

MINUTES OF THE TOWN OF NEEPAWA PUBLIC HEARING OF COUNCIL HELD TUESDAY OCTOBER 16, 2018 AT 7:05 P.M. IN THE COUNCIL CHAMBERS, NEEPAWA MUNICIPAL OFFICE, 275 HAMILTON ST., NEEPAWA, MB

Present: Mayor de Groot, Deputy Mayor Jarema, Councillors Cockburn, Dietrich, Gerrard, Parrott & Stilwell, CAO Colleen Synchysyn, Manager of Operations Denis Saquet, NAPD Development Officer Jeff Braun, ACAO Jodi Baker

Guests: Meagan Boles, WSP Consultants, Jeremy Vogt – NACTV, Allan Gillies - Westman Internet Radio, Bill Syrik, Jason Nadeau, Bob McCreath

1. Call to Order

Resolution No: 2018 482

Cockburn/Gerrard

BE IT RESOLVED that the Council of the Town of Neepawa do now open this Public Hearing to hear representation to the Town of Neepawa Zoning By-Law 3184-18.

CARRIED

2. Town of Neepawa Zoning By-Law 3184-18

- Meagan Boles of WSP provided a quick overview of the new zoning by-law and responded to questions.
- As a result of a previous concern regarding a boarding house that was established on Whitmore Crescent, Bob McCreath brought forth several concerns and questions related to how such matters would be handled going forward and what actions could be taken to address previous concerns.
- Ms. Boles cited various provisions in the new by-law that would give better guidance and parameters to address boarding situations on a go forward basis, noting that previous matters would be existing non-conformities. Rooming houses of 3 or greater, will not be permitted in the RSU and RS Zones and conditional in the RT, RM1, RM2 and RR Zones. There are also specific triggers added to the document related to parking, floor area requirements, etc. The intent of the triggers will help to restrict the ability to easily establish these uses where not appropriate.
- Clarity was given that the zoning by-law focuses on “use”, while enforcement is a separate matter falling under the Enforcement By-Law and the applicable provisions of *The Planning Act* and *The Municipal Act*.
- Council and Administration took note of Mr. McCreath’s concerns and agreed to continue to pursue solutions that coincide with the provisions of the legislation and can be validly enforced without legal repercussion or infringement on Human Rights.
- The only other comments in relation to the by-law, came from Manitoba Infrastructure who requested a few modifications to wording.
- Other than the comments and concerns noted by Mr. McCreath and Manitoba Infrastructure, no formal objections received were received either at the hearing, or by way of written submission.

3. Adjourn

Resolution No: 2018 483

Jarema/Cockburn

BE IT RESOLVED that the Council of the Town of Neepawa do now adjourn this Public Hearing at 7:33 p.m.

CARRIED

Mayor

Chief Administrative Officer