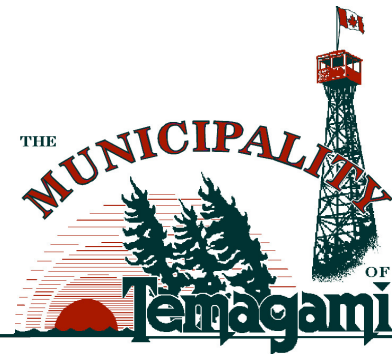


THE CORPORATION OF THE
MUNICIPALITY OF TEMAGAMI
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CONSENT APPLICATION (LAND SEVERANCE) C-25-03 NOTICE OF PUBLIC HEARING

Pursuant to Section 53 of the Ontario Planning Act, R.S.O. 1990, c. P.13 as amended

APPLICATION NO.:	C-25-03
DATE OF NOTICE:	April 16, 2025
DATE OF HEARING:	May 1, 2025 at 11:00 am
APPLICANTS:	Geromaer Inc. (c/o George Leger)
SUBJECT LANDS:	Block 46 on Registered Plan 36M-610 (Fox Run Road)

PURPOSE AND EFFECT:

The owner has submitted Consent applications to create new lots and complete lot boundary adjustments on the subject lands. The owner has submitted three separate applications for the subject lands which are comprised of three (3) separate lots that are identified as Block 44, Block 46 and Block 49 on Registered Plan 36M-610 on Fox Run Road. The owner also owns the adjacent lands which are proposed to be retained. The Blocks and adjacent lands are shown on the Key Map included with this Notice.

This Notice has been prepared for Block 46 on Registered Plan 36M-610. Consent application C-25-03 proposes to create three (3) new lots and one (1) retained lot on Block 46. Concurrent applications for Consent are also proposed for Block 44 and Block 49 which are the lots located to the east and south of Block 46. Combined, the three applications result in a total of twelve (12) total lots (9 new lots and 3 retained lots). The proposed lot configuration for each of the Blocks on Registered Plan 36M-610 is shown on the Proposed Lot Configuration Sketch.

The subject lands are designated as Integrated Management Area and are located within the Matibitchuan Neighbourhood in the Official Plan. The subject lands are located within the Integrated Management Area (IMA) Zone in the Zoning By-law.

The studies and reports that were submitted with the Consent applications include the following:

- Archaeological Assessment
- Environmental Impact Study
- Water Quality Impact Study
- Peer Review of Water Quality Impact Study (Owner Initiated)
- Transportation Brief

PUBLIC HEARING:

The Committee of Adjustment has appointed the following date and time for a Public Hearing on this application: Thursday, May 1 at 11:00 a.m. Please note that the Public Hearing will be held virtually via Zoom. Alternative methods to provide comments and participate in the Public Hearing are included below.

HOW TO PARTICIPATE:

Should you desire to express your support or objection to the application, you may submit comments in writing to the Office Assistant in advance of the Public Hearing, at nicole.c@temagami.ca. Please provide written responses by Wednesday, April 30, 2025. If you wish to provide verbal comments in advance of the Public Hearing, please contact the phone line at 705-569-3421 ext. 200 to leave your verbal comments by Wednesday, March 26, 2025. The comments will be transcribed and presented at the Public Hearing. If you wish to participate virtually in the Public Hearing, please contact Nicole Claveau to make arrangements for you to participate in the Public Hearing.

NEED TO MAKE SUBMISSIONS:

If a prescribed person or public body that files an appeal of the decision of the Committee of Adjustment of the Municipality of Temagami in respect to the proposed application does not make written submissions to the Committee of Adjustment before it gives or refuses to give a provisional Consent, the Ontario Land Tribunal may dismiss the appeal.

REQUESTING NOTICE OF DECISION:

If you wish to be notified of the decision of the Committee of Adjustment of the Municipality of Temagami in respect to the proposed Consent, you must make a written request to the Office Assistant.

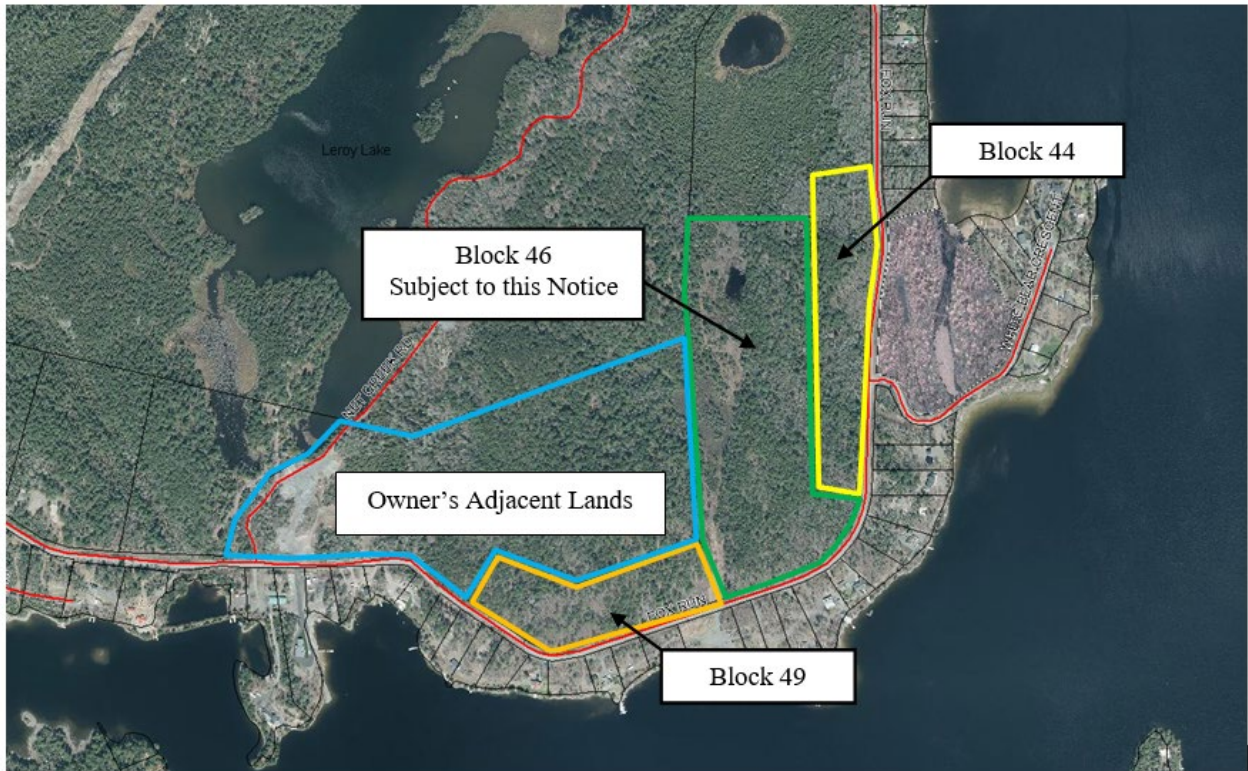
ADDITIONAL INFORMATION:

For more information about this matter, contact the Office Assistant (contact information below).

Dated at the Municipality of Temagami this 16th day of April, 2025

Nicole Claveau, Administrative Coordinator
(Secretary-Treasurer of the Committee of Adjustment)
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Key Map



Proposed Lot Configuration

