

# Pool

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## Summary

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We are hoping to obtain two permits, one for an in-ground pool, and a second for a 5 foot fence for the perimeter of the yard. Both of these will require a minor variance.

Due to lot splitting over the years, the only location that can have a pool is in what is considered by the town by-laws is our front yard, although for all intents and purpose it is in reality a side yard . The existing front of the house, consisting of front door, driveway and garage as well as the address are on Gate Street. The area under consideration for the pool and fence is in the side yard of the property on the corner of Gate and John streets. The property has no back yard.

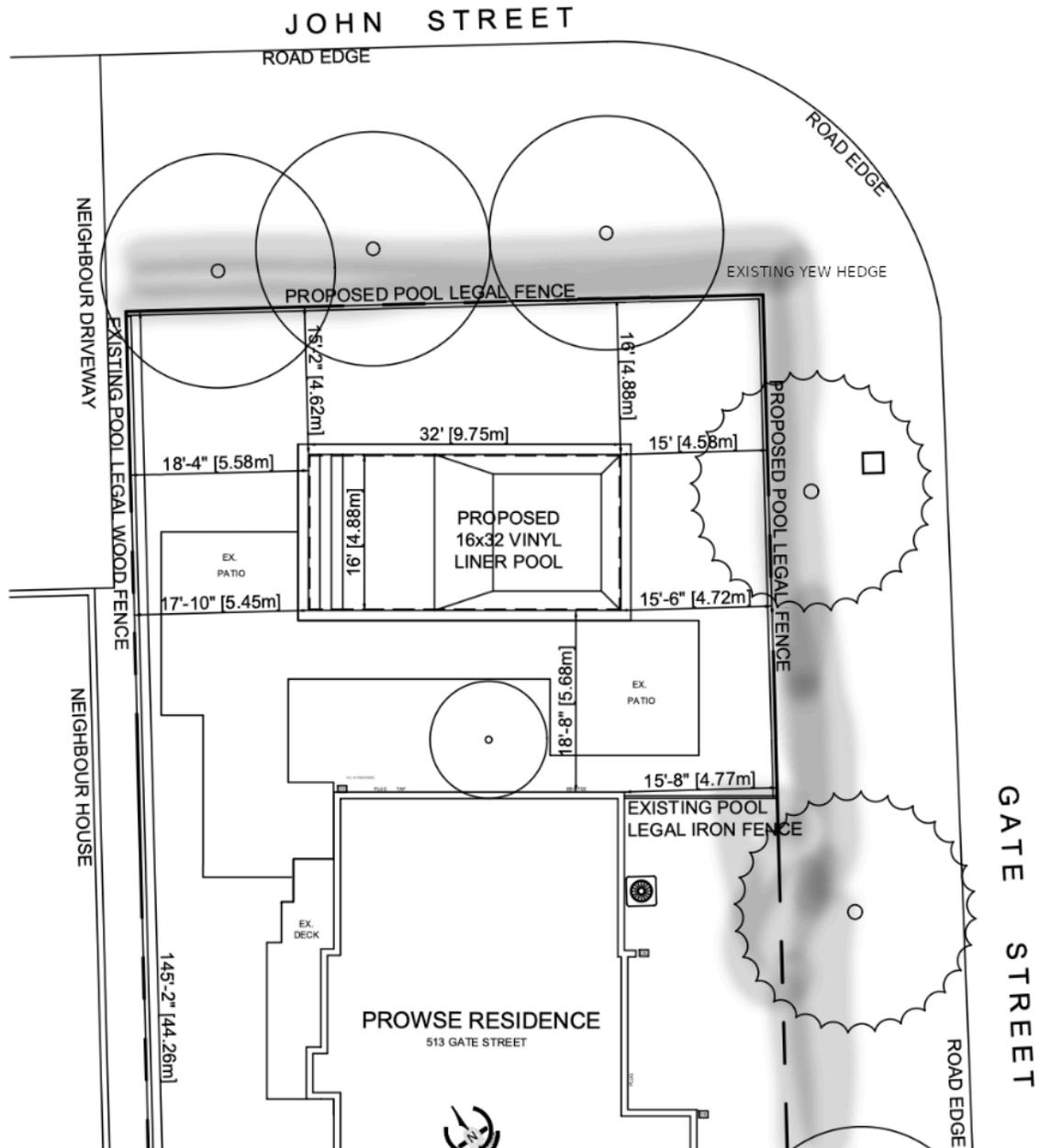
Once this project has been completed, there should be no visual difference from either John or Gate Street, and that it will appear as there has been no changes have been performed. Any and all sightlines shall remain as they are now.

## Requested Minor Variances

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The two minor variances we are requesting are for pool and fence.

1. Pool. The side yard area for the proposed pool has been selected to maximise sunlight on the pool and to minimise any disruption to existing trees and their root systems. This is the largest are on the lot that has no existing trees.



- Fence. The fence required for a pool is to be 5' tall. The proposed 5' chain link fence will not be seen from the road as there is a preexisting 8-10' high Yew hedge along the property perimeter that will be on the house side of the hedge.

## Urban Forestry

A small portion of the Yew hedge will need to be removed for access to the side yard. Any portion of hedge removed will be replaced once the work has been completed, and the John Street portion of the Town property will be restored to its previous condition. This year alone, we have planted over 10 trees on our property, and will be adding more trees in both side yards once the pool is installed and placement can be assessed.

## Archaeological

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The property has been cleared as of 11 September, 2025 by the Town of having archaeological potential and is not required to carry out any further assessments for 513 Gate Street. I am also providing the t

## Precedents

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There are two properties in Old Town that have had similar minor-variance and fence variance approved for the construction of pools:

- 216 William Street
- 354 Johnson Street

## Contact Information

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