

**AGRICULTURE AND RURAL
AFFAIRS COMMITTEE
REPORT 23
JULY 7, 2021**

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**COMITÉ DE L'AGRICULTURE ET
DES AFFAIRES RURALES
RAPPORT 23
LE 7 JUILLET 2021**

**EXTRACT OF DRAFT MINUTES 24
AGRICULTURE AND RURAL
AFFAIRS COMMITTEE
JUNE 28, 2021**

**EXTRAIT DE L'ÉBAUCHE
DU PROCÈS-VERBAL 24
COMITÉ DE L'AGRICULTURE ET
DES AFFAIRES RURALES
LE 28 JUIN 2021**

2. OFFICIAL PLAN AND ZONING – 200 RUSS BRADLEY ROAD

ACS2021-PIE-PS-0085

WEST CARLETON-MARCH (5)

1. **That the Agriculture and Rural Affairs Committee recommend Council:**

a. **Approve the proposed modifications to the Official Plan for 200 Russ Bradley Road to permit a non-aviation related use within the Carp Airport lands as detailed in Document 2;**

b. **Approve the proposed amendment to Zoning By-law 2008-250 for 200 Russ Bradley Road to re-zone from Air Transportation Facility Zone, subzone B (T1B) to Air Transportation Facility Zone, subzone B with a rural exception (T1B[xxx-r]-h) to add a cannabis production facility as a permitted use as detailed in Document 3.**

2. **That Agriculture and Rural Affairs Committee approve the Consultation Details Section of this report be included as part of the 'brief explanation' in the Summary of Written and Oral Public Submissions, to be prepared by the Office of the City Clerk and submitted to Council in the report titled, "Summary of Oral and Written Public Submissions for Items Subject to the *Planning Act* 'Explanation Requirements' at the City Council Meeting of July 7, 2021," subject to submissions received between the publication of this report and the time of Council's decision.**

The Committee heard from the following delegations:

1. Noura Daadaa – She is a resident in the community near the proposed project. There are about 370 residents in the area. Concerned with the water supply comes from a trickle feed from Carp. They are being changed highest commercial rate. She understands this project will share same airport land and wants to know what are the consequences for residents? When this factory comes in, will they pay extra fees? Security for residents?
2. Michael Yeung – He owns a restaurant and is concerned with a cannabis business nearby. What the impact on young children will be in the future? Feels security of nearby residents is at risk.
3. Adam Thompson – From Novatech Engineers, for the applicant - When cannabis production facilities first brought into zoning bylaw, were brought in through separate staff-oriented process. This is an industrial area and cannabis facility in line with zoning. Cannabis facilities permitted in general and heavy industrial zones. The closest residence will be 267 meters to the east. Nearest registered lot on residential suburban side will be 1.4 km. They are well exceeding separation distances recommended. Part of business park condominium and will contribute and pay fair share of agreements.

The Chair and Ward Councillor for this area noted that the trickle system to airport that Ms. Daadaa was talking about is not the city's responsibility. He questioned that the water has nothing to do with the City and for this application? Adam Brown, Manager, development Review – Rural, stated that development on residential side has demarcation point after which City owns the pipe. The airport condominium gets one bill from the City and it's up to the condo corporation to charge residents as it sees fit. Hydrogeological data required.

The Committee CARRIED the recommendations as presented.