



**ONTARIO REGULATION 41/24 –
PROHIBITED ACTIVITIES, EXEMPTIONS AND PERMITS**

PERMIT NUMBER: 2024-215

CACMS No.: PPRD-2599

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Permission has been granted to: Owner: Halinka and Edward Dybka Phone: 416-702-7044	Address: 7 Elstree Road Etobicoke, ON M9A 3Y9 Email: ed.dybka@ipsen.com
Applicant: Black Point Construction Services c/o Holly Richards- Conley Phone: 705-772-0792	Address: 195 Barcroft Road Lakehurst, ON K0L 1J0 Email: holly@blackpointservices.com
Property Location: Douro-Dummer Street Name: 1442 Miles Shore Road East	Ward: Dummer Roll Number: 152202000544800
Description of Proposed Work: To carry out the replacement of an existing dwelling (172.8 sqm) with a new dwelling (394.79 sqm) at 1442 Miles Shore Road East, per the approved documentation and conditions.	

**THIS PERMIT IS VALID ON THE ABOVE LOCATION ONLY FOR THE PERIOD OF:
10/31/2024 to 10/31/2026**
and at midnight of the date last mentioned this permit becomes null and void.

The Applicant and Owner, by acceptance of and in consideration of the issuance of this permit, agrees to the following conditions:

Project Specific Conditions

Mandatory

1. The permit holder shall maintain a copy of this permit on site and shall ensure that all individuals involved in carrying out the work are aware of the permit and its conditions.
2. The project shall be carried out as per the plans and reports (Schedule 'A') submitted in support of this application as they may be amended through conditions of this permit.

Erosion & Sediment Control

3. That the work be undertaken as per the conclusions and recommendations found in the Geotechnical Investigation Report for Miles Shore Road, prepared by Cambium Inc., Reference # 19793-001, dated March 12, 2024.
4. Prior to the commencement of filling, grading or other development activities, the applicant shall erect erosion and sedimentation controls sufficient to prevent sediment from washing off-site and into adjacent ditches, streams, watercourses or storm sewers. These controls shall be maintained in good working order and to the satisfaction of Conservation Authority staff until disturbed areas are stabilized. Additional controls shall be erected as may be requested by Authority staff or as conditions dictate following commencement of works.
5. All disturbed areas shall be seeded, sodded or stabilized in some other manner acceptable to Authority staff as soon as possible and prior to the expiry of this permit. Once the exposed areas are stabilized, the sediment controls are to be removed from the site.
6. Development shall be limited to the development envelope as approved and illustrated in supporting documentation listed in "Schedule A". Other than activities allowed under this permit, there shall be no filling nor encroachment of construction equipment or materials into adjacent natural areas, streams, flood plain lands, wetlands and valley lands.
7. It will be the proponent's responsibility to ensure that the sedimentation control measures are inspected daily and that any maintenance, including the removal of accumulated sediment, is carried out as required.
8. A heavy-duty silt fence barrier, installed to OPSD 219.130 specifications, shall be installed between the toe of the slope and Stony Lake, prior to the commencement of any works on the site.
9. The need for erosion and sediment controls are not static; such controls shall be installed, upgraded or amended as site conditions change, to prevent sediment releases to the environment.

General Conditions

1. Authorized representatives of the Otonabee Region Conservation Authority will be granted entry at any time into the subject lands and buildings of the permittee, in order to make such surveys, examinations, investigations, inspections or other arrangements which such representatives deem necessary.
2. The permittee agrees:
 - a) To indemnify and save harmless, the Otonabee Region Conservation Authority and its officers, employees, or agents, from and against all damage, loss, costs, claims, demands, actions and proceedings, arising out of or resulting from any act or omission of the permittee or agents, employees, or contractors relating to any of the particulars, terms or condition of this permit;
 - b) That this permit shall not release the permittee from any legal liability or obligation and remains in force subject to all limitations, requirements and liabilities imposed by law;
 - c) That all complaints arising from the proposed works authorized under this permit shall be reported immediately by the permittee to the Otonabee Region Conservation Authority. The permittee shall indicate any action which has taken place or is planned to be taken, with regard to each complaint.
3. This permit shall not be assigned or assumed by any subsequent purchaser, transferee, or grantee without permission of the Otonabee Region Conservation Authority.
4. This permit does not absolve the permittee of the responsibility of obtaining necessary permission from applicable federal, provincial or local agencies.
5. The permittee agrees that should default be made by the permittee in compliance with, or satisfaction of, the enumerated conditions and/or submitted application, the Otonabee Region Conservation Authority may enter upon the property with respect to which conditional approval is granted and cause said conditions to be satisfied if necessary, the expense of which will be the sole responsibility of the permittee.



Under Section 28 (12) of the Conservation Authorities Act R.S.O. 1990, Chapter C.27, as amended, an applicant has the right to request a Hearing before the Executive Committee if the applicant disputes one or more of the conditions imposed in this permit. If you wish to be issued subject to the conditions contained herein, please sign the waiver below.

I/we, the undersigned, have been notified of my/our right to a Hearing before the Executive Committee of Otonabee Region Conservation Authority to dispute one or more of the conditions contained herein and hereby irrevocably waive all rights to a Hearing before the Executive Committee of the Otonabee Region Conservation Authority.

Applicant Initials

I/we, the undersigned agree that should default be made by me/us in compliance with or satisfaction of these enumerated specific and general conditions and/or the submitted application, the Otonabee Region Conservation Authority may rescind the conditional approval granted herein such that any acts done by me/us for which approval is otherwise required are done without lawful authority and which render me/us liable to prosecution.

Date: November 1, 2024

Signature: _____

Owner/Agent

Application Approved:

Date: October 31, 2024

Signature: _____

Authorized Staff

Signature: _____

CAO or Manager, PR&PS

Schedule "A"
Approved Drawings & Reports

- Dybka Cottage, Design Drawings/Floor Plan, Prepared by Mary Anne Noffke Design & Drafting, Dated March 23rd, 2023, Sheet No. 1 to 5, Received by ORCA on October 17th, 2024.
- 1442 Miles Shore Road, Site Plan, Prepared by JBF Surveyors, Project No. 9097 SEV SKETCH, Received by ORCA on October 17th, 2024.
- Miles Shore Road, Geotechnical Investigation Report, Prepared by Cambium Inc., Dated March 12th, 2024, Reference No. 19793-001, Received by ORCA on October 17th, 2024.