

SENT ELECTRONICALLY ONLY ([lspencer@westgrey.com](mailto: lspencer@westgrey.com))

June 12, 2023

Municipality of West Grey
402813 Grey Road 4, RR#2
Durham, ON N0G 1R0

ATTENTION: Lorelie Spencer, Manager of Planning/Development, Municipality of West Grey

Dear Lorelie Spencer:

RE: Application for Minor Variance: A06.2023
112313 Grey Road 3
PT LOT 16; CON 13
Roll No. 420501000400200
Geographic Township of Normanby
Municipality of West Grey

(Dunn)

Saugeen Valley Conservation Authority (SVCA) staff has reviewed the above-noted application as per our delegated responsibility from the Province to represent provincial interests regarding natural hazards identified in Section 3 of the Provincial Policy Statement (PPS, 2020) and as a regulatory authority under Ontario Regulation 169/06 (SVCA's Development, Interference with Wetlands, and Alterations to Shorelines and Watercourses Regulation). SVCA staff has also provided comments as per our Memorandum of Agreement (MOA) with the Municipality of West Grey representing natural hazards. The application has also been screened to determine the applicability of the Saugeen, Grey Sauble, Northern Bruce Peninsula Source Protection Plan, prepared under the Clean Water Act, 2006.

To vary the provisions of section 6.1.4(ii) of the Municipality of West Grey's Comprehensive Zoning By-law to permit a maximum floor area of an accessory structure of 165m² whereas a maximum floor area of 92.9m² is permitted. The effect of which will permit an addition to an existing accessory structure on the subject lands. SVCA Staff have received and reviewed the following documents submitted with this application:

- 1) Application for Minor Variance dated June 1, 2023
- 2) Notice of Public Meeting dated June 9, 2023

Recommendation

SVCA Staff find the application acceptable.

Delegated Responsibility and Advisory Comments

Natural Hazards

This property is not subject to natural hazards. As such, the application is in accordance with the natural hazard policies of the PPS (2020) and the Grey County OP.

SVCA Permission for Development and/or Alteration

As per the site plan submitted, the proposed development associated with this application is partially within the SVCA Regulated Area. As such, permission from this office is required under Ontario Regulation 169/06. Please have the applicant contact the undersigned to initiate the SVCA Permit Review process.

Please note, this letter is not permission for development within an SVCA Regulated Area.

Drinking Water Source Protection

This property is not within an area governed by the Drinking Water Source Protection Plan but is designated as a Significant Groundwater Recharge Area, which does not require separate permission.

Summary

SVCA staff has reviewed this application in accordance with our MOA with the Municipality of West Grey, and as per our mandated responsibilities for natural hazard management, including our regulatory role under the Conservation Authorities Act.

SVCA staff find the application acceptable. Please have the applicant contact the undersigned to initiate the SVCA Permit Review process.

Given the above comments, it is the opinion of the SVCA staff that:

- 1) Consistency with Section 3.1, Natural Hazard policies of the PPS has been demonstrated.
- 2) Consistency with local planning policies for natural hazards has been demonstrated.

Please inform this office of any decision made by County/Municipality with regard to this application. We respectfully request to receive a copy of the decision and notice of any appeals filed.

Should you have any questions, please contact the undersigned at m.cook@svca.on.ca.

Sincerely,

A handwritten signature in cursive script that reads "Michael Cook".

Michael J. Cook
Environmental Planning Technician, Environment Planning and Regulations Department
Saugeen Valley Conservation Authority
MC/

cc: Kevin Eccles, Authority Member representing West Grey, SVCA (via email)
Tom Hutchinson, Authority Member representing West Grey, SVCA (via email)
Karl Shipprack, CBO, Municipality of West Grey (via email)
Lisa Mulligan, Administrative Assistant, Municipality of West Grey (via email)