 76-26, as amended, be further amended, as per Exhibit F (Draft By-Law and Schedule 'A' to Amend Zoning By-Law Number 76-26) to Report Number PC-24-041; and

That Zoning By-Law Number 96-259, as amended, be further amended, as per Exhibit G (Draft By-Law and Schedule 'A' to Amend Zoning By-Law Number 96-259) to Report Number PC-24-041; and

That Zoning By-Law Number 97-102, as amended, be further amended, as per Exhibit H (Draft By-Law and Schedule 'A' to Amend Zoning By-Law Number 97-102) to Report Number PC-24-041; and

That By-Law Number 2006-75, as amended, be further amended, as per Exhibit I (Draft By-Law to Amend By-Law Number 2006-75, A By-Law to Delegate Various Planning Approvals to Staff and to Adopt Certain Procedures for the Processing of Planning Applications Subject to Delegated Authority) to Report Number PC-24-041; and

That By-Law Number 2005-10, as amended, be further amended, as per Exhibit J (Draft By-Law to Amend By-Law Number 2005-10, A By-Law to Establish Fees and Charges to be Collected by The Corporation of the City of Kingston) to Report Number PC-24-041; and

That Council determines that in accordance with Section 34(17) of the Planning Act, no further notice is required prior to the passage of the by-law; and

That the amending by-laws be presented to Council for all three readings.

Carried as Amended

Moved by: Councillor Cinanni
Seconded by: Councillor Glenn

That the zoning by-law amendment for Kingston Zoning By-Law Number 2022-62, as amended, attached as Exhibit B to Report Number PC-24-041, be further amended by the Planning Committee on June 20, 2024, to amend Schedule 'AB' of the By-Law, 'Schedule H- Express Transit Area Overlay' to remove the areas of Brock Street between Victoria Street and Palace Road and Johnson Street between MacDonnell Street and Palace Road.

Carried

Moved by: Councillor Osanic
Seconded by: Councillor Chaves

That Clause 77 of Schedule A to the By-Law attached as Exhibit A (Draft By-Law and Schedules 'A' to 'D' to Amend the Official Plan) to Report Number PC-24-041 be deleted and replaced with the following:

77. Amend Section 1.4 by adding the definition of “Workforce and Institutional Housing” to be defined as “Residential units or co-living units that are owned and leased by:

(a) an employer, or a related company, specifically to persons who are employed by such employer if the lease is subject to the Residential Tenancies Act; or

(b) an institution specifically to persons who are employed by such institution, or persons who attend such institution as a full-time student or equivalent”.

Carried

Moved by: Councillor Glenn
Seconded by: Councillor Osanic

That Exhibit C to Report Number PC-24-041 be amended in Section 1.4 by inserting the following after the word 'aggregate': with the exception of lots located within the area bounded by Sir John A. Macdonald Street to the West, Bath Road and Concession Street to the North, Division Street to the East, and Johnson Street to the South and the area bounded by Sir John A. Macdonald to the West, Johnson Street to the North and East until Ontario Street, the North side of Ontario Street until Gore and the West portion of Gore until Lake Ontario and the HCD1 and HCD3 zones, where the maximum number of bedrooms is 10 bedrooms per lot in the

aggregate for all lots developed with 4 dwelling units in a house, semi-detached house, townhouse and/or accessory house"; and

Carried

Moved by: Councillor Chaves
Seconded by: Councillor Osanic

That the first clause of the recommendation be amended to add the words "July 9, 2024" following the word Council and read as follows:

That the Planning Committee recommends to Council on July 9, 2024:

Carried

10. Motions

There were none.

11. Notices of Motion

There were none.

12. Other Business

There was none.

13. Correspondence

- 1. Update from Planning Services**
- 2. Correspondence received, dated June 21, 2024 regarding the Recommendation Report - City-Initiated Housing and Administrative Amendments**
- 3. Correspondence received, dated June 20, 2024, regarding the Recommendation Report - City-Initiated Housing and Administrative Amendments**
- 4. Correspondence received, dated July 3, 2024, regarding the Recommendation Report - City-Initiated Housing and Administrative Amendments**
- 5. Correspondence received, dated July 3, 2024, regarding the Zoning By-Law Amendment for 4065 Unity Road**

14. Date of Next Meeting

The next meeting of the Planning Committee is scheduled for Thursday, July 18, 2024 at 6:00 p.m.

15. Adjournment

Moved by: Councillor Glenn
Seconded by: Councillor Osanic

That the meeting be adjourned at 9:05 p.m.

Carried