



**Public Hearing Town Council Meeting  
Monday, April 20<sup>th</sup>, 2009, 6:30 p.m.  
Council Chambers – Civic Building**

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A Public Hearing of Truro Town Council was held on Monday, April 20<sup>th</sup>, 2009 at 6:30 p.m. in the Council Chambers of the Truro Civic Building.

Present: Mayor W. R. (Bill) Mills, Deputy Mayor G. MacArthur, Councillors R. Tynes, D. Bennett-Cook, B. Kinsman and S. Byers

Regrets: Councillor C. Cox

In Attendance: CAO J. Langille, Director of Planning J. Fox, Director of Public Works A. MacKinnon, Fire Chief T. Bremner, and Town Solicitor J. Rafferty

**22 Duke Street/29 Victoria Street – Development Agreement Application**

The CAO advised that this development agreement application had been advertised. He reviewed a letter received from Juanita Bigelow, Secretary of the Town Planning Advisory Committee requesting Council to consider amending the 2003 Development Agreement to permit the construction of a multiple unit, residential building containing 10 units and permit up to three units in an existing structure at 29 Victoria Street, or allow for office or professional use, and extent the timing provisions from one to two years.

The CAO reviewed a second letter received from Ken Henderson, Chair of Heritage Advisory Committee. The Committee advised that they were concerned about the impact of this development and its compatibility with the traditional single family homes in the abutting Heritage Conservation Districts.

The Director of Planning reviewed his final staff report for Council. He advised that Planning Staff had concluded that the proposed development is consistent with the Town's Municipal Planning Strategy. They recommended that Council enter into a Development Agreement to permit the proposed development.

Jenifer Tsang, a land-use planner, spoke as the representative for the developer, Calder Creelman. She noted that prior to the meeting she had supplied Council with eight letters of support. She highlighted some of the positive aspects of the proposed development.

Local residents addressed Council with their concerns about the proposed development. Their concerns included the size of the building, the fact that it would be in their backyards, the constant light and noise, impact on density in the area, they believed it did not belong in a heritage district, concerned with the boundaries identified, access into the parking lot and the parking available.

**Adjournment**

The Public Meeting was adjourned at approximately 8:15 pm.

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W. R. (Bill) Mills  
Mayor

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J.K. Langille  
CAO