



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 www.huntsville.ca/CPPNotices.

APPLICATION NO.: CPP/38/2025/HTE

OWNER(S): Baldassara

ADDRESS: 237 South Drive

LEGAL DESCRIPTION: Parcel 28823, Section Muskoka, Lot 19, Plan M443, Former Geographic Township of Stisted; Town of Huntsville, District Municipality of Muskoka

PURPOSE AND EFFECT: The applicant is proposing to construct a 91m² detached two-storey garage with no habitable space in the second storey on the lands. A Class 2 Community Planning Permit is required to:

- Reduce the minimum interior side yard setback from 6m to 4.8m for two-storey garage only; and
- Permit an increase to the maximum size of a detached two-storey garage in a Waterfront Precinct from 60m² to 91m².



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, April 17, 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. 2409)
EMAIL: planning@huntsville.ca
WEBSITE: www.huntsville.ca

NOTICE DATE: April 3, 2025

SKETCH:

