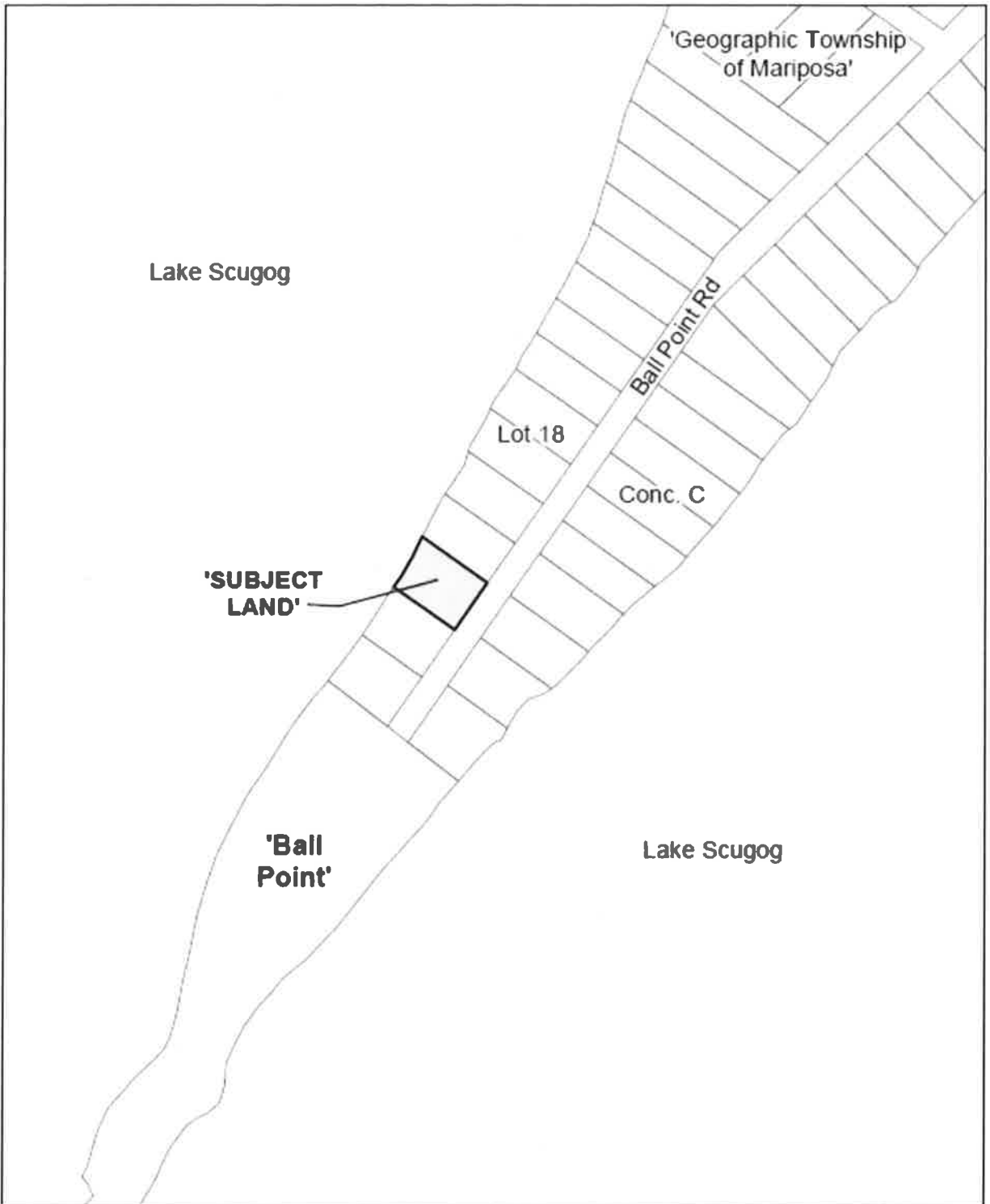


APPENDIX " A "

to

REPORT COA2018-010

FILE NO: D20-2018-009



# 154 Ball Point Rd., Geographic Twp. of Mariposa



APPENDIX " B "

to

REPORT COA2018-010

FILE NO: D20-2018-009

This map is a user generated static output from an internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. THIS MAP IS NOT TO BE USED FOR COMMERCIAL OR LEGAL PURPOSES.



0.12 Kilometers  
WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
City Of Kawartha Lakes



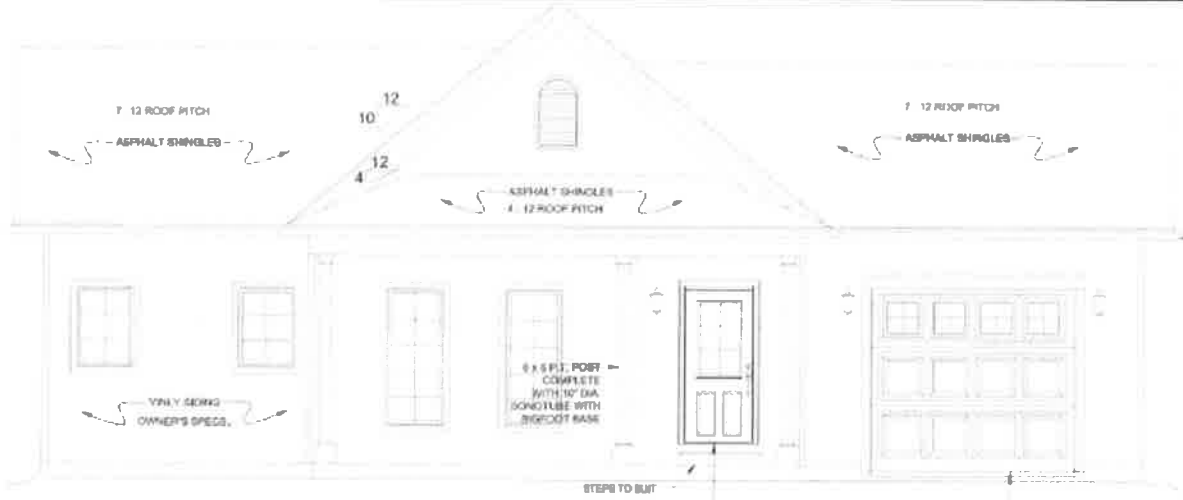
APPENDIX " D "

to

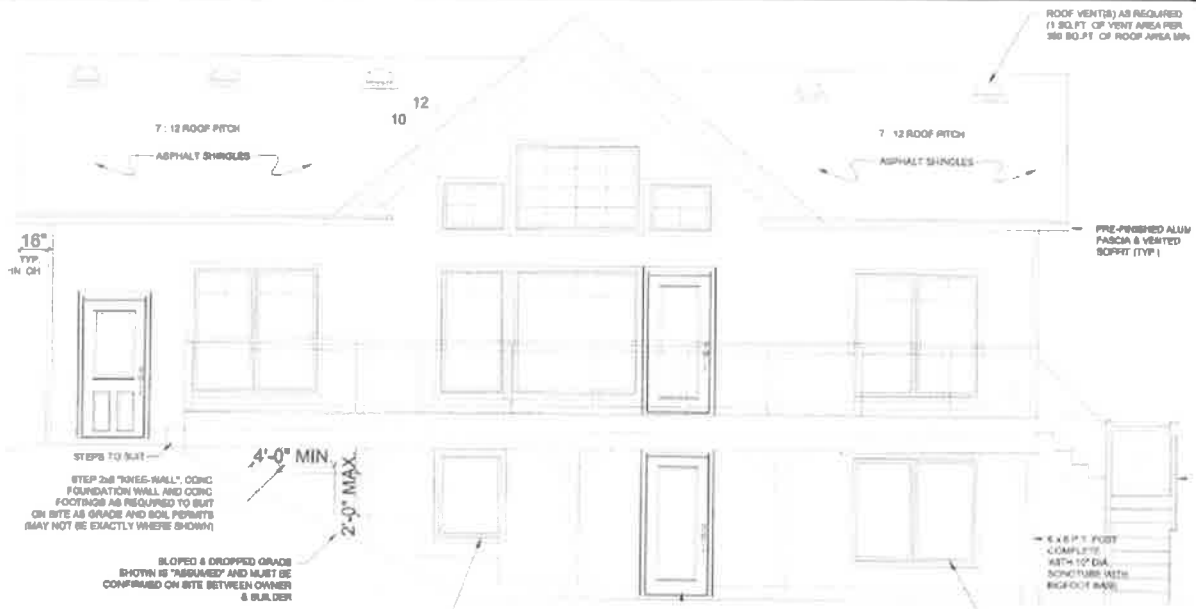
REPORT COA2018-010

FILE NO: D20-2018-009

**Front Elevation (Southeast Direction)**

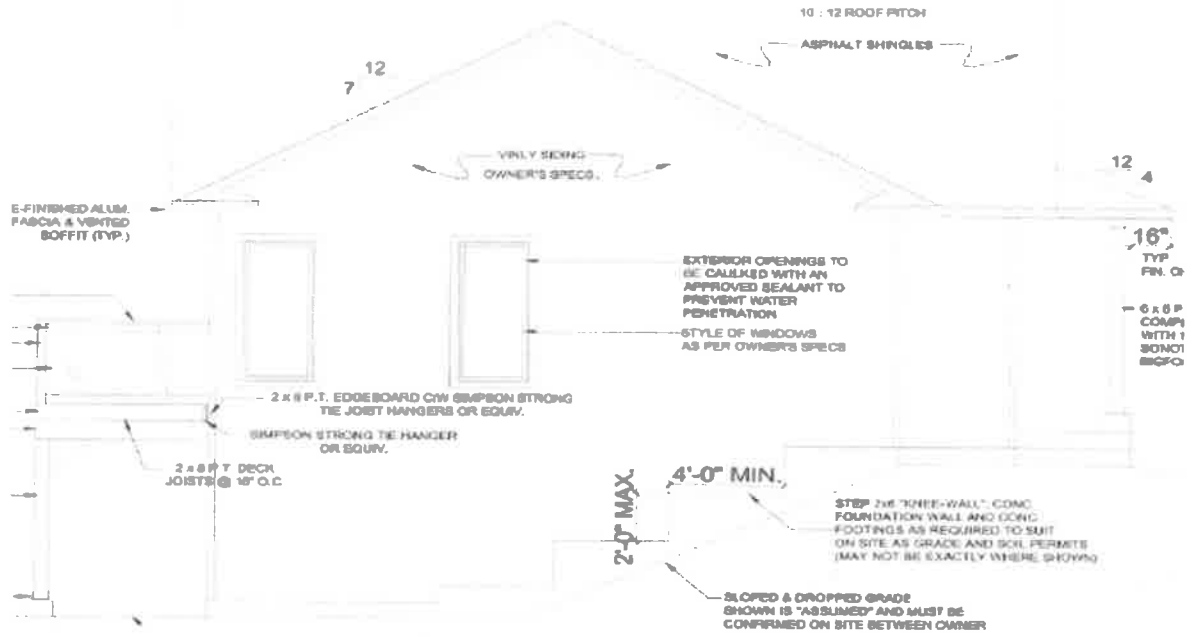


**Rear Elevation (Northwest Direction)**

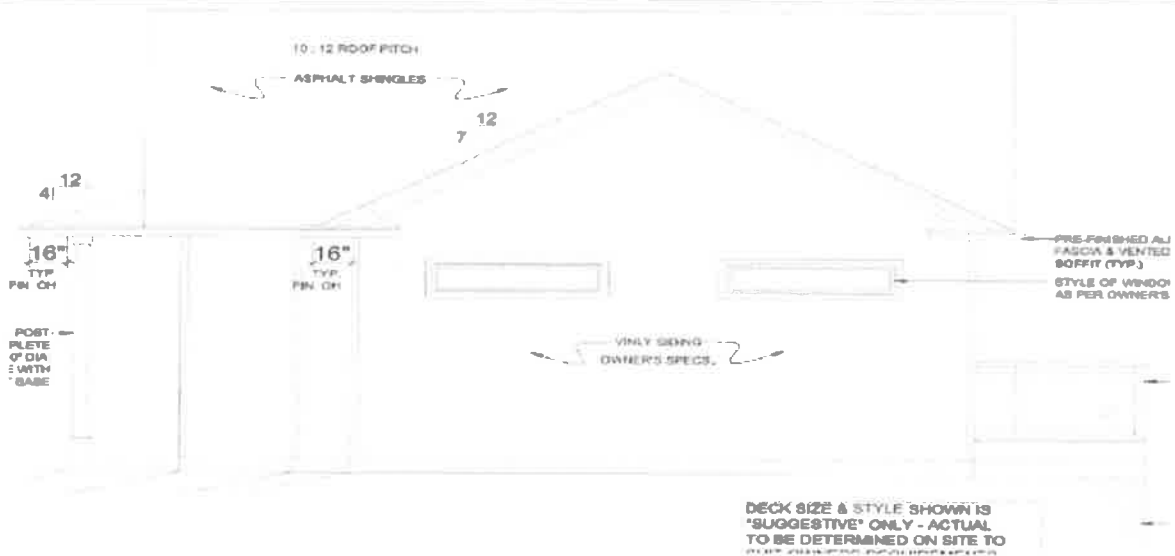


to

Left Elevation (Southwest Direction)



Right Elevation (Northeast Direction)



**Quadri Adebayo**

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**From:** Derryk Wolven  
**Sent:** Monday, December 18, 2017 2:20 PM  
**To:** Erica Hallett  
**Subject:** D20-2018-009

FILE NO. D20-2018-009

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Please be advised building division has no concerns with the above noted application.

**Derryk Wolven, CBCO**  
Plans Examiner  
Development Services, Building Division, City of Kawartha Lakes  
705-324-9411 ext. 1273 [www.kawarthalakes.ca](http://www.kawarthalakes.ca)



to

REPORT COA2018-010**Quadri Adebayo**

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**From:** Anne Elmhirst  
**Sent:** Wednesday, December 20, 2017 11:25 PM  
**To:** Erica Hallett  
**Subject:** D20-2018-009 - 154 Ball Point Rd

FILE NO. D20-2018-009

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Hello Erica,

RE: Minor Variance Application D20-2018-009  
154 Ball Point Rd., Former Mariposa Twp., City of Kawartha Lakes,  
Conc. C, Pt. Lot 18, Plan 425, Lot 37  
Roll No. 165111001056700

I have received and reviewed the above-noted application for minor variance to permit the construction of residential dwelling at a 15m setback to water.

A submission to install a new sewage system has been completed with our department for this property. The location of the proposed dwelling will not interfere with the location of the proposed sewage system and there is adequate space to service the property with an on-site system.

As such, the Building Division - Sewage System Program has no objection to request for minor variance.

Should you have any questions or concerns, please do not hesitate to contact the undersigned.

Best Regards,  
Anne Elmhirst  
Supervisor - Part 8 Sewage Systems  
City of Kawartha Lakes

Sent from my BlackBerry 10 smartphone on the Bell network.

**Quadri Adebayo**

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**From:** Derryk Wolven  
**Sent:** Monday, February 05, 2018 11:48 AM  
**To:** David Harding; Charlotte Crockford-Toomey; Quadri Adebayo  
**Subject:** D20-2018-006, 2018-009

FILE NO. D20-2018-009

Please be advised the building division has no concerns with the above noted applications.

Kind regards,

**Derryk Wolven, CBCO**  
Plans Examiner  
Development Services, Building Division, City of Kawartha Lakes  
705-324-9411 ext. 1273 [www.kawarthalakes.ca](http://www.kawarthalakes.ca)





**Quadri Adebayo**

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**From:** Anne Elmhirst  
**Sent:** Monday, February 05, 2018 2:36 PM  
**To:** Charlotte Crockford-Toomey  
**Subject:** D20-2018-009 154 Ball Point Rd

FILE NO. D20-2018-009

Hello Charlotte,

The Building Division – Sewage System Program has received and reviewed the request for minor variance to reduce the water setback from 30 metres to 21.5 metres at 154 Ball Point Road within the City of Kawartha Lakes.

Currently, we have a sewage system permit to install issued for the on-site sewage system to service the proposed dwelling. Based on the survey provided and completed by Coe, Fisher, Cameron, dated November 16, 2017, the sewage system will not be impacted by the reduced water setback.

As such, the Building Division – Sewage System Program has no objection to the proposed minor variance request.

Best Regards,

**Anne Elmhirst C.P.H.I.(C), B.A.Sc., B.Sc.**  
Supervisor – Part 8 Sewage Systems  
Development Services - Building Division, City of Kawartha Lakes  
705-324-9411 ext. 1882 [www.kawarthalakes.ca](http://www.kawarthalakes.ca)



to

REPORT COA2018-010FILE NO.  
February 2, 2018  
KRCA File No. 16081D20-2018-009

**KAWARTHA  
CONSERVATION**

Discover • Protect • Restore

Erica Hallett  
City of Kawartha Lakes  
180 Kent Street West  
Lindsay, ON K9V 2Y6

**Regarding:      Minor Variance D20-2018-009**  
**154 Ball Point Road**  
**Part Lot 18, Concession C**  
**Geographic Twp. of Mariposa**  
**City of Kawartha Lakes**

Dear Ms. Hallett:

Staff have reviewed the above noted minor variance application to seek relief from Section 14.2.1.5 of the Zoning By-Law to permit a 15 metre setback from the water for a new dwelling, whereas the required setback is 30m.

Staff note that the proponent previously obtained approval from Kawartha Conservation on Minor Variance D20-16-021 for the exact same development with the support of an Environmental Impact Study, provided the measures outlined on page 8 of the EIS and the addition of one of the following modifications were adhered to:

- *The proposed silt fence be heavy duty as per current Ontario Provincial Standard Drawing (OPSD 219.103)*
- or -
- *An additional row of light duty silt fence be installed immediately parallel to the proposed silt fence (2 rows in total)*

The enhancement of silt fences is due to the close proximity of the development to the nearshore and the potential of exposed soils (that will persist on the property until the development is complete) migrating downslope into the nearshore of the lake until such point as they are revegetated and stabilized.

Based on the above, **Kawartha Conservation would have no objection to the approval of this minor variance** (which is essentially a re-issuance of MV D20-16-021) **provided the mitigation measures outlined above are adhered to.**

Staff also wish to note that a Permit pursuant to Ontario Regulation 182/06 (2018-016) was issued in January 2018 for the proposed development (new dwelling, septic and driveway).

I trust this meets your information requirements at this time. Should you require any additional information, please do not hesitate to contact this office.

Yours truly,

Katie Jane Harris, Resources Planner

**KAWARTHA CONSERVATION**

277 Kenrei Road, Lindsay, ON K9V 4R1  
705.328.2271 Fax 705.328.2286

[KawarthaConservation.com](http://KawarthaConservation.com)

*Our Watershed Partners:*

City of Kawartha Lakes • Region of Durham • Township of Scugog • Municipality of Clarington • Township of Brock • Municipality of Trent Lakes • Township of Cavan Monaghan



to

REPORT COA2018-010

**Quadri Adebayo**

**From:** Erica Hallett  
**Sent:** Wednesday, February 07, 2018 8:03 AM  
**To:** Charlotte Crockford-Toomey  
**Subject:** FW: D20-2018-009 - 154 Ball Point Road, Mariposa

FILE NO. D20-2018-009

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**From:** Kirk Timms  
**Sent:** Wednesday, February 07, 2018 7:38 AM  
**To:** Mark LaHay  
**Cc:** Erica Hallett; Kim Rhodes; Christina Sisson  
**Subject:** D20-2018-009 - 154 Ball Point Road, Mariposa

Good Morning Mark,

Further to our review of the above noted application to permit construction of a new dwelling, Development Engineering confirms we have no objection to the proposed minor variance for Zoning By-Law;

- Section 14.2.1.4 to reduce the minimum water setback from 30.0 m to 21.5 m

We respectfully request that if additional information brought forward through the commenting period that changes the intent of the minor variance application and the corresponding report by Planning, that Engineering be circulated for technical review on behalf of the City. Please provide Engineering the Notice of Decision for our confirmation.

Thanks,

Kirk Timms, C.E.T.

Engineering Technician  
Engineering & Corporate Assets Department  
City of Kawartha Lakes  
P.O. Box 9000  
12 Peel Street  
Lindsay, ON  
K9V 5R8  
(705) 324-9411 Ext. 1119



**Quadri Adebayo**

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**From:** serge dugas <1sdugas@gmail.com>  
**Sent:** Monday, February 05, 2018 12:43 PM  
**To:** Quadri Adebayo  
**Subject:** Re: Request for 1 month deferral to Minor Variance Application (154 Ball Point Road)

FILE NO. D20-2018-009

Committee of Adjustment/Planning Staff

c/o Quadri Adebayo

City of Kawartha Lakes

180 Kent Street west, 2<sup>nd</sup> Floor

Lindsay, Ontario

K9V 2Y6

Re: Request for 1 month deferral to Minor Variance Application (154 Ball Point Road)

To whom it may concern:

A minor variance application has been filed (previously approved in May 2016) for the committees consideration at the February 2018 meeting.

We kindly ask this committee to allow for the deferral of this application until the March 2018 meeting, allowing us to seek an additional variance from section 14.2.1.7. Namely to allow for the reduction of the minimum square area of the dwelling from 93 square meters to 78.7 square meters.

The requested deferral will allow for the revised minor variance application to be re-advertised for the required amount of time.

Thanks in advance for your consideration.

Regards

Serge Dugas