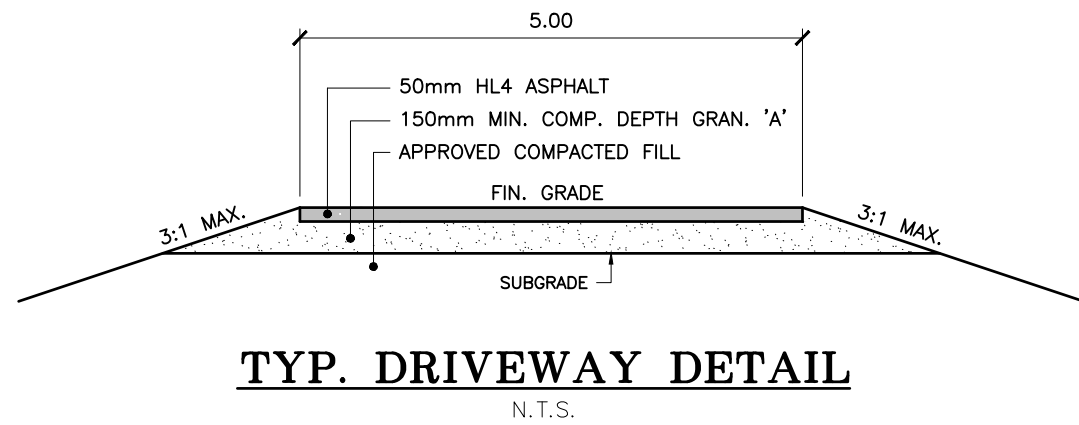
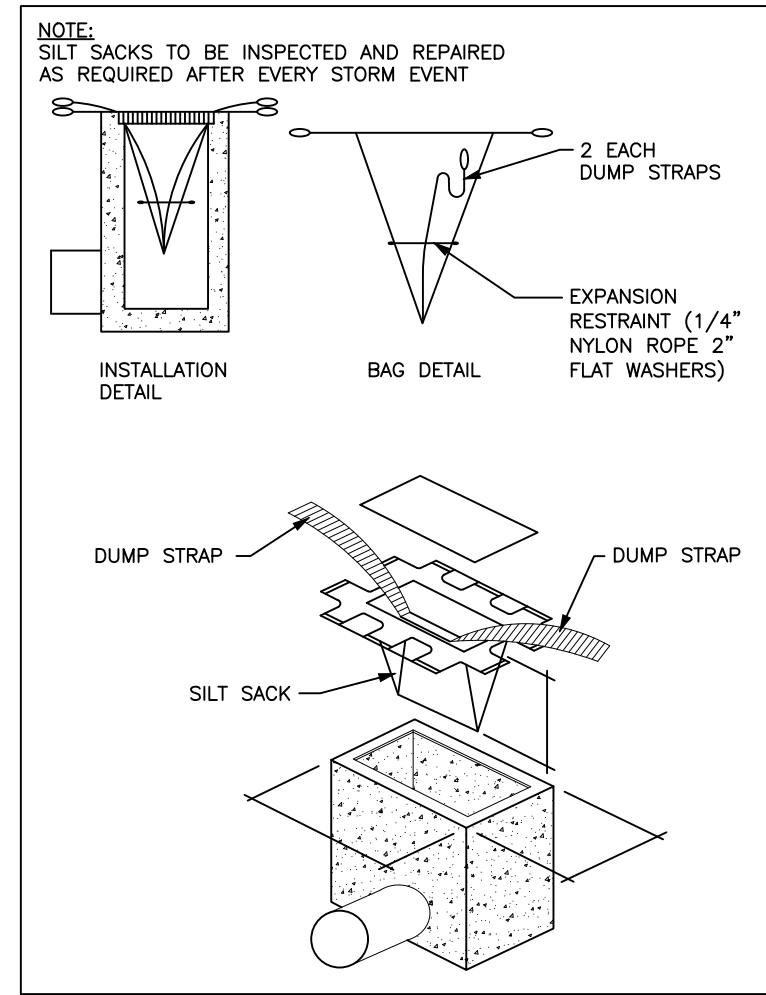


SITE STATISTICS		
ITEM	PROPOSAL	ZONING BYLAW REQUIREMENTS
ZONING CATEGORY	A	A
LOT AREA (s.m.)	10,209 (EXIST.)	40,000 MIN.
LOT FRONTAGE (m)	87.04 (EXIST.)	25 MIN.
GROUND FLOOR AREA (sq. m.) - RESIDENCE	542.8	N/A
- ACCESSORY	119.3	
LOT COVERAGE - RESIDENCE	5.3%	30% MAX.
- ACCESSORY	119.3	200s.m. MAX.
FRONT YARD (m) - RESIDENCE	83.64	10.00 MIN.
- ACCESSORY	86.15	10.00 MIN.
REAR YARD (m) - RESIDENCE	18.98	7.50 MIN.
- ACCESSORY	22.47	2.00 MIN.
INTERIOR SIDE YARD (m) - RESIDENCE	9.75 & 39.22	3.00 MIN.
- ACCESSORY	15.67	2.00 MIN.



- LEGEND:
- EXISTING ELEVATIONS
 - PROPOSED ELEVATIONS
 - PROPOSED SWALE ELEVATIONS
 - PROPOSED SWALE
 - GENERAL DRAINAGE
 - TELEPHONE CABLE MARKER
 - DENOTES OVERHEAD DOOR LOCATION
 - DENOTES MANDOOK LOCATION
 - SILT SACK AS SHOWN

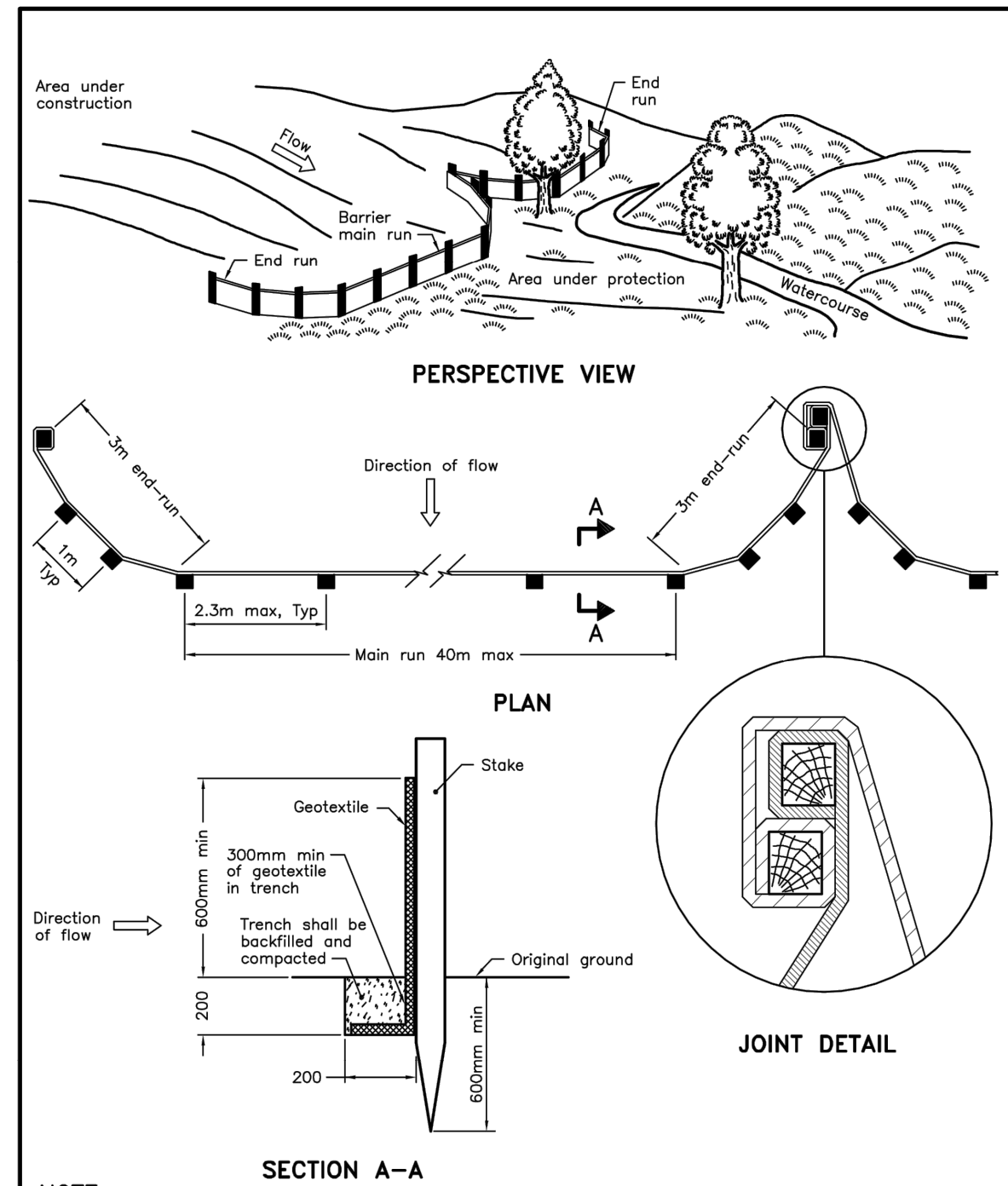
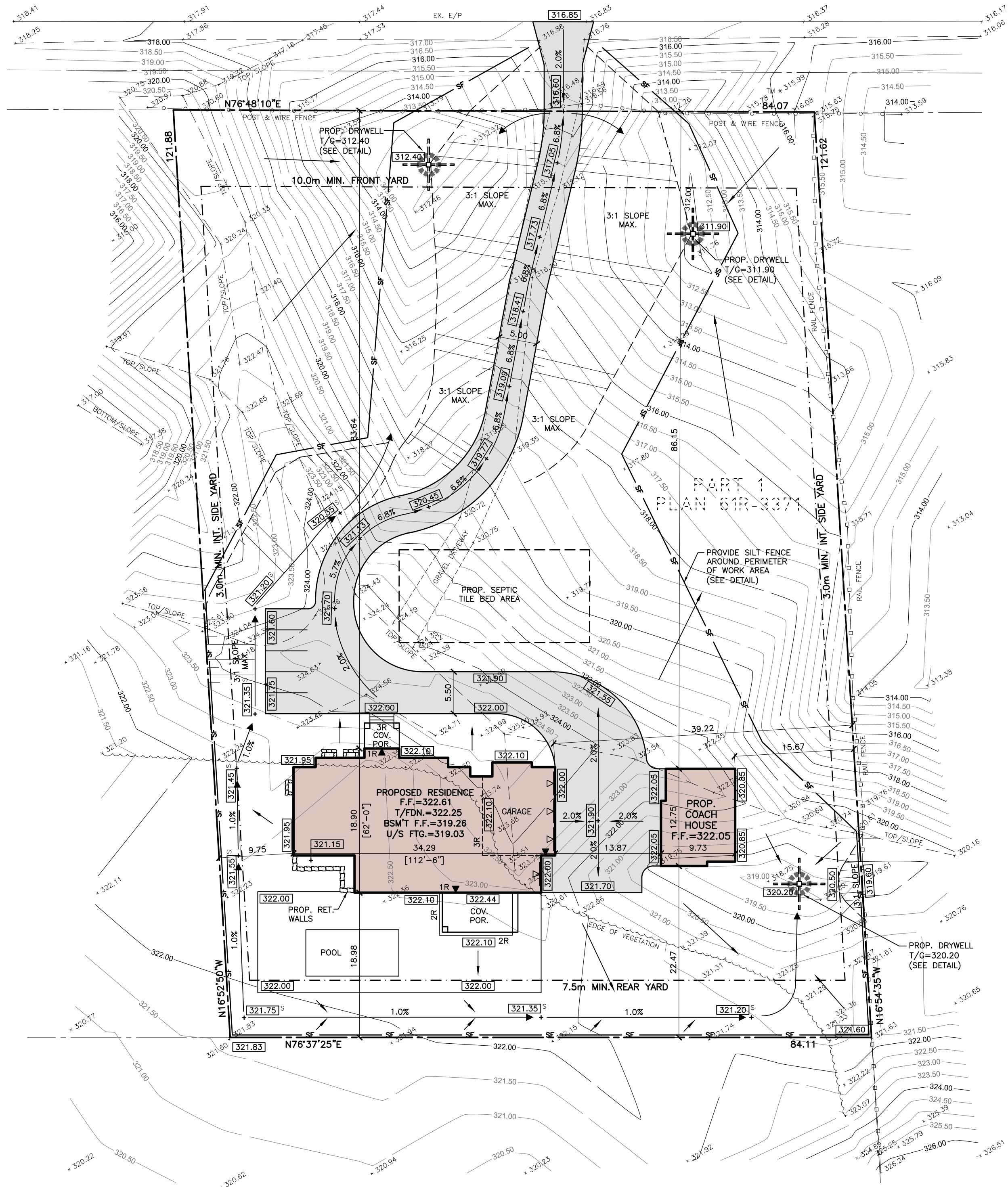
- NOTES:
- ALL ELEVATIONS SHOWN ARE METRIC.
 - BUILDER/OWNER TO VERIFY COMPLIANCE WITH ZONING BYLAWS (e.g. SIDEYARDS, SETBACKS, REARYARDS ETC.)
 - TOPOGRAPHIC AND BOUNDARY SURVEY PROVIDED BY J.D. BARNES LIMITED DATED 11/14/2024. (REF. No. 24-40-498-00)
 - ELEVATIONS ARE GEODETIC (CGVD-1928:1978).
 - CONTRACTOR TO VERIFY LOCATION AND CONDITION OF EXISTING SERVICES TO PROPERTY TO THE SATISFACTION OF THE CITY OF BRANTFORD. VIDEO CONFIRMATION IS REQUIRED OF THE EXISTING SANITARY SERVICE.
 - WEAVING TILE DRAINAGE AROUND HOUSE FOOTING TO BE DISCHARGED TO GRADE VIA A SUMP PUMP.
 - STEP DOWN TOP OF FOUNDATION AND/OR FOOTINGS TO SUIT THE PROPOSED GRADES IF REQUIRED.
 - THE BUILDER/CONTRACTOR IS TO ENSURE FOOTINGS ARE FOUNDED ON SOIL CAPABLE OF SUPPORTING THE ANTICIPATED LOADS.
 - THE SILTATION & EROSION CONTROL (SEC) MEASURES ILLUSTRATED ON THIS PLAN ARE CONSIDERED TO BE THE MINIMUM REQUIREMENT. SITE CONDITIONS MAY REQUIRE ADDITIONAL MEASURES WHICH WILL BE IDENTIFIED BY THE ENGINEER DURING CONSTRUCTION.
 - ALL SEC MEASURES ARE TO BE IN PLACE PRIOR TO COMMENCEMENT OF CONSTRUCTION.
 - OWNER/CONTRACTOR TO MAINTAIN EROSION CONTROL MEASURES THROUGHOUT SITE UNTIL A COMPLETE GRASS/VEGETATION COVER IS ACHIEVED.
 - ONLY AT THE DIRECTION OF THE ENGINEER ARE THE SEC MEASURES TO BE REMOVED.
 - CONTRACTOR TO PROVIDE GEOTEXTILE FILTER FABRIC ON TOP OF ALL EXISTING AND PROPOSED STORM STRUCTURES. WITHIN THE INFLUENCE OF RUNOFF DURING CONSTRUCTION UNTIL ADEQUATE VEGETATIVE COVER IS ACHIEVED.
 - SITE WORKS ARE TO BE STAGED IN SUCH A MANNER THAT EROSION WILL BE MINIMIZED, AND THE CONSULTANT MUST PROVIDE CONFIRMATION THAT ALL APPROVED SILTATION AND EROSION CONTROL FACILITIES HAVE BEEN INSTALLED PRIOR TO THE COMMENCEMENT OF ANY GRADING, EXCAVATION OR DEMOLITION.
 - CLEARING AND GRUBBING OF THE SITE SHOULD BE KEPT TO A MINIMUM AND VEGETATION REMOVED ONLY IN ADVANCE OF IMMEDIATE CONSTRUCTION.
 - STOCKPILES OF EARTH OR TOPSOIL ARE TO BE LOCATED AND PROTECTED TO MINIMIZE ENVIRONMENTAL INTERFERENCE. EROSION CONTROL FENCING IS TO BE INSTALLED AROUND THE BASE OF ALL STOCKPILES.
 - THE OWNER IS RESPONSIBLE TO ENSURE THE MUNICIPAL ROADWAYS ARE CLEARED OF ALL SEDIMENTS FROM VEHICULAR TRACKING ETC. TO AND FROM THE SITE, AT THE END OF EACH WORKDAY.



SILT SACK DETAIL

N.T.S.

THE MAXIMUM CHANGE IN ELEVATION DOES NOT EXCEED 2.90m



NOTE:

A All dimensions are in millimetres unless otherwise shown.

ONTARIO PROVINCIAL STANDARD DRAWING

Nov 2015 Rev 2

LIGHT-DUTY SILT FENCE BARRIER

OPSD 219.110

J.H. COHOON ENGINEERING LIMITED

CONSULTING ENGINEERS

440 HARDY ROAD, UNIT #1, BRANTFORD - ONTARIO, N3T 5L8

TEL. (519) 753-2656 FAX. (519) 753-4263 www.cohoeng.com

PROJECT:

PROPOSED RESIDENCE

PART OF LOT 8

CONCESSION 2

(PART 1, PLAN 61R-3371)

6689 WELLINGTON ROAD 34

TOWNSHIP OF PUSLINCH

COUNTY OF WELLINGTON

CLIENT:

STEVE HENNINK

SITE DEVELOPMENT PLAN

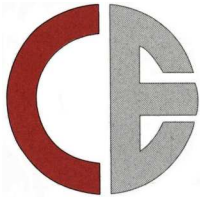
DESIGN: M.J.W. SCALE: 1:400

DRAWN: K.P.B. JOB No: 17324

CHECKED: M.J.W.

SHEET: 1 of 1 DWG. No: 17324-1

DATE: JUNE 3/25



J.H. COHOON ENGINEERING LIMITED

CONSULTING ENGINEERS

440 Hardy Road, Unit #1, Brantford, ON N3T 5L8
Tel: (519) 753-2656 Fax: (519) 753-4263
www.cohooneng.com

#17324

June 26, 2025

Hennink Construction Ltd.
100 Melair Drive
Ayr, Ontario
N0B 1E0

Attn: Steve Hennink

Re: **Site Alteration Permit Relief Request – Rev 2**
Proposed Residence – 6689 Wellington Rd 34, Puslinch

Dear Sir,

At your request, our firm has been acting as the Civil Engineer of Record for the subject site development design. We have prepared the attached site development plan, and are of the understanding that you are requesting relief from certain aspects of the local municipality's standardized site alteration permit checklist. We have copied that list below, along with our opinion/comments on the individual items, requesting relief where we believe it to be reasonable.

1. Prepare a control plan stamped by the Qualified Person (QP): *Our stamped plan is attached*
 - a. Key map of site: *Included*
 - b. GPS of centroid of site east and west: *UTM Centroid is N 4,810,479 | E 560,614*
 - c. Site boundaries and hectares: *Included*
 - d. Use of site and locates to other structures adjacent to site: *Included*
 - e. Locates to proposed buildings: *Included*
 - f. Locates to lakes, streams, ditches, etc. on site and within 30m of the property: *Included where topography allowed for it*
 - g. Location of the predominate soil types: *T-Time will be determined for future septic design. We don't believe other soil samples will be necessary for successful building and site design. Septic design will be based on assumed worst case (T>50) for now, and foundations will be reviewed by building inspector for soil bearing capacity requirements.*
 - h. Locates of all trees and the driplines and the dripline of all other vegetation: *It is our understanding that tree removals are permitted for the construction of a single-family home, and tree removal is regulated by Wellington County. As such, any tree removals in excess of that permitted by their by-law will be reviewed by the County.*
 - i. Location of driveways: *Included*
 - j. Location of stormwater drainage systems or natural drainage patterns on site and within 30m of the property: *Included within the property boundary*



Professional Engineers
Ontario

- k. Location and dimensions of utilities: *Included within the property boundary*
 - l. Existing site topography at contour intervals of 0.5m and extending a minimum 30m beyond property: *Included where topography allowed for it*
 - m. Proposed grades and drainage systems: *Included*
 - n. Location of all proposed work: *Included*
 - o. Location of all proposed temporary fill stockpiles: *We have included notes about stockpile requirements*
 - p. Details on site erosion and dust control including costs: *Included on the plan. We estimate that silt fence installation may cost approximately \$2,500*
 - q. Anticipated start and completion dates: *To be confirmed by others*
 - r. List of equipment and machinery to be used including the expected days and times of operation: *To be confirmed by others*
 - s. Provisions for maintenance of site erosion system: *Included in the notes*
 - t. Notes for final rehabilitation plan to indicate final ground cover materials, vegetation, depth of topsoil, tree removals, etc.: *The site will be grass throughout*
 - u. Site access location and haul routes to and from site: *Site access is included. Haul routes to be provided by others.*
 - v. Description of the quality and source of proposed fill: *The site development will be a net cut of approximately 2,800 m³. Any fill required will be granular material for the driveway base. Assuming 12" of granular base for the driveway, this results in approximately 340 m³ of granular fill. All granular fill will be supplied from Galt Gravel Supply. 1421 Sprauges rd Cambridge, Pit #625482.*
 - w. Sampling and analysis plan for the fill: *All sampling and analysis of granular fill will be completed by the supplying pit.*
 - x. Quality assurance/quality control program: *This plan is a requirement under O.Reg. 153/04 for Phase Two Environmental Site Assessments. As this is not a part of this application, no QA/QC program will be required.*
2. Confirmation from the Owner and the QP that the QP will be present on site at all times which the site is being altered: *We anticipate that the contractor will be available on-site during the project, and we can be available by phone/email when required. We don't agree that this job requires full-time Engineer inspection, as the project will require standard construction practices and materials. For any specialized items, we will ensure that Engineering supervision is provided as necessary.*
 3. Haul Route (separate form and must be obtained before Site Alteration Permit): *By others*
 4. Imported fill documentation: *All granular fill will be supplied from Galt Gravel Supply. 1421 Sprauges rd Cambridge, Pit #625482.*
 5. Confirm that the Site Alteration will not cause an Adverse Effect: *as the development is for the creation of a single family dwelling, the only potential adverse effect would be the damage to existing plant life. All tree removals will be completed to the County standards and requirements, and the site will be re-planted with grass, gardens, and trees where possible. As such, it is our opinion that no adverse effect will be created.*



6. A justification report prepared by a Qualified Person, demonstrating the need for the proposed volume of fill to be imported to the site: *As noted above in item 1.v., the site development will be a net cut of approximately 2,800 m³. Any fill required will be granular material for the driveway base. Assuming 12" of granular base for the driveway, this results in approximately 340 m³ of granular fill. This fill material will be required to create a stable and competent driveway.*
7. Documentation demonstrating that the proposed Site Alteration meets the definition of Beneficial Purpose: *beneficial purpose is defined in the by-law as including the require alteration of a site to support development. This site alteration application is for the support of the development of a single-family dwelling, and as such, meets the definition of a beneficial purpose.*
8. A Site Alteration and Fill Management Plan prepared by a Qualified Person: *The existing and proposed elevations, and proposed siltation and erosion control measures have been illustrated on the attached plan. All modification to the existing grades will be undertaken with heavy machinery and truck equipment, following the approved haul routes, modifying the grades from the existing grades illustrated, into the proposed grades that have been designed. Placement of fill will be undertaken in a manner such to limit the distance that the fill is moved on the site, and packed near its location of placement (as to limit dust migration and creation).*

I trust that this information meets with your approval and if any further clarification is required, please do not hesitate to contact the undersigned.

Yours truly,

J. H. COHOON ENGINEERING LIMITED


Matthew J. Whyte, P.Eng.




**Professional Engineers
Ontario**



PO Box 23048 Westgate
Cambridge, ON N1S 4Z6

 519-632-5070

 info@henninkconstruction.ca

 www.henninkconstruction.ca

May 12, 2025

Attn:

Re: Site Alteration Permit Relief Request Proposed Residence – 6689 Wellington Rd 34, Puslinch

q. Anticipated start and completion dates: We anticipate starting once the permit has been issued. Ideally June 2025. This project will take 4 weeks for site alteration work.

r. List of equipment and machinery to be used including the expected days and times of operation: we will be using a 20 ton excavator, a dozer, a tri axel dump truck, a skidsteer. Equipment will be used from 8am to 5pm Monday to Friday.

u. Site access location and haul routes to and from site: Site will be accessed off Wellington County rd 34. Haul route for imported gravel will be East on Hwy 401, north on townline rd, east on wellington rd 34 to site entrance.

v. Description of the quality and source of proposed fill: all fill will be from site. Driveway base material and clear stone will be imported from a licensed aggregate pit.

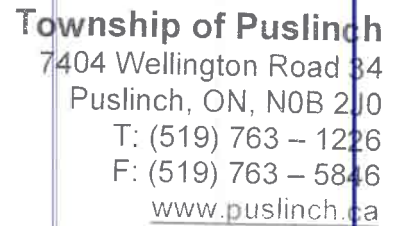
w. Sampling and analysis plan for the fill: By others, if required

x. Quality assurance/quality control program: By others, if required

Yours Truly,

H. Hennink Construction Ltd.

Steve Hennink- President





May 26, 2025

Mauro Pennacchioli
6689 Wellington Rd 34
Puslinch, ON
N3C 2V4

Re: Haul Route Acknowledgement for 6689 Wellington Rd 34 (Roll #2301000002057150000)

After the review of the identified haul route, it was determined by the Township that a Haul Route Permit is not required.

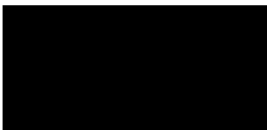
Please note that the submitted haul route must be followed and that hauling on a Township road is not permitted without obtaining a haul route permit from the Township.

Below is the identified haul route:

East on the 401 from London, exit on Wellington Road 33, turn left onto Road 33 then right on Wellington Road 34 towards the job site.

Should this haul route or source sites of the Site Alteration Permit change, a new haul route is to be submitted to the Township prior to hauling commencing.

Thank you,



Mike Fowler
Director of Public Works and Parks
mfowler@puslinch.ca
519-763-1226 extension 220