



**NOTICE OF APPLICATION
CONCERNING A PROPOSED CONSENT TO SEVER LAND
IN THE TOWN OF GRAVENHURST**

The Town of Gravenhurst is advising you of this application to invite your comments.

A CONSENT APPLICATION has been submitted, pursuant to the provisions of Section 53 of the Planning Act, 1990, R.S.O. c.P.13, as amended, being **Application No. B/04/2026 BONNER, Penny**.

AN EXPLANATION of the Purpose and Effect of the individual proposed consent, describing the lands to which the proposed consent applies, a Key Map showing the location of the lands to which the consent apply, and a sketch (Site Plan) showing the proposed consent, accompany this Notice.

A NOTICE of this Application has been sent to all property owners within 60 metres of the subject property and to the appropriate officials and agencies according to Ontario Reg. 197/96 under the Planning Act. This Notice has been sent to you for your information and does not require any response unless you wish to make one.

ADDITIONAL INFORMATION relating to the proposed consent, is available from the Development Services Department (Planning Division) located at the Municipal Address noted below. Please contact Susan Flemming, Planning Technician at 705-687-3412 ext. 2233 (susan.flemming@gravenhurst.ca) or Adam Ager, Manager of Planning Services at 705-687-3412 ext. 2224 (adam.ager@gravenhurst.ca).

ANY PERSON OR AGENCY may make written representation, either in support of, or in opposition to the proposed consent.

IF A SPECIFIED PERSON OR PUBLIC BODY (as defined in the Planning Act) that files an appeal of a decision of the Director of Development Services in respect of the proposed consent does not make written submission to the Town of Gravenhurst before it gives or refuses to give a provisional consent, the Ontario Land Tribunal may dismiss the appeal.

IF YOU WISH TO BE NOTIFIED of the decision of the Director of Development Services in respect of the proposed consent, you must submit a written request to the Town of Gravenhurst at 3-5 Pineridge Gate, Gravenhurst, Ontario, P1P 1Z3. This will also entitle you to be advised of a possible Ontario Land Tribunal Hearing. Even if you are the successful party, you should request a copy of the decision since the Director of Development Services' decision may be appealed to the Ontario Land Tribunal by the applicant or a specified person or public body.

A decision on this application will be made **NO EARLIER THAN JUNE 15, 2026**. Any submissions regarding this application must be made in writing before this date.

DATED at the Town of Gravenhurst this 29th day of May, 2026.

Melissa Halford
Director of Development Services

Purpose and Effect of the Proposed Consent

RE: Application B/04/2026
BONNER, Penny
Roll No. 020-011-05302

An application was received from Tina Kilbourne & Ross Goudie on behalf of Penny Bonner for consent (a lot addition) on lands municipally known as 370 Bethune Drive. (Zoning Grid Schedule E06).

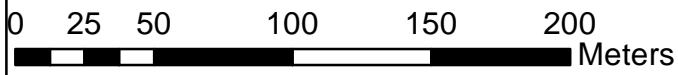
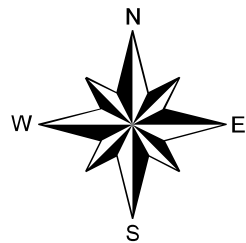
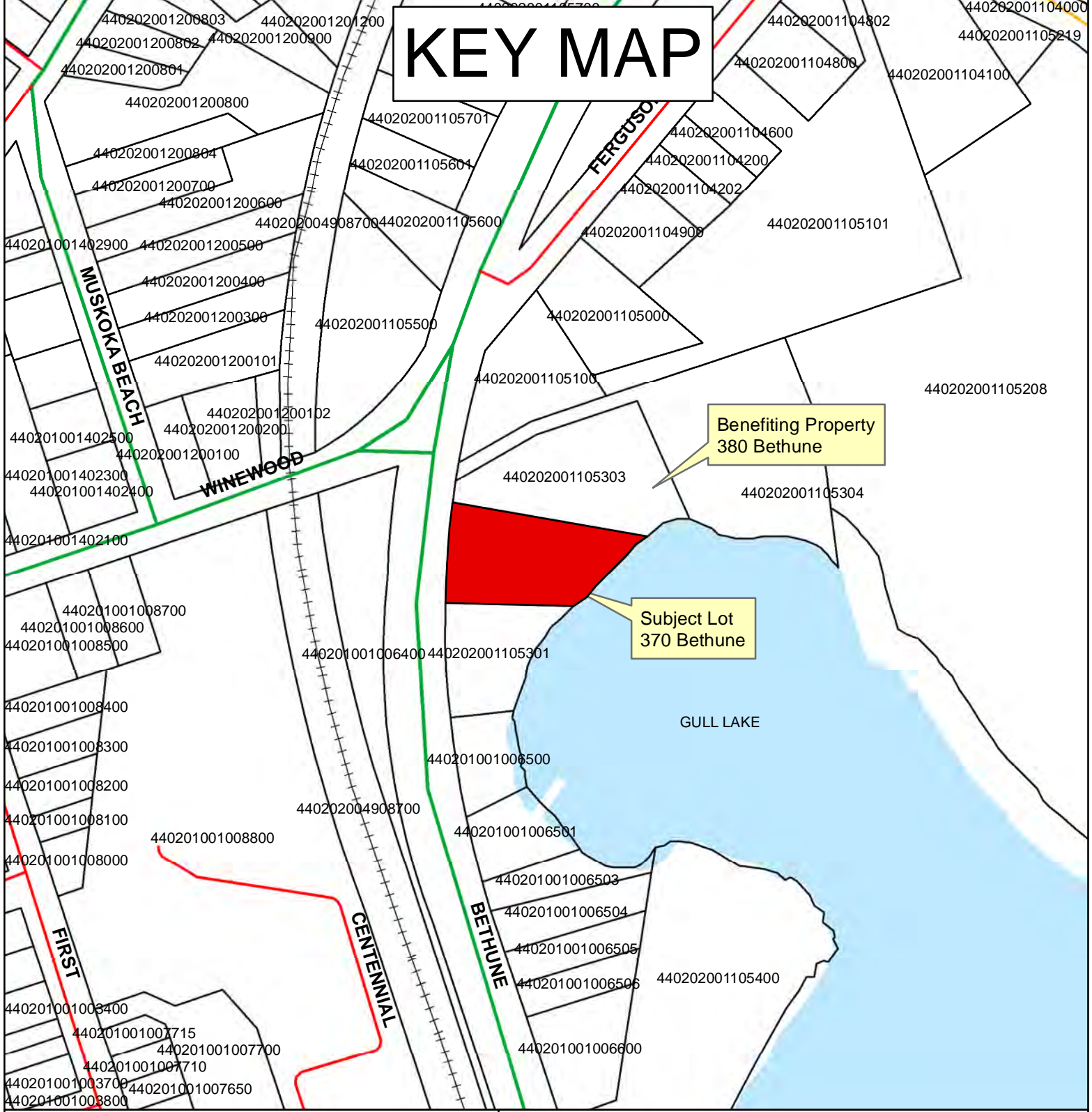
The consent application proposes a lot addition of approximately 130.0 square metres from 370 Bethune Drive to 380 Bethune Drive. The lot addition is necessitated in order for the owners of the benefitting property to have ownership of a buried culvert that is shown on the attached schedule on the severed portion of the lot.

	Proposed Severed B/06/2026/GR	Proposed Retained Lot	Resultant Benefitting Lot
Lot Frontage Proposed Waterfront	9.8 metres	42.5 metres	54.9 metres
Lot Area Proposed	130 sq. m.	2991 sq.m.	5853 sq.m.

No new lots will be created as a result of this application. Each lot will still comply with Zoning By-law requirements for lots in the Commercial Special Purpose (C-4) Zone.

The subject property is located within the Urban Residential Area designation of the Town of Gravenhurst Official Plan.

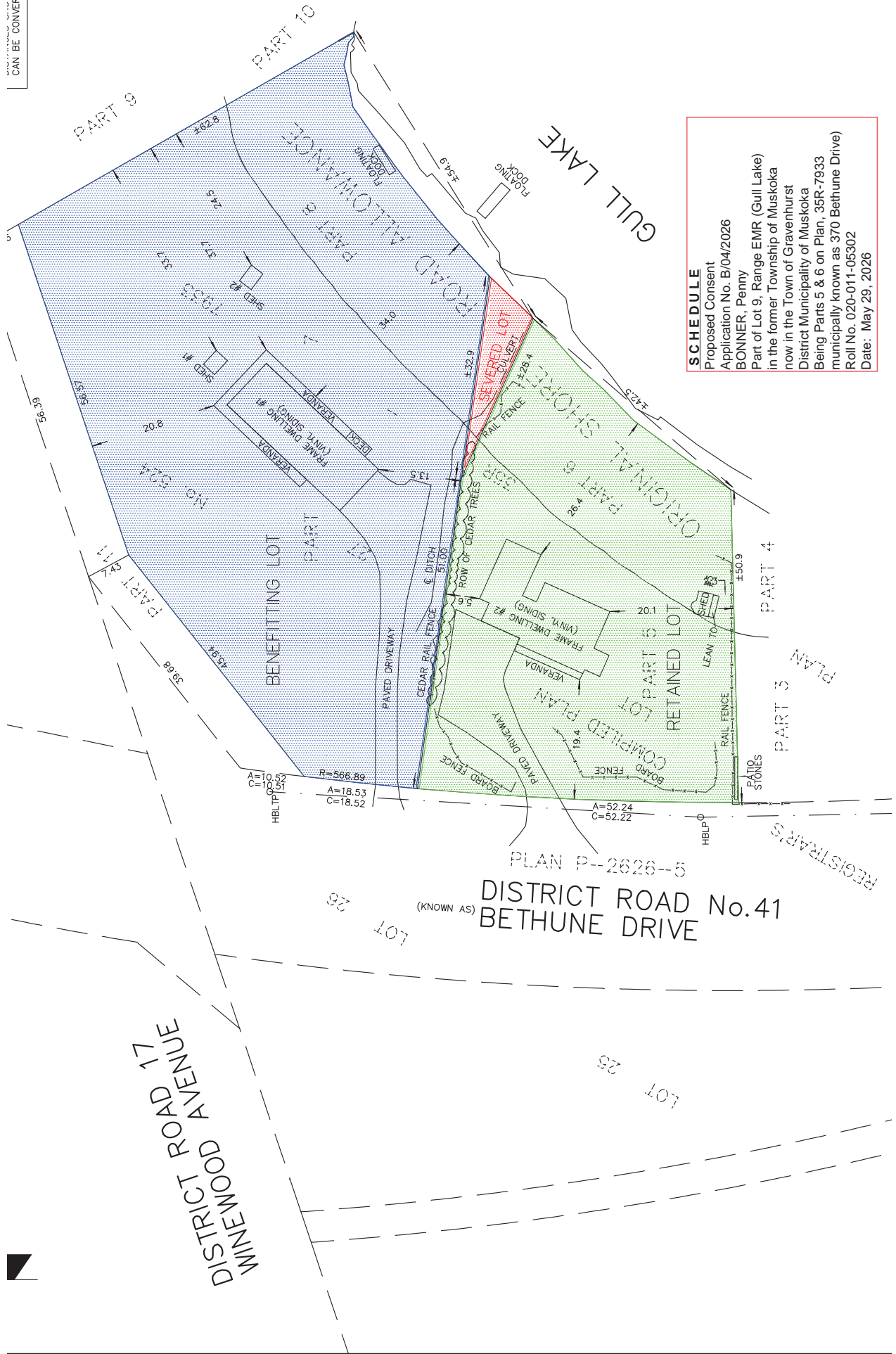
KEY MAP



1:2,726

Proposed Consent
Application No. B/04/2026
BONNER, Penny
Part of Lot 9, Range EMR (Gull Lake)
in the former Township of Muskoka
now in the Town of Gravenhurst
District Municipality of Muskoka
Being Parts 5 & 6 on Plan, 35R-7933
municipally known as 370 Bethune Drive)
Roll No. 020-011-05302

CAN BE CONVERTED TO FEE



SCHEDULE
 Proposed Consent
 Application No. B/04/2026
BONNER, Penny
 Part of Lot 9, Range EMR (Gull Lake)
 in the former Township of Muskoka
 now in the Town of Gravenhurst
 District Municipality of Muskoka
 Being Parts 5 & 6 on Plan. 35R-7933
 municipally known as 370 Bethune Drive)
 Roll No. 020-011-05302
 Date: May 29, 2026

PLAN P--2626--5

DISTRICT ROAD No. 41
BETHUNE DRIVE

DISTRICT ROAD 17
WINEWOOD AVENUE

