



Corporation of the County of Wellington

Land Division Committee

Minutes

May 11, 2023

9:00 am

County Administration Centre

Keith Room

Present: Warden Andy Lennox
Councillor Michael Dehn
Councillor Shawn Watters

Regrets: Councillor James Seeley (Chair)
Councillor Mary Lloyd

Staff: Zachary Prince, Senior Development Planner
Joanna Salsberg, Planner
Deborah Turchet, Coordinator, Secretary-Treasurer, Land Division

1. Call to Order

At 9:00 a.m., Vice-Chairman Shawn Watters called the meeting to order.

2. Declaration of Pecuniary Interest

There were no declarations of pecuniary interest.

3. Approval of Minutes of Land Division Proceedings

Moved by: Councillor Dehn

Seconded by: Warden Lennox

THAT the minutes of April 13, 2023 be approved as circulated.

Carried

4. Considerations of Applications

4.1 Applications Recommended to be Expedited

Moved by: Warden Lennox

Seconded by: Councillor Dehn

THAT the applications recommended for Expedited consideration be approved.

Carried

4.1.1 B17-23 - Jefferson Farms Ltd. - Puslinch

4.1.2 B18-23 - Daniel Dachlauer - Centre Wellington

Michael Dehn – building proposed in middle of field? S. Watters – feel better to be off to side, closer to wood lot; if sell – future problem; discussion should happen regarding preserve agriculture and not put building in middle; Warden Lennox – MDS; can't put road through the greenlands; J. Salsberg – reviewed MDS – is possible to build and meet the minimum distance; possible 0.5 building envelop to meet set backs; S. Watters – do you discuss with applicant to locate building? J. Salsberg – zoning controls location and at building permit stage; Z. Prince – do not see a lot far back because of services and access to reach.

4.1.3 B19-23 - Barbara and David Waechter - Centre Wellington

Michael Dehn – would like to see just residential building stay with severed, too large a lot; J. Salsberg – applicant included features to not have liability to have features split; pond is not used for drainage feature; not fragmenting, planning support but not smaller; M. Dehn – drainage runs to road? J. Salsberg – drains to the fields; Warden Lennox – pond at higher point; think size excessive; S. Watters – topographical lines? Z. Prince – not something every application needs, but could ask if questions.

4.1.4 B52-22 - 1595655 Ontario Ltd.-Robert Cottell - Wellington North

5. Adjournment

At 9:13 a.m., the Vice-Chairman adjourned the meeting until June 8, 2023.

Allan Alls - Chair

Deborah Turchet - Secretary Treasurer

