

**Town of Amherst  
Public Hearing  
Minutes**

**Date:** April 12, 2023  
**Time:** 12:00 pm  
**Location:** Council Chambers, Town Hall

**Members Present** Mayor David Kogon  
Deputy Mayor Leon Landry  
Councillor George Baker  
Councillor Charlie Chambers  
Councillor Hal Davidson  
Councillor Lisa Emery  
Councillor Dale Fawthrop

**Members Absent** Councillor George Baker

**Staff Present** Andrew Fisher, Director, Planning & Strategic Initiatives  
Abiola Falaye, Land Use Planner/GIS Coordinator  
Cindy Brown, Administrative Assistant  
Natalie LeBlanc, Municipal Clerk

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**1. Call to Order**

The Mayor called the meeting to order.

**2. 36 / 38 Beacon Street**

**2.1 Staff Report**

Abiola Falaye presented the application to amend the Land Use Bylaw Schedule "A" Zoning Map to rezone the property at 36/38 Beacon Street (PID: 25011248, 25011255) from General Residential to Open Space.

**2.2 Council Questions / Comments**

There were no questions or comments from members of Council.

**2.3 Public Questions / Comments**

Thomas Trenholm, property owner of 39 Beacon Street, spoke in support the proposed rezoning.

**3. 9 North Adelaide Street**

**3.1 Staff Report**

Andrew Fisher presented the proposal for a development agreement application to increase the number of dwelling units within the building at 9 North Adelaide Street (PID: 25008798) from 6 to 8 units, noting if the application is not successful it is permitted to remain as a 6-unit building.

**3.2 Council Questions / Comments**

There were no questions or comments from members of Council.

**3.3 Public Questions / Comments**

Alton Robertson of 1 Harding Avenue wanted to know who owns the building and expressed concern about who will be renting the units, adding the previous owner's tenants seemed to cause issues with garbage and pets. He also expressed that his neighborhood is currently quiet and he would like it to remain that way. Andrew Fisher replied that Six Point Star Ltd. owns the property and as part of the Development Agreement the owner is to take care of the garbage. Mr. Fisher added that there will be an opaque fence installed at the rear of the property.

Alfie O'Brien, property owner of 4 Harding Avenue and 19 North Adelaide Street, stated that he believed they should have received notice of this development sooner than March. He is concerned about the parking and the level of tenancy. He spoke with the owner who was present prior to the meeting and he felt his concerns were addressed. He is in favor of the application.

Thomas Mattinson, owner of the subject property at 9 North Adelaide Street, addressed the concerns expressed. He indicated that although he cannot legally discriminate against potential tenants, he did not spend the amount of money he did renovating the property to have it destroyed. His intent is to rent to the average working person for a reasonable rent. They have been reconstructing the current driveway so there is adequate parking, and an opaque fence will be installed. Pets will be permitted on a case-by-case basis after he has met the owner and the pet. A solid waste bin will be provided on the property and solid waste collection will be contracted out to be collected weekly.

**4. 52 Hickman Street**

**4.1 Staff Report**

Andrew Fisher presented the proposal for a development agreement application to permit the construction of a garden suite at 52 Hickman Street (PID: 25021973).

**4.2 Council Questions / Comments**

There were no questions or comments from members of Council.

**4.3 Public Questions / Comments**

There were no questions or comments from the public.

**5. Adjournment**

The Mayor adjourned the meeting.

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Natalie LeBlanc  
Municipal Clerk

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David Kogon, MD  
Mayor