



January 2<sup>nd</sup>, 2026

Via email  
A2026- 005

Connie Owen  
City of Kitchener  
200 King St W,  
N2G 4V6  
[CofA@kitchener.ca](mailto:CofA@kitchener.ca)

**Re: Site Plan Application A2026-005  
1541 Fischer Hallman Rd, Kitchener  
ON, N2R 1P6**

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Dear Connie

Grand River Conservation Authority (GRCA) staff have reviewed the above-noted application for building a new stand-alone garage building for property maintenance and vehicle storage and repair.

**Recommendation**

The GRCA has no objection to the proposed site plan application. Please see detailed comments below.

**Documents Reviewed by Staff**

Staff have reviewed the following documents submitted with this application:

- Site Plan (Prepared by McCallum Sather; Dated September 24<sup>th</sup>, 2025).

**GRCA Comments**

GRCA has reviewed this application under the Mandatory Programs and Services Regulation (Ontario Regulation 686/21), including acting on behalf of the Province regarding natural hazards identified in Section 5.2 of the Provincial Planning Statement (PPS, 2024), as a regulatory authority under Ontario Regulation 41/24 and as a public body under the *Planning Act* as per our CA Board approved policies.

Information currently available at this office indicates that the subject property contains wetlands. As such, a portion of the subject property is regulated by the GRCA under Ontario Regulation 41/24. However, the proposed development is outside of these features and thus, not regulated. Please be advised that any proposed development shall maintain a minimum

setback of 30 meters from the regulated area. Any new development/site alteration within the regulated area will require a permit from the GRCA.

This is considered a minor site plan application. Consistent with GRCA's 2023-2025 approved fee schedule, the applicant will be invoiced \$465.00 for our review of this application.

Should you have any questions, please contact the undersigned at 519-621-2763 (Ext 2232) or [asiraj@grandriver.ca](mailto:asiraj@grandriver.ca).

Sincerely,



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**Anab Siraj**  
Intermediate Resource Planner  
Grand River Conservation Authority

Encl: Resource Mapping

CC: Ryan Meane (Via email)  
Erin Marriott (Via email)



Legend

- Regulation Limit (GRCA)
- Floodplain (GRCA)**
  - Engineered
  - Estimated
  - Approximate
  - Floodplain - Special Policy Area (GRCA)
- Slope Erosion (GRCA)**
  - Steep
  - Oversteep
  - Toe
- Slope Valley (GRCA)**
  - Steep
  - Oversteep
- Regulated Watercourse (GRCA)
- Regulated Waterbody (GRCA)
- Wetland (GRCA)
- Lake Erie Flood (GRCA)
- Lake Erie Shoreline Reach (GRCA)
- Lake Erie Dynamic Beach (GRCA)
- Lake Erie Erosion (GRCA)
- Parcel - Assessment (MPAC/MNRF)
- Conservation Area Boundary (GRCA)

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Disclaimer: This map is for illustrative purposes only. Information contained herein is not a substitute for professional review or a site survey and is subject to change without notice. The Grand River Conservation Authority takes no responsibility for, nor guarantees, the accuracy of the information contained on this map. Any interpretations or conclusions drawn from this map are the sole responsibility of the user.

The source for each data layer is shown in parentheses in the map legend. See Sources and Citations for details.

