

**Advisory Planning Commission Electoral Area F&G**  
**Wednesday, October 16th, 2024**  
**Windermere Firehall**

**Present:**

**Area F**

Karl Conway - Chair

Mara King

Carolyn Maher

Colleen Roberts

Chris Zehnder

**Area G**

Brandon Csokonay

**Regrets:** Leah Downey  
Norm Funnell  
Bruce Hamstead

Seona Helmer  
Owen Mitchell  
Hermann Mauthner

**Directors**

Susan Clovechok - Area F

Nancy Wilfley - Secretary

Roberta Schnider - Area G  
Rick Tegart

Introduction of Commission members.

**Delegations:**

**P724 565** - Wilmer/Peterson (Haworth)

7:00 pm.- Richard Haworth speaks to ALR application for a three lot residential subdivision. Richard gives details of the property's slope and soil quality. Land is not utilized for agricultural purposes because of the steep slopes and poor soil. Property is within the Toby Benches OCP and are practically part of Wilmer. There is a public road through the property however the slope of the road would prevent it from being used. Richard answers questions from the Commission members.

7:07pm Richard ends discussion.

**P724 510** - Lyttle Lake/Vertz

7:08 pm.- Ron Vertz speaks to Bylaw Amendment application. Ron hands out photos and gives historical information on property. Property had been zoned for a golf course that never was developed. Proposal is for twenty four lot subdivision. Ron answers questions from Commission members.

7:12pm. - Ron leaves meeting.

**P724 555** - Fairmont Hot Springs/Fairmont Hot Springs Resort Ltd. (Haworth)

7:15pm. - Richard Haworth speaks to Bylaw Amendment application. Application is to change zoning from R4 to R1. Current land use is a campground and rezoning is to expand the existing RV park. Remaining property will stay as R4.

7:18pm. - Richard leaves meeting.

**P724 560** - Windermere South/Egan

7:18pm. Oliver Egan speaks to Bylaw Amendment application to allow two single family dwellings on property. Property will be used for staff housing. Amendment will also permit a maximum parcel coverage of 50% for greenhouses. Greenhouses are not permanent structures. Oliver answers questions from Commission members.

7:22pm. Oliver leaves meeting.

**P724 567** - Columere Park/Kirkpatrick

7:22pm. Michael Kirkpatrick speaks to DVP application to increase the maximum parcel coverage from 30% to 34% to permit construction of a deck. Michael explains he could put a patio instead of a deck but the house was built higher than he thought. Michael answers questions from Commission members.

7:27pm. Michael leaves meeting.

**1. Call To Order**

Meeting called to order at 7:28pm.

**2. Minutes**

**2.1 APC Meeting - September 25th, 2024**

MOVED by C. Zehnder

SECONDED by B. Csokonay

THAT the Minutes of the Advisory Planning Commission meeting held on September 25th, 2024 be adopted as amended.

CARRIED

Spelling of Brandon Csokonay name is to be corrected.

**2.2 Planning Committee Meeting - September - Reviewed**

**3. Reports**

**3.1 Development Services Report - October- Reviewed**

Director Clovechok speaks to report.

**4. Agricultural Land Reserve Application**

**4.1 P724 565 -Wilmer/Peterson (Haworth)**

MOVED by C. Zehnder

SECONDED by C. Maher

THAT the Advisory Planning Commission recommends the ALR application from Wilmer/Peterson (Haworth) be supported.

CARRIED

**5. ByLaw Amendment Application**

**5.1 P724 510 - Lyttle Lake/Vertz**

MOVED by C. Zehnder

SECONDED by M. King

THAT the Advisory Planning Commission recommends the Bylaw Amendment Application from Lyttle Lake/Vertz be supported.

CARRIED

**5.2 P724 555 - Fairmont Hot Springs/Fairmont Hot Springs Resort Ltd. (Haworth)**

MOVED by C. Maher

SECONDED by M. King

THAT the Advisory Planning Commission recommends the Bylaw Amendment Application from Fairmont Hot Springs/ Fairmont Hot Springs Resort Ltd. (Haworth) be supported.

CARRIED

**5.3 P724 560 - Windermere South/Egan**

MOVED by M. King

SECONDED by C. Maher

THAT the Advisory Planning Commission recommends the Bylaw Amendment Application from Windermere South/Egan be supported.

CARRIED

**6. Development Variance Permit Applications**

**6.1 P724 567** Columere Park/ Kirkpatrick

MOVED by M. King

SECONDED by C. Maher

THAT the Advisory Planning Commission recommends the Development Variance Permit Application from Columere Park/Kirkpatrick be supported.

CARRIED

**7. ADJOURNMENT**

The meeting adjourned at 7:54pm.

DRAFT