

RECEIVED VIA EMAIL

From: Georgina O'Grady
Sent: March 23, 2022 10:46 PM
To: Corrina Giles
Cc: Georgina O'Grady; Rowan O'Grady
Subject: O'GRADY Deputation March 29th Committee of the Whole Meeting - Planning

Dear Committee of the Whole/Town Council,

My husband, Rowan O'Grady and I are owners of an existing lot of record on the 5th line located between Side Road 18 and Grey Road 119. We recently applied to the Niagara Escarpment Commission for planning permission to build a single family dwelling (NEC application number 22-708). For your reference, and as per the planners report number PDS.22.049, the legal description of this lot is:

Part Lot 18, Concession 5, being Part 2, Reference Plan 16R-4184.

In my deputation to the town council on Tuesday March 29th 2022 I wish to address the two recommendations highlighted in the staff planners report most notably:

- 1. AND THAT Council direct staff to issue the comments and concerns identified in this Staff Report to the NEC and identify that the Town objects (at this time) to the proposed development until such a time that the Owners enter into a Municipal Land Use and Maintenance Agreement with the Town;*
- 2. AND THAT Council recommends that the NEC consider siting the proposed new dwelling closer to the 5th Line (western section of the lot) to encourage the potential continued use of agricultural Class 1A soils;*

Our proposed dwelling will be located along a Class 6 Seasonal Road which we understand has no winter maintenance. In 2020 the town generously offered solutions to the previous owner of this lot, solutions that would have allowed year round access to the property. On Tuesday I intend to highlight some of these solutions especially those that we believe are viable and workable options for all parties. I will not present maps, drawings or photos as all this relevant information can be found in the planners report.

I will also present to council that circumstances today are different to that in 2020 when this issue was first addressed. Today there are 2 planning applications sitting with the NEC for 2 separate dwellings along Concession 5. One is ours, Part 2 of Lot 18 and another is Part 3 of Lot 18. While I do not assume to represent my neighbor on Part 3 we are both keen to find a workable solution with the town. We are already working together to bring power along Concession 5. Hydro is in the design stage for a primary line and we are doing this at our own expense. This is the most progress pertaining to these lots, to date.

Our goal is to restart the conversation and work in collaboration with the Town to address the winter maintenance along Concession 5. I need your help to find a solution that satisfies all parties and will allow year round access to our property, which is an existing lot of record.

Finally, Rowan and I both come from rural backgrounds. Our plan is to take advantage of the class 1A soil and plant trees at the rear of the property and an apple orchard to the front.

I thank you for your consideration and look forward to addressing the Committee of the Whole Meeting on Tuesday March 29th.

Regards

Georgina O'Grady

