

Leon & Helen Coolman

39381 Dashwood Rd,

NOM 1W0

July 16, 2018

TO: Municipality of South Huron Council

Attached is an Application for Consent to Huron County which we understand will not be accepted due to policy and not meeting requirements of the official plan of the County.

We would like to make a case to Council for severance of approximately 2 acres (190 x 469') from 39381 Dashwood Road, 47 Acre Property consisting of AG2-10 and NE1. Please note that this severance that is being requested will not impact the NE land. Pictures are attached for the proposed parcel that we require to build a residential home and shed for our use. We do not want to leave the area and like where we are residing however due to age and the work involved with our present land, downsizing is something that we would like to do.

Please note that in 2001 we received Council's approval to rent this same section to a couple who operated a greenhouse. The entrance to this was paved as per MTO approval for entrance from the highway. Hydro and gas were installed to this property and a copy of this is also attached. In 2001 a 911# was given to this property and the number also shows on our Tax Bill. The 911 # is 39355. The greenhouse operated for 10 years until 2011.

We have since then planted trees on this part of the land. The agricultural land on this property is only 24 workable acres. The piece of property in question has not been farmed for over 10 years and with the gravel lot, utilities, trees, etc would not be turned back to farm land. There are 2 trailers on this piece of land, one had been used for an office at the time of rental of greenhouse and the other stores wood. Both of these would be removed.

We have discussed a home and shed for this land with neighbours and there are no problems. There are no livestock or barns close by.

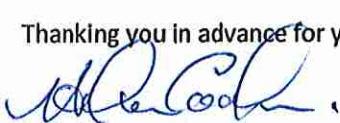
We would like the council to consider the special circumstance of requesting this severance and having the parcel of approximately 2 acres rezoned to AG4 which would permit a home and shed.

The Municipality would receive tax dollars and local contractors would receive money for the building of a home and shed.

We would appreciate a meeting with the Council to answer any further questions you may have pertaining to permission for severance for this parcel.

We can be reached at 519-237-3471 or Cell 519-871-7714.

Thanking you in advance for your consideration.



Leon and Helen Coolman



✓ copy
sarah.

Lisa Finch

From: Jack Glavin <jglavin@glavin.net>
Sent: Wednesday, August 29, 2018 6:32 PM
To: Lisa Finch
Subject: Fwd: File C48-18 Coolman App.

----- Forwarded message -----

From: Jack Glavin <jglavin@glavin.net>
Date: Wed, Aug 29, 2018 at 1:45 PM
Subject: File C48-18 Coolman App.
To: helencoolman@hay.net

Att Lisa Finch

Just a comment on the proposed application for a lot severance, I have no concerns if approved. The parcel in question is already planted in trees and will not hinder any ag land. With the loss of so many rural buildings over the last several decades, this property if built on will be an asset to the local tax base, which is needed to sustain municipal services.

Regards
Jack Glavin.