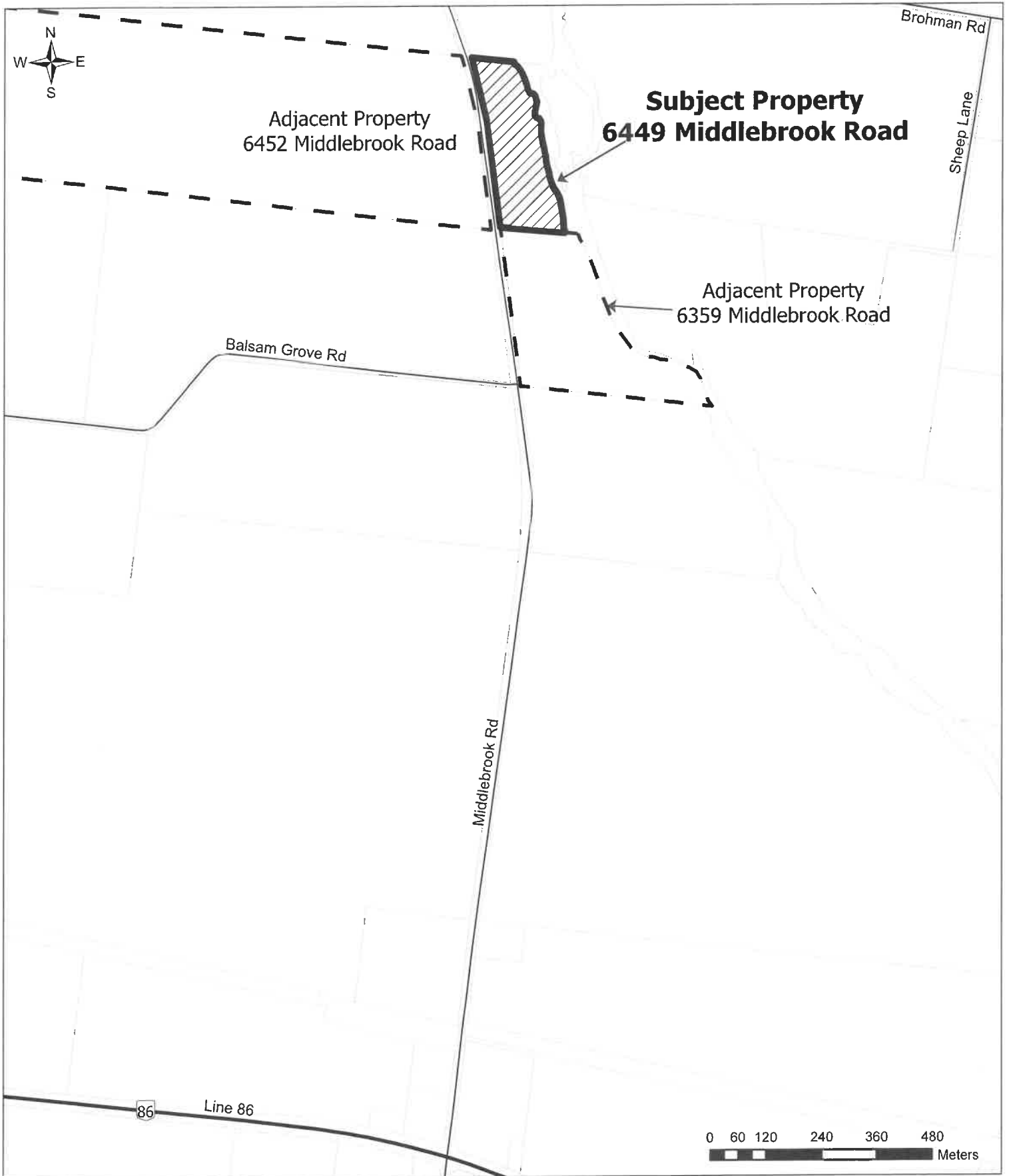
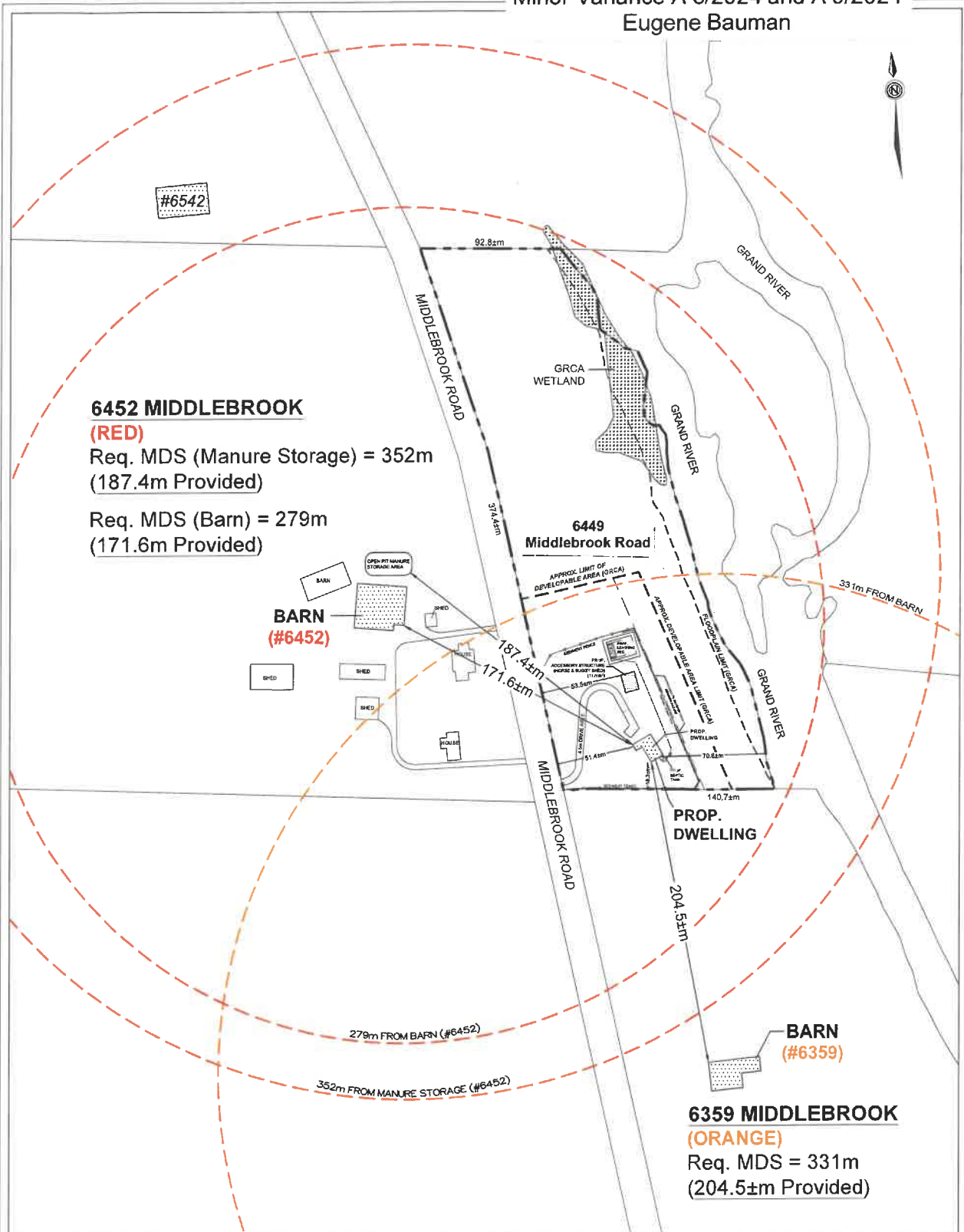


LOCATION MAP  
Minor Variance Applications 8/2024 and 9/2024  
Eugene Bauman



**OVERALL CONCEPT PLAN**  
 Minor Variance A 8/2024 and A 9/2024  
 Eugene Bauman



**6452 MIDDLEBROOK (RED)**

Req. MDS (Manure Storage) = 352m  
 (187.4m Provided)

Req. MDS (Barn) = 279m  
 (171.6m Provided)

**BARN (#6452)**

**6359 MIDDLEBROOK (ORANGE)**

Req. MDS = 331m  
 (204.5±m Provided)

**MINOR VARIANCE SKETCH PLAN (MDS)**  
 MIDDLEBROOK RD  
 WEST MONTROSE TRACT GERMAN COMPANY PT LOT 66;  
 TOWNSHIP OF WOOLWICH REGION OF WATERLOO ROLL #302902000704810

**PROPOSED DEVELOPMENT**

- Requesting Variances to allow for MDS 1 reductions from the neighbouring livestock operations at 6359, and 6452 Middlebrook Rd, to permit for a new Dwelling and Accessory horse & buggy shed;
- The requested variance from 6359 Middlebrook is:
  - an MDS reduction from 331m to approx. 204.5±m between the new dwelling and the existing livestock facilities located at 6359 Middlebrook Rd.
- The requested variances from 6452 Middlebrook are:
  - an MDS reduction from 279m to approx. 171.6±m between the new dwelling and the existing livestock facilities located at 6452 Middlebrook Rd; AND;
  - an MDS reduction from 352m to approx. 187.4±m between the new dwelling and the existing manure storage facilities located at 6452 Middlebrook Rd
- GRCA staff recommend placing structures within the noted 'Approx. Limit of Developable Area' due to its gentler slope, floodplain safety, and distance from the steep bank.

**ZONING MATRIX (A1 - Agricultural Zoning)**

	REQUIRED	PROVIDED	VARIANCE
LOT AREA	40 hect.	4.39 ±hec.	(EXISTING/LNC)
FRONTAGE	230 m	374.4 ±m	COMPLIES
FRONT YARD	N/A	51.4 ±m	COMPLIES
SIDE YARD	3.0 m	18.3 ±m	COMPLIES
REAR YARD	7.5 m	68.6 ±m	COMPLIES
MDS #6359 (BARN)	331 m	204.5 ±m	VARIANCE REQUIRED
MDS #6452 (BARN)	279 m	171.6 ±m	VARIANCE REQUIRED
MDS #6452 (MANURE STORAGE)	352 m	187.4 ±m	VARIANCE REQUIRED

**KEY MAP**

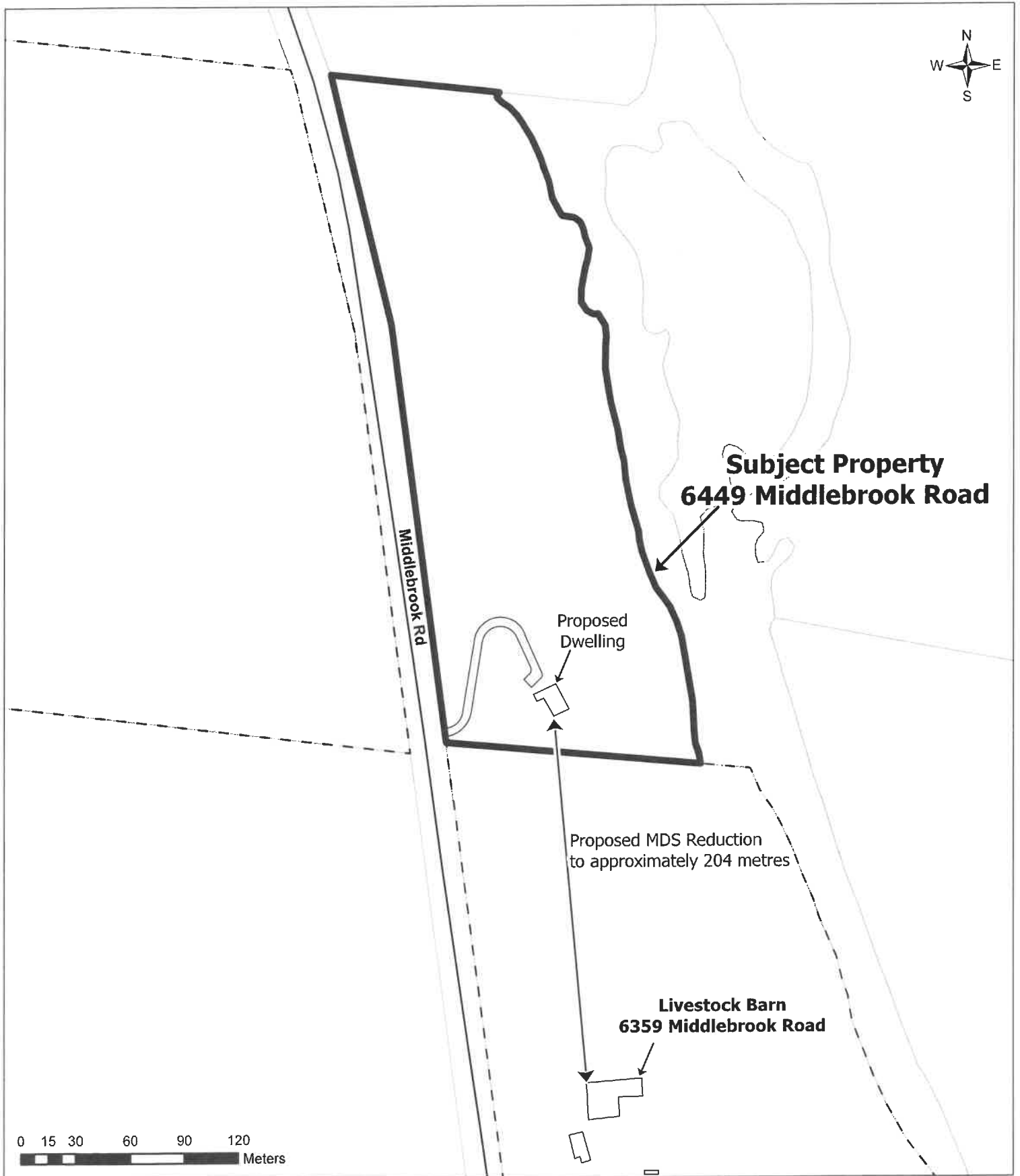


DATE: JUNE 10, 2024  
 SCALE: 1"=17050'-00" PLAN  
 JOB NO.: 17050

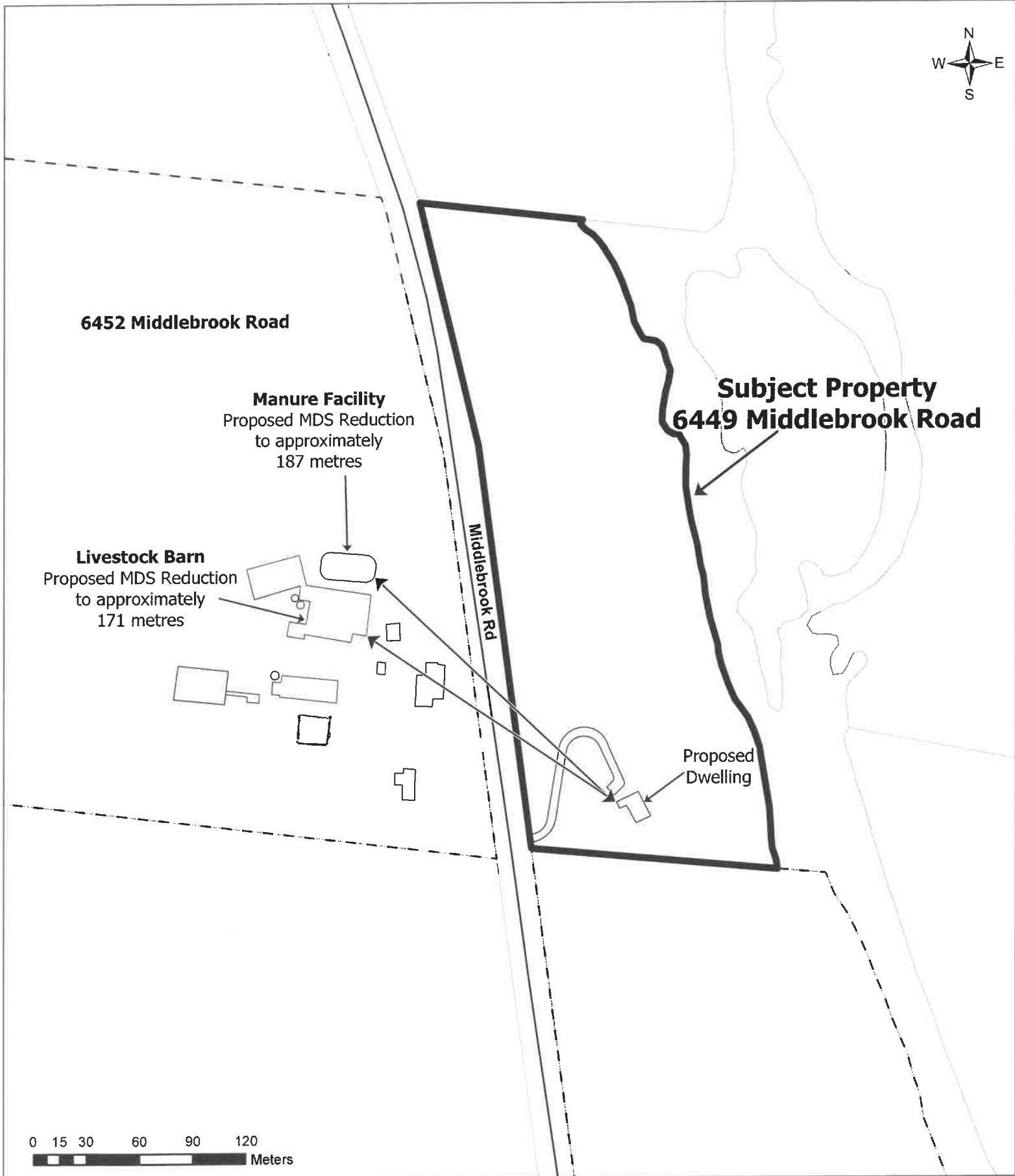
**DRY DEN & SMITH HEAD**  
 Planners & Consultants Ltd.

REVISION:

CONCEPT PLAN  
Minor Variance A 8/2024  
Eugene Bauman - 6449 Middlebrook Road



CONCEPT PLAN  
Minor Variance A 9/2024  
Eugene Bauman - 6449 Middlebrook Road



LOCATION MAP  
2284578 Ontario Inc.  
18 Ernst Street, Elmira



**CONCEPT PLAN**  
 Consents B 2/2024 through B 12/2024  
 2284578 Ontario Inc.

