
**FLEWELLYN/GOULBOURN LOCAL PLANNING APPEAL TRIBUNAL
SETTLEMENT**

ACS2021-PIE-EDP-0011

RIDEAU-GOULBOURN (21)

That the Agriculture and Rural Affairs Committee recommend that Council direct staff to seek the following modifications from the Local Planning Appeal Tribunal with respect to the following:

- 1. With respect to Official Plan Amendment 240, the redesignation of the lands as shown in Document 1 from Significant Wetland to General Rural Area and Rural Natural Features Area; and**
- 2. With respect to Zoning By-law Amendment 2020-53, the rezoning of the lands as shown in Document 2 from EP3 to RU.**

Dr. Nick Stow, Planner III and Mr. Tim Marc, Senior Legal Counsel, were present to respond to questions.

Dr. Stow gave a brief summary: as part of special study area policy, consultant hired to reevaluate boundaries of Goulbourn Wetland Complex in 2016. Last year, brought about OPA and ZBLA to reflect new boundaries. Councillor Moffatt introduced motion to limit wetland area to Special Study Area; passed by Committee and Council. Left significant wetland designation on several properties where consultant said there was no longer wetland. If accepted by appeals tribunal, would remove designation and change zoning.

Two areas are no longer a wetland; have dried out due to improved drainage on both properties. As a result, land has dried out and no longer qualifies as wetland.

Councillor Moffatt gave a brief review. This started in 2005. Scope changed over the years; landowners caught in the mix. Further study deemed lands no longer wetland, but our OP said still was. He noted that he helped a number of residents and negatively impacted some others; this will help. That is crux of issue in this area; some designations due to poor drainage, if isn't maintained, can become provincially significant wetland. Appreciate the work that Dr. Stow has done. Unfortunate that some landowners were caught; appreciate that we can fix it.

The Committee CARRIED the recommendations as presented.