

Date: March 10, 2023

From: Sydnee Rivest, CET, Engineering Technologist - Development

To: Ian Search, Planner 1

Re: Committee of Adjustment – March 22, 2023

Operations has received and reviewed all Committee of Adjustment applications for March 22, 2023 meeting and provide the following comments:

Application	Comments
A/02/2023 - 3362 Manning Rd	The applicant shall adhere to setbacks from municipal drain outlined in Lakeshore's Zoning By-law.
A/03/2023 - 2954 County Rd 42	The tree located in applicant's backyard shall be removed prior to constructing the accessory building to ensure there is adequate space for equipment and material can access the back yard. This will ensure that no vehicles will be driving over the municipal drain.
A/04/2023 - 358 Old Tecumseh Rd	No comments.
A/05/2023 - 345 East Pike Creek Rd	- Engineering & Infrastructure Division will not support a second driveway access to the proposed accessory building due to the proximity of the intersection of Little Baseline Rd and E Pike Creek Rd. This intersection has been identified as a safety concern due to multiple accidents occurring in the intersection. - Construction of the accessory buildings

	should not adversely impact the rear yard drainage or adjacent neighbouring lands.
A/06/2023 - 2621 Victoria Street	• Construction of the accessory buildings should not adversely impact the rear yard drainage or adjacent neighbouring lands. • Additional municipal services will not be permitted for the accessory building. The existing municipal services on the subject property shall be utilized. • Applicant shall get existing sanitary tank inspected by OCWA (Ontario Clean Water Agency) to ensure the tank is in good quality and adequately sized for additional flows from the future ARU prior to issuance of building permit.
A/07/2023 - 1610 County Rd 22	• The applicant shall adhere to setbacks from municipal drain outlined in Lakeshore's Zoning By-law. • Construction of the accessory buildings should not adversely impact the rear yard drainage or adjacent neighboring lands.
A/08/2023 - 2758 St Clair Rd	• The applicant shall adhere to setbacks from municipal drain outlined in Lakeshore's Zoning By-law. • The Engineering & Infrastructure Division will not support a second driveway access to the proposed accessory building. • Construction of the accessory buildings should not adversely impact the front yard drainage or adjacent neighboring lands.
A/09/2023 - 1456 Caille Ave	• The applicant shall adhere to setbacks from municipal drain outlined in Lakeshore's Zoning By-law.

B/04/2023 - 0 Lakeshore Rd 302	• A Drainage Apportionment will be required as part of this severance under the Drainage Act. • Surface water and subsurface drainage tiles and water should be redirected around the severed parcel.
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If you have any questions or require further clarification, please do not hesitate to contact the Engineering & Infrastructure Division.

Sydnee Rivest, CET, rcji

Engineering Technologist – Development