



Box 129, Port Carling, ON, POB 1J0  
Telephone (705) 765-3156  
Fax (705) 765-6755

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## THE CORPORATION OF THE TOWNSHIP OF MUSKOKA LAKES COMMITTEE OF ADJUSTMENT

FILE #: B/13/23/ML

ROLL #: 6-14-028

### NOTICE OF HEARING OF AN APPLICATION FOR CONSENT

To consider an application for consent for a proposed land severance pursuant to Section 53 of the Planning Act, R.S.O., 1990, Chapter P.13, as amended.

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**APPLICATION MADE BY:** Hugh and Beverly Smith, P.O. Box 59, Port Carling, ON P0B 1J0

**LOCATION OF PROPERTY:** Part of Lots 19 and 20, Concession 4, (Medora), Civic Address: 1025 Appian Way, Unit #8, Zoning Schedule: 28

**EXPLANATION OF THE PURPOSE AND EFFECT:** A Severance Application, (B/13/23/ML), has been submitted by Hugh and Beverly Smith to grant a right-of-way over an existing driveway in favour of an abutting property (Benefitting Lot) in the ownership of JARR 2017 Inc.

This Application will provide a right-of-way on title at the Muskoka Land Registry Office.

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**NOTICE:** This Notice has been sent to you for your information and does not require any response unless you wish to make one. The above noted application will be heard by the Committee of Adjustment on the date and at the time shown below.

**DATE:** April 11, 2023

**TIME:** 9:00 A.M.

TAKE FURTHER NOTICE THAT with the current restrictions on public gatherings due to COVID-19, and as part of the Township's response to stop the spread of COVID-19, this public hearing will be held in a virtual forum with electronic participation. **The hearing will be held electronically from the Council Chambers, Municipal Office, Port Carling, Ontario via ZOOM and will commence at 9:00am.** More information about viewing and/or participating in the ZOOM hearing is included in this Notice and can be found on our website at [www.muskokalakess.ca](http://www.muskokalakess.ca).

**PUBLIC HEARING:** You or your representative are entitled to participate in this public hearing and make verbal representation by participating in the ZOOM hearing or make written representation prior to the meeting. This representation can be in support of or in opposition to the proposed Consent. If you wish to make written comments on this application they may be forwarded to the Secretary - Treasurer at the email address shown below.

Members of the public may also observe the proceedings by accessing the live webcast at: [www.muskokalakess.ca](http://www.muskokalakess.ca) If the live webcast fails, the meeting recording will be posted at: <https://muskokalakess.civicweb.net/Portal/>

If a person or public body that files an appeal of a decision of the Committee of Adjustment in respect of the proposed consent does not make written submissions to the Committee of Adjustment before it gives or refuses to give a provisional consent, the Ontario Land Tribunal may dismiss the appeal.

**ADDITIONAL INFORMATION:** There may be additional information relating to the proposed consent application available from staff of the Planning Department through the email address below on week days between 8:15 a.m. and 4 p.m. or by mail at The Corporation of the Township of Muskoka Lakes, Box 129, Port Carling, Ontario, P0B 1J0. Telephone: (705)765-3156 or FAX (705)765-6755. Please email any submissions or requests to: [planning@muskokalakes.ca](mailto:planning@muskokalakes.ca) Please quote the Committee's file number noted above.

**FAILURE TO PARTICIPATE IN HEARING:** If you do not participate in the hearing it may proceed in your absence and, except as otherwise provided in the Planning Act, you will not be entitled to any further notice in the proceedings.

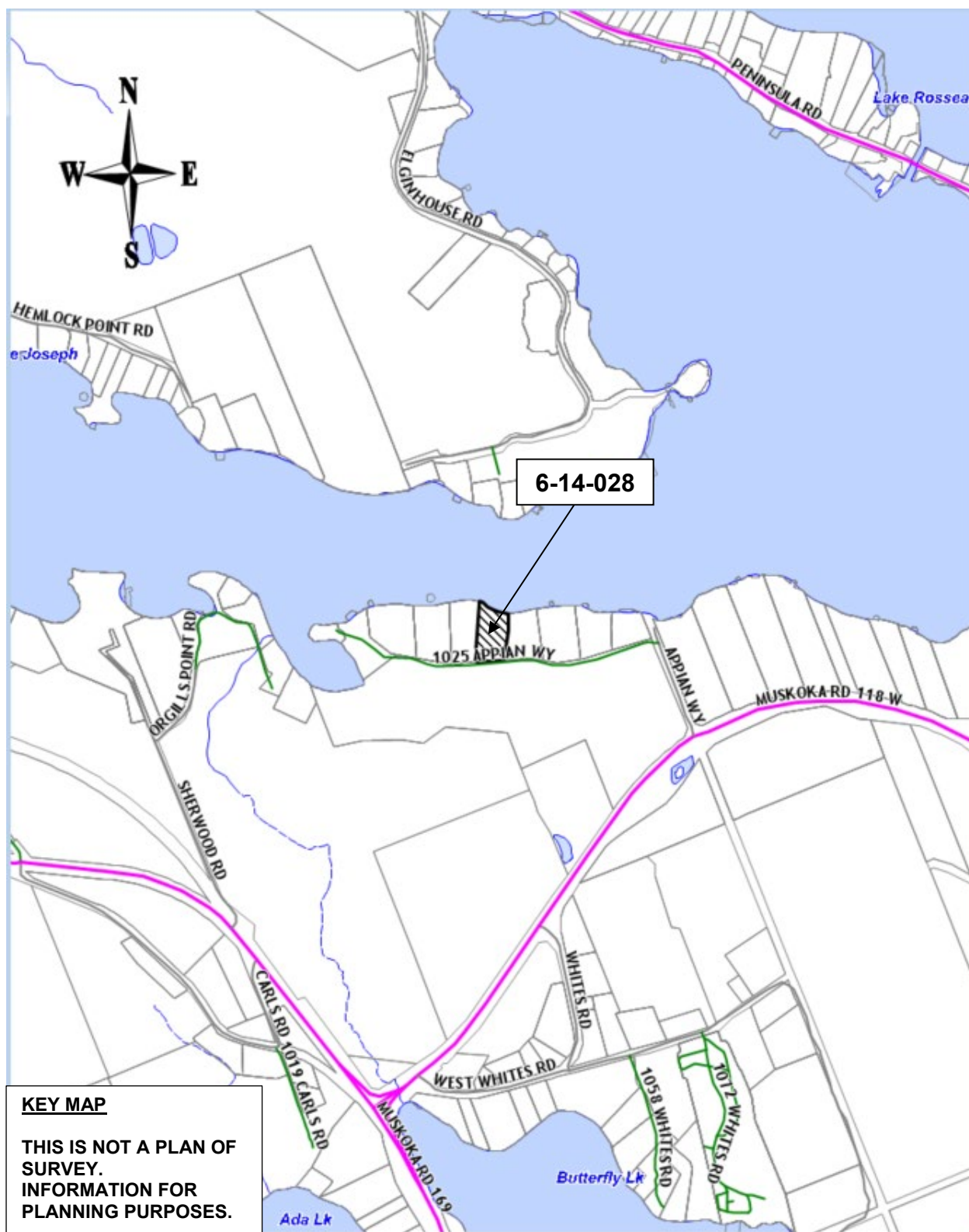
**NOTICE OF DECISION:** If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed consent, you must submit a written request to the Committee of Adjustment.

**PLEASE NOTE: THE COMMITTEE OF ADJUSTMENT IS A JUDICIAL BODY WHICH MAKES DECISIONS SOLELY ON INFORMATION GATHERED AS A COMMITTEE. COMMITTEE MEMBERS ARE NOT TO BE CONTACTED PRIOR TO THE HEARING DATE TO AVOID A CONFLICT OF INTEREST.**

Dated this 24<sup>th</sup> day of March, 2023

"Original Signed by K. Bavington"  
Kitty Bavington  
Acting Secretary-Treasurer  
Committee of Adjustment

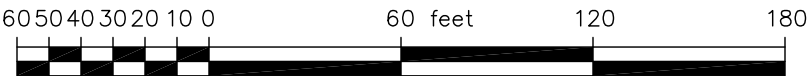
## KEY MAP



SKETCH FOR  
CONSENT APPLICATION PURPOSES

NOT TO SCALE

SCALE 1" = 60'



DISTANCES SHOWN ON THIS SKETCH ARE IN FEET AND CAN BE  
CONVERTED TO METRES BY MULTIPLYING BY 0.3048.

Caution: This is NOT a Plan of Survey and shall not be  
used except for the purpose indicated in the title block.

Information shown hereon was derived from a Topographic Plan by  
Coote, Hiley, Jemmett Limited dated April 12, 2022 and field survey  
work by Coote, Hiley, Jemmett Limited.

