

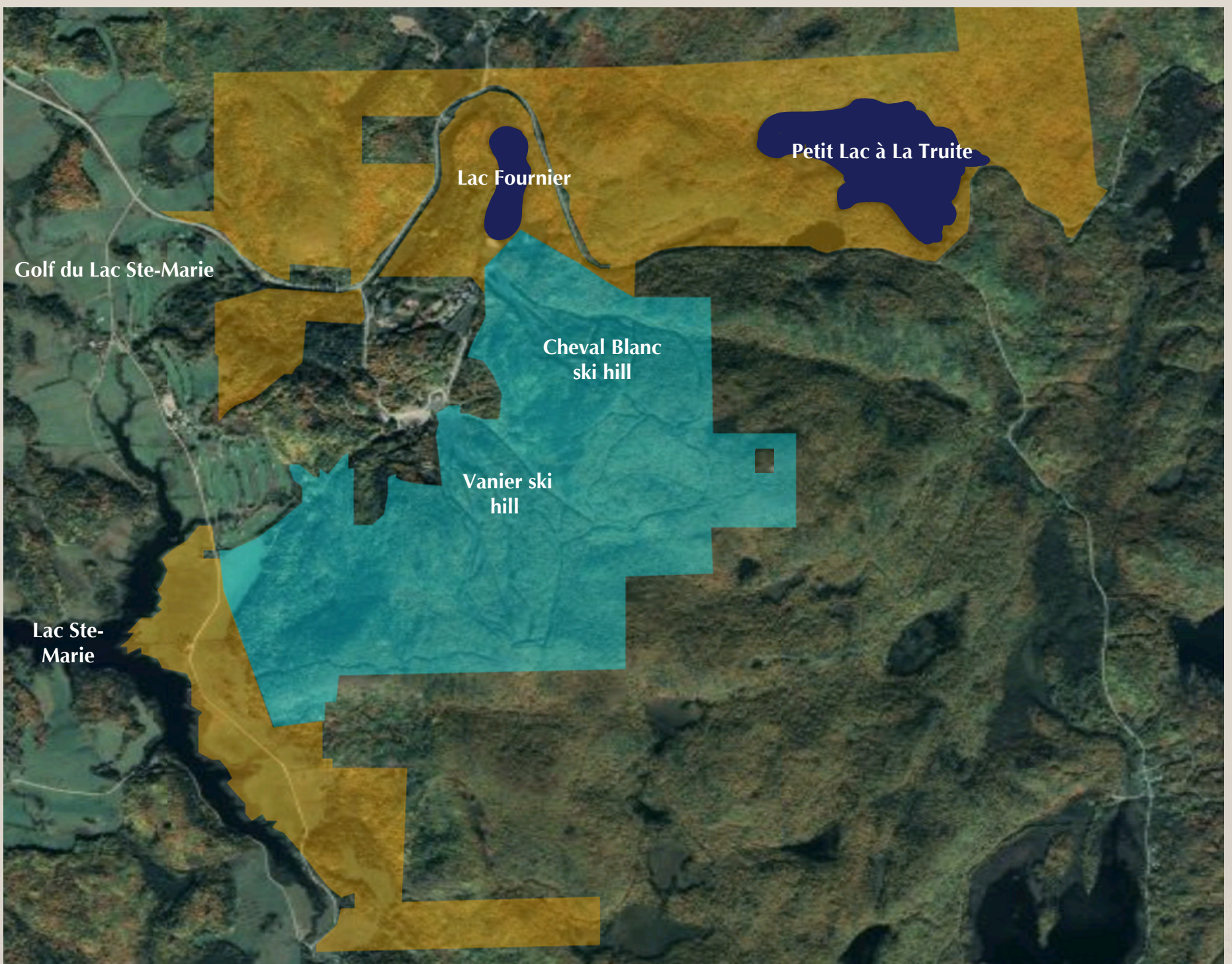
inSitu

- Mont Ste-Marie -

The inSitu team is working diligently to create an overall plan for inSitu's land and nearby ski land in the Mont Ste-Marie (MSM) region. In doing so, we have actively engaged with fellow landowners and gathered valuable input from the community through a questionnaire and direct feedback. Our plan will take this collective input into consideration and will uphold inSitu's vision, mission & core values. As we progress, we will use this document to share updates with community members.



Please refer to the map below indicating the land under consideration (**Orange**: inSitu's land, **Blue**: Ski land):





Updated Planning Objectives

inSitu is making steady progress in generating a long-term plan for the inSitu land. Throughout this process, we are considering community needs and gathering insights from stakeholders, including the Lac Ste-Marie (LSM) municipality, to shape a shared vision for the future of inSitu lands at MSM. The following updates build on our last communication (page #3), highlighting ongoing efforts and new initiatives.



PRESERVING & ESTABLISHING TRAIL NETWORKS

Actions underway:

- Partnering with Terra Sculpt Inc. to optimize and permanently integrate trail designs in the Canopie community.
- In cooperation with the municipality, moving forward with plans for a pedestrian-only link between the boardwalk in LSM and Poisson Blanc.
- Joining the Velo MSM membership Board to foster collaboration and prioritize mountain biking in planning efforts.
- Applying insights from a research trip to various mountain biking destinations to guide how we support the MSM mountain biking community.



ENSURING ENVIRONMENTAL STEWARDSHIP

Actions underway:

- Working with an environmental consultant to generate a practical and impactful sustainability framework for inSitu.
- Engaging with nature conservancies and the municipality to protect vulnerable land in perpetuity.
- Collaborating with the ecology sector of the Property Owners Association of MSM to advance environmental stewardship initiatives (e.g., signage for wildlife protection).



OFFERING ALTERNATIVE CAMPING SOLUTIONS

Actions underway:

- Exploring regulated camping in designated parking spaces at MSM.
- Establishing community partnerships to support the effective coordination and management of the campground.
- Continuing to explore locations suitable for a long-term campground and alternative accommodation options.



PROVIDING NEW & ENHANCED AMENITIES

Actions underway:

- Submitted a comprehensive land inventory to the municipality, outlining potential opportunities for future amenities and communities.
- Collaborating closely with the municipality to develop a thoughtful long-term plan to support new amenities and sustainable economic growth for the LSM and MSM community.



Preliminary Planning Objectives

As we continue to generate our plan for the land under consideration, we are pleased to share our preliminary planning objectives, generated from community consultations and the questionnaire:



PRESERVING & ESTABLISHING TRAIL NETWORKS

Actions underway:

- Collaborating with Velo MSM to minimize trail redirection and integrate trails into new communities.
- Promoting the expansion of trail networks (potentially two-way, cross country ski and pedestrian-only paths).
- Creating permanent easements to ensure select trails exist in perpetuity.



ENSURING ENVIRONMENTAL STEWARDSHIP

Actions underway:

- Looking into strategies to protect wilderness in perpetuity.
- Creating a forest management plan to sustain the health of the woodland surrounding our communities.
- Promoting and enhancing sustainable development.
- Protecting sensitive waterfronts.



OFFERING ALTERNATIVE CAMPING SOLUTIONS

Actions underway:

- Identifying areas suitable for a campground and alternative accommodation options.
- Investigating the possibility of providing campground facilities, such as washrooms and cooking spaces.
- Engaging with the municipality to understand the requirements for establishing a campground.



PROVIDING NEW & ENHANCED AMENITIES

Actions underway:

- Brainstorming potential opportunities for new food and beverage offerings and community gathering spaces.
- Beginning to introduce new residences and visitor accommodations to allow us to support new amenities.