



REQUEST FOR COMMENTS COMMUNITY PLANNING PERMIT APPLICATION

TAKE NOTICE that the Town of Huntsville has received an application for a Class 3 Community Planning Permit. To facilitate the development proposed in this instance, a Class 3 Variation is needed from one or more of the applicable requirements of the Town of Huntsville Community Planning Permit By-law (By-law 2022-97, as amended).

Planning Council of the Town of Huntsville will consider this application at the following meeting.

MEETING DATE: Wednesday, May 14, 2025

LOCATION: Council Chambers (3rd Floor)
Town Hall, 37 Main Street East, Huntsville

TIME: 1:00 P.M.

Details about this application including its purpose and effect and the lands affected are described below and are available online at www.huntsville.ca/CPPNotices

APPLICATION NO.: CPP/164/2024/HTE

OWNER(S): 2194509 Ontario Inc.

ADDRESS: 49 Ena Drive

LEGAL DESCRIPTION: Lot 33, Concession 5,
Former Geographic Township of Chaffey;
designated as Lot 16A and Lot 16 on Plan 14;
Town of Huntsville; District Municipality of
Muskoka

PURPOSE AND EFFECT: The applicant proposes to recognize existing development consisting of slope stabilization works and the relocation of an 8m² existing private cabin. A Class 3 – Council Variation is required to:

- Permit development within an natural heritage feature or area and an area of steep slope;
- Permit development within 30 m of an At Capacity Lake Trout Lake;
- Permit development within 30 m of a Cold-Water Lake;
- Permit development within 20 m of Type 2 Fish Habitat;
- Reduce the minimum required interior side yard setback from 6 m to 4.75 m for the relocated private cabin;
- Reduce the minimum required rear yard setback from 10 m to 7 m for the relocated private cabin;
- Reduce the minimum required front yard setback from 20 m to 19 m for the relocated private cabin; and
- Increase the cumulative width of the Shoreline Activity Area from 52 m to 57.6 m.



Members of the public wishing to comment must make a written submission by contacting the Town's Planning Department using the contact information provided below. ***Please take note that any objections must include your name, contact information and reasons for your objection.***

A decision on this application will be made **NO EARLIER THAN Wednesday, May 14th, 2025**. Any submissions regarding this application must be made in writing on or before this date.

PLEASE NOTE: All comments received will become part of the public record. Comments received as part of the public participation process for this proposal will be considered by Planning Council.

Plans and an explanation of this application can be obtained by contacting the Planning Department using the contact information below.

FOR MORE INFORMATION about this matter,
contact the Town of Huntsville Planning
Department:
37 Main St. E, Huntsville, ON. P1H 1A1

IN PERSON: 8:30 A.M. to 4:30 P.M.
TELEPHONE: (705) 789-1751 (Ext. 2232).
EMAIL: planning@huntsville.ca
WEBSITE: www.huntsville.ca

NOTICE DATE: April 24, 2024

SKETCH:

