

**Corporation of the
Municipality of West Grey**



**Committee of Adjustment
Application for Minor Variance**

**Application is hereby made
to the approval authority:**

The Municipality of West Grey
Committee of Adjustment
402813 Grey Road 4, RR 2
Durham, ON N0G 1R0

Phone: 519 369 2200 x 236
Email: lspencer@westgrey.com
Fax: 519 369 5962

For Office Use Only

Date Accepted: Feb 5, 2021
File Number: _____
Roll Number(s): _____
Municipal Fee Paid: \$ 780.00 + 15.00
Receipt Number: _____ (Stamp)

**Minor Variance Application Fee - \$780.00 (includes fee payable
to the Saugeen Valley Conservation Authority)**

Part A Applicant Information

1. (a) Registered Owner's Name(s): Marni Barrow and Julieanne Prendergast

Address 81 McFarlane Cres. Fergus, Ontario

Postal Code N1M 0G3

Email [REDACTED].com

Phone [REDACTED] 0 Work _____ Ext. _____

Cell [REDACTED]

(b) Authorized Applicant's/Agent's Name (If different than above)

Address _____

Postal Code _____ Email _____

Phone _____ Work _____ Ext. _____
Fax _____ Cell _____

(c) Send all correspondence to (choose one):

X Applicant ☐ Agent

Part B Property Information

2. Subject Land:

Municipal Address 474825 Townsend Lake Road, Markdale, Ontario
N0C 1H0

Former Municipality West Grey

Legal Description: Lot 5 Concession 12 NDR Glenelg, part
11 on Plan R-109, West Grey, Municipality of Grey Highlands
(formerly the village of Markdale) County of Grey

Registered Plan GY149545 (Land Registry Office Part(s) _____

Date lands were acquired by current owner(s) January 15, 2018

3. Description:

(a) Description of the Entire Property (in metric units)

Lot Frontage 24.99m Lot Depth 78.86m Lot Area 1970.71m²

(b) Description of the area affected if only a portion of the entire
property is the subject of this application (in metric units)

Lot Frontage 24.99m Lot Depth 78.86m Lot Area 1970.71m

4. Current Planning Status of Subject Lands:

(a) Zoning: A3

(b) Official Plan Designation: Inland lake and
shorelines

5. Describe the nature and extent of relief from the zoning by-law:

Relief from front yard set back

6. Reasons why the proposed use cannot comply with the provisions of the by-Law:

Stay further away from the lake

7. Indicate the existing uses of the subject land and how long the existing use has continued:

Residential-approx. 30 years

8. Indicate the proposed uses of the subject land:

Replace residential unit with a newly constructed 1450 sqft Royal Home

9. 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

10. Indicate the Applicable Water Supply and Sewage Disposal:

Existing	Proposed
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Municipal Water	<input type="checkbox"/>	<input type="checkbox"/>
Communal Water	<input type="checkbox"/>	<input type="checkbox"/>
Private Well	<input 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 type="checkbox"/>	<input checked="" type="checkbox"/>

11. Indicate the Storm Drainage:

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

12. Provide the following details for all buildings, both existing and proposed. (Use separate page if necessary):

**Trailer 40' has now been removed.

**16x30 accessory building-see permit on file

- 6x16 Garden Shed

Building Type:			Existing			
	Existing	Proposed	Existing	Proposed	Existing	Proposed
Date of Construction	May 2021	Royal Home				
Ground Floor Area (m ²)	134.70	1450sft				
Gross Floor Area (m ²)	269.4188	2900sft				
Number of Stories	1					

Width (m)	+/-12.283	+/-40.2'				
Length (m)	+/-20.452	+/- 67.1'				
Height (m)	See permit application					
Use	residential					
Setback from front lot line (m)	+/-7.924	+/-26'				
Setback from rear lot line (m)	+/-50.292	+/-165'				
Setback from side lot lines (m)	+/- Rt-3.048 +/-Lt-6.096	+/-Rt-10' +/-Lt-20'				

13. Other Applications (if known, indicate if the subject land is the subject of an application under the Planning Act for):

Plan of Subdivision – File/Status (s.51): unknown

Consent – File/Status (s.53): unknown

Previous Minor Variance - File (s.45): unknown

14. Please provide a sketch showing the following:

- The boundaries and dimensions of the subject land;
- 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;
- 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;
- 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.)

Part C Authorization/Declaration and Affidavit

15. Authorization for Agent/Solicitor to Act for Owner:

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

I (We) Marni Barrow and Julieanne Prendergast
Name of Owner(s)

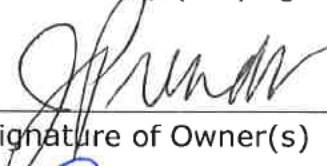
of the town of Fergus in the region of
Centre Wellington city/town/municipality
county/region

registered owner of 474825 Townsend Lake Road, Markdale, Ontario,
N0C 1H0

property description


do hereby authorize Marni Barrow
Name(s) of Authorized Agent(s)

to act as my (our) agent for the purposes of this application.


Signature of Owner(s)

Feb 04/21

Date


Signature of Witness

Feb 04 / 21
Date

16. Declaration of Owner/Applicant:

Note: This Affidavit must be signed in the presence of a Commissioner of Oaths.

I/ (We) Marni Barrow and Julie
Prendergast

Name of Owner(s)

of the town of Fergus in the county of Centre Wellington
city/town/municipality county/region

Declared before me at the Municipality of West Grey
city/town/municipality

in the County of Grey
county/region

this 05 day of February, 2021.

M Barrow

Signatures of Owner(s)

Feb 5/2021

Date

Laura Wilson

Signature of Commissioner Date

Feb 5, 2021

Laura Katherine Wilson, a Commissioner, etc.,
Province of Ontario, for the Corporation of the
Municipality of West Grey.
Expires January 31, 2022

In accordance with the provision of the Planning Act, it is the policy of the Municipality to provide public access to all development applications and supporting documentation. In submitting this application and supporting documentation, the Owner/Applicant/Agent hereby acknowledge the above-noted and consents, 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, as well as commenting letters of reports issued by the municipality and other

16. Declaration of Owner/Applicant:

Note: This Affidavit must be signed in the presence of a Commissioner of Oaths.

I/ (We) Marni Barrow and Julie Prendergast

Name of Owner(s)

of the town of Fergus in the county of Centre Wellington
city/town/municipality county/region

Declared before me at the _____ of _____
city/town/municipality

in the _____ of _____
county/region

this _____ day of _____, _____.



Signatures of Owner(s)

Feb 05/21

Date

Signature of Commissioner Date

In accordance with the provision of the F
of the Municipality to provide public acce
applications and supporting documentat
application and supporting documentati
Owner/Applicant/Agent hereby acknowle
consents, in accordance with the provisi
Freedom of Information and Protection
information on this application and any
provided by myself, my agents, consult
commenting letters of reports issued by

Partners
Signature
didn't need
Commissioner as
did not witness
JW

review agencies will be part of the public record and will also be available to the general public.

474 825 Townsend Lake Rd
West Grey.

Water Φ

