



August 18, 2014

Sent via e-mail to auplan@bellnet.ca

Mr. Anthony Usher, MCIP, RPP
Anthony Usher Planning Consultant
146 Laird Drive, Suite 105
Toronto, ON M4G 3V7

Dear Mr. Usher:

RE: Maple Lake Estates and Subdivisions in Wetlands Policy

Thank you for your letter dated July 28, 2014 regarding the Lake Simcoe Region Conservation Authority's (LSRCA) Watershed Development Policies.

Prior to the approval of the *Lake Simcoe Region Conservation Authority: Regulation of Development, Interference with Wetlands and Alteration to Shorelines and Watercourses* (Ontario Regulation 179/06) on May 4, 2006, the LSRCA did not have the ability to regulate development within wetland areas. The policies in effect at the time the Regulation was amended did not provide adequate protection to wetlands or adjacent lands.

On November 28, 2008, the LSRCA's Board of Directors approved an amendment to the Authority's Watershed Development Policies to address development both within wetlands and lands adjacent to wetland areas. This policy revision was undertaken to recognize the amended regulation and subsequent requirement to protect wetlands and adjacent lands. The LSRCA considered these amended policies to be transitional until such time as a comprehensive review of the entire policy document could be undertaken by Authority staff. Regardless, the amendment policies afforded a better level of protection for wetlands within the LSRCA watershed than had previously existed.

As you are aware, the LSRCA is currently undertaking this comprehensive review, and our draft guidelines have been posted on the Authority's website (www.lsrca.on.ca) for public consultation. This comprehensive review includes consultation with the general public, the development industry, the agricultural community, as well as, the Authority's municipal partners, and neighbouring conservation authorities.

I trust that this information will provide clarification to the questions raised in your letter.

Sincerely,



Michael Walters
General Manager, Watershed Management

MW/BGB/tb

cc. D. Gayle Wood, Chief Administrative Officer, LSRCA
R. Baldwin, Director, Planning and Development Services, LSRCA
B. Booth, Manager, Planning, Regulations & Enforcement, LSRCA