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October 22, 2024

## 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-18-2024

Addresses: 310, 298, 300, 296, 290, 292, 288, 270, 272, 257, 255, 253, 261, 259, 263, 303, 301, 299, 297, 295 XAVIER CIR

ARN 375121000020969; PIN: 375121000020969

Applicant: John Evola

The Municipality of Lakeshore has received Application for Minor Variance A-18-2024 for the above noted subject properties. The applicant is seeking relief from Lakeshore Zoning By-law 2-2012 for the encroachment of air conditioning units in the required interior side yard setback for 21 properties on Xavier Circle with semi-detached dwellings.

The following is provided as a result of our review of Application for Minor Variance A-18-2024 for the above noted subject properties.

### **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*.

We have reviewed this proposal and determined that the property municipally known as 310 Xavier Circle is subject to our Regulation under the *Conservation Authorities Act* (Ontario Regulation No. 41/24). The parcel falls within the regulated area of the Lake St. Clair. The other subject properties are not within our Limits of Regulated Area.

**This proposed development does not require a permit from our office. This letter provides our clearance for this proposal.**

Mr. Ian Search  
October 22, 2024

**FINAL RECOMMENDATION**

Our office has **no objection** to A-18-2024. As noted above, this proposed development does not require a permit from our office. **This letter provides our clearance for this proposal.**

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

Sincerely,



Alicia Good  
*Watershed Planner*  
/ag

