



**NOTICE OF COMPLETE APPLICATION AND OF PUBLIC MEETING
CONCERNING A PROPOSED AMENDMENT TO ZONING BY-LAW 10-04 (as amended)
OF THE TOWN OF GRAVENHURST**

Respecting an application by **Omar MALL**
to rezone lands located at **1056 LAWLAND HEIGHTS ROAD, UNIT #1 (LAKE MUSKOKA)**
(Application No. ZA 32-2025)

TAKE NOTICE THAT a complete application has been accepted under Section 34 of the Planning Act, R.S.O.1990, Chapter p. 13, as amended, regarding the above noted property.

ADDITIONALLY, TAKE NOTICE THAT the Council of the Corporation of the Town of Gravenhurst will hold a Public Meeting in relation to the application on

TUESDAY, NOVEMBER 25TH, 2025

at 3:00 p.m. at the
Gravenhurst Municipal Offices
(Council Chambers)
5 Pineridge Gate, Gravenhurst, Ontario

THE PURPOSE of the Public Meeting will be to consider a proposed amendment to Zoning By-law 10-04 (as amended) of the Town of Gravenhurst pursuant to the provisions of Section 34 of The Planning Act, R.S.O. 1990, Chapter P.13, as amended.

THE FOLLOWING INFORMATION is attached to this notice for your information and review:

- an explanation of the Purpose and Effect of the Proposed By-law;
- a key map showing the location of the property affected by the Proposed By-law; and
- a sketch (Site Plan).

ANY PERSON OR AGENCY may attend the Public Meeting and/or make written submissions either in support or opposition to the Proposed By-law.

ALTERNATIVELY, ANY PERSON OR AGENCY may also provide verbal comments during the meeting electronically using MVI EasyConf Connect Conference System (NOT Zoom), in accordance with Section 238 of the Municipal Act and the Town's Procedural By-law.

A request to address Planning Council electronically must be completed at www.Gravenhurst.ca/PublicParticipation and **submitted prior to 12:00pm (noon) on the day before the Public Meeting**. Please note that the Public Meeting is taking place in person and any issues with electronic participation will not prevent the meeting (and a potential decision) from proceeding.

IF A SPECIFIED PERSON OR PUBLIC BODY would otherwise have an ability to appeal the decision of the Town of Gravenhurst to the Ontario Land Tribunal, but the specified person or public body does not make oral submissions at a public meeting or make written submissions to the Town of Gravenhurst, before the Zoning By-law is passed, the specified person or public body is not entitled to appeal the decision.

IF A SPECIFIED PERSON OR PUBLIC BODY does not make oral submissions at a public meeting or make written submissions to the Town of Gravenhurst, before the Zoning By-law is passed, the specified person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

IF YOU WISH TO BE NOTIFIED of the decision of the Town of Gravenhurst in respect of the proposed By-law, you must make a written request to Melissa Halford, Director of Development Services

ADDITIONAL INFORMATION relating to the proposed amendment to Zoning By-law 10-04 is available from the Development Services – Planning Division. For further information, please contact Andrew Clark, at 705-687-3412 ext. 2229 (andrew.clark@gravenhurst.ca) or Adam Ager, Manager of Planning Services, 705-687-3412 ext. 2224 (adam.ager@gravenhurst.ca) during office hours.

DATED at the Town of Gravenhurst this 4th day of November, 2025.

Melissa Halford, Director of Development Services.

Purpose and Effect of the Proposed Zoning By-law

Re: Application No. ZA 32-2025
MALL, Omar
Roll No. 020 034 02800

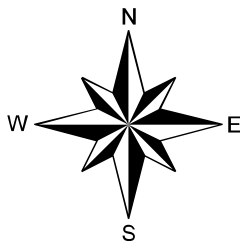
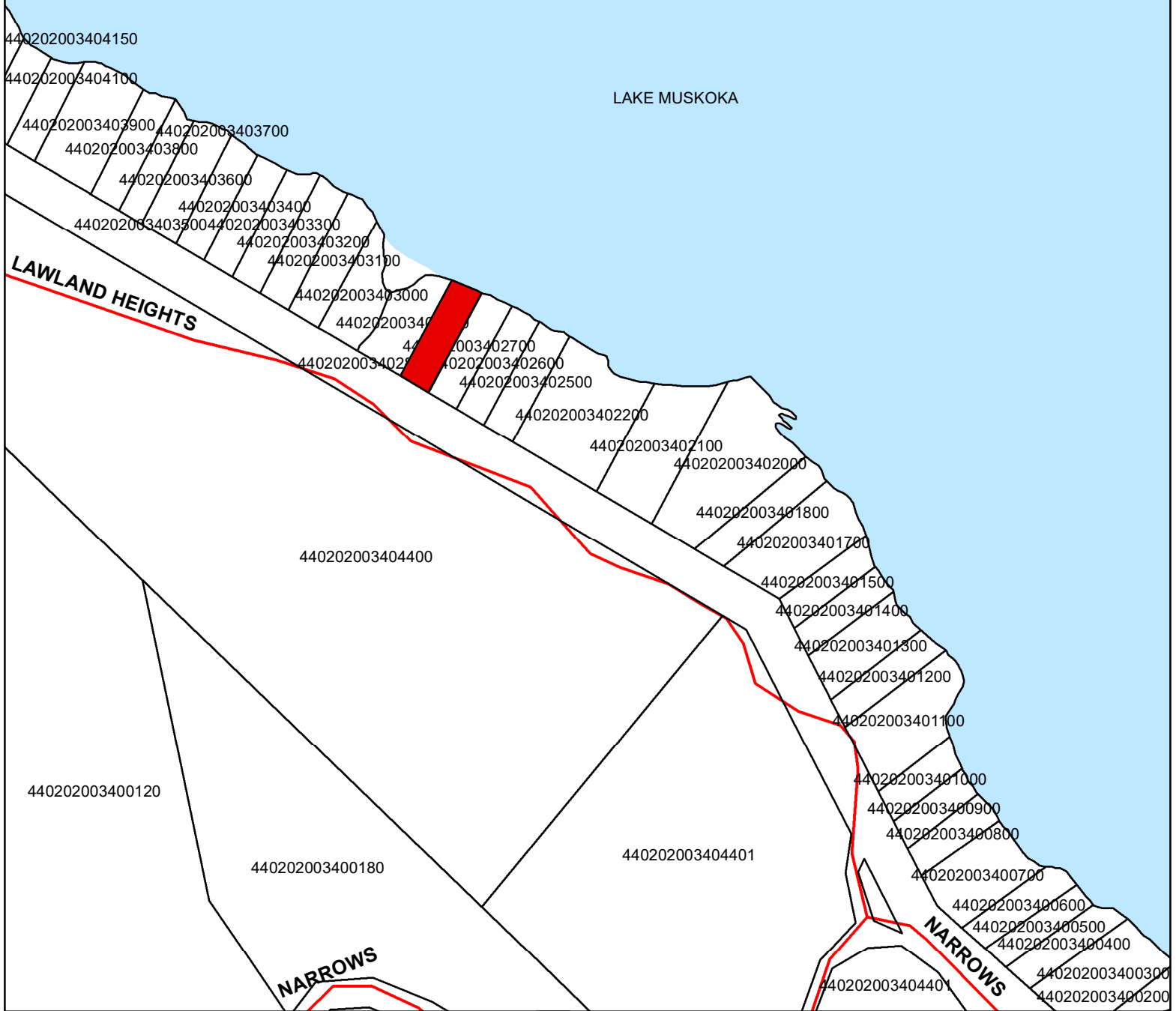
An application was received to permit the construction of a new Dock and Boathouse as shown on the attached sketch dated November 4, 2025. The existing shoreline structures are in disrepair.

Based on the lot frontage of the property, a maximum Shoreline Development Area of 69.0 square metres is permitted. The proposed new Dock, Boathouse, Stairs and Ramp will have a cumulative footprint of 87.3 square metres.

The property is legally described as Part of Lot 26, Concession 9, in the former Township of Muskoka, now in the Town of Gravenhurst, District Municipality of Muskoka, being Lot 30 on Plan M39 (Zoning Grid Schedule No. C04).

The subject property is located within the “Waterfront Area” designation of the Town of Gravenhurst Official Plan.

KEY MAP



0 37.5 75 150 225 300 Meters
1:3,984

SCHEDULE

Zoning Amendment

Application No. ZA 32-2025

MALL, Omar

Part of Lot 26, Con. 9 (Lake Muskoka)

in the former Township of Muskoka

now in the Town of Gravenhurst

District Municipality of Muskoka

Being Lot 30 on Plan M39

municipally known as 1056 Lawland Heights Road

Roll No. 020 034 02800

