



**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/05/2026**, submitted by **Matthew and Joanna JANISSE** for property municipally known as **1277 Woodland Drive**.

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 applies, 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 AUGUST 26, 2026**. Any submissions regarding this application must be made in writing before this date.

DATED at the Town of Gravenhurst this **11th day of August 2026**.

Melissa Halford
Director of Development Services

Purpose and Effect of the Proposed Consent

RE: Application B/05/2026
JANISSE, Matthew
JANISSE, Joanna
Roll No. 020-022-08400

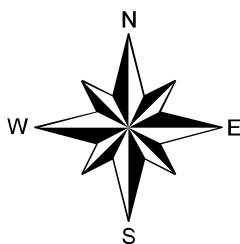
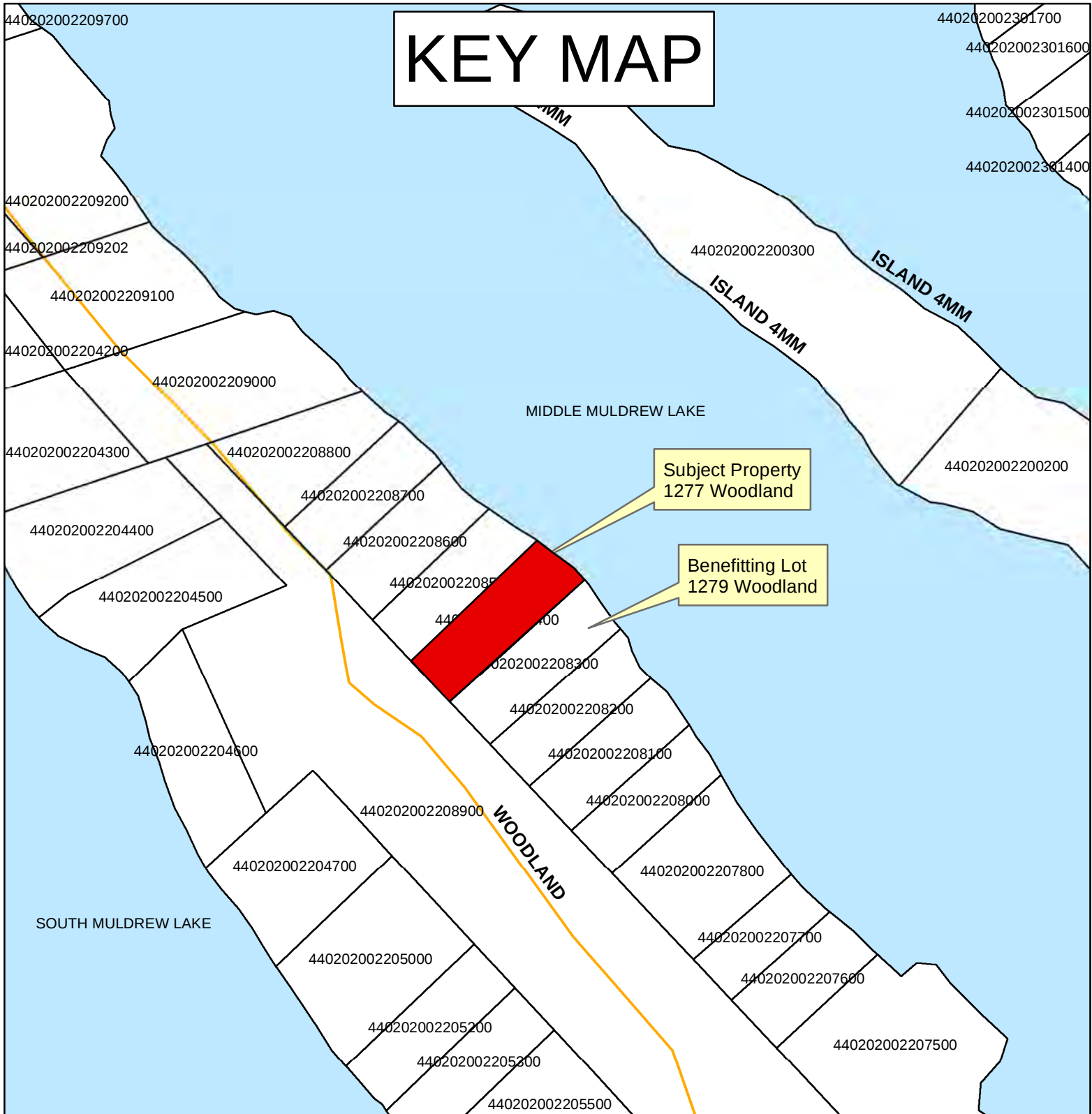
A consent application was received for a right-of-way over 1277 Woodland Drive, which is legally described as Part of Lot 32, Concession 1, in the former Township of Muskoka, now in the Town of Gravenhurst, District Municipality of Muskoka, being Lot 6, Plan M-222 (Zoning Grid Schedule No. F04).

The application proposes to establish a legal right-of-way benefitting the abutting property to the south-east (1279 Woodland Drive, Lot 7, Plan M-222) as shown on the attached Schedule dated August 11, 2026

The driveway is existing and is currently being used for access to the dwelling on the benefitting lot. There is no change to the location or use of the driveway (proposed right-of-way), and no new lots are being created.

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

KEY MAP



0 25 50 100 150 200 Meters

1:2,726

Proposed Consent
Application No. B/05/2026
JANISSE, Matthew & Joanna
Part of Lot 32, Concession 1
in the former Township of Morrison
now in the Town of Gravenhurst
District Municipality of Muskoka
Being Lot 6, Plan M-222
municipally known as 1277 Woodland Dr
Roll No. 020-022-08400

SCHEDULE

Proposed Consent

Application No. B/05/2026

JANISSE, Matthew & Joanna

Part of Lot 32, Concession 1

in the former Township of Morrison

now in the Town of Gravenhurst

District Municipality of Muskoka

Being Lot 6, Plan M-222

municipally known as 1277 Woodland

Dr Roll No. 020-022-08400

Date: August 11, 2026

