



Township of Southgate Committee of Adjustment

Application for Minor Variance

Fees Effective January 1, 2024

By-law 2023-109

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- 7-25

Pre-Consult

Date: May 22/25

Date received: May 22/25

Accepted by: _____

Roll #42 07 09000306000

Conservation Authority Fee

Required: _____

Official Plan: A1, EP,

Property's Zone: A1, EP, A14 53

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	\$ 500.00 due prior to the application being submitted
Application Fee	\$ 1,400.00 due with submitted application
Public Notice Sign Fee	\$ 145.00
Conservation Authority Fees	
Saugeen Valley CA	\$190.00
Grand River CA	Contact directly for details
County of Grey Review Fee	\$400.00

\$510.00
\$1428.00
\$148.00

\$2,676

Note on fees:

The application fees were adopted and approved under the Township of Southgate's Fee's 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) Emerson Martin

Address 132809 SOUTHGATE SRD 13 Proton Station On

Postal Code N0C1L0 Telephone Number [REDACTED]

2. Name of Agent Solomon Martin

Address 1730 Chamers Forrest Rd RR#2Wellesley On N0B2T0

Postal Code N0B2T0 Telephone Number [REDACTED]

3. Nature and extent of relief applied for: this minor variance proposal is to address an exterior sideyard setback deficiency of 5.48 meters, 6.2(e) requires 20m, proposed is 14.52m

4. Why is it not possible to comply with the provisions of the by-law? this is an addition to an existing house

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

CON 16 LOT 18

6. Dimensions of land affected in metric units:

Frontage: 388 Area: 40 ha
Depth: 1028 Width of Street: 20m

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 drawing attached

Proposed: _____

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 drawing attached

Proposed: _____

9. Date of acquisition of subject land: 2012

10. Date of construction of all buildings and structures on subject land:
century house barn addition and house reno in 2010

11. Existing uses of the subject property:
agriculture with an OFDU

12. Existing uses of the abutting properties:

North: agriculture East: agriculture

South: agriculture West: AGRICULTURE /residential

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: RU , A1 , EP

18. Present Zoning By-law provisions applying to the land: A1 , EP , A1-453

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 ☒

Each copy of this application must be accompanied by a sketch or survey showing the following:

- (i) The boundaries and dimensions of the subject land.
- (ii) The location, size and type of all existing and proposed buildings and structures on the subject land, indication the distance of the buildings or structures from the front yard lot line, rear yard lot line and the side yard lot lines.
- (iii) The current uses and location of all existing buildings and/or structures on the adjacent lands. (indicate the distance of the buildings or structures from the front yard lot line, rear yard lot line and the side yard lot lines).
- (iv) 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, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, wells and septic tanks.
- (v) The location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public travelled road, a private road or a right of way.
- (vi) If access to the subject land is by water only, the location of the parking and docking facilities to be used.
- (vii) The location and nature of any easement affecting the subject land.

(date)

(date

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 of Wellesley in the region of 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 of Southgate in the County of Grey
city/town/municipality *county/region*

This 22 day of May, 2025



Signatures of Owner

May 22, 2025
Date

Signatures of Owner

Date


Signature of Commissioner

May 22, 2025
Date

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