

Notice of Consent Application and Request for Comments

File Numbers: **B 20/21 LOB**
 Owner(s): **Paul Stephen Warden**
 Property Location: **Heney Lake Road**
 Roll No.: **040-001-05210**
 Date of Notice: **July 27th, 2021**

Purpose of the Application

- to sever a parcel of land (being Parts 2 & 3 on Plan 35R-20226), and merge with a corresponding abutting waterfront property on Heney Lake in order to provide additional area and frontage to the benefitting lot as outlined below.
- also to reserve a right-of-way over Part 2 on Plan 35R-20226 to access the retained lands.

	Lot Area & Shoreline Frontage (Approx.)	Resulting Lot Area & Frontage (Approx.)	Property Roll No.	Owners
Retained	17.3 acre 152.4 metres	10.4 acre 152.4 metres	040-001-05210	Paul Warden
Severed	6.9 acres N/A	N/A	040-001-05210	Paul Warden
Benefitting	34.9 acres 305.9 metres	41.82 acres 305.9 metres	040-001-05200	Paul & Cindy Warden

A decision on the application will be made NO EARLIER THAN Tuesday, August 17, 2021. Any submissions regarding this application must be made in writing before this date.

Any person or public body may make written submissions to the Township of Lake of Bays concerning the proposed consent application. *Please note that any objections must include your name, contact information and reasons for your objection.*

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.

For additional information or clarification on the above application please contact April Best-Sararas, by phone at 705-635-2272, extension 1249 or email at abest-sararas@lakeofbays.on.ca, Township of Lake of Bays.

If you wish to be notified of the decision of the Township of Lake of Bays in respect of the proposed consent, you must make a written request to the Planning Contact, at the address and email above.

If a person or public body that files an appeal of a decision of the Township of Lake of Bays in respect of the proposed consent does not make written submissions to the Township of Lake of Bays before it gives or refuses to give a provisional consent, the Local Planning Appeals Tribunal (LPAT) may dismiss the appeal.

See attached location map and proposed plan for further information.

Location Map

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