



**Corporation of the
Municipality of West Grey**

402813 Grey Road 4
RR2 Durham, ON N0G 1R0
519-369-2200

For office use only

File # A07.2022
Date Received: March 21st, 2022
Date considered complete: May 11, 2022
Fees; \$ \$940.00 (\$750 fee + \$190 SVCA)
Receipt number: 404541 & 405548
Roll number: 4205.20.001.08300

Committee of Adjustment
Application for Minor Variance

Prior to completing this application form, a pre consultation meeting with West Grey planning staff is required. To arrange a meeting or for more information please contact:

Lorelie Spencer
Manager, planning and development
Phone: 519 369 2200 x 236
Email: ls Spencer@westgrey.com

The undersigned hereby applies to the committee of adjustment for the Municipality of West Grey under section 45 of the Planning Act R.S.O 1990, as amended for relief as described in this application from bylaw No. 2006-37, as amended.

Your submission must include the appropriate fees (cash, cheque, debit only) to cover the minor variance application and the applicable Saugeen Valley Conservation Authority review fee. Please contact the municipality to determine the exact amount to be paid. The applicable Saugeen Valley Conservation Authority fee can be found on [http://saugeenconservation.com/downloads/Reg_Fee_List_2020 - Authority Approved.pdf](http://saugeenconservation.com/downloads/Reg_Fee_List_2020_-_Authority_Approved.pdf) or by calling 519-364-1255.

The application must be signed by the applicant before a commissioner of oaths. Municipal staff members have been appointed this position. If the applicant is not the owner of the subject property, the applicant must have authorization from the owner to submit the application (see Part F of this application.) If two or more persons collectively own the property, all owners must sign the application form. Upon completion of the application the required signage provided by the municipality must be posted by the property owner on the subject property.

Part A Applicant information1. Registered owner's name(s) Ken and Cindy KieswetterMailing address 8 Beechwood LaneCity St. ClementsProvince OntarioPostal code N0B 2M0Email [REDACTED]Phone [REDACTED]

Work _____

Ext. _____

2. Authorized applicant's/agent's name (If different than above)

Don Scott of Cuesta Planning Consultants Inc.Mailing address 978 First Avenue WestCity Owen SoundProvince OntarioPostal code N4K 4K5Email cuesta@cuestaplanning.comPhone 519-372-9790

Work _____

Ext. _____

3. Send all correspondence to:

☐

Applicant

☐

Agent

☒

Both

Part B Property information

1. Subject land:

Municipal address 522550 Welbeck RoadFormer municipality Township of BentinckLegal description: Lot PT 15 Concession 3 WGR Registered plan _____ Part(s) _____Date lands were acquired by current owner(s) 2020

2. Description:

Dimensions of the entire property (in metric units)

Lot frontage	Lot depth	Lot area
+/- 500 m	+/- 258 m	+/- 110,879 m2

3. Current planning status of subject lands:

a. Zoning: Natural Environmentb. Official Plan Designation: Hazard Lands

4. Provide the following details for all existing buildings. **This information must be indicated on the required sketch.** (metric units)

Type of existing building/structure	Structure #1	Structure #2	Structure #3	Structure #4
	Barn	Sawmill	Dwelling	Storage Building
Date of construction	Unknown	Unknown	Unknown	Unknown
Ground floor area (m ²)	+/- 600	+/- 250	+/- 112	+/- 1,700
Gross floor area (m ²)				
Number of storeys				
Width	+/- 20 m	+/- 11.5 m	+/- 11.5 m	+/- 44 m
Length	+/- 32 m	+/- 29 m	+/- 14 m	+/- 52 m
Height				
Use	Barn	Sawmill	Dwelling	Storage Building
Setback from front lot line	+/- 25.5 m	+/- 8.5 m	+/- 12.8 m	+/- 0 m
Setback from rear lot line	+/- 60.5 m	+/- 238.1 m	+/- 233.8 m	+/- 214.8 m
Setback from side lot lines	+/- 17 m, +/-446.5 m	+/- 125 m, +/- 344 m	+/- 302.4 m, +/- 183.7 m	+/- 329 m, +/- 115 m

5. Indicate the type of road access:

- ☒ Open and maintained municipal road allowance
☐ County road
☐ Provincial highway access
☐ Non-maintained/seasonally maintained municipal road allowance private
☐ Right of way

6. Indicate the applicable water supply and sewage disposal:

	Existing	Proposed
Municipal water	<input type="checkbox"/>	<input type="checkbox"/>
Communal water	<input type="checkbox"/>	<input type="checkbox"/>
Private well	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Municipal sewers	<input type="checkbox"/>	<input type="checkbox"/>
Communal sewers	<input type="checkbox"/>	<input type="checkbox"/>
Private septic	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>

7. Indicate the storm drainage:

	Existing	Proposed
Sewers	<input type="checkbox"/>	<input type="checkbox"/>
Ditches	<input type="checkbox"/>	<input type="checkbox"/>
Swales	<input type="checkbox"/>	<input type="checkbox"/>
Other (specify)	<input type="checkbox"/>	<input type="checkbox"/>

Part C Purpose of application

1. Provide the following details for all proposed buildings. **This information must be indicated on the required sketch.** (metric units)

Type of proposed building/structure	Building #1	Building #2	Building #3	Building #4
	Residence			
Date of construction	1963			
Ground floor area (m ²)	88.8 m ²			
Gross floor area (m ²)	88.8 m ²			
Number of storeys	1			
Width	8.38 m			
Length	16.38 m			
Height	3.9 m			
Use	Residence			
Setback from front lot line	+/- 16 m			
Setback from rear lot line	+/- 228.6 m			
Setback from side lot lines	+/- 219.3 m, +/- 259.4 m			

2. Describe the nature and extent of relief from the zoning bylaw:

Please see covering memo.

3. Provide the reasons why the proposed use cannot comply with the provisions of the bylaw:

Existing legal non-complying needs to be rebuilt to structurally sound condition on same footprint.

Part D Status of other planning applications

1. Other applications (if known, indicate if the subject land is the subject of an application under the Ontario Planning Legislation for):

Plan of subdivision – file/status (s.51): _____

Consent – file/status (s.53): _____

Zoning bylaw amendment (s.34): _____

Previous minor variance - File (s.45): _____

Part E Sketch

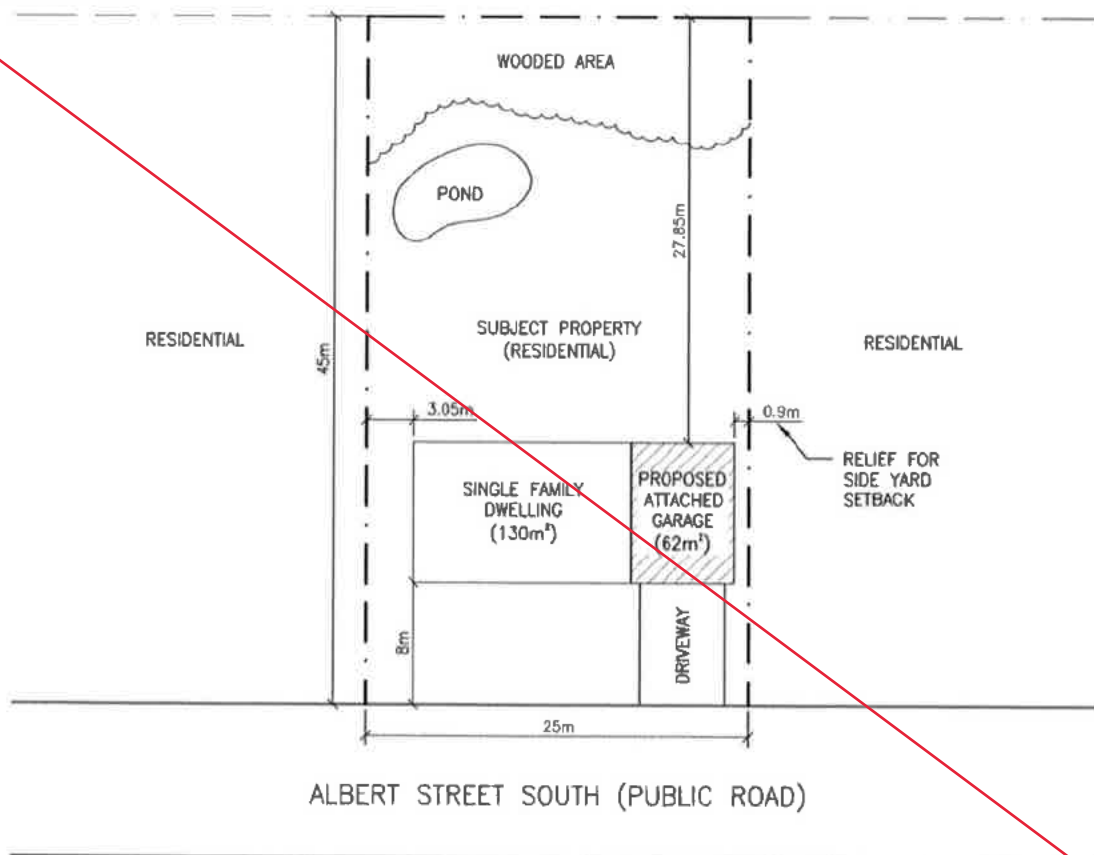
1. The application shall be accompanied by a clear, legible sketch showing the following information on the blank sheet provided. Failure to provide the following information can result in a delay of processing the application

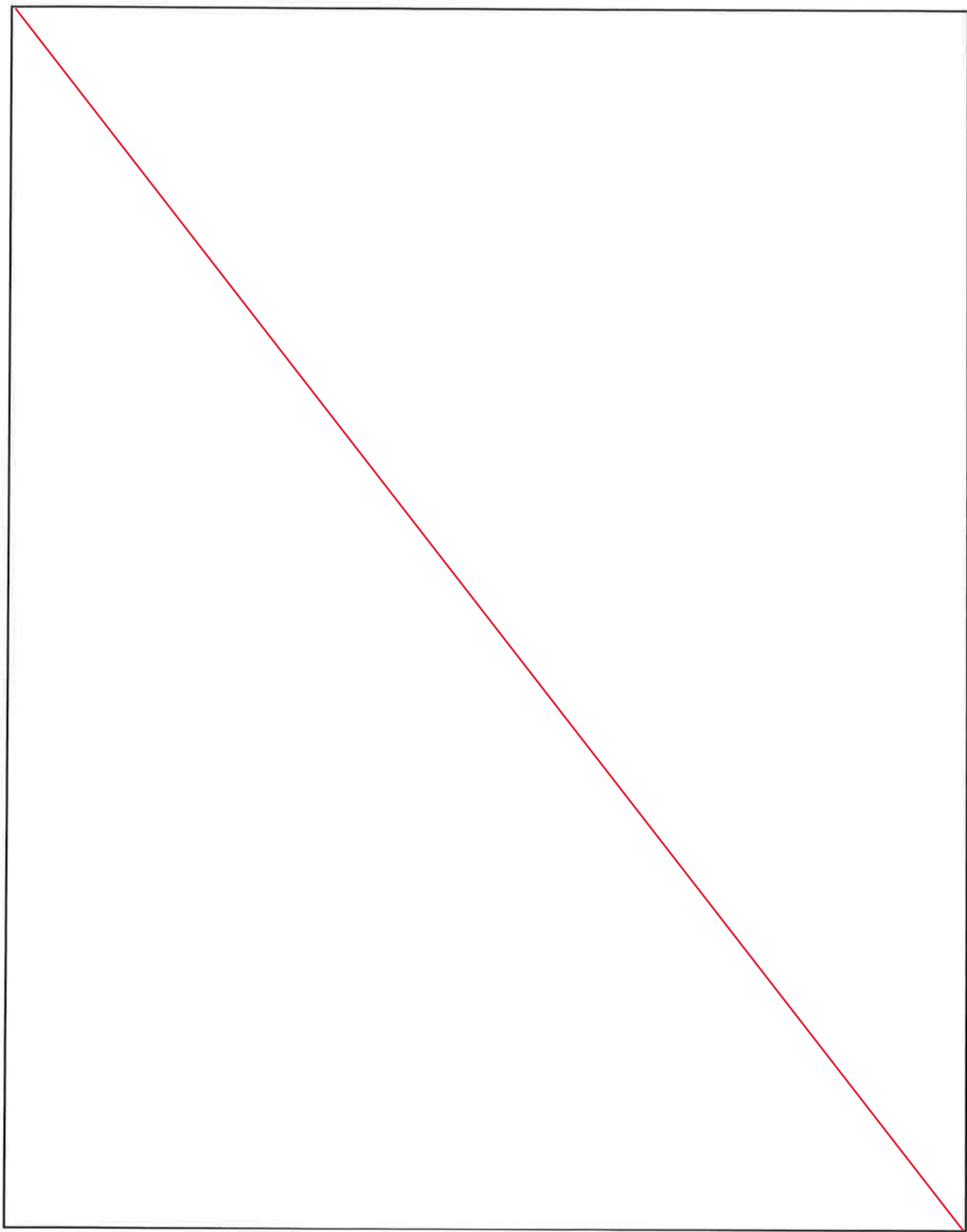
The sketch must be accurate, to scale and include the following:

- a. The boundaries and dimensions of the subject land;
- b. The location, size and type of all existing and proposed buildings and structures on the subject land, indicating the distance of the buildings or structures from the front yard lot line, rear yard lot line and the side yard lot line;
- c. The approximate location of all natural and artificial features on the subject land and on land that is adjacent to the subject land that, in the opinion of the applicant, may affect the application. Examples include buildings, railways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, wells and septic tanks;
- d. The current uses on the land that is adjacent to the subject land;
- e. The location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public traveled road, a private road or a right of way;
- f. The location and nature of any easement affecting the subject land.

(The committee may also request the applicant to provide a photograph and/or survey of the lands or location for which this application is made.)

SAMPLE DRAWING





Part F Authorization/declaration and affidavit

1. Authorization for agent/solicitor to act for owner:

(If the solemn declaration is to be completed by other than the registered owner(s) of the subject lands, the owner's written authorization below (or letter of authorization) **must** be completed.)

I/We, Ken and Cindy Kieswetter am/ are the owner(s) of the land that is subject of this application for a minor variance.

I/We authorize Don Scott to make this application on my/our behalf as my/our agent.

X [Signature]
Signature of owner(s)

MARCH 2022
Date

X [Signature]
Signature of witness

March 17/2022
Date

2. Declaration of owner/applicant:

Note: This affidavit must be signed in the presence of a commissioner of oaths.

I/We Vaishnan Muthunathan of the City of Owen Sound
(print name of applicant) (name of town, township, etc)

In the County of Grey solemnly declare that all of the statements
(region/county/district)

contained in this application and supporting documentation are true and complete. I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effects as if made under oath and by virtue of the "Canada Evidence Act."

Declared before me at Owen Sound
(region/county/district)

In the County of Grey
Municipality of

This 21st day of March 2022
(day) (month) (year)

[Signature]
Signature of owner/agent

March 21, 2022
Date

[Signature]
Signature of commissioner

March 21, 2022
Date

**Rebecca Francine Porter, a Commissioner,
etc., Province of Ontario, for Anya Shahabi
Professional Corporation, Barrister and
Solicitor. Expires August 24, 2024.**

3. Owner/Applicant's Consent Declaration:

In accordance with the provisions of the Planning Act, it is the policy of the Municipality of West Grey Planning Department to provide the public access to all development applications and supporting documentation.

In submitting this development application and supporting documentation, I, Ken Kieswetter, the owner/the authorized applicant, hereby acknowledge the above-noted policy and provide my consent, in accordance with the provisions of the Municipal Freedom of Information and Protection of Privacy Act, that the information on this application and any supporting documentation provided by myself, my agents, consultants and solicitors, will be part of the public record and will also be available to the general public.

I hereby authorize the Municipal staff and members of the decision making authority to access to the subject site for purposes of evaluation of the subject application.


x

Signature

MAY 15/2022

Date



522550 Welbeck Road
CON 3 WGR; PT LOT 15 RP 16R5360 -
PARTS; 1,2,3,4 OLD MILL
Municipality of West Grey
(Township of Bentinck)
Grey County

Legend

- Subject Lands
- Property Boundaries
- Buildings

* measurements are approximate



Drawn By:	V. Muhunthan	Date Printed:	March 15, 2022
File:	x221186	Project Name:	Kieswetter