

From: [Hovinga, David](#)
To: [Christina Coulter](#)
Subject: RE: R-05-23 (Mundell)
Date: September 11, 2023 10:32:27 AM
Attachments: [image001.png](#)

Hi Christina,

No changes are required for the existing commercial entrance, however the existing and proposed lot 2 will have to have a mutual entrance. The existing residential entrance does not require changes if it can service the two lots (Existing and Prop 2).

Thanks,
David Hovinga
Engineering Technician, Design
County of Peterborough
Cell: 705-931-1876
Office: 705-775-2737 Ext. 3209

From: Christina Coulter <ChristinaC@dourodummer.on.ca>
Sent: Friday, September 8, 2023 10:46 AM
To: Hovinga, David <DHovinga@ptbocounty.ca>
Subject: RE: R-05-23 (Mundell)

Hi David;

Thank you for your comments. I note that the existing entrance for Lot 1 is a commercial entrance. Since the severance application (B-8-22) indicates the existing and proposed use for the severed lot is residential, am I correct in assuming that no changes are required to the existing entrance?

Sincerely,
Christina

Christina Coulter, B.Sc. (Hons)
Planner, Township of Douro-Dummer
705-652-8392 ext. 226

From: Hovinga, David <DHovinga@ptbocounty.ca>
Sent: September 7, 2023 8:34 AM
To: Christina Coulter <ChristinaC@dourodummer.on.ca>
Cc: Darling, Kyle <KDarling@ptbocounty.ca>; Hynes, Pete <PHynes@ptbocounty.ca>
Subject: FW: R-05-23 (Mundell)

Hi Christina,

I was previously forwarded the public hearing ZBA for R-05-23 for M. Mundell.

Based off the previous Severance Application (See attached) and the County Severance Review (See attached), I do not have any further comments other than what was mentioned in the Severance Review.

From Severance Review Form:

“The existing commercial entrance from County Road 4 onto the proposed severed lot #1 meets the requirements for an entrance under the County of Peterborough Entrance By-Law #2012-26 (entrance permit not required).

Access to the retained parcel and severed parcel #2 from County Road 4, can be permitted via a mutual entrance. The existing residential entrance is required to be removed to meet the minimum 150 metre spacing between adjacent entrances as per By-law #2012-26. The proposed mutual entrance shall straddle the shared property between the retained parcel and severed lot #2. The applicant shall lay out and dedicate by deed to the County of Peterborough a 0.3 meter (1 foot) reserve across the frontage of severed lot #2. The mutual entrance shall meet the 150 meter minimum spacing between adjacent entrances as per the County of Peterborough's Entrance By-Law #2012-26. (Entrance Permit required prior to removal and installation).”

If you have any questions, please feel free to let me know.

Thanks,
David Hovinga
Engineering Technician, Design
County of Peterborough
Cell: 705-931-1876
Office: 705-775-2737 Ext. 3209

From: Christina Coulter <ChristinaC@dourodummer.on.ca>
Sent: Friday, August 25, 2023 2:14 PM
Cc: Chait-Hartwig, Martina <MartinaC@dourodummer.on.ca>
Subject: R-05-23 (Mundell)

Good Afternoon;

The Township is in receipt of a rezoning application File R-05-23 (Mundell). A copy of the Notice of Complete Application and Public Meeting along with the Draft By-law are attached. The Notice and supporting documents will also be posted on the [Township website](#) today.

Please provide your comments to me no later than 8:30 a.m. on Friday, September 8, 2023.

Sincerely,
Christina

Christina Coulter B. Sc. (Hons.)
Planner

T: 705 652 8392 x 226 F: 705 652 5044

Township of

Douro-Dummer