

## Sarah Leach

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**To:** Godfrey, Nicholas  
**Subject:** RE: Comments for B7/2022P & B8/2022P

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**From:** Godfrey, Nicholas <Nicholas.Godfrey@niagararegion.ca>  
**Sent:** Wednesday, July 20, 2022 1:37 PM  
**To:** Sarah Leach <SLeach@pelham.ca>  
**Cc:** Andrew Edwards <AEdwards@pelham.ca>; Development Planning Applications <devtplanningapplications@niagararegion.ca>  
**Subject:** RE: Comments for B7/2022P & B8/2022P

Good afternoon Sarah,

The properties are adjacent to the Region's Core Natural Heritage System (CNHS), consisting of Significant Woodland. Staff offer no objection to the proposed consent applications and confirm that no environmental studies are required in support of it.

Consistent with Regional Official Plan (ROP) policy 7.B.1.11, an Environmental Impact Study (EIS) will likely be required in support of any future site alteration and/or development proposed on the subject lands to demonstrate that there will be no significant negative impact on the feature or its ecological function.

Please let me know if you have any questions.

Best,

**Nicholas Godfrey, MA**  
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