



COUNTY OF WELLINGTON

PLANNING AND DEVELOPMENT DEPARTMENT
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April 11th, 2024
BY E-MAIL

Justin Grainger,
Secretary-Treasurer
Town of Erin Committee of Adjustment

Dear Ms. Bal:

**Re: Proposed Minor Variance – A04-24
2046582 Ontario Inc.
11 Thompson Crescent
PLAN 768 LOT 18**

Thank you for circulating the above noted application to our office. These comments are offered without the benefit of a site visit. It is our understanding that relief is being requested from Zoning By-law No. 07-67:

- Section 9.1.2 Lot Requirements- To permit a reduced minimum rear yard setback of 2.19 m as opposed to the required minimum of 7.5m.
- Section 9.1.2 Lot Requirements - To permit a maximum lot coverage of 42.1% as opposed to the required maximum of 40%.

The subject lands are designated Primary Urban Centre (Erin) in the County Official Plan. Planning staff notes that the proposed variance would facilitate an addition to an existing industrial building. Overall, Staff do not have any concerns with the proposed Minor Variance application.

I trust that these comments will be of assistance to the Committee in their consideration of this matter. We would appreciate a copy of the Committee's decision with respect to this application.

Yours truly,

Jamie Barnes
Junior Planner

Zach Prince, MCIP RPP
Senior Planner