



**Township of Southgate Committee
of Adjustment**

Application for Minor Variance
Fees Effective February 5, 2025

Instructions:

This is an application under Section 45 of the Planning Act, 1990, R.S.O. c.P. 13 as amended, for relief, as described in this application, from Zoning By-law 19-2002 (as amended).

- Please check all applicable boxes and answer all applicable questions.
- Failure to provide adequate, correct information may result in your application being refused.
- All measurements must be in metric units. (Imperial Units will not be accepted)
- Additional information may be attached if necessary.
- Incomplete applications will be returned
- The Township reserves the right to ask for more information or clarification pertaining to this application at a later time.
- Applications are not accepted without the required fees.

For office use only:

File No. A- 1-26
 Pre-Consult Date: _____
 Date received: _____
 Accepted by: _____
 Roll #42 07 09000602900
 Conservation Authority Fee
 Required: _____
 Official Plan: _____
 Property's Zone: _____
 Other Information: _____

It is a requirement that any potential applicant pre-consult with the Planning Department pursuant to by-law 66-2012 prior to submitting any planning application, for the initial pre consultation meeting, please provide a drawing or sketch of your proposal accompanied by a written description.

**The Approval Authority is the Township of Southgate Committee of Adjustment
Required Fees:**

Pre-Consultation Fee	\$ 510.00 due prior to the application being submitted
Application Fee	\$ 1,428.00 due with submitted application
Public Notice Sign Fee	\$ 148.00
Conservation Authority Fees	\$190.00 Contact directly for details
Saugeen Valley CA	
Grand River CA	
County of Grey Review Fee	\$400.00 \$2486.00

Note on fees:

The application fees were adopted and approved under the Township of Southgate's Fees and Charges By-law and will only be accepted once the application is deemed complete by the Township of Southgate Planning Department.

All required application fees shall be paid in cash or by cheque made payable to the Township of Southgate at the time of submission of the application.

Please review the required Conservation Authority fees prior to submitting your application. Saugeen Valley Conservation Authority requires their fee to be submitted to the Township of Southgate along with this application.

In the event that all fees are not paid in full at the time of submission, the application shall be deemed incomplete.

1. Name of Owner/Applicant (circle one) Enos B Martin - Southpoint Mfg Inc.

Address [REDACTED]

Postal Code [REDACTED] Telephone Number [REDACTED]

2. Name of Agent Solomon Martin

[REDACTED]

Postal Code [REDACTED] Telephone Number [REDACTED]

3. Nature and extent of relief applied for: this proposal is to permit 223m2 of the permitted outdoor storage to be indoor storage for storing lumber for furniture

4. Why is it not possible to comply with the provisions of the by-law? this is to permit some indoor storage for lumber that can't be stored outside

5. Legal description of subject land (registered plan number and lot number or other legal description, and, where applicable, street and street number):
Con 3 Lot 19

6. Dimensions of land affected in metric units:

Frontage: 403m Area: 40 ha
Depth: 1010m Width of Street: 20 m

7. Particulars of all buildings and structures on or proposed for the subject land (specify, in metric units) the ground floor area, gross floor area, number of storeys, width, length, height, etc.):

Existing: see sketch

Proposed: 750m2 shop and 350m2 outdoor storage is permitted, 223m2 of that 350m2 storage is proposed to be indoor
This minor variance is to vary bylaw 2025-086 to permit 223m2 indoor storage

8. Location of all buildings and structures on or proposed for the subject land (specify distance from side, rear and front lot lines):

Existing: see sketch

Proposed: _____

9. Date of acquisition of subject land: 2026

10. Date of construction of all buildings and structures on subject land:
existing house unknown

11. Existing uses of the subject property:
agriculture with a residence

12. Existing uses of the abutting properties:

North: agriculture East: agriculture
South: agriculture West: agriculture

13. Length of time the existing uses of the subject property have continued:

14. Water is provided to the subject land by a:

- publicly owned and operated piped water system
- privately owned and operated individual or communal well
- lake or other water body or other means (please explain)

15. Sewage disposal is provided to the subject land by a:

- publicly owned and operated sanitary sewage system
- privately owned and operated individual or communal well
- privy or other means (please explain)

16. Storm drainage is provided by (check applicable):

Sewers: _____ Ditches _____ Swales : _____
Other means (please explain) sheet flow

17. Present Official Plan designation on the subject lands: Agriculture, EP

18. Present Zoning By-law provisions applying to the land: A1, EP, A1-585

19. Has the subject land ever been the subject of an application for minor variance (under Section 45 or its predecessor of the Planning Act)

Yes No

If the answer is yes, describe briefly (i.e. date of application, file number, nature of relief, etc.)

20. Is the subject property the subject of a current application for a plan of subdivision or consent under Section 51 or 53 of the Planning Act?

Yes No

23. Affidavit or sworn declaration :

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

I/ (We) Solomon Martin
Name of Owner(s) or Authorized Agent or Applicant
of the township Wellesley of Wellesley in the Region waterloo
city/town/municipality *county/region*

Solemnly declare that all statements contained in this application and all the information provided is true, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath and by virtue of the CANADA EVIDENCE ACT.

Declared before me at the:

township Wellesley Southgate of Wellesley Southgate in the Region waterloo county/region Grey
city/town/municipality *county/region*

This 20 day of February, 2026


Signatures of Owner

02-20-2026
Date

Signatures of Owner

Date


Signature of Commissioner

February 20 2026
Date

Holly Malynyk, a Commissioner, etc.,
Province of Ontario, Deputy Clerk for
The Corporation of the Township of
Southgate, County of Grey.