

# Municipality of Lakeshore – Report to Council

## Growth & Sustainability

### Community Planning



**To:** Mayor & Members of Council  
**From:** Urvi Prajapati, BEDP, MES, Planner 1  
**Date:** February 7, 2022  
**Subject:** Greenhouse Development Interim Control By-Law Extension

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### Recommendation

Approve an amendment to By-law 13-2021 being a By-law to Establish an Interim Control By-law respecting Greenhouses in the Municipality of Lakeshore, to extend the period of time during which it will be in effect to March 9, 2023, to continue studying the effects of greenhouse development in Lakeshore; and

Direct Administration to advise Council should an application for greenhouse development be submitted during the extended interim control period; and

Direct the Clerk to read the By-law during the Consideration of By-laws at the at the February 15, 2022 Council meeting.

### Background

At the December 15, 2020 Special Council meeting, the following motion was passed:

#### Effects of Greenhouse Development

450-12-2020

Direct Administration to prepare an interim control by-law to study the effects of greenhouse development in Lakeshore, as presented in the report of the Director of Community & Development Services presented at the December 15, 2020 Council meeting; and

Administration advise Council should an application for greenhouse development be submitted during the interim control period.

Carried

The Report associated with this motion is attached (Attachment 1).

Later, an Interim Control By-law was passed (Attachment 2) which came into effect on March 9, 2021 and which will expire on March 9, 2022. The effect of the By-law is to prohibit new greenhouse development while the Municipality is undergoing the study.

Storey Samways Planning Ltd. was retained to study the effects of greenhouse development in Lakeshore, including a study of the success of different approaches to control greenhouse operations, carry out land use planning studies which will include any deficiencies in the Municipality of Lakeshore Official Plan, and Zoning By-law; and, to research other by-laws that municipalities have passed to regulate the impacts of nuisances arising from greenhouse. This study will include a review of regulation of greenhouse cannabis operations.

### **Comments**

Tom Storey from Storey Samways Planning Ltd. will be providing an update at the Council meeting regarding the work that has been completed to date and next steps.

Administration is recommending that the Interim Control By-law be extended for one year, in order to complete the study.

Since the Interim Control By-law was passed in March 2021, there have been inquiries from landowners regarding greenhouses, and two pre-application consultation meetings have taken place. However, as of the writing of this report, no application for a greenhouse development has been formally submitted to Administration.

The extension of the Interim Control By-law may be appealed to the Ontario Land Tribunal.

### **Others Consulted**

A notice of the passing of the extension of the by-law will be given through the appropriate means in conformity with the regulations.

### **Financial Impacts**

The cost of the study estimated at \$53,000 will be funded from the approved Department's Consulting Services budget.

## Report Approval Details

Document Title:	Greenhouse Development Interim Control By-Law Extension.docx
Attachments:	- Attachment 1 Regulation of Effects of GreenhouseDevelopment Dec 7, 2020.pdf - Attachment 2 By-law 13-2021, Being an Interim Control By-law regarding Greenhouses within the Municipality of Lakeshore.pdf
Final Approval Date:	Feb 10, 2022

This report and all of its attachments were approved and signed as outlined below:

Tammie Ryall

Justin Rousseau

Kristen Newman

Truper McBride