



REQUEST FOR COMMENTS COMMUNITY PLANNING PERMIT APPLICATION

TAKE NOTICE that the Town of Huntsville has received an application for a Class 2 Community Planning Permit. To facilitate the development proposed in this instance, minor relief 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). Details about this application including its purpose and effect and the lands affected are described below and are available online at <https://www.huntsville.ca/business-development-environment/planning-and-development/planning-notices/>.

APPLICATION NO.: CPP/104/2025/HTE

OWNER(S): Azoo

ADDRESS: 45 Balsam Chutes Road

LEGAL DESCRIPTION: Lot 140, RCP 520, Former Geographic Township of Stephenson; Town of Huntsville, District Municipality of Muskoka

PURPOSE AND EFFECT: The applicant proposes to permit an amendment to Community Planning Permit CPP/127/2023/HTE, previously issued by the Town on February 20, 2024, for the construction of a 144.3m² two-storey detached dwelling. The amendment is for the construction of three (3) decks to be attached to the principal dwelling, totaling 56.7m², and a 47.8m² one-storey detached garage. A Class 2 Community Planning Permit is required to permit the garage to be located closer to the front lot line than the principal dwelling.



Members of the public wishing to comment must make a written submission within 14 days of this notice 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 Thursday, August 28, 2025**. Any submissions regarding this application must be made in writing before this date.

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

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: 8:30a.m. to 4:30p.m.
TELEPHONE: (705) 789-1751 (Ext. 2422)
EMAIL: planning@huntsville.ca
WEBSITE: www.huntsville.ca

NOTICE DATE: August 14, 2025

SKETCH:



