

**NOTICE of PASSING of a Site-Specific Amendment to
Development Permit By-law 04-180**

TAKE NOTICE THAT the Corporation of the Township of Lake of Bays passed

By-law 2022-017
on the 22nd day of February, 2022

AND TAKE NOTICE THAT any person or public body may appeal to the Local Planning Appeal Tribunal (LPAT) in respect of the By-law by filing with the Clerk of the Township of Lake of Bays, **not later than:**

March 17th, 2022

APPEAL TO THE LPAT: If you wish to appeal to the LPAT, a copy of an appeal form is available at www.ello.gov.on.ca. A Notice of Appeal must set out the reasons for the appeal, and must be accompanied by the fee required by the Tribunal.

NOTE: i) *Only individuals, corporations and public bodies may appeal a by-law to the Local Planning Appeal Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.*

ii) *No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council, or in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.*

An explanation of the purpose and effect of the By-law, describing the lands to which the By-law applies, and a key map showing the location of the lands to which the By-law applies, is attached. For further information and to review the application/by-law, please contact April Best-Sararas, Director of Planning (email: abest-sararas@lakeofbays.on.ca).

Dated at the Township of Lake of Bays Municipal Office, this 25th day of February, 2022.

Chloe Cochran

Deputy Clerk (Planning Matters)

Township of Lake of Bays

1012 Dwight Beach Road

Dwight, Ontario, P0A 1H0

Ph: (705) 635-2272 Fax: (705) 635-2132

PURPOSE AND EFFECT OF BY-LAW 2022-017:

Re: Application: Z 02/22 LOB
Applicant(s): Robert Jacobs
Roll Nos.: Roll No. 040-007-01500
Address: 2769-6 Muskoka Road 117

On February 22, 2022, the Council (Planning Matters) of the Township of Lake of Bays passed By-law 2022-017 to rezone the subject lands from the Community Residential One "(R1)" Zone to a Community Residential One with an Exception "(R1-E204)" Zone to facilitate the construction of a 53.1 sq.m. (571.4 sq.ft.) sleeping cabin with 27 sq.m. (290.5 sq.ft.) attached open and unenclosed deck along the front

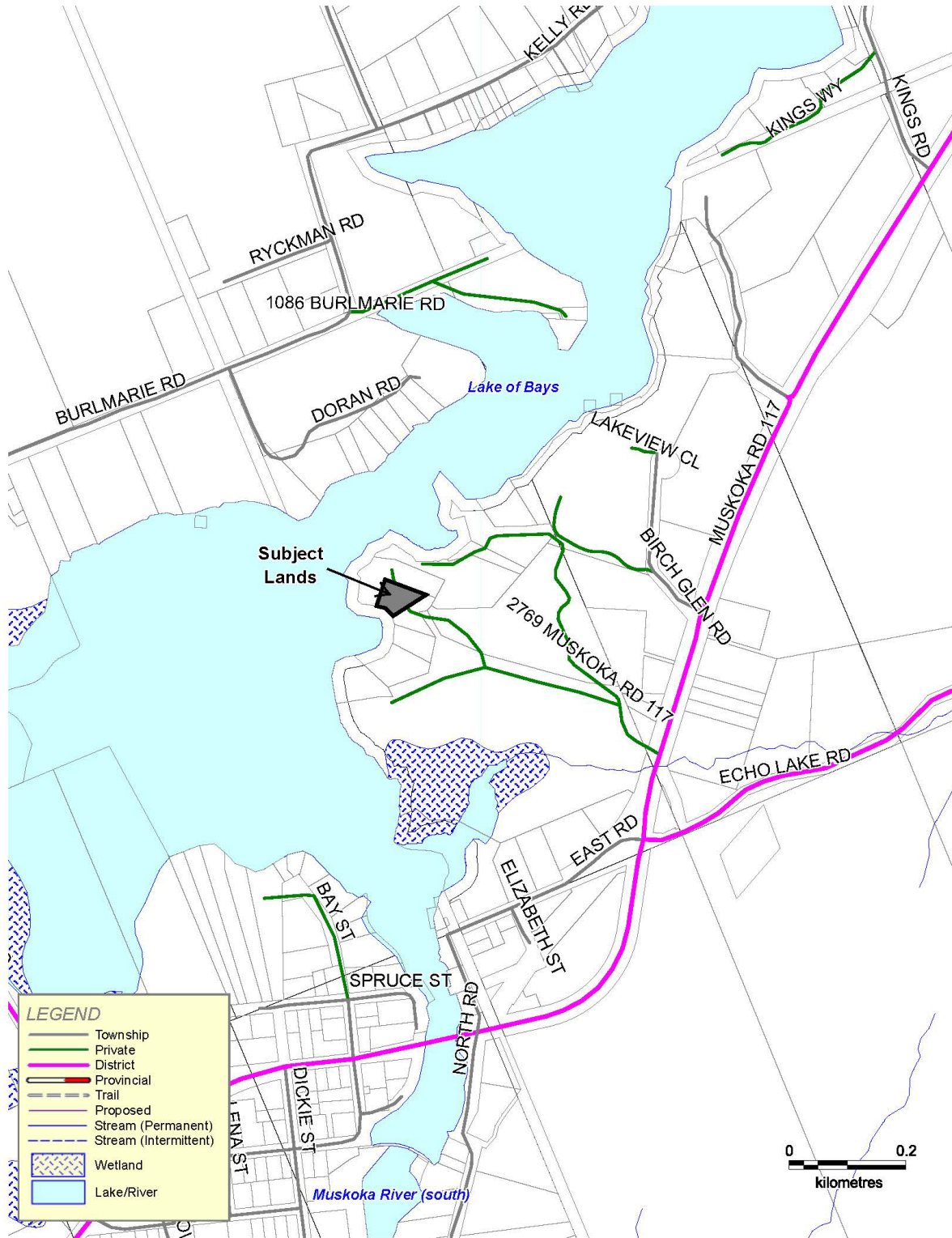
an amendment is required for:

- i. relief from Section 4.4 of the By-law to permit a sleeping cabin on an R1 zoned property, whereas a sleeping cabin is only permitted in a Rural, Rural One, or Rural Residential Zone;
- ii. a reduced minimum setback from the shoreline containing Type 1 Fish Habitat from 30 metres (98.4 ft.) to 26.7 metres (87.7 ft.) to a proposed sleeping cabin and 24 metres (78.6 ft.) to an attached open and unenclosed deck along the front of a proposed sleeping cabin; and
- iii. implementation of findings of a consultant's Fisheries Habitat Assessment

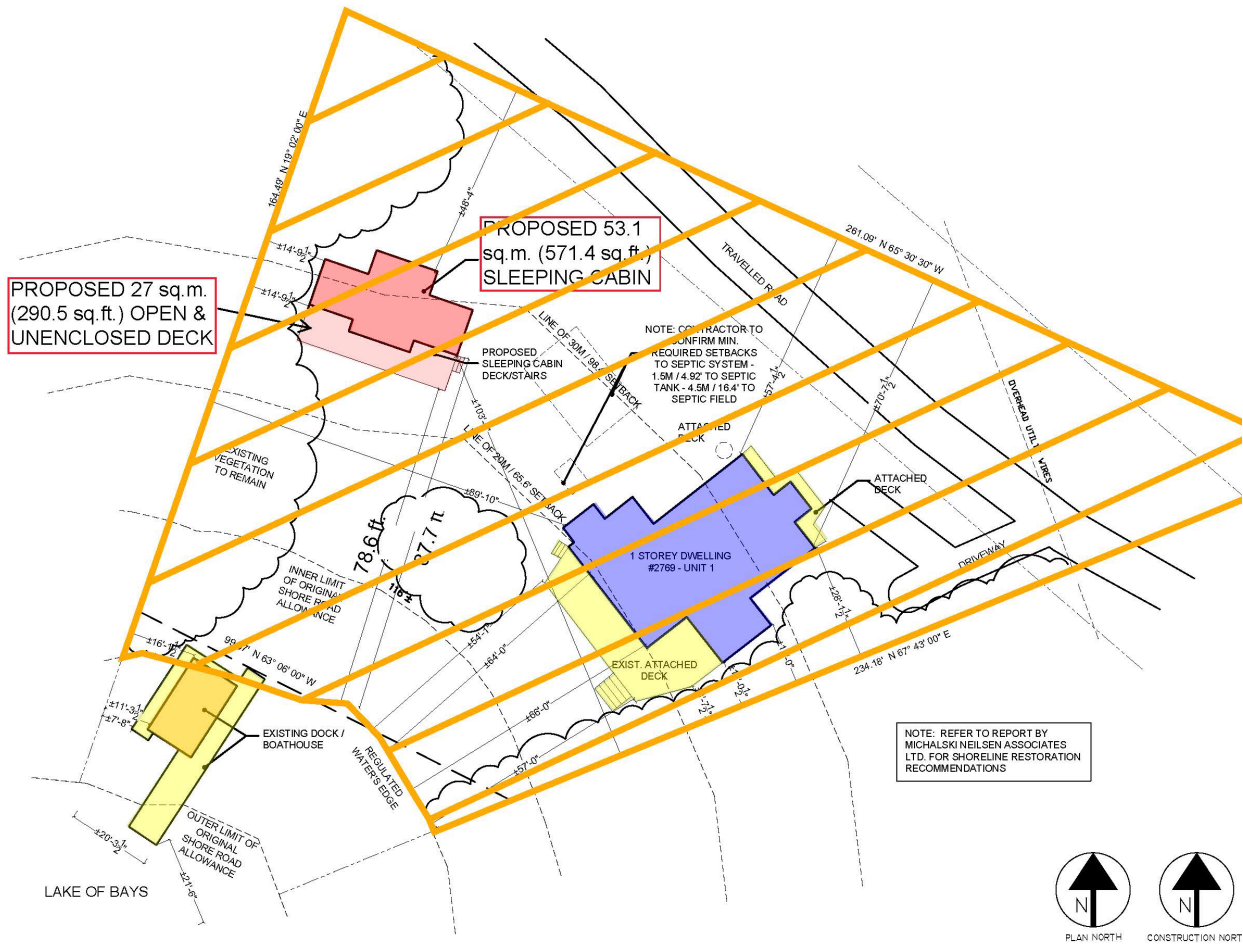
Please refer to attached Schedules "A" and "B" for further information.

No written submissions were received from the public that were considered as part of Council's decision-making process.

SCHEDULE "A"
By-law Amendment No. 2022-017
File Z 02/22 LOB (Jacobs)
Part of Lot 18, Concession 8, McLean Ward
2769-6 Muskoka Road 117, Property Roll No. 040-007-01500



SCHEDULE "B"
By-law Amendment No. 2022-017
File Z 02/22 LOB (Jacobs)
Part of Lot 18, Concession 8, McLean Ward
2769-6 Muskoka Road 117, Property Roll No. 040-007-01500



	<p>Subject Lands to rezone from Community Residential One "(R1)" Zone to Community Residential One with an Exception "(R1-E204)" Zone</p>
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