



Request for Comments

Township of Lake of Bays Council (Planning Matters)

In accordance with Section 10(12) of Ontario Regulation 173/16, the Township of Lake of Bays wishes to confer with certain persons and public bodies who may have an interest in this application.

Meeting Date: Tuesday, June 29, 2021
Meeting Time: 9:00 a.m.
Location: Township of Lake of Bays Municipal Office, Council Chambers
1012 Dwight Beach Road, Dwight, Ontario

TAKE NOTICE that the Council (Planning Matters) public hearing has been scheduled for June 29, 2021. With the current restrictions on public gatherings due to COVID-19, **this public meeting will be held in a virtual forum with electronic participation.** This application and others will be heard following the 9:00 a.m. Committee of Adjustment meeting via ZOOM (see page 2 for more details).

File Number: Development Permit Application DP 68/21 LOB
Owner(s): Ann, Benjamin and Matthew Holton
Property Location: 1013 Scotts Boathouse Road – Roll No. 030-011-09000
Zoning By-law: Development Permit By-law 2004-180
Zone Category: Waterfront Residential (WR)

Purpose of the Application

The applicants request approval of this application in order to facilitate the enlargement of an existing legal non-complying dwelling resulting in an increase greater than 15% in height with relief required from minimum shoreline yard and rear yard setbacks, and for the construction of a new septic system with relief required from minimum shoreline yard setback.

For additional information or clarification on the above application please call Chloe Cochrane, 705.635.2272, extension 1231 or email at ccochrane@lakeofbays.on.ca

Requested Variances

By-law Requirement	Existing	Relief Applied For
Section 4.39 – Expansion of a legal non-complying building or structure having a height increase of more than 15% of the existing building or structure	Legal non-complying dwelling with a height of 4.8 m (15.8 ft.)	To permit the expansion of a legal non-complying dwelling resulting in a height of 7.9 m (25.9 ft.), being 3.1 m (10.1 ft.) or 63.9% greater than existing
Section 4.90 – leaching beds shall be set back a minimum of 30 metres (98 ft.) from the ordinary water's edge Section 4.92 on an existing lot where a leaching bed cannot be setback a minimum of 30 metres due to site constraints, a reduced setback may be permitted as a staff variation	Legal non-complying shoreline yard setback to existing septic of 21.4 m (70.2 ft.)	To permit the construction of a new septic and leaching bed at a shoreline setback of 15.33 m (50.3 ft.)
Section 5.1.1 d) – Minimum shoreline yard setback (20 metres)	Legal non-complying dwelling with a shoreline yard setback of 13.34 m (43.8 ft.)	To permit a shoreline yard setback of 14.5 metres (47.6 ft.) to a two-storey dwelling
		To permit a shoreline yard setback of 13.34 m (43.8 ft.) to an attached covered and enclosed porch
Section 5.1.1 h) – Minimum rear yard setback (10 metres)	Legal non-complying dwelling with a rear yard setback of 10.54 m (34.6 ft.)	To permit a rear yard setback of 4.80 m (15.74 ft.) to a two-storey dwelling

An appeal against a decision on this application may be made only by the owner of the land to which the application relates. Personal Information collected in response to this planning notice will be used to assist staff and Council to process this application and will be made public.

ADDITIONAL INFORMATION RELATED TO ELECTRONIC PARTICIPATION

Although this is a public hearing, you are not required to attend unless you wish to speak to the application.

To participate in the virtual planning meeting, you will need access to a computer, tablet or telephone with internet service or a telephone. For information on how to register for the meeting or if you have specific comments regarding this application please contact the planning contact listed on the first page.

How to Submit Written Comments to be considered

Applicants, agents and members of the public can provide written comments to the planning contact listed on the notice, to be read aloud at the public meeting. All written comments

related to a planning application must be received by the Planning Department prior to the start of the public meeting to be considered.

Where to Watch a Meeting

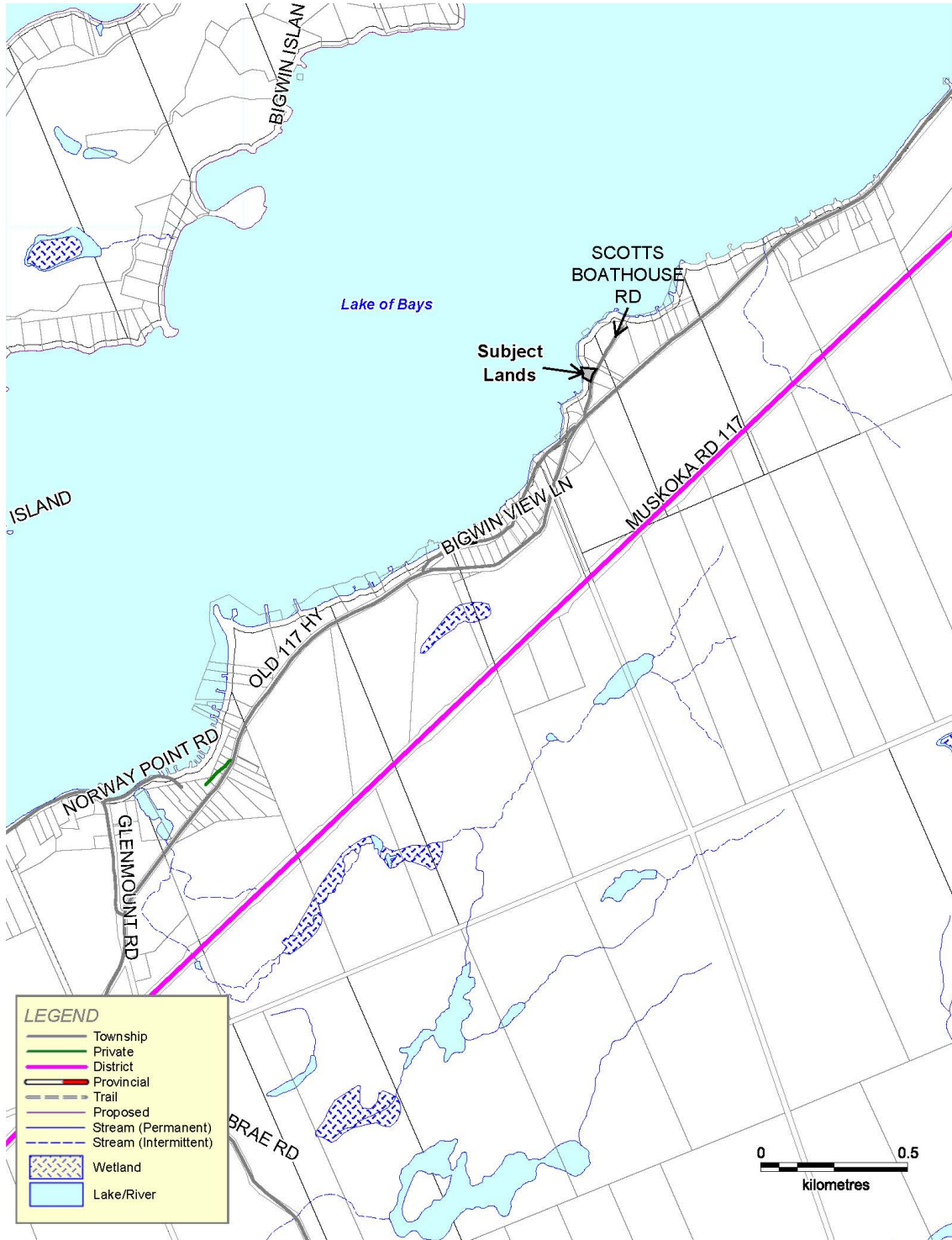
All Council (Planning Matters) meetings will be streamed live and available on the Township of Lake of Bays Facebook page (link will be provided on the agenda posted one week prior to the meeting).

If you cannot Participate Virtually

Where applicants, agents and members of the public are not able to utilize virtual conferencing (ie. Zoom), existing participation measures outlined in the *Planning Act* will continue to be available, these include telephone communication with planning staff and written correspondence, via e-mail, fax or letter, to express land use planning information related to an application before Council (Planning Matters) for decision as outlined above.

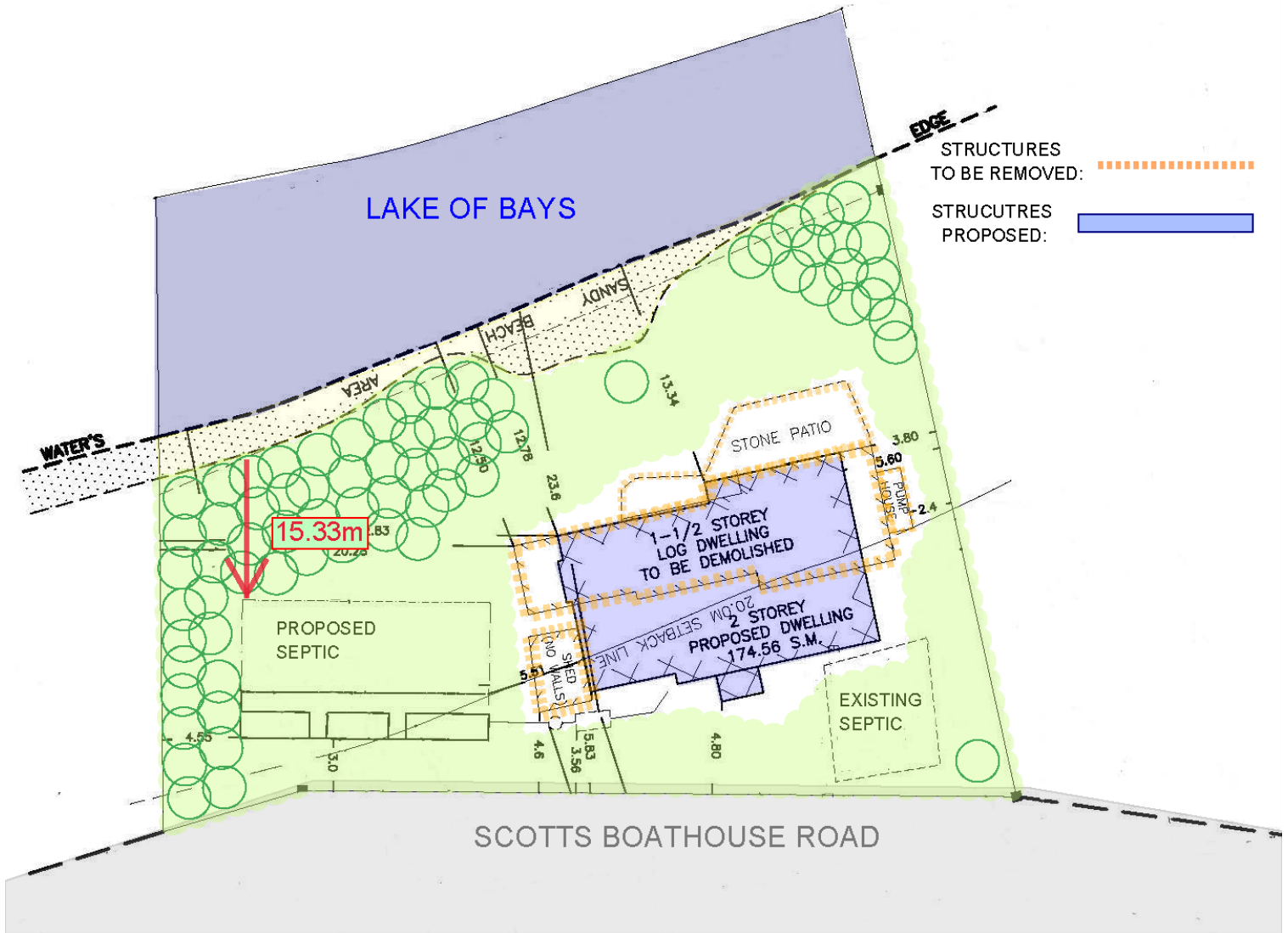
Location Map

File No: **DP 68/21 LOB**
Applicant: **Ann, Benjamin and Matthew Holton**
Property Location: **1013 Scotts Boathouse Road – Roll No. 030-011-09000**



Site Plan

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Proposed Elevations

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