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

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.

This notice has been sent to you for your information and does not require any response unless you wish to make one.

Hearing Date: Monday, March 11th, 2024 at 9:00 a.m.

File #.: B/06/07/24/ML

Roll #: 4-12-040

Owners: Barbara Chisholm and Estate of Ronald Chisholm, 85 Lonsdale Road, Toronto, ON, M4V 1W4

Civic Address: 458 Lake Joseph Shore

Legal Description: Part of Lots 13 and 14, Concession 11, Part of Block B, Plan 23, (Medora)

Lake/River: Lake Joseph (Category 1 Lake)

Zoning: Waterfront Residential (WR4)

Zoning Schedule: 20

EXPLANATION OF THE PURPOSE AND EFFECT: Consent/Severance Applications (B/06/07/24/ML) have been submitted by Barbara Chisholm and the Estate of Ronald Chisholm to sever two portions of their property (Severed Lots A and B) and to add Severed Lot A to the abutting property to the north (Benefitting Lot A) currently in the ownership of Karen Marshall and Lee Wittick and to add Severed Lot B to the abutting property to the south (Benefitting Lot B) currently in the ownership of Rosemarie Shannon.

A KEY MAP of the subject property and the applicants' consent sketch are included in this notice.

TAKE FURTHER NOTICE that this public hearing will be held in a hybrid forum with electronic ZOOM participation, and in-person format for those wishing to attend in person. The meeting will be held in the **Council Chambers, Municipal Office, 1 Bailey Street, Port Carling, Ontario, and will commence at 9:00 a.m.**

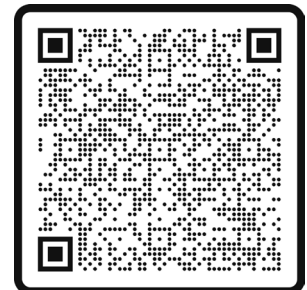
ZOOM Guide

More information about viewing and/or participating in the zoom hearing can be found on our website: <https://www.muskokalakes.ca/zoom/>

Electronic Version of Notice of Hearing

Should you wish to view an electronic copy of the Notice of Hearing for the above-noted application, please visit

<https://www.muskokalakes.ca/planning-notices/> or scan the QR code:





Submit Comments in Writing

Submit comments to planning@muskokalakes.ca, deliver in-person, or mail to P.O. Box 129, 1 Bailey Street, Port Carling, ON, P0B 1J0

Personal information collected in response to this Notice of Hearing will be used to assist staff and Council to process this application and will be made public.



Active Verbal Participation in Person or on Zoom

Hybrid hearings are held at 9:00 a.m. on the above-noted hearing date in Council Chambers at the Municipal Office. For more information about participating via Zoom, visit:

www.muskokalakes.ca/zoom

If you wish to speak to the Committee of Adjustment at the hearing by electronic participation, please contact planning@muskokalakes.ca by 9:00 a.m. on the regular business day preceding the scheduled hearing.



Watch the Meeting Online

You can access the hearing from YouTube on the Township of Muskoka Lakes YouTube Channel. If the live webcast fails, the hearing recording will be posted under the Government Portal on www.muskokalakes.ca

For more information, please contact the Planning Department weekdays between 8:15 a.m. and 4 p.m. at the Municipal Office, or at planning@muskokalakes.ca or by phone at (705) 765-3156. **Please quote the file number noted above.**

FAILURE TO PARTICIPATE: 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.

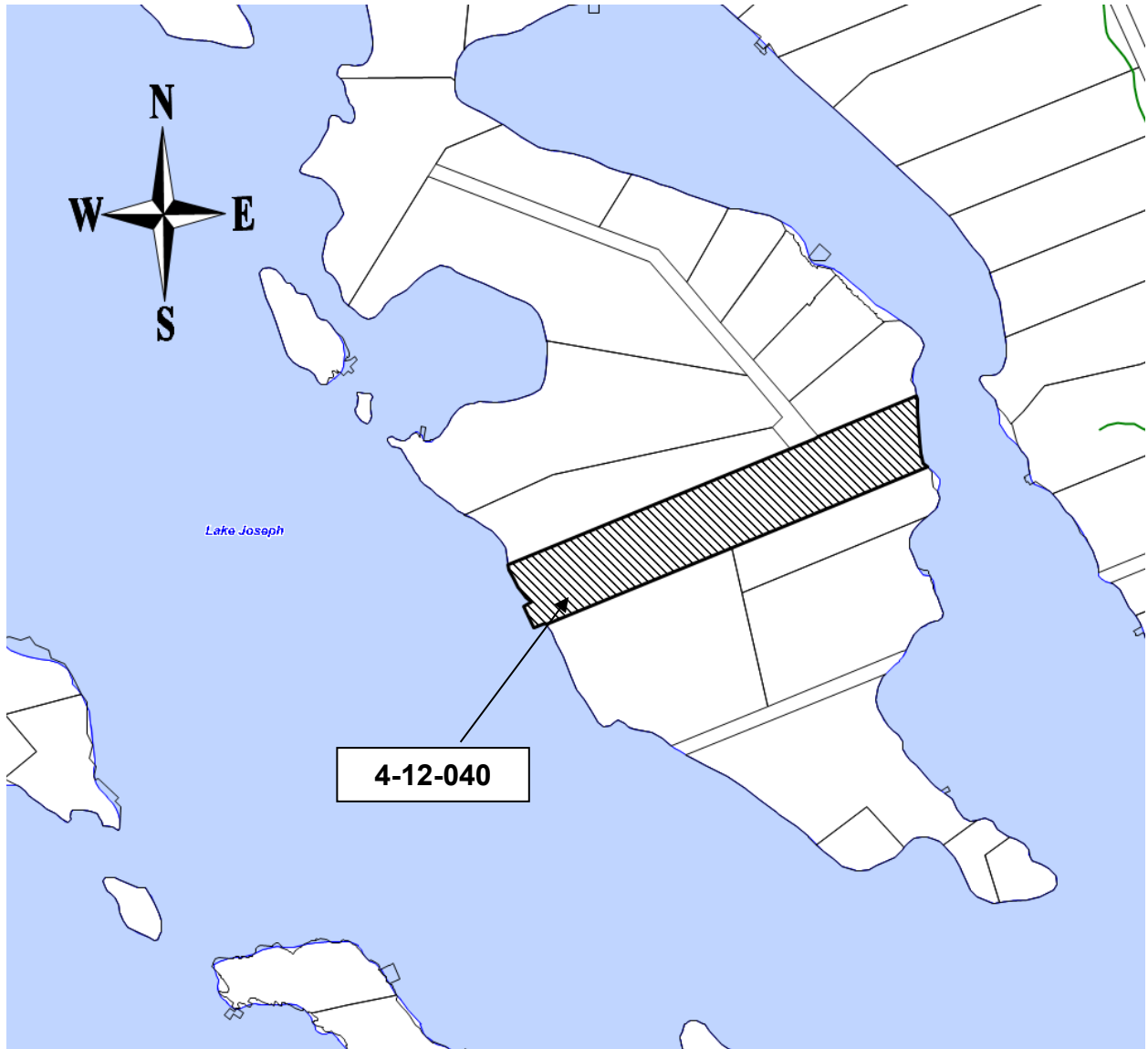
DECISION & APPEALS: If you wish to be notified of the decision of the Committee of Adjustment in respect to this application, you must make a written request to planning@muskokalakes.ca. Furthermore, no one other than the applicant, the municipality, certain public bodies and the minister may file an appeal of the decision of the Committee of Adjustment in respect of the proposed consent. 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.

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 23rd day of February, 2024.

"Original Signed by C. Ward"
Chelsea Ward,
Secretary-Treasurer
Committee of Adjustment

KEY MAP



KEY MAP

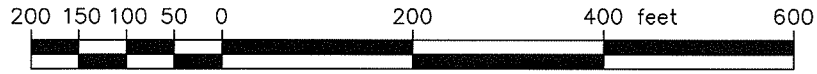
**THIS IS NOT A PLAN OF
SURVEY.
INFORMATION FOR
PLANNING PURPOSES.**

SKETCH FOR CONSENT APPLICATION PURPOSES

CONSENT SKETCH

NOT TO SCALE

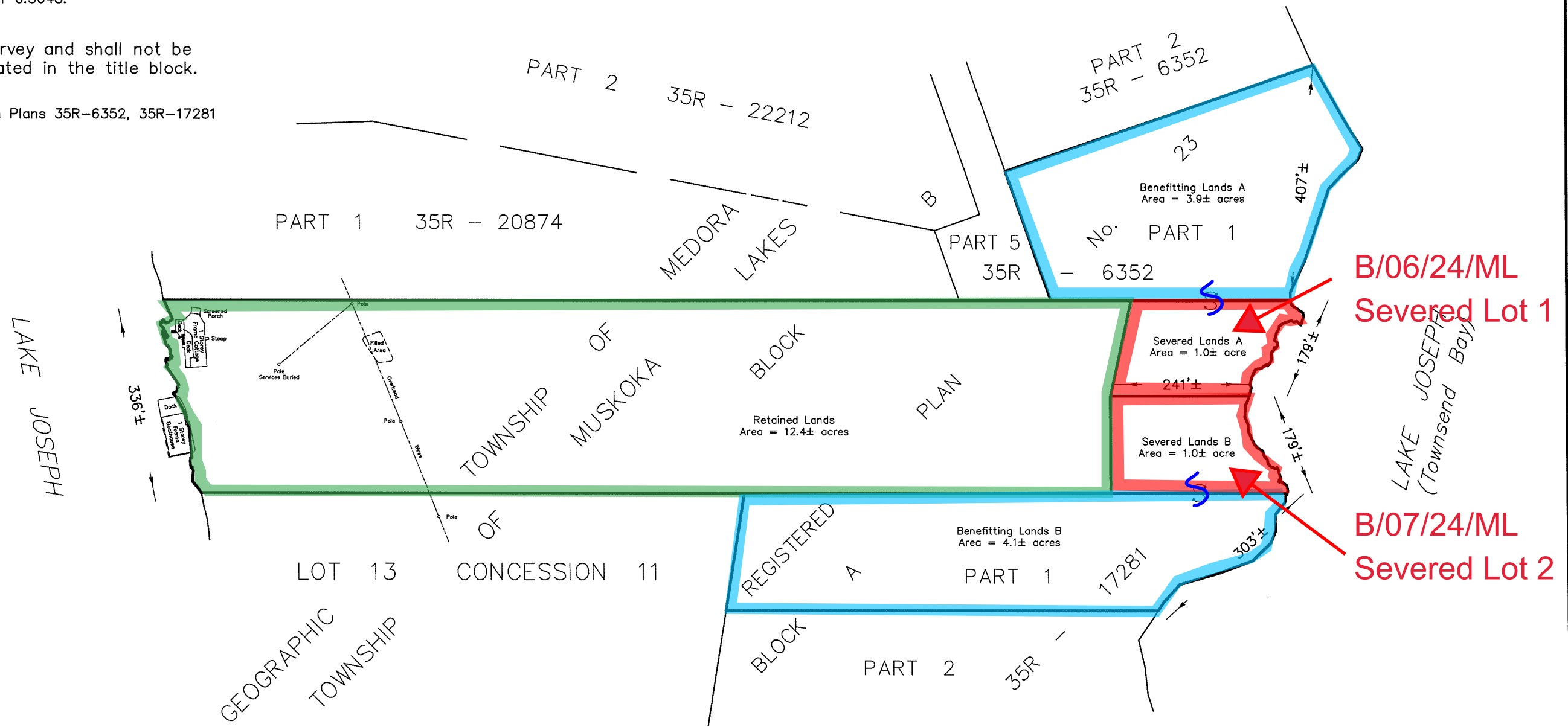
SCALE 1" = 200'



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 Plans 35R-6352, 35R-17281 and field survey work.



October 30, 2023
File: MUS2023-185



COPY IF IT IS EMBOSSED WITH THE SURVEYOR'S SEAL

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