

## Amanda Werner-Mackeler

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**From:** Lindsay Lambert  
**Sent:** Monday, October 7, 2024 9:10 AM  
**To:** Amanda Werner-Mackeler  
**Subject:** FW: 18 Club Island - Minor Variance Application  
**Attachments:** image001.png; image002.png; image003.png; image004.png; image005.png; image006.png; image007.png; image008.png; image009.png

Hi Amanda,

Dan requested that the CRCA comments quoted below be added to his application.

Thanks,  
LL

-----Original Message-----

**From:** Daniel Foley <dfoley@hpedsb.on.ca>  
**Sent:** Friday, October 4, 2024 6:57 AM  
**To:** Lindsay Lambert <seniorplanner@townshipleeds.on.ca>  
**Subject:** Re: 18 Club Island - Minor Variance Application

Good Morning Lindsay

Do you mind forwarding CRCA's report regarding the solar array to all committee members involved in the decision making.

Thank You

CRCA's Report  
Solar Array

\* The solar array remains in its original location. We understand you wish to retain the array in this location. Staff have considered this request in close detail and have determined that we may support approvals (e.g. minor variance) for the solar array to remain in this location, based on the following:

\* We measured the concrete pad on which the solar array is situated at 12.5 sq. m. As of April 1, 2024, CRCA's regulation (O. Reg. 41/24, formerly O. Reg. 148/06) was updated to include an exemption for structures that are less than 15 sq. m. in area where they are not used for human habitation and not located directly within a waterbody (including a wetland)

\* The solar array is adjacent to a marsh portion of the Hill Island East Provincially Significant Wetland, but does not appear to be directly within the wetland and is therefore compliant with the exception

\* You have demonstrated goodwill by complying with requirements as it relates to the other buildings and structures

\* We recognize that the risks associated with the solar array are low

\* We understand the solar array is located for optimal sun exposure while avoiding impacts to mature trees and other vegetation.