NOTICE OF COMPLETE APPLICATION & NOTICE OF PUBLIC MEETING
CONCERNING A PROPOSED AMENDMENT
ZONING BY-LAW #2022-143
OF THE CORPORATION OF THE TOWNSHIP MUSKOKA LAKES

TAKE NOTICE THAT THE PLANNING COMMITTEE OF THE CORPORATION OF THE TOWNSHIP OF MUSKOKA LAKES WILL HOLD A PUBLIC MEETING ELECTRONICALLY FROM THE COUNCIL CHAMBERS, MUNICIPAL OFFICE, PORT CARLING, ONTARIO

December 15, 2022 at 9:00 am

TO CONSIDER a proposed amendment to Zoning By-law 2014-14 of the Corporation of the Township of Muskoka Lakes pursuant to the provisions of Section 34 of the *Planning Act, R.S.O., 1990*.

TAKE FURTHER NOTICE THAT as part of the Township's response to stop the spread of COVID-19, this public meeting will be held in a virtual forum with electronic participation. **The meeting will be held via ZOOM and will commence at 9:00am**. **More information about viewing and/or participating in the ZOOM meeting is included in this Notice and can be found on our website at www.muskokalakes.ca.** Members of the public may also observe the proceedings by accessing the live webcast at www.muskokalakes.ca. If the live webcast fails, the meeting recording will be posted at https://muskokalakes.civicweb.net/Portal/.

This notice has been circulated to all property owners to which the proposed by-law would apply, to every owner of land within 240 metres (800 feet) of the area to which the proposed by-law would apply, and to the appropriate officials and agencies according to *Ontario Regulation 404/83* under the *Planning Act, R.S.O., 1990*.

An explanation of the purpose and effect of this by-law, describing the lands to which the by-law applies, and a key map showing the location of the lands are attached.

All inquiries concerning the proposed amendment should be directed to the Planning Department. ANY PERSON may make verbal representation by participating in the ZOOM meeting or make written representation prior to the meeting. This representation can be in support of or in opposition to the proposed zoning by-law amendment.

If a person or public body would otherwise have an ability to appeal the decision of the Township of Muskoka Lakes to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Muskoka Lakes before the by-law is passed, the person or public body is not entitled to appeal the decision.

If a person or public body does not make oral submissions at a public meeting, or make written submissions to the Township of Muskoka Lakes before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the decision of the Township of Muskoka Lakes on the proposed zoning by-law amendment, you must make a written request to the Township of Muskoka Lakes.

ADDITIONAL INFORMATION relating to the proposed zoning by-law amendment may be available upon request. **Please direct all inquiries to the Planning Department**:

The Corporation of the Township of Muskoka Lakes
1 Bailey Street, P.O. Box 129, Port Carling, Ontario P0B 1J0
Telephone: (705) 765-3156, Fax: (705) 765-6755, Email: planning@muskokalakes.ca

DATED at the Corporation of the Township of Muskoka Lakes this 21th day of **November, 2022.**

Lauren Tarasuk, Clerk
of the Corporation of the
Township of Muskoka Lakes

ZBA#:	**ZBA-37/22**
ROLL#:	**6-19-033**
NAME:	**CASTELLARIN**
CIVIC/911 ADDRESS:	**1133 Innisfree Road**

EXPLANATION OF THE PURPOSE AND EFFECT OF

ZONING BY-LAW AMENDMENT

ZBA-37/22, BY-LAW 2022-143, CASTELLARIN, Roll # 6-19-033

The land affected by this amendment is described as Part of Lot 21, Concession E, Part 1, Plan 35R-22501 (in the former Township of Medora), now in the Township of Muskoka Lakes. The subject land is known municipally as 1133 Innisfree Road and is currently in the ownership of Merianne and Michael Castellarin.

The subject land contains a single-storey dwelling with an associated sundeck, a single-storey garage, and a two storey boathouse with an associated dock.

The purpose of By-law 2022-143 is to provide an exemption from Section 3.23.3 of By-law 2014-14, as amended, being the minimum permitted setback from the high water mark for a sports court. The minimum permitted setback is 200 feet. The proposed sports court is to be 67 feet (at the closest point) from the high water mark.

In summary, By-law 2022-143 will have the effect of permitting a sports court to be within the required front yard setback from the high water mark.

See Key Map on the Following Page

KEY MAP

N
W
E
S
WHITESIDE RD
1120 WHITESIDE RD
1160 WHITESIDE RD
Lake Muskoka
6-19-033
INNISFREE RD
ACTON ISLAND RD
HAM RD
KEY MAP
THIS IS NOT A PLAN OF SURVEY.
INFORMATION FOR PLANNING PURPOSES.

SITE PLAN AS PER SURVEY PROVIDED

SURVEYOR - COOTE, HILEY, JEMMETT LIMITED
ONTARIO LAND SURVEYORS

SURVEY COMPLETED ON THE 5TH DAY OF JULY 2012

FILE NO. 23148

NOT TO SCALE

SITE PLAN

SITE PLAN LEGEND

- WATER
- ORIGINAL DRIVEWAY
- PROPERTY LINE
- OVERHEAD WIRES
- PROPOSED TENNIS COURT

1 3. E_Site plan
1" = 40'-0"

SPENCER DOUGLAS
PLANNING & DESIGN
tel: 705.765.6264 fax: 705.765.3602
email: info@spencerdouglas.ca
www.spencerdouglas.ca

Castellarin - Tennis court

PROJECT NUMBER: SD22-0206
ADDRESS: 1133 Innisfree road, Acton Island

Site Plan

DRAWN BY: Author
CHECKED BY: Checker
SCALE: As indicated
March 17, 2022

C-003

CONCEPT DRAWINGS

THE CORPORATION OF THE TOWNSHIP OF MUSKOKA LAKES

BY-LAW 2022-143

Being a By-law to amend Comprehensive Zoning By-law 2014-14, as amended, in the Township of Muskoka Lakes

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WHEREAS the authority to pass this by-law is provided by Section 34 of the Planning Act, R.S.O. 1990, Chapter P.13 and amendments thereto;

AND WHEREAS By-law 2014-14 was enacted by the Corporation of the Township of Muskoka Lakes to regulate land use within the Municipality;

AND WHEREAS the Council of the Corporation of the Township of Muskoka Lakes deems it advisable to further amend By-law 2014-14;

NOW THEREFORE the Council of the Corporation of the Township of Muskoka Lakes enacts as follows:

1. Section 12 of By-law 2014-14 is hereby further amended by the addition of the following subsection:

   87-2041 i) The lands affected by this amendment are described as Part of Lot 21, Concession E, (in the former Township of Medora), now in the Township of Muskoka Lakes, more particularly described Part 1, Plan 35R-22501, as shown hatched on Schedule I to By-law 2022-143.

   ii) Despite the provisions of Section 3.23.3 of By-law 2014-14, as amended, for those lands described above, the minimum permitted setback from the high water mark for a sports court shall be 67 feet, as shown in the location and extent on Schedule II to By-law 2022-143.

   All other provisions of By-law 2019-154 apply. To the extent of any conflict between By-law 2022-143 and By-law 2019-154, the provisions of By-law 2022-143 shall apply.

2. Schedule I and II attached hereto is hereby made part of this By-law.

READ A FIRST AND SECOND TIME this ___th day of _____, 2022.

READ A THIRD TIME AND FINALLY PASSED this ___th day of _____, 2022.

_____ _____

Peter Kelley, Mayor Lauren Tarasuk, Clerk

DRAFT

SCHEDULE I TO BY-LAW 2022-143

DRAFT

SITE PLAN AS PER SURVEY PROVIDED

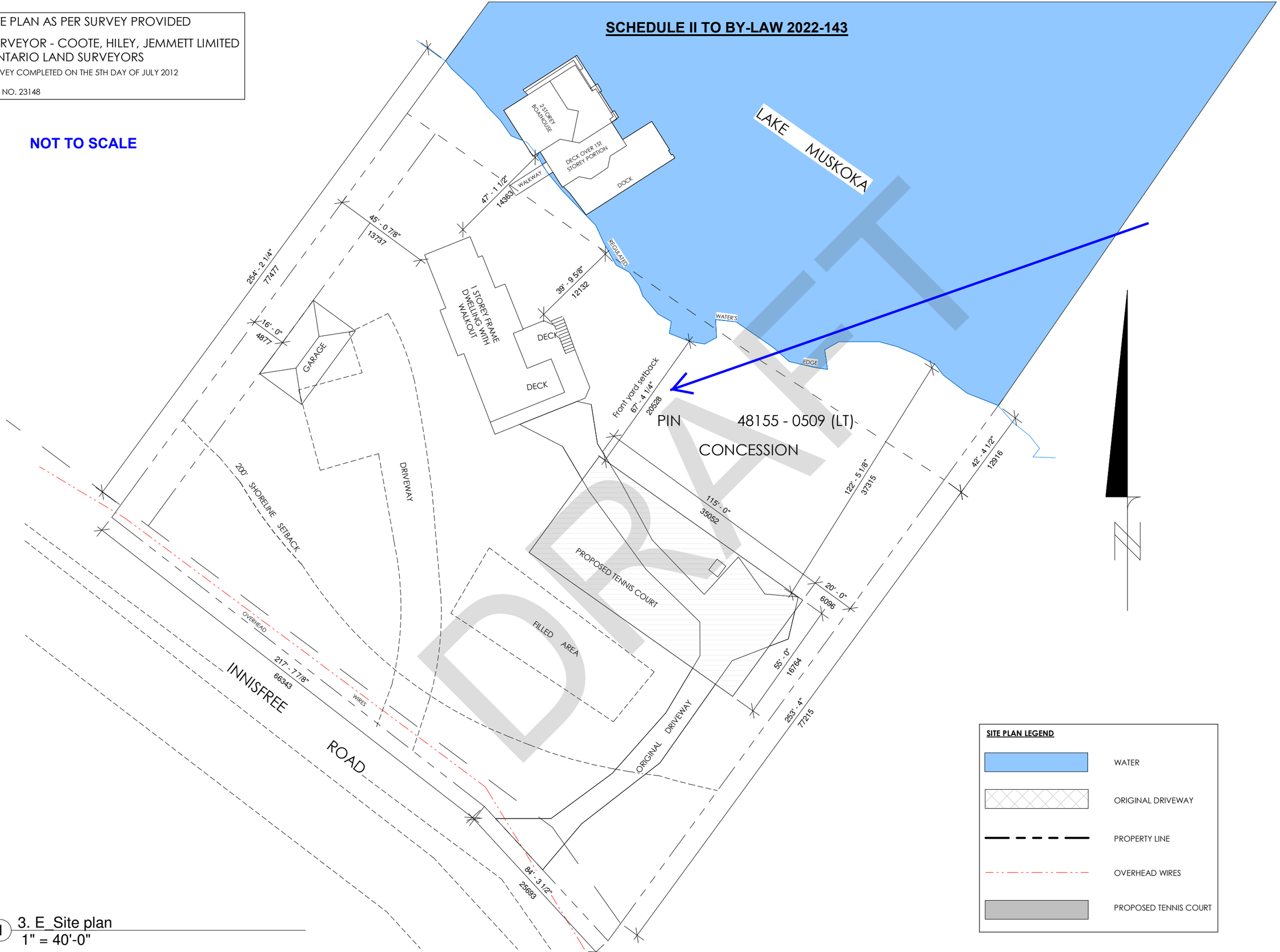
SURVEYOR - COOTE, HILEY, JEMMETT LIMITED
ONTARIO LAND SURVEYORS

SURVEY COMPLETED ON THE 5TH DAY OF JULY 2012

FILE NO. 23148

NOT TO SCALE

SCHEDULE II TO BY-LAW 2022-143



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- WATER
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Castellarin - Tennis court

PROJECT NUMBER: SD22-0206
ADDRESS: 1133 Innisfree road, Acton Island

Site Plan

DRAWN BY: Author
CHECKED BY: Checker
SCALE: As indicated
March 17, 2022

C-003

CONCEPT DRAWINGS