



**NOTICE OF PUBLIC HEARING  
CONCERNING A PROPOSED MINOR VARIANCE TO  
ZONING BY-LAW 10-04 (AS AMENDED)  
OF THE TOWN OF GRAVENHURST**

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Respecting an application by **Sarita and Jared RONSKI**  
for a variance to lands municipally known as **410 Loudon Point Road (Lake Muskoka)**  
(Application No. **A/26/2026**)

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**TAKE NOTICE THAT** the above noted application will be heard by the Town of Gravenhurst Committee of Adjustment on

**Friday, October 23<sup>rd</sup>, 2026**  
at 9:00 a.m. at the  
Gravenhurst Municipal Offices  
(Council Chambers)  
5 Pineridge Gate  
Gravenhurst, Ontario

**TO CONSIDER** a proposed minor variance application under Section 45 of the Planning Act, 1990, R.S.O. c.P.13, as amended.

**AN EXPLANATION** of the Purpose and Effect of the proposed minor variance, describing the lands to which the proposed minor variance applies, a Key Map showing the location of the lands to which the minor variance applies, and a sketch (Site Plan) showing the proposed minor variance, 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. 200/96 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 minor variance, is available from the Development Services Department (Planning Division) by contacting Andrew Clark, Planner, 705-687-3412 ext. 2229 ([andrew.clark@gravenhurst.ca](mailto:andrew.clark@gravenhurst.ca)), or Adam Ager, Manager of Planning Services ext. 2224 ([adam.ager@gravenhurst.ca](mailto:adam.ager@gravenhurst.ca)).

**PUBLIC HEARING** – Any person or agency may attend and provide representation at the hearing and/or make written representation prior to the hearing, either in support of, or in opposition to the proposed minor variance.

**ALTERNATIVELY, ANY PERSON OR AGENCY** may also provide verbal comments during the meeting electronically using MVI EasyConf Connect Conference System (this is NOT Zoom), in accordance with Section 238 of the Municipal Act and the Town's Procedural By-law. A request to address Committee electronically must be completed at [www.Gravenhurst.ca/PublicParticipation](http://www.Gravenhurst.ca/PublicParticipation) and **submitted prior to 12:00 pm (Noon) on the day before the Public Hearing**. Please note that the public hearing is taking place in person and any issues with electronic participation will not prevent the meeting (and a potential decision) from proceeding.

**FAILURE TO ATTEND HEARING** - If you do not attend the Hearing, it may proceed in your absence and, except as otherwise provided in the Planning Act, you will not be entitled to any further notice in the proceedings.

**NOTICE OF DECISION** - A copy of the decision of the Committee will be sent to the applicant and to each person who appeared or was represented by Counsel at the Hearing and who has filed with the Secretary-Treasurer a written request for notice of the decision.

Dated at the Town of Gravenhurst  
This 13<sup>th</sup> day of October, 2026.

Adam Ager  
Secretary-Treasurer

### **Variances Requested to Zoning By-law**

Re: Application No. A/26/2026  
RONSKI, Sarita and Jared  
Roll No. 4402-010-016-04700

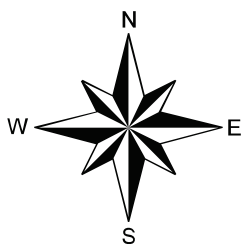
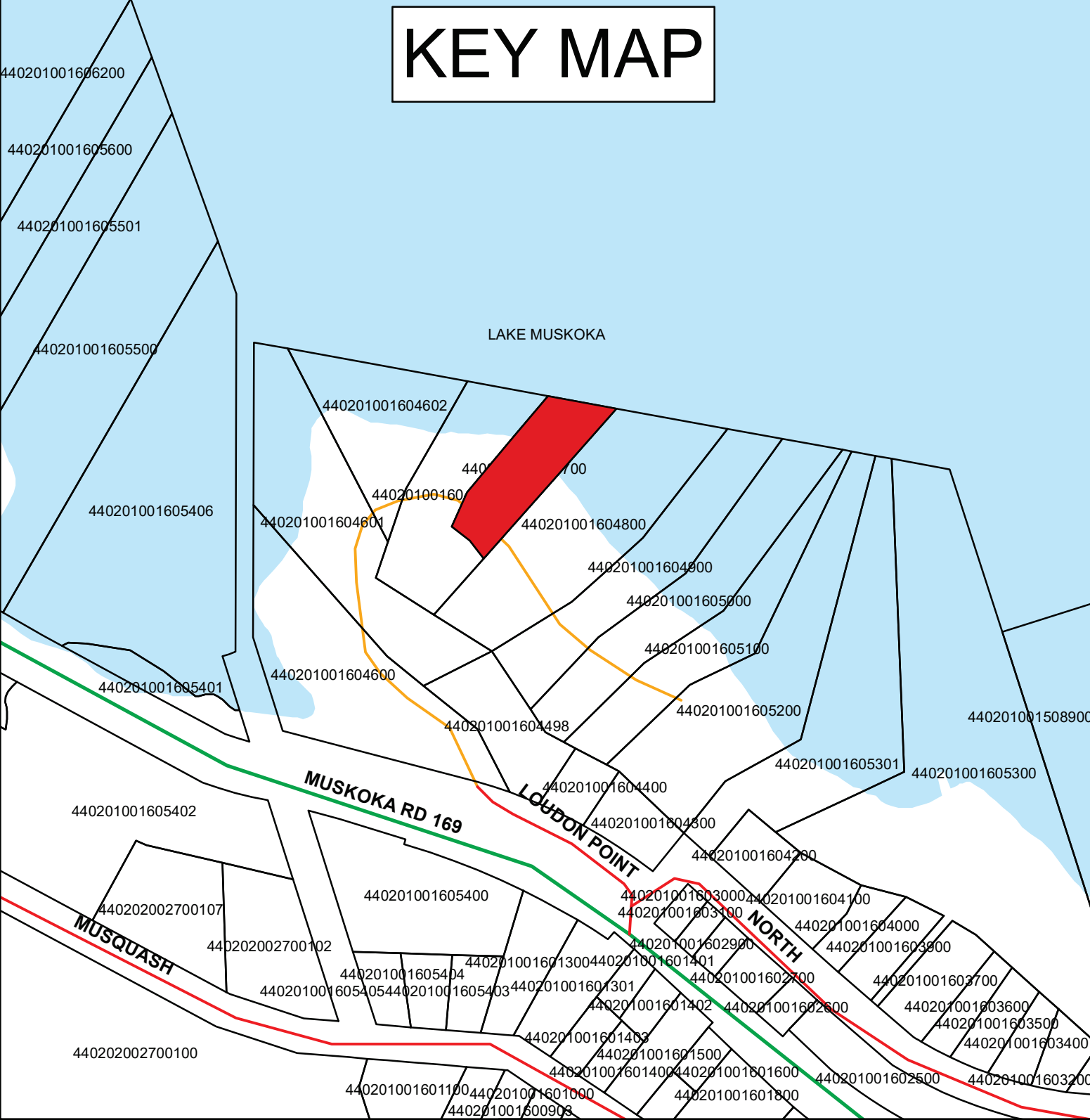
The applicants are proposing to construct a new Dock and Boathouse on the property as shown on the attached sketch dated October 13<sup>th</sup>, 2026.

The application is requesting to permit a maximum Shoreline Development Area of 174.0 square metres, where 138.0 square metres is permitted, representing a variance of 36.0 square metres.

### **ZONING BY-LAW 10-04, as amended – Residential Two (R-2)**

The property is municipally known as 410 Loudon Point Road (Zoning Grid Schedule No. E05).

## KEY MAP



1:3,050

## SCHEDULE

### Minor Variance

Application No. A/03/2024GR

RONSKI, Sarita & Jared

Con 4, Part Lot 25 (Muskoka Lake)

in the former Township of Gravenhurst

now in the Town of Gravenhurst

District Municipality of Muskoka

Being Parts 4, 5 and 7 on 35R20757

municipally known as 410 Loudin Point Road

Roll No. 010 016 04700

## Minor Variance

RONSKI, Sarita & Jared

### in the Town of Gravenhurst

Being Parts 4, 5 and 7 on 35R2

Roll No. 010 016 04700

Dated: October 13, 2026

