



**Township of Southgate Committee of Adjustment  
Decision of Consent Application  
The Planning Act, RSO 1990, as amended**

**FILE NO. B1/23**

**OWNERS: 2669552 Ontario Inc. – Elias Martin**

**SUBJECT LAND:** Con 2 SWTSR Lot 204 Pt Lot 205 Pt Lot 206, Geographic Township of Proton, Township of Southgate. Also described as 752735 Southgate SRD 75.

**PURPOSE AND EFFECT:** The Purpose is to sever a 19ha area lot with 192m of frontage and add it to the existing 4.5ha residential lot to create an enlarged lot that has is approximately 23ha in lot area. The retained parcel will have 361m of frontage and be 38.5ha in area. The Effect would be to create a new agricultural parcel from the existing residential parcel. The lot density will not be increased with this lot addition.

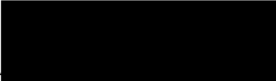




The Committee, having heard evidence relating to the present application in the matters pursuant to Section 53 of the Planning Act and having heard from the public as a result of the circulation of Notice, and taken into consideration their comments, the Committee has determined the following have been satisfied:

1. That regard has been adequately made to the matters pursuant to Section 51(24) of the Planning Act and the matters have been satisfied;
2. The proposal generally conforms to the County of Grey and the Township of Southgate Official Plans;
3. The proposal is consistent with the Provincial Policy Statement, 2005; and
4. The proposal represents good planning and is compatible with the surrounding area.
5. Public comments received have been considered.

The Committee has therefore **APPROVED** the application, subject to the following conditions being met:

1. **That** a survey be provided; and
2. **That** a Pin Consolidation is obtained to merge the severed parcel with the lot being added to.
3. **That** all outstanding taxes, fees and charges are paid, if any.

The Provisional Consent is subject to all of the preceding Conditions being met by: **March 22, 2025.**

 <hr style="width: 100%;"/> Brian Milne	 <hr style="width: 100%;"/> Barbara Dobreen	Absent <hr style="width: 100%;"/> Jason Rice
 <hr style="width: 100%;"/> Martin Shipston	Absent <hr style="width: 100%;"/> Jim Ferguson	 <hr style="width: 100%;"/> Joan John
 <hr style="width: 100%;"/> Monica Singh Soares		

**Date of Decision: March 22, 2023**

Notes:

- The last date for appealing this decision to the OLT is **April 11, 2023.**

**Certification**

Planning Act, R.S.O, c. P13, Section 53(17)



Secretary-Treasurer of the  
Committee of Adjustment  
Township of Southgate