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July 06, 2023

Ian Search

Corporation of the Municipality of Lakeshore
Development Services, Planning Division
419 Notre Dame Street
Belle River, ON N0R 1A0

Dear Mr. Ian Search:

RE: Application for Minor Variance A-23-2023 959 LAKESHORE PK

ARN 375161000018400; PIN: 750500086

Applicant: Anah & Luis Figueiredo

The Municipality of Lakeshore has received an Application for Minor Variance to for reduced front setbacks on the subject site to support the construction of a detached dwelling. The following is provided as a result of our review of Application for Minor Variance A-23-2023.

NATURAL HAZARDS AND REGULATORY RESPONSIBILITIES UNDER THE CONSERVATION AUTHORITIES ACT, O. REG 686/21, PPS

The following comments reflect ERCA's role in protecting people and property from the threats of natural hazards and regulating development hazards lands under Section 28 of the *Conservation Authorities Act*.

The above noted lands are subject to our Development, Interference with Wetlands and Alteration to Shorelines and Watercourses Regulation under the *Conservation Authorities Act* (Ontario Regulation No. 158/06). The parcel falls within the regulated area of Lake St. Clair. The property owner will be required to obtain a Permit from the Essex Region Conservation Authority prior to any construction or site alteration or other activities affected by Section 28 of the *Conservation Authorities Act*.

ERCA has issued Permit #285 - 23 for the subject site for the construction of a detached house. Our office has no objections to the proposed Minor Variance.

FINAL RECOMMENDATION

ERCA has issued Permit #285 - 23 for the subject site. We have no objections to the proposed Minor Variance.

If you have any questions or require any additional information, please contact the undersigned.



Mr. Ian Search
July 06, 2023

Sincerely,



Alicia Good

Watershed Planner

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