

**Township of Southgate  
Building Department**

185667 Grey County Road 9  
Dundalk, ON N0C 1B0



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**Planning Application Comments  
Building Department**

Date: 08/09/24

File No: A10-24

Property Owner: David Wells

The Southgate Building Department is aware of the application noted above and at the present time have the following comments.

- No Concerns or objections with the application.
- Development will require applicable permits before construction.
- A Barrier free washroom will be required with Septic system.
- Recommend the septic design is considered before proceeding.
- A detailed septic design is required.
- Road access and Civic number will be required before development proceeds.
- May require water supply to meet OBC 3.2.5.7. Water requirements for firefighting

Additional Comments: 1. Building department will require a legal binding document signed by the Owner (David Wells) and neighboring property owner located at 251 Russell St. stating "access shall be given during the entirety of construction". The permit will be Revoked if no access is given or rescinded.  
2. Public works ok with access over the curb and boulevard on Sheffield?  
3. Proper precautions for public safety shall be taken during construction, Flag person(s) shall also be present when construction vehicles are moving on and off site via Sheffield St.

Signed: Original Signed By

Phil Schram  
Deputy Chief Building Official, By-law Enforcement