

For Office Use Only:

File Number ANPL2022317
Related File Number -
Pre-consultation Meeting -
Application Submitted Sept. 22, 2022
Complete Application October 27, 2022

Application Fee 1599.00
Conservation Authority Fee 514.15 LPR A
Well & Septic Info Provided N/A
Planner Hanne Yager
Public Notice Sign -

calling
in

Check the type of planning application(s) you are submitting.

- ☐ Consent/Severance/Boundary Adjustment
☐ Surplus Farm Dwelling Severance and Zoning By-law Amendment
☒ Minor Variance
☐ Easement/Right-of-Way

Property Assessment Roll Number: 543-050-19100-0000

A. Applicant Information

Name of Owner Katherine Heyward Nickerson

It is the responsibility of the owner or applicant to notify the planner of any changes in ownership within 30 days of such a change.

Address 2411 Sovereign Street Unit 19
Town and Postal Code Oakville, L6L 1M1
Phone Number 905-847-6368
Cell Number 437-928-8903
Email kerrb56@gmail.com

Name of Applicant 2478153 Ontario Inc. o/a Girard Engineering
Address 212 Main St. W
Town and Postal Code Otterville, ON N0J 1R0
Phone Number 519-879-6875
Cell Number
Email info@girardengineering.ca

Name of Agent

Address

Town and Postal Code

Phone Number

Cell Number

Email

Please specify to whom all communications should be sent. Unless otherwise directed, all correspondence and notices in respect of this application will be forwarded to the agent noted above.

☒ Owner

☐ Agent

☒ Applicant

Names and addresses of any holder of any mortgagees, charges or other encumbrances on the subject lands:

B. Location, Legal Description and Property Information

1. Legal Description (include Geographic Township, Concession Number, Lot Number, Block Number and Urban Area or Hamlet):

Municipal Civic Address: 19 Perch Lane, Long Point

Present Official Plan Designation(s): Resort Area

Present Zoning: RR - Resort Residential

2. Is there a special provision or site specific zone on the subject lands?

☐ Yes ☒ No If yes, please specify:

3. Present use of the subject lands:

Seasonal cottage

4. Please describe **all existing** buildings or structures on the subject lands and whether they are to be retained, demolished or removed. If retaining the buildings or structures, please describe the type of buildings or structures, and illustrate the setback, in metric units, from front, rear and side lot lines, ground floor area, gross floor area, lot coverage, number of storeys, width, length, and height on your attached sketch which must be included with your application:

Existing cottage to remain, currently there is a deck on the front and south side of the cottage, the deck on the south is to be removed, the deck on the front is to be reconstructed

5. If an addition to an existing building is being proposed, please explain what it will be used for (for example a bedroom, kitchen, or bathroom). If new fixtures are proposed, please describe.

N/A

6. Please describe **all proposed** buildings or structures/additions on the subject lands. Describe the type of buildings or structures/additions, and illustrate the setback, in metric units, from front, rear and side lot lines, ground floor area, gross floor area, lot coverage, number of storeys, width, length, and height on your attached sketch which must be included with your application:

Existing deck structure at front of cottage to be re-constructed

7. Are any existing buildings on the subject lands designated under the *Ontario Heritage Act* as being architecturally and/or historically significant? Yes ☐ No ☒

If yes, identify and provide details of the building:

8. If known, the length of time the existing uses have continued on the subject lands:

50+ years

9. Existing use of abutting properties:

resort residential - seasonal cottages

10. Are there any easements or restrictive covenants affecting the subject lands?

☐ Yes ☒ No If yes, describe the easement or restrictive covenant and its effect:

C. Purpose of Development Application

Note: Please complete all that apply.

1. Site Information

Existing

Proposed

Please indicate unit of measurement, for example: m, m² or %

Lot frontage	12.277m	12.277m
Lot depth	22.838m	22.838m
Lot width	12.277m	12.277m
Lot area	280.38m ²	280.38m ²
Lot coverage	37.6%	31.2%
Front yard	8.25m	8.25m
Rear yard	6.23m	6.23m
Left Interior side yard	1.43m	1.43m
Right Interior side yard	1.62m	1.62m
Exterior side yard (corner lot)	N/A	

2. Please outline the relief requested (assistance is available):

Relief from maximum lot coverage of 15% + 10% for accessory building to accommodate existing cottage with lot coverage of 31.2% + existing shed (1.68%)

3. Please explain why it is not possible to comply with the provision(s) of the Zoning By-law:

Existing cottage areas do not meet the maximum lot coverage

4. Description of land intended to be severed in metric units: N/A

Frontage: _____

Depth: _____

Width: _____

Lot Area: _____

Present Use: _____

Proposed Use: _____

Proposed final lot size (if boundary adjustment): _____

If a boundary adjustment, identify the assessment roll number and property owner of the lands to which the parcel will be added: _____

Description of land intended to be retained in metric units:

Frontage: _____

Depth: _____

Width: _____

Lot Area: _____

Present Use: _____

Proposed Use: _____

Buildings on retained land: _____

5. Description of proposed right-of-way/easement in metric units: N/A

Frontage: _____

Depth: _____

Width: _____

Area: _____

Proposed Use: _____

6. List all properties in Norfolk County, which are owned and farmed by the applicant and involved in the farm operation: N/A

Owners Name: _____

Roll Number: _____

Total Acreage: _____

Workable Acreage: _____

Existing Farm Type: (for example: corn, orchard, livestock) _____

Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built _____

Owners Name: _____
Roll Number: _____
Total Acreage: _____
Workable Acreage: _____
Existing Farm Type: (for example: corn, orchard, livestock) _____
Dwelling Present?: ☐Yes ☐No If yes, year dwelling built _____

Owners Name: _____
Roll Number: _____
Total Acreage: _____
Workable Acreage: _____
Existing Farm Type: (for example: corn, orchard, livestock) _____
Dwelling Present?: ☐Yes ☐No If yes, year dwelling built _____

Owners Name: _____
Roll Number: _____
Total Acreage: _____
Workable Acreage: _____
Existing Farm Type: (for example: corn, orchard, livestock) _____
Dwelling Present?: ☐Yes ☐No If yes, year dwelling built _____

Note: If additional space is needed please attach a separate sheet.

D. Previous Use of the Property

1. Has there been an industrial or commercial use on the subject lands or adjacent lands? ☐Yes ☒No ☐Unknown

If yes, specify the uses (for example: gas station, or petroleum storage):

2. Is there reason to believe the subject lands may have been contaminated by former uses on the site or adjacent sites? ☐Yes ☒No ☐Unknown

3. Provide the information you used to determine the answers to the above questions:
Residential area for numerous years

4. If you answered yes to any of the above questions in Section D, a previous use inventory showing all known former uses of the subject lands, or if appropriate, the adjacent lands, is needed. Is the previous use inventory attached? ☐ Yes ☐ No

E. Provincial Policy

1. Is the requested amendment consistent with the provincial policy statements issued under subsection 3(1) of the *Planning Act*, R.S.O. 1990, c. P. 13? ☒ Yes ☐ No

If no, please explain:

2. It is owner's responsibility to be aware of and comply with all relevant federal or provincial legislation, municipal by-laws or other agency approvals, including the Endangered Species Act, 2007. Have the subject lands been screened to ensure that development or site alteration will not have any impact on the habitat for endangered or threatened species further to the provincial policy statement subsection 2.1.7? ☒ Yes ☐ No

If no, please explain:

3. Have the subject lands been screened to ensure that development or site alteration will not have any impact on source water protection? ☐ Yes ☒ No

If no, please explain:

No proposed development to the propoerty expect for removal of the old wood deck and replacemtn with a smaller deck

Note: If in an area of source water Wellhead Protection Area (WHPA) A, B or C please attach relevant information and approved mitigation measures from the Risk Manager Official.

4. Are any of the following uses or features on the subject lands or within 500 metres of the subject lands, unless otherwise specified? Please check boxes, if applicable.

Livestock facility or stockyard (submit MDS Calculation with application)

☐ On the subject lands or ☐ within 500 meters – distance _____

Wooded area

☐ On the subject lands or ☐ within 500 meters – distance _____

Municipal Landfill

☐ On the subject lands or ☐ within 500 meters – distance _____

Sewage treatment plant or waste stabilization plant

☐ On the subject lands or ☐ within 500 meters – distance _____

Provincially significant wetland (class 1, 2 or 3) or other environmental feature

☐ On the subject lands or ☐ within 500 meters – distance _____

Floodplain

☒ On the subject lands or ☐ within 500 meters – distance _____

Rehabilitated mine site

☐ On the subject lands or ☐ within 500 meters – distance _____

Non-operating mine site within one kilometre

☐ On the subject lands or ☐ within 500 meters – distance _____

Active mine site within one kilometre

☐ On the subject lands or ☐ within 500 meters – distance _____

Industrial or commercial use (specify the use(s))

☐ On the subject lands or ☐ within 500 meters – distance _____

Active railway line

☐ On the subject lands or ☐ within 500 meters – distance _____

Seasonal wetness of lands

☐ On the subject lands or ☐ within 500 meters – distance _____

Erosion

☐ On the subject lands or ☐ within 500 meters – distance _____

Abandoned gas wells

☐ On the subject lands or ☐ within 500 meters – distance _____

F. Servicing and Access

1. Indicate what services are available or proposed:

Water Supply

- ☒ Municipal piped water
☐ Individual wells

- ☐ Communal wells
☐ Other (describe below)
-

Sewage Treatment

- ☐ Municipal sewers
☐ Septic tank and tile bed in good working order
- ☐ Communal system
☒ Other (describe below)

Holding tank only

Storm Drainage

- ☐ Storm sewers
☐ Other (describe below)
- ☐ Open ditches
-

2. Existing or proposed access to subject lands

- ☒ Municipal road
☐ Unopened road
- ☐ Provincial highway
☐ Other (describe below)

Name of road/street:

Perch Lane

G. Other Information

1. Does the application involve a local business? ☐ Yes ☒ No

If yes, how many people are employed on the subject lands?

2. Is there any other information that you think may be useful in the review of this application? If so, explain below or attach on a separate page.

H. Supporting Material to be submitted by Applicant

In order for your application to be considered complete, folded hard copies (number of paper copies as directed by the planner) and an **electronic version (PDF) of the site plan drawings, additional plans, studies and reports** will be required, including but not limited to the following details:

1. Concept/Layout Plan
2. All measurements in metric
3. Existing and proposed easements and right of ways
4. Parking space totals – required and proposed
5. All dimensions of the subject lands
6. Dimensions and setbacks of all buildings and structures
7. Location and setbacks of septic system and well from all existing and proposed lot lines, and all existing and proposed structures
8. Names of adjacent streets
9. Natural features, watercourses and trees

In addition, the following additional plans, studies and reports, including but not limited to, **may** also be required as part of the complete application submission:

- ☐ Zoning Deficiency Form
- ☐ On-Site Sewage Disposal System Evaluation Form (to verify location and condition)
- ☐ Environmental Impact Study
- ☐ Geotechnical Study / Hydrogeological Review
- ☐ Minimum Distance Separation Schedule
- ☐ Record of Site Condition
- ☐ Agricultural Impact Assessment

Your development approval might also be dependent on Ministry of Environment Conservation and Parks, Ministry of Transportation or other relevant federal or provincial legislation, municipal by-laws or other agency approvals.

All final plans must include the owner's signature as well as the engineer's signature and seal.

I. Transfers, Easements and Postponement of Interest

The owner acknowledges and agrees that if required it is their solicitor's responsibility on behalf of the owner for the registration of all transfer(s) of land to the County, and/or transfer(s) of easement in favour of the County and/or utilities. Also, the owner further acknowledges and agrees that it is their solicitor's responsibility on behalf of the owner for the registration of postponements of any charges in favour of the County.

Permission to Enter Subject Lands

Permission is hereby granted to Norfolk County officers, employees or agents, to enter the premises subject to this application for the purposes of making inspections associated with this application, during normal and reasonable working hours.

Freedom of Information

For the purposes of the *Municipal Freedom of Information and Protection of Privacy Act*, I authorize and consent to the use by or the disclosure to any person or public body any information that is collected under the authority of the *Planning Act, R.S.O. 1990, c. P. 13* for the purposes of processing this application.


Owner/Applicant/Agent Signature

07/27/22
Date

J. Owner's Authorization

If the applicant/agent is not the registered owner of the lands that is the subject of this application, the owner must complete the authorization set out below.

I/We KATHERINE NICKERSON am/are the registered owner(s) of the lands that is the subject of this application.

I/We authorize 2478153 Ontario Inc. o/a Girard Engineering to make this application on my/our behalf and to provide any of my/our personal information necessary for the processing of this application. Moreover, this shall be your good and sufficient authorization for so doing.


Owner

07/27/22
Date

Owner

Date

K. Declaration

I, Tom SPRAGUE of NORFOLK COUNTY

solemnly declare that:

all of the above statements and the statements contained in all of the exhibits transmitted herewith are true and I 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:

NORFOLK COUNTY

T. Sprague
Owner/Applicant/Agent Signature

In Simcoe, Ont.

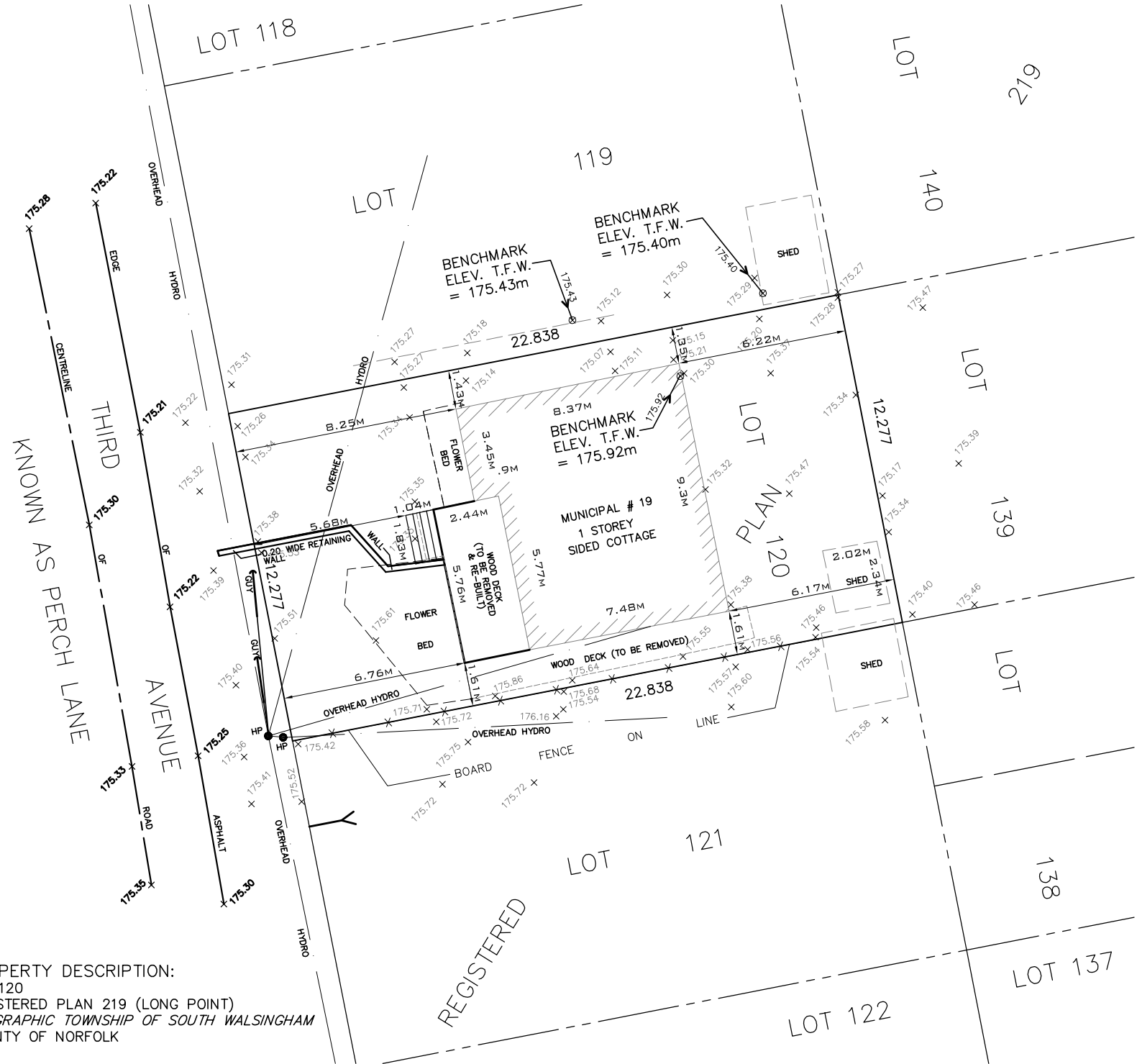
This 22nd day of September

A.D., 20____

Sherry Ann Mott, a
Commissioner, etc., Province of Ontario,
for the Corporation of Norfolk County.
Expires January 5, 2023.

[Signature]
A Commissioner, etc.

SITE STATISTICS:
LOT AREA - 3018.74sqft. (280.45m2)
LOT COVERAGE - EX. COTTAGE & DECKS
- EX. SHED
- NEW DECK / STAIRS
- TOTAL (COTTAGE & PROPOSED DECK)
ALL EXISTING GRADES TO REMAIN THE SAME, NO
NO GRADE CHANGES PROPOSED



PROPERTY DESCRIPTION:
LOT 120
REGISTERED PLAN 219 (LONG POINT)
GEOGRAPHIC TOWNSHIP OF SOUTH WALSLINGHAM
COUNTY OF NORFOLK

SKETCH
ILLUSTRATING TOPOGRAPHIC INFORMATION
FOR: KATHERINE NICKERSON

SCALE 1:150
METRIC DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN
BE CONVERTED TO FEET BY DIVIDING BY 0.3048

NOTES

- PROPERTY DIMENSIONS SHOWN HERON AS PER PLAN OF SURVEY
BY KIM HUSTED SURVEYING LTD. DATED MAY 5, 2022.
PROJECT No: 21-17679
- T.F.W. DENOTES TOP OF FOUNDATION WALL
- SITE BENCHMARK TOP OF FOUNDATION WALL OF DWELLING
HAVING A GEODETIC ELEVATION OF 175.92 METRES
SITE BENCHMARK TOP OF FOUNDATION WALL OF DWELLING
NORTH OF THE SUBJECT PROPERTY HAVING A GEODETIC
ELEVATION OF 175.43 METRES
SITE BENCHMARK TOP OF FOUNDATION WALL OF SHED
NORTH OF THE SUBJECT PROPERTY HAVING A GEODETIC
ELEVATION OF 175.40 METRES
ELEVATIONS ARE REFERRED TO CANADIAN GEODETIC DATUM,
CGVD 1928 VERTICAL DATUM
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE ELEVATION
OF THE UPPER LIMIT OF THE GROUND WATER TABLE, SOIL BEARING
CAPACITY AND THE ELEVATION OF THE UNDER SIDE OF FOOTING
PRIOR TO EXCAVATION.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO
VERIFY THE SITE BENCH MARK PRIOR TO EXCAVATION
- THIS SKETCH WAS COMPLETED FROM FIELD WORK COMPLETED ON THE
4th DAY OF APRIL, 2022

CAUTION

- THIS IS NOT A PLAN OF SURVEY OR SURVEYOR'S REPORT AND SHALL NOT
BE USED FOR TRANSACTION OR FINANCING PURPOSES
- DO NOT CONVEY FROM THIS PLAN
- ELEVATION OF EXISTING GROUND WATER TABLE AND SOIL CONDITIONS
NOT DETERMINED

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IS STRICTLY PROHIBITED

KIM HUSTED SURVEYING LTD.
ONTARIO LAND SURVEYOR
30 HARVEY STREET, TILLSONBURG, ONTARIO, N4G 3J8
PHONE: 519-842-3638 FAX: 519-842-3639
PROJECT: 21-17679TOPO REFERENCE: FILE



CONSTRUCTION NORTH

BOTH THE CLIENT AND THE CONTRACTOR, INCLUDING ALL SUB-TRADES,
SHALL REVIEW ALL DRAWINGS AND VERIFY ALL DIMENSIONS. IT IS THE
RESPONSIBILITY OF THE CLIENT AND THE CONTRACTOR TO REPORT ANY
DISCREPANCIES TO THE ENGINEER BEFORE PROCEEDING WITH CONSTRUCTION.

THESE DRAWINGS ARE TO BE READ AND NOT TO BE SCALED.

NO:	REVISION:	BY:	DATE:
1	ISSUED FOR REVIEW	TS	JULY 14, 2022
2	ISSUED FOR PERMIT & CONSTRUCTION	TS	JULY 15, 2022
3	ADDED DIMENSION AS PER COUNTY REQUEST	TS	OCT. 24, 2022

DESIGNED BY:

girard
ENGINEERING
24781 53 ONTARIO INC.
WOODSTOCK OTTERTVILLE
TEL: 1-519-879-6875
FAX: 1-519-879-6536
EMAIL: INFO@GIRARDENGINEERING.CA

ENGINEER STAMP:



NOTE: THESE DRAWINGS ARE THE PROPERTY OF THE ENGINEER AND ARE NOT
VALID UNLESS SEALED IN RED INK. THESE DRAWINGS ARE NOT TO BE
REPRODUCED UNLESS AUTHORIZED BY THE ENGINEER.

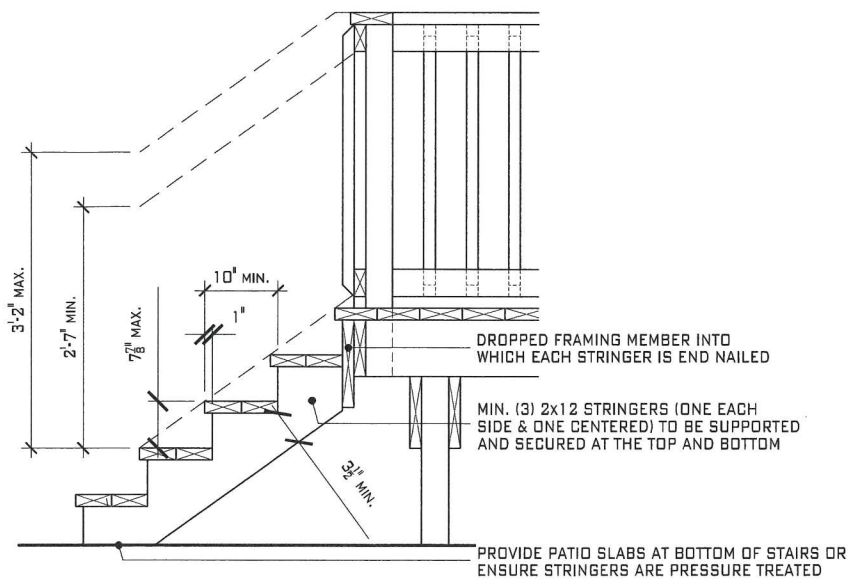
CONTRACTOR:

PROJECT:

PROPOSED DECK
KERR / NICKERSON
19 PERCH LANE
LONG POINT, ONTARIO

SITE PLAN

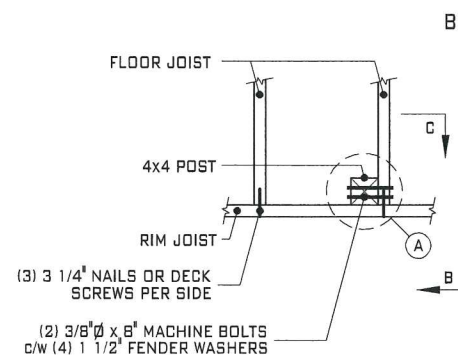
SCALE:	1:200	DRAWING NO: 100
DATE:	JULY 2022	
DRAWING BY:	T. SPRAGUE	
DESIGNED BY:	C. WEATHERALL	
CHECKED BY:	C. WEATHERALL	
PROJECT NO:	22-177	



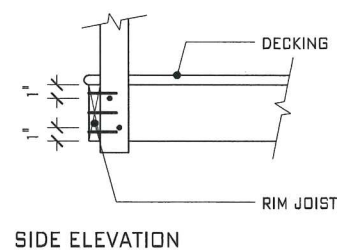
DECK STAIR DETAIL
SCALE: NOT TO SCALE

NOTES:

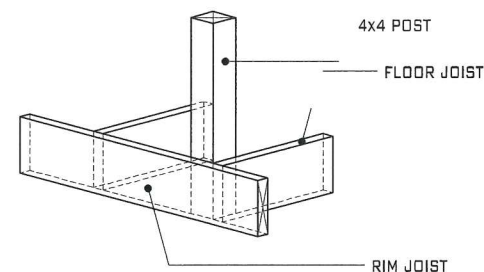
1. PROVIDE HANDRAIL ON STAIRS IF MORE THAN THREE RISERS - 2'-7" MIN. OR 3'-2" MAX. HIGH



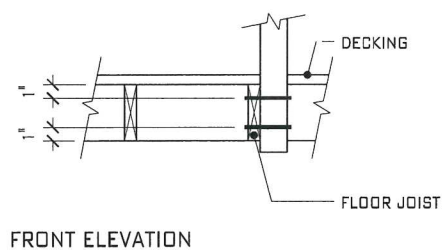
PLAN



SIDE ELEVATION



AXONOMETRIC



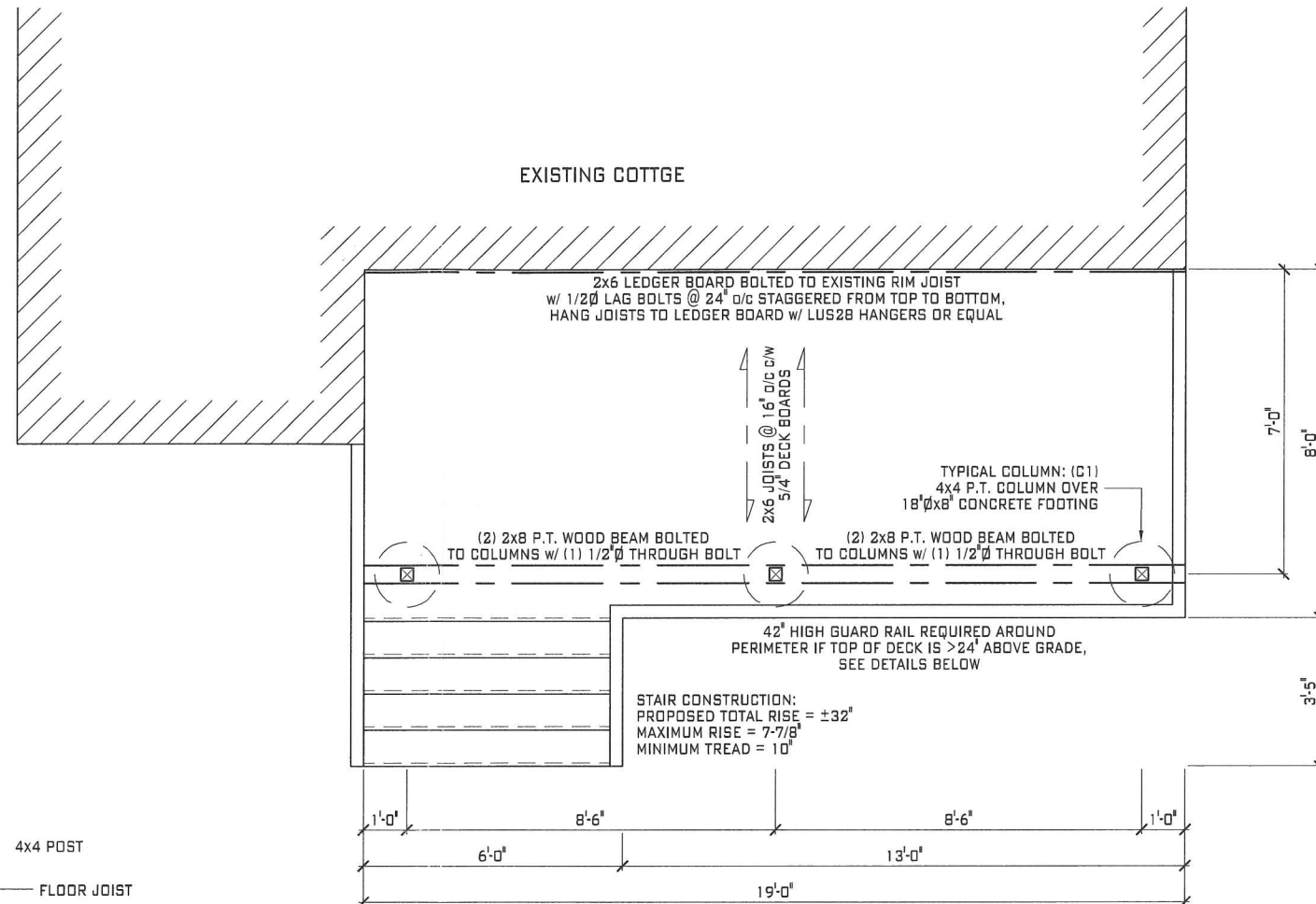
FRONT ELEVATION

POST CONNECTION DETAIL (EB-4)

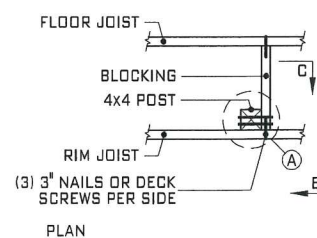
EXTERIOR CONNECTION: POST BOLTED TO FLOOR JOISTS
SCALE: N.T.S.

NOTES:

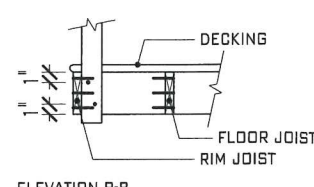
1. DECKING IS OMITTED FROM THE PLAN VIEW AND THE AXONOMETRIC VIEW FOR CLARITY
2. 1 1/2" POST PROJECTION BELOW FLOOR JOISTS IS NOT REQUIRED WHERE THE MAX. SPACING BETWEEN POSTS DOES NOT EXCEED 3'-11" - JOISTS MAY BE SPACED AT 16" OR 24" O.C.
3. WHERE FLOOR JOISTS ARE SPACED AT 24" O.C., DECKING SHALL HAVE A MINIMUM THICKNESS OF 1 1/2" AND SHALL BE FASTENED TO THE FLOOR JOISTS W/ (2) 3" NAILS
4. MAX SPACING BETWEEN POSTS 4'-11" USING DOUGLAS FIR LARCH, HEM-FIR, OR SPRUCE PINE FIR AND 3'-11" USING NORTHERN SPECIES
5. REFER TO O.B.C. SECTION SB-7 GUARD DETAILS



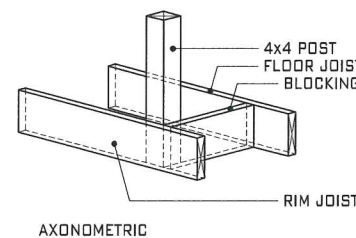
FRAMING PLAN
SCALE: 1/4" = 1'-0"



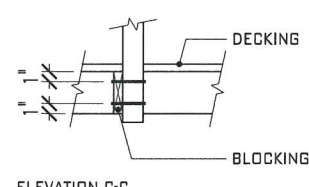
PLAN



ELEVATION B-B



AXONOMETRIC



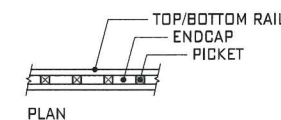
ELEVATION C-C

POST CONNECTION DETAIL (EB-6)

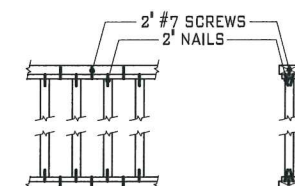
EXTERIOR CONNECTION: POST FASTENED TO FLOOR, GUARD PARALLEL TO FLOOR JOISTS
SCALE: N.T.S.

NOTES:

1. USE ANY OF THE CONNECTION DETAILS SHOWN ON DETAILS EB-1 TO EB-5
2. AT LOCATION 'A', CONNECTION DETAIL EB-4 IS SHOWN IN THIS DETAIL AS AN EXAMPLE
3. MAXIMUM SPACING BETWEEN POSTS IS DETERMINED FROM CONNECTION DETAIL USED AT LOCATION 'A'
4. DECKING IS OMITTED FROM THE PLAN VIEW AND THE AXONOMETRIC VIEW FOR CLARITY
5. BLOCKING SHALL BE NOT LESS THAN A 2x8
6. REFER TO O.B.C. SECTION SB-7 GUARD DETAILS

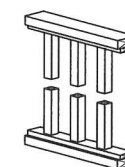


PLAN



FRONT ELEVATION

SECTION A-A



AXONOMETRIC

PICKET CONNECTION DETAIL (EC-1)

EXTERIOR CONNECTION: INFILL PICKET NAILED TO ENDCAP / ENDCAP SCREWED TO RAIL
SCALE: N.T.S.

NOTES:

1. FASTEN EACH END OF EACH PICKET TO ENDCAPS WITH (2) 2" NAILS
2. FASTEN ENDCAPS TO RAILS WITH #7 2" SCREWS @ 12" O.C.
3. PICKETS TO BE MIN. 1 1/2"x1 1/2"



CONSTRUCTION NORTH

BOTH THE CLIENT AND THE CONTRACTOR, INCLUDING ALL SUB-TRADES, SHALL REVIEW ALL DRAWINGS AND VERIFY ALL DIMENSIONS. IT IS THE RESPONSIBILITY OF THE CLIENT AND THE CONTRACTOR TO REPORT ANY DISCREPANCIES TO THE ENGINEER BEFORE PROCEEDING WITH CONSTRUCTION.
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No.	REVISION	By:	Date:
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2	ISSUED FOR PERMIT & CONSTRUCTION	TS	JULY 15, 2022

CONSTRUCTED BY:

DESIGNED BY:

girard
ENGINEERING
2478153 ONTARIO INC.
WOODSTOCK OTTERVILLE
TEL: 1-519-879-6875
FAX: 1-519-879-6536
EMAIL: INFO@GIRARDEENGINEERING.CA



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DESIGNED FOR:

KERR / NICKERSON
19 PERCH LANE
LONG POINT, ONTARIO
TEL: 1-437-928-8903

PROPOSED DECK

OVERALL PLAN

SCALE: 1/4" = 1'-0"	DRAWING NO: S-1
DATE: JULY 2022	
DRAWING BY: T. SPRAGUE	
DESIGNED BY: T. SPRAGUE	
CHECKED BY: M. VASANTHA	
PROJECT NO: 22-177	



Long Point Region Conservation Authority

PERMIT No. LPRCA-182/22

**FOR DEVELOPMENT, INTERFERENCE WITH WETLANDS &
ALTERATIONS TO SHORELINES & WATERCOURSES**

(CONSERVATION AUTHORITIES ACT - ONTARIO REGULATION 178/06, UNDER O.REG.97/04)

4 Elm Street
Tillsonburg, ON
N4G 0C4
Phone (519) 842-4242
Fax (519) 842-7123
www.lprca.on.ca

Permission has been granted to:

Owner: Katherine Heyward Nickerson

Address: 2411 Sovereign Street

Telephone: 905-847-6368

Postal Code: L6L 1M1

Agent: Drew Fallowfield (2478153 Ontario Inc.
o/a Girard Engineering)

Address: 682 Peel Street, Woodstock, ON

Telephone: 519-879-6875

Postal Code: N4S 1L3

Location/Address of works: 19 Perch Lane, Long Point, ON. 33-10-543-050-19100

Lot: 120 **Plan:** 219 **Municipality:** Norfolk

Description of Works: Remove existing wood deck at side and front of cottage and rebuild a new 14m² wood deck at the front of the cottage.

Type of fill:

This permit is valid on the above location only for the period of:

DATE: August 5, 2022 to August 5, 2024

This permit shall be subject to the following conditions:

The Applicant and owner, by acceptance of and in consideration of the issuance of this permit, agrees to the following conditions:

GENERAL CONDITIONS: (SEE REVERSE SIDE OF PERMIT)

SPECIFIC CONDITIONS:

1. Locations and dimensions of proposed works must be as indicated on the enclosed copy of the work permit application dated July 29th, 2022 and the associated information.

CONTEXT MAP

Geographic Township of SOUTH WALSINGHAM

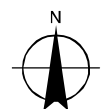


Legend

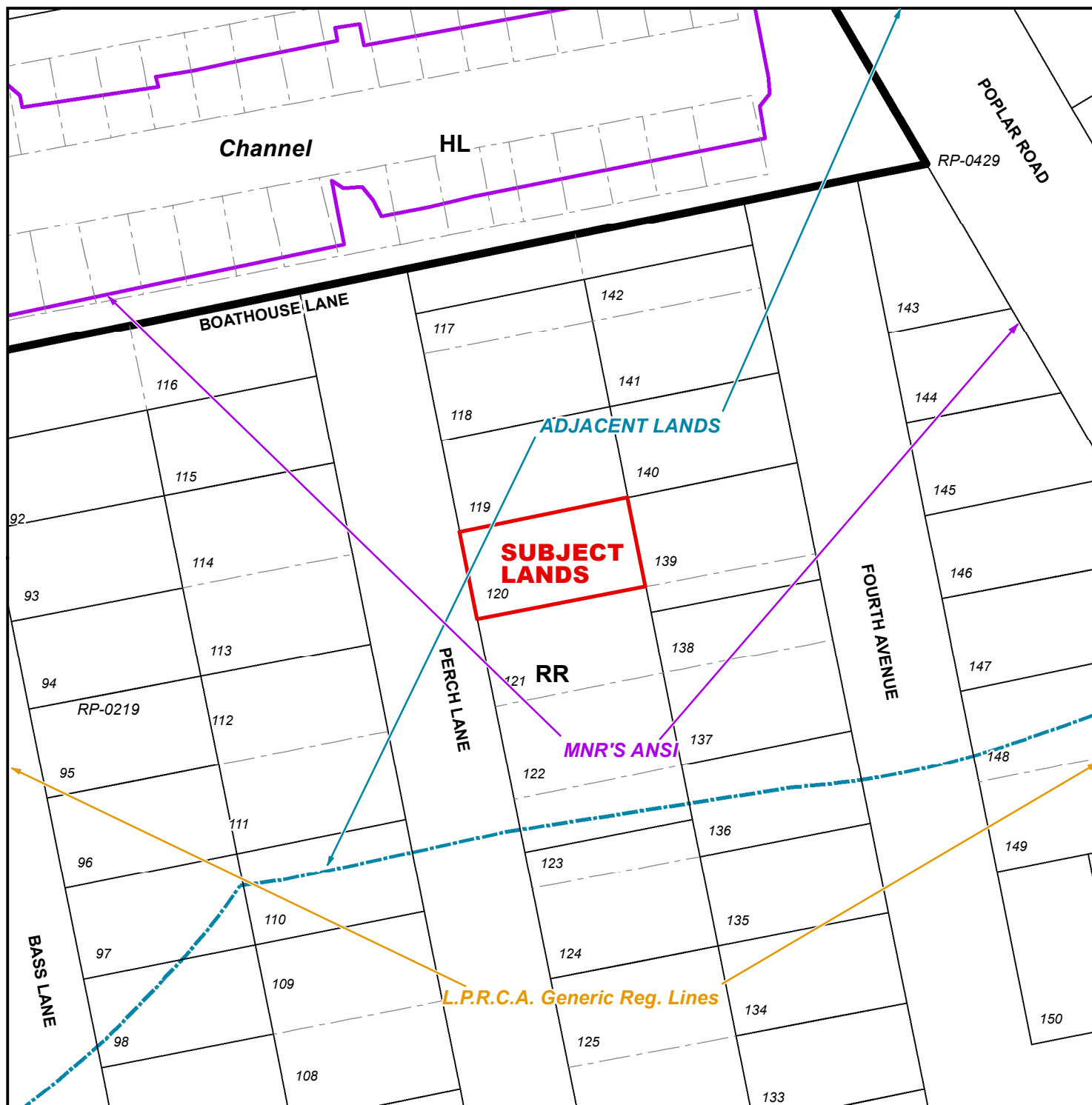
Subject Lands

2020 Air Photo

10/31/2022



10 5 0 10 20 30 40
Meters



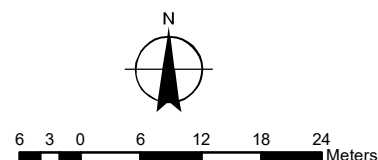
LEGEND

- Subject Lands
- Adjacent Lands
- MNR ANSI
- LPRCA Generic RegLines

ZONING BY-LAW 1-Z-2014

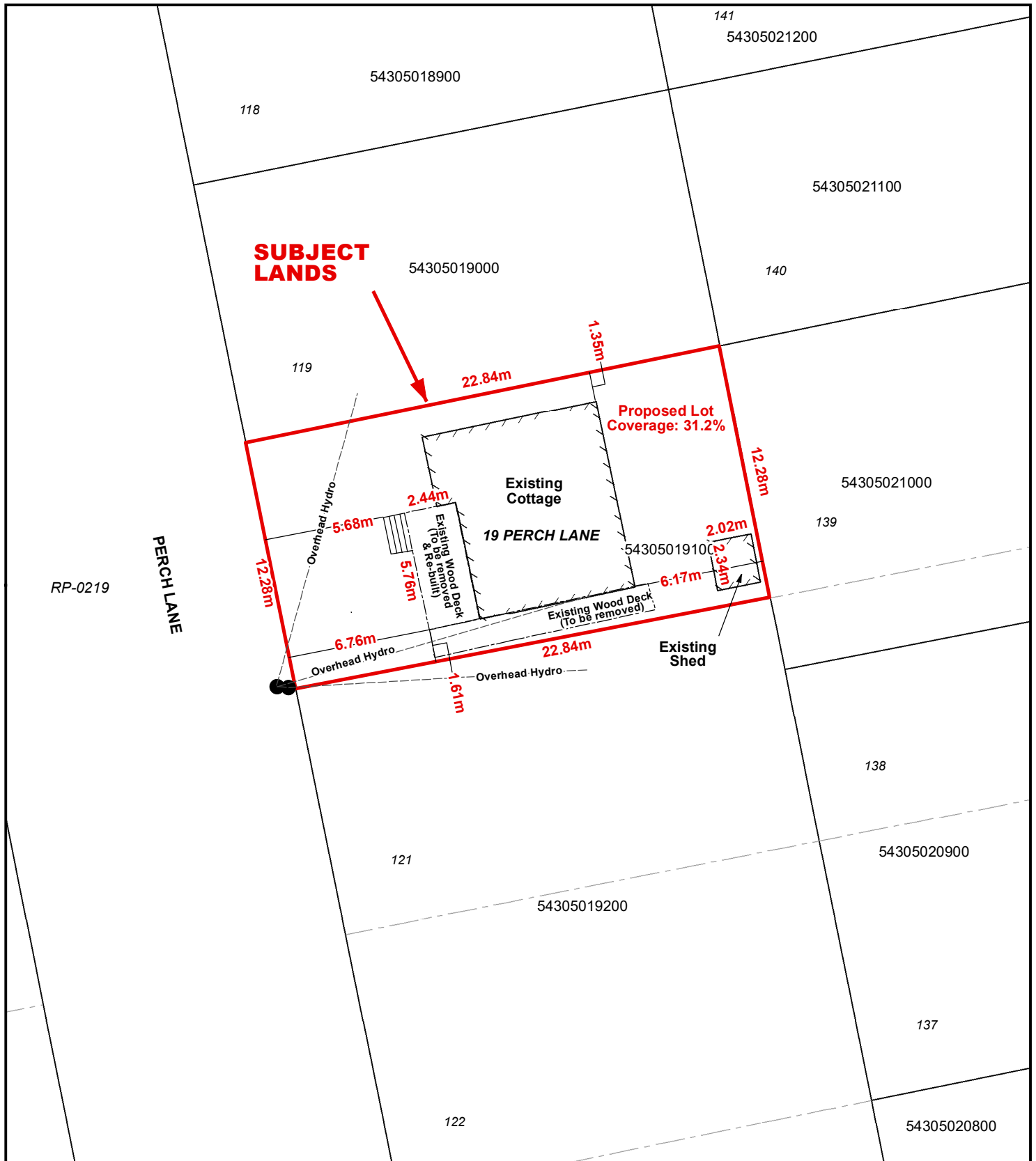
10/31/2022

- (H) - Holding
- HL - Hazard Land Zone
- RR - Resort Residential Zone



CONCEPTUAL PLAN

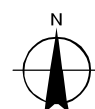
Geographic Township of SOUTH WALSINGHAM



Legend

Subject Lands

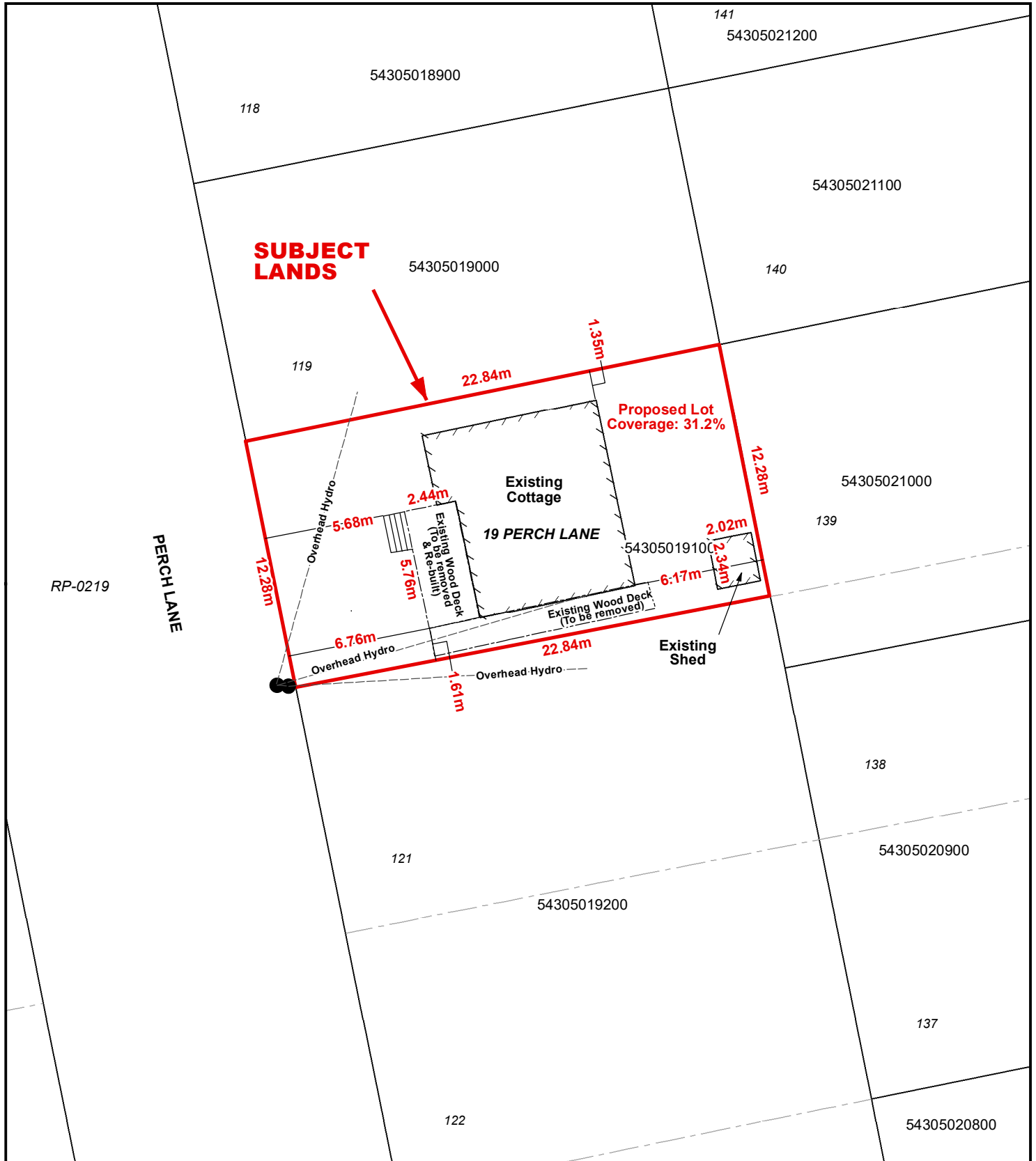
10/31/2022



2 1 0 2 4 6 8 Meters

CONCEPTUAL PLAN

Geographic Township of SOUTH WALSINGHAM



Legend

Subject Lands

10/31/2022

