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April 9, 2024

via email

GRCA File: A03-24 - 5884 Fifth Line

Justin Grainger Secretary-Treasurer Town of Erin 5684 Trafalgar Road Hillsburgh, ON N0B 1Z0

Dear Mr. Grainger,

## Re: Minor Variance Application A03-24

5884 Fifth Line, Town of Erin John and Kristine McKillop

Grand River Conservation Authority (GRCA) staff has reviewed the above-noted minor variance application to permit an accessory building with a maximum building height of 8.35 metres and a ground floor area of 232.26 square metres.

## **Recommendation**

The GRCA has no objection to the proposed minor variance application.

## **GRCA Comments**

GRCA has reviewed this application under the Mandatory Programs and Services Regulation (Ontario Regulation 686/21), including acting on behalf of the Province regarding natural hazards identified in Section 3.1 of the Provincial Policy Statement (PPS, 2020), as a regulatory authority under Ontario Regulation 41/24, and as a public body under the *Planning Act* as per our CA Board approved policies.

Information currently available at this office indicates that the subject property contains a wetland and the regulated allowance adjacent to the wetland. A copy of GRCA's resource mapping is attached.

Due to the presence of the features noted above, a portion of the property is regulated by the GRCA under Ontario Regulation 41/24 – Prohibited Activities, Exemptions and Permits Regulation. Any future development or other alteration within the regulated area will require prior written approval from GRCA in the form of a permit pursuant to Ontario Regulation 41/24.

The minor variance application requests permission to allow an accessory building with a maximum building height of 8.35 metres and a ground floor area of 232.26 square metres. The relief is needed to facilitate the construction of an accessory building. GRCA issued Permit 3-24 for the proposed building and the plans circulated with this

application are consistent with the plans approved under GRCA Permit 3-24. As such, the GRCA has no objection to the approval of this minor variance application.

Consistent with GRCA's approved fee schedule, this application is considered a 'minor' minor variance and the applicant will be invoiced in the amount of \$300.00 for the GRCA's review of this application.

Should you have any questions, please contact me at 519-621-2763 ext. 2228 or aherreman@grandriver.ca.

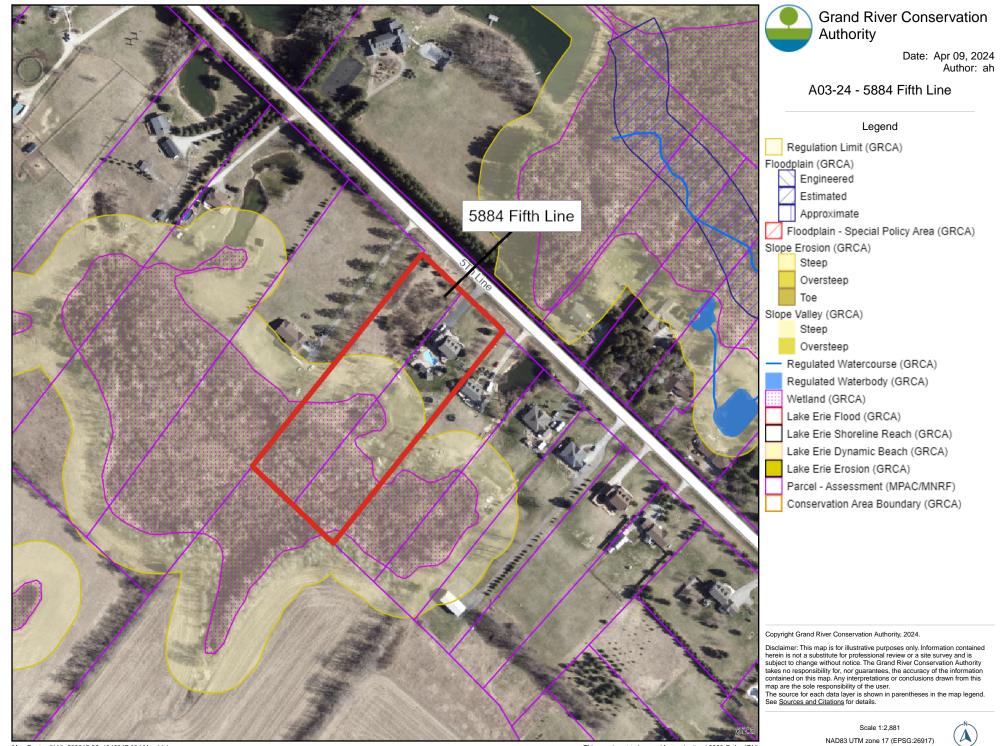
Sincerely,

Anchew Mer

Andrew Herreman, CPT Resource Planning Technician Grand River Conservation Authority

Enclosed: GRCA Mapping

Copy: John & Kristine McKillop (via email)



Map Centre (X,Y): 566915.25, 4846847.02 | Map Link

This map is not to be used for navigation | 2020 Ortho (ON)