

**BARRY'S CONSTRUCTION AND INSULATION LTD.
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(519) 934-3374 FAX (519) 934-3461**

March 9, 2026

Ben Suchomel
Community Planner
Township of Georgian Bluffs

Email Only

Re: 111 Somers Street, Georgian Bluffs – Consent and ZBA – Planning Information

Ben,

As per our phone conversation on March 6, 2026, please see below information for the proposed severance and zoning amendment.

Barry's Construction and Insulation Ltd. proposes to sever a 2,171.5m² parcel from the existing lot at 111 Somers Street in order to facilitate the construction of a single-family dwelling on the new lot. The property is located just north of the Somers Street and Grey Road 17B intersection in an area with neighboring residential properties.

The proposal represents minor intensification on an existing municipal road and is located in an area that includes residential lots of various sizes. The proposed retained and severed lots will be at a scale that is compatible with adjacent residential properties.

GEI consultants were retained to complete a D-5-4 hydrogeology study to ensure the soils are suitable for on-site sewage disposal systems. The study concluded that a tertiary system with 62% nitrate removals would be necessary to attenuate nitrate concentrations below applicable standards. Barry's Construction has confirmed with local suppliers that appropriate tertiary systems are available for this use.

Please let me know if you require any additional information.

Regards,



Stuart Doyle, C.E.T.
Barry's Construction and Insulation Ltd.