

Tom Davies Square  
200 Brady St

Thursday, August 15, 2024  
**REVISED**

PUBLIC HEARINGS

**A0076/2024**

**CHARLOTTE VILLENEUVE  
MARC VILLENEUVE**

Ward: 11

PIN 73581 0120, Parcel 7682 SEC SES, Survey Plan 53R-5200 Part(s) 3, Lot Part 2, Concession 3, Township of McKim, 1273 Howey Drive, Sudbury, [2010-100Z, R2-2 (Low Density Residential Two)]

For relief from Part 4, Section 4.2, Table 4.1, Section 4.15, subsection 4.15.1 and 4.15.2 Section 4.37, subsection 4.37.2 b) and Part 6, Section 6.3, Table 6.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of an addition on the existing single detached dwelling providing, firstly, a minimum front yard setback of 1.9m with eaves encroaching 0.51m into the proposed 1.9m front yard setback, where a minimum front yard setback of 7.5m is required and where eaves may encroach 1.2m into the required front yard but not closer than 0.6m to the lot line, secondly, a minimum 1.9m wide landscaped open space adjacent to the full length of the lot line abutting Howey Drive, where a 3.0m wide landscaped area adjacent to the full length of the lot line shall be required abutting all public roads having a width greater than 10.0m, thirdly, a minimum of 30% landscaped open space, where a minimum of 50% of all required front yards shall be maintained as landscaped open space in low density residential one zones, fourthly, a minimum railroad setback of 20.7m, where all buildings and structures shall be setback 30.0m from any lot line abutting a railroad right-of-way, and fifthly, to permit shed 2 as identified on the site plan to provide a rear yard setback of 0.0m, where any accessory building and structure greater than 2.5m in height shall be no closer than 1.2m from the rear lot line.

**A0077/2024**

**ANNINA CIRELLI  
ONORATO CIRELLI**

Ward: 11

PIN 73572 0203, Parcel 41299 SEC SES, Lot(s) 87, Subdivision M-1021, Lot Part 11, Concession 4, Township of Neelon, 347 Third Avenue, 349 Third Avenue, Sudbury, [2010-100Z, R2-2 (Low Density Residential Two)]

For relief from Part 6, Section 6.3, Table 6.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to approve a lot to be retained subject to a future consent application, providing a minimum lot frontage of 9.05m, where 10.5m is required.

**A0078/2024**

**KATHLEEN DESJARDINS  
JEANNE EDWARDS**

Ward: 4

PIN 02179 0473, Parcel 16140 SEC SES, Lot(s) 306, Subdivision M-2S, Lot Part 7, Concession 4, Township of McKim, 564 Ash Street, Sudbury, [2010-100Z, R2-2 (Low Density Residential Two)]

For relief from Part 4, Section 4.2, Table 4.1 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the reconstruction of a deck providing a 0.4m setback from the interior side lot line, where uncovered decks greater than 1.2m in height above finished grade may encroach 1.2m into the required interior side yard but no closer than 1.2m to the interior side lot line.

**A0079/2024**

**LAURA COLEMAN  
ADAM OUELLETTE**

Ward: 2

PIN 73374 0047, Parcel 15853 SEC SWS, Surveys Plan 53R-11092 Part(s) 1 & Plan 53R-10510 Part(s) 1, Lot(s) Part 4, Subdivision M-602, Lot Part 1, Concession 1, Township of Waters, 123 Oak Ridge Road, Lively, [2010-100Z, SLS (Seasonal Limited Service)]

For relief from Part 4, Section 4.41, subsections 4.41.2 and 4.41.4 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of two additions on the existing single detached dwelling providing, firstly, a high water mark setback of 21.0m for proposed addition 1 and 18.5m for proposed addition 2 as identified on the site plan, where no person shall erect any residential building or other accessory structure closer than 30.0m to the high water mark of a lake or river, and secondly, for proposed addition 2 to be 18.5m setback from the high water mark of a lake, where only the accessory structures as set out in subsection 4.41.2, boat launches, marine railways, waterlines and heat pump loops are permitted within 20.0m of a high water mark and the area permitted to be cleared of natural vegetation in Section 4.41.3.

**A REMINDER... THE NEXT SCHEDULED MEETING IS  
WEDNESDAY, AUGUST 28, 2024**



Box 5000, Station 'A', 200 Brady Street  
 Sudbury ON P3A 5P3  
 Tel. (705) 671-2489, Ext. 4376/4346  
 Fax (705) 673-2200

Office Use Only  
 2024.01.01  
 A 007018034  
 S.P.P. AREA  
 YES  NO   
 NDCA REG. AREA  
 YES  NO

**City of Greater Sudbury**  
**APPLICATION FOR MINOR VARIANCE**

APPLICATION FEE: \$1,360.00 (includes \$320.00 legal notice fee)  
 APPLICATION FEE FOR HEDGEROWS: \$409.00 (includes \$320.00 legal notice fee)  
 CASH, DEBIT OR CHEQUE MADE PAYABLE TO: CITY OF GREATER SUDBURY

Personal information on this form is collected pursuant to the Planning Act, R.S.O. 1990 c.P.13. Any questions regarding the collection of this information may be directed to the Manager of Development Approvals. In accordance with Section 1.0.1 of the Planning Act, R.S.O. 1990 information and material required to be provided to a municipality or approval authority as part of this application shall be considered public information and shall be made available to the public.

**PLEASE PRINT. SCHEDULES MAY BE INCLUDED, IF NECESSARY.**

1) The undersigned hereby applies to the Committee of Adjustment of the City of Greater Sudbury under Section 45 of the Planning Act R.S.O. 1990, c.P. 13 for relief, as described in this application, from the By-Law, as amended.

Registered Owner(s): Charlotte Villeneuve Email: [REDACTED]  
 Mailing Address: 1273 Hawley Dr Home Phone: [REDACTED]  
 City: Sudbury Postal Code: P3B 1H6 Business Phone: [REDACTED]  
 Fax Phone: [REDACTED]

2) If the application will be represented by someone other than the registered owner(s) and/or the application is prepared and submitted by someone other than the registered owner(s), please specify.

Name of Agent: \_\_\_\_\_ Email: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ Home Phone: \_\_\_\_\_  
 Business Phone: \_\_\_\_\_  
 City: \_\_\_\_\_ Postal Code: \_\_\_\_\_ Fax Phone: \_\_\_\_\_

Note: Unless otherwise requested, all communication will be sent to the agent, if any.

3) Names and mailing addresses of any mortgagees, holders of charges or other encumbrances. (Give full particulars to ensure that any individual, company, financial institution holding a mortgage, etc. on the subject lands can be notified of this application).

Name: Credit Union (Carla Harrison)  
 Mailing Address: 9 Second Ave N  
 City: Sudbury Postal Code: P3B 3L7

4) Current Official Plan designation: living area 1 Current Zoning By-law designation: A2-2

5) a) Nature and extent of relief from the Zoning By-law for which the application is being made. (If more than five variances are being sought, a schedule may be attached to the application form). Measurements must be in metric.

Variance To	By-law Requirement	Proposed	Difference
Front	7.5	1.9	5.6
green space	50%	30%	20%
landscape area	3.0	1.9	1.1
shed 2	1.2	0	1.2
railroad	30	20.7	9.3

b) Is there an eave encroachment?  Yes  No If 'Yes', size of eaves: 0.51 (m)

c) Description of Proposal:  
Front yard set back, paved driveway regarding addition

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:  
house location railway at the back

6) Legal Description (include any abutting property registered under the same ownership).

PIN(s): 73581-0120 Township: McKim  
 Lot No.: 2 Concession No.: 3 Parcel(s):  
 Subdivision Plan No.: Lot: Reference Plan No. 378-5200 Part(s): 3  
 Municipal Address or Street(s): 1273 Howey Dr

7) Date of acquisition of subject land. July 16/2024

8) Dimensions of land affected.

Frontage 18.7 (m) Depth 30.4 (m) Area 488 (m<sup>2</sup>) Width of Street 10.5 (m)

9) Particulars of all buildings:

	house	shed #1	shed #2	Add'n.	Proposed	
Ground Floor Area:	70.84	14.7	8.64	26		(m <sup>2</sup> )
Gross Floor Area:						(m <sup>2</sup> )
No. of storeys:	1	1	1	1		
Width:	7	4.8	4.8	4.9		(m)
Length:	9.2	3	1.8	6.6		(m)
Height:	2.5	2.74	3.65	2.5		(m)

(moved)

10) Location of all buildings and structures on or proposed for the subject lands (specify distances from side, rear and front lot lines).

	house	shed #1	shed #2	Add'n.	Proposed	
Front:	1.5	24.3	24.7	1.9		(m)
Rear:	15.9	1.8	0	20.7		(m)
Side:	7.2	1.8	7.5	4.9		(m)
Side:	8.4	9.9	2.9	4.6		(m)

11) What types of water supply, sewage disposal and storm drainage are available?

- Municipally owned & operated piped water system
- Municipally owned & operated sanitary sewage system
- Lake
- Individual Well
- Communal Well
- Individual Septic System
- Communal Septic System
- Pit Privy
- Municipal Sewers/Ditches/Swales

What type of access to the land?

- Provincial Highway
- Municipal Road
- Maintained Yearly
- Maintained Seasonal
- Right-of-way
- Water
- If access is by water only, provide parking and docking facilities to be used.

12) Date(s) of construction of all buildings and structures on the subject land.  
house - 1950's shed 1 2023 shed 2 2018.

13) Existing use(s) of the subject property and length of time it / they have continued.  
 Use(s): living room/residential Length of time: Since 50's

14) Proposed use(s) of the subject property.  
 Same as #13  or, \_\_\_\_\_

15) What is the number of dwelling units on the property? 1

16) If this application is approved, would any existing dwelling units be legalized?  Yes  No  
 If "yes", how many? \_\_\_\_\_

17) Existing uses of abutting properties: residential

Acc 76/2024

18) To the best of your knowledge has the subject land ever been subject of a previous application for minor variance/permission?  Yes  No

If "yes", indicate the application number(s): \_\_\_\_\_  
or, describe briefly, \_\_\_\_\_

19) Is the property the subject of a current application for Consent (i.e. severance) under Section 53 of the Planning Act, R.S.O. 1990 c.P.13?  Yes  No

If "yes", indicate application number(s) and status of application(s): \_\_\_\_\_

20) Is the property the subject of a current application for a Plan of Subdivision under Section 51 of the Planning Act, R.S.O. 1990, c.P.13, or its predecessors?  Yes  No

If "Yes", indicate application number(s) and status of application(s): \_\_\_\_\_

21) Is this property located within an area subject to the Greater Sudbury Source Protection Plan?  Yes  No

If "yes", provide details on how the property is designated in the Source Protection Plan. \_\_\_\_\_

**PART A: OWNER ACKNOWLEDGEMENT AND CONSENT**

I/We, Marc Villeneuve / Charlotte Villeneuve (please print all names), the registered owner(s) of the property described as 1273 Howey Dr  
in the City of Greater Sudbury:

**Collection, Use and Disclosure of Information:**

- a) acknowledge that personal information collected on this form is collected pursuant to the *Planning Act*, R.S.O. 1990, c.P.13 for the purpose of processing this planning application;
- b) acknowledge that it is the practice of the City of Greater Sudbury, in accordance with section 1.0.1 of the *Planning Act*, R.S.O. 1990, c.P.13, to provide public access to all planning applications and documents, including but not limited to reports, studies and drawings, required by the City of Greater Sudbury in support of this application ("Supporting Documentation") and provided to the City by me, my agents, my consultants and my solicitors;
- c) in accordance with the *Municipal Freedom of Information and Protection of Privacy Act*, consent to the use and disclosure of this application and any Supporting Documentation, inclusive of any personal information, to any person or entity, in any manner chosen by the City, including copying, posting on the City's website, advertising in a newspaper, routine distribution to members of council and in staff reports, or releasing to a third party upon third party request;
- d) grant the City permission to reproduce, in whole or in part, the application and Supporting Documentation for internal use, inclusion in staff reports, distribution to the public for the purpose of public consultation or any other use associated with the purpose of review and implementation of the application;

**Authority to Enter Land and Photograph**

- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- f) acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land Tribunal, the City of Greater Sudbury may not attend at the Ontario Land Tribunal hearing unless the City is provided with the City's required fee for attendance at the hearing;

**Appointment of Authorized Agent**

g) appoint and authorize Marc Villeneuve (please print name of Agent), to act as my/our agent with regard to this application to the City of Greater Sudbury, including but not limited to receiving all correspondence, attending at any hearings, fulfilling any conditions, and providing any approvals or consents and ratify, confirm, and adopt as my/our own, the acts, representations, replies and commitments made by the agent on my/our behalf.

Dated this 16 day of July, 202024

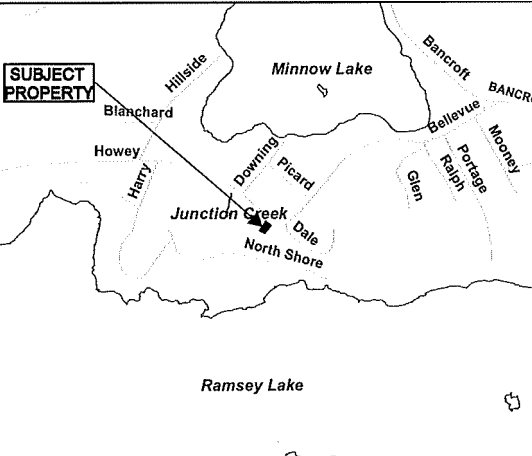
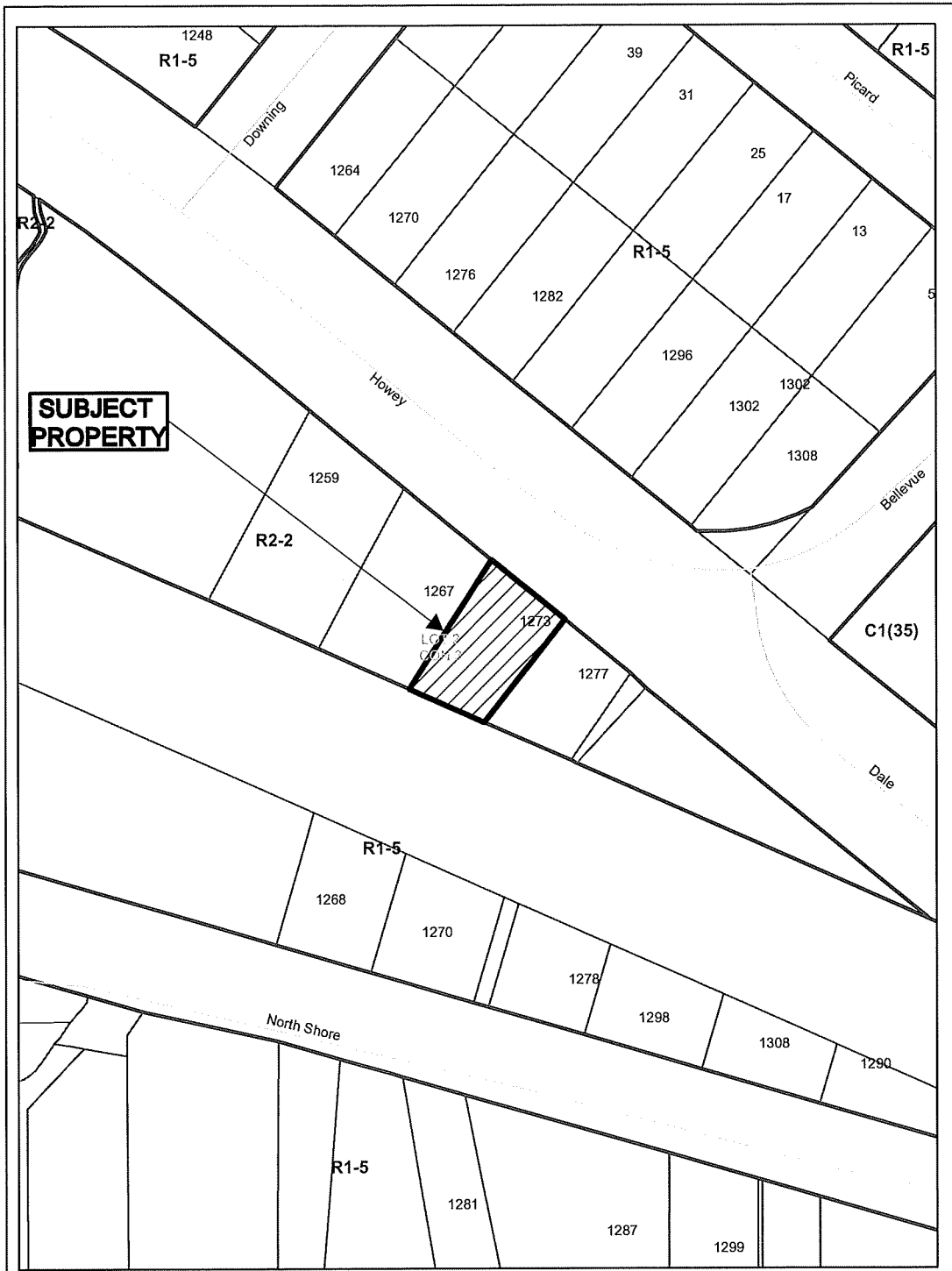
Kathy Cilli  
(witness)


Charlotte Villeneuve  
signature of Owner(s) or Signing Officer or Authorized Agent  
Print Name: Charlotte Villeneuve

\*I have authority to bind the Corporation

A0076/2024





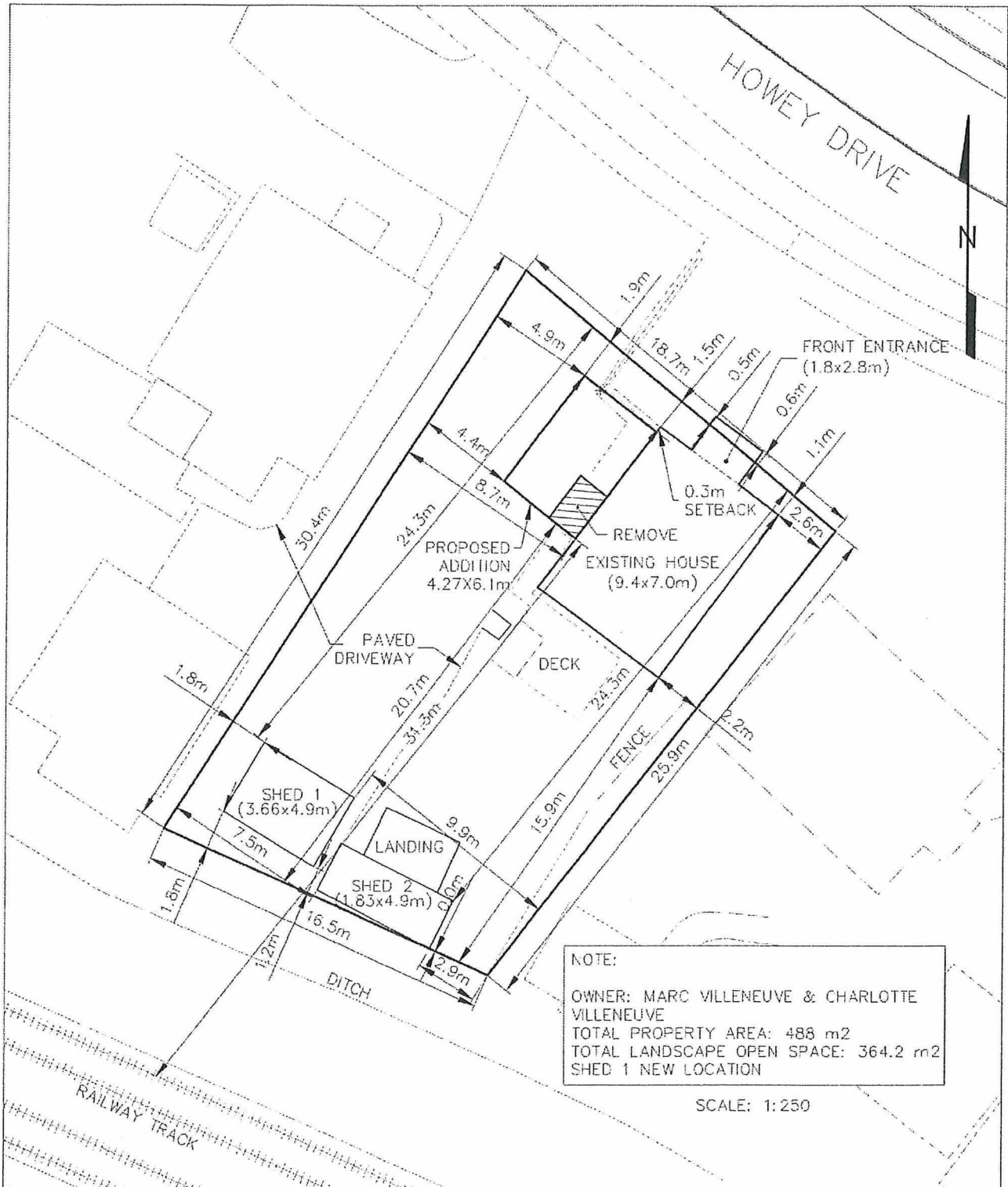


**Application for Minor Variance or Permission**

Subject Property being PIN 73581-0120,  
 Parcel 7682 SEC SES,  
 Part 3 on Plan 53R-5200,  
 Part Lot 2, Concession 3,  
 Township of McKim,  
 1273 Howey Drive, Sudbury,  
 City of Greater Sudbury

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Sketch 1, NTS A0076/2024  
 NDCA Date: 2024 07 24



A0076/2024  
Sketch 2



Box 5000, Station 'A', 200 Brady Street  
 Sudbury ON P3A 5P3  
 Tel. (705) 671-2489, Ext. 4376/4346  
 Fax (705) 673-2200

Office Use Only 2024.01.01
A 0077/2024
S.P.P. AREA YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
NDCA REG. AREA YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>

## City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

APPLICATION FEE: \$1,360.00 (includes \$320.00 legal notice fee)  
 APPLICATION FEE FOR HEDGEROWS: \$409.00 (includes \$320.00 legal notice fee)  
 CASH, DEBIT OR CHEQUE MADE PAYABLE TO: CITY OF GREATER SUDBURY

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**PLEASE PRINT. SCHEDULES MAY BE INCLUDED, IF NECESSARY.**

1) The undersigned hereby applies to the Committee of Adjustment of the City of Greater Sudbury under Section 45 of the Planning Act R.S.O. 1990, c.P. 13 for relief, as described in this application.

Registered Owner(s): ONORATO and ANNINA CIRELLI  
 Mailing Address: 247A Lasalle Blvd  
 City: SUDBURY Postal Code: P3A 4R7 Fax Phone: \_\_\_\_\_

2) If the application will be represented by someone other than the registered owner(s) and/or the application is prepared and submitted by someone other than the registered owner(s), please specify.

Name of Agent: \_\_\_\_\_ Email: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ Home Phone: \_\_\_\_\_  
 \_\_\_\_\_ Business Phone: \_\_\_\_\_  
 City: \_\_\_\_\_ Postal Code: \_\_\_\_\_ Fax Phone: \_\_\_\_\_

Note: Unless otherwise requested, all communication will be sent to the agent, if any.

3) Names and mailing addresses of any mortgagees, holders of charges or other encumbrances. (Give full particulars to ensure that any individual, company, financial institution holding a mortgage, etc. on the subject lands can be notified of this application).

Name: NONE  
 Mailing Address: \_\_\_\_\_  
 City: \_\_\_\_\_ Postal Code: \_\_\_\_\_

4) Current Official Plan designation: Living Area 1 Current Zoning By-law designation: R2-2

5) a) Nature and extent of relief from the Zoning By-law for which the application is being made. (If more than five variances are being sought, a schedule may be attached to the application form). Measurements must be in metric.

Variance To	By-law Requirement	Proposed	Difference
Minimum lot frontage	9.0m <sup>+1.5m</sup> corner lot	9.05m	1.45m

b) Is there an eave encroachment?  Yes  No If 'Yes', size of eaves: \_\_\_\_\_ (m)

c) Description of Proposal: Separating current lot into 2 properties. Reduced corner lot frontage.

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law: corner lot would be short on minimum lot frontage by 1.45 meters

6) Legal Description (include any abutting property registered under the same ownership).

PIN(s): \_\_\_\_\_ Township: NEELON  
 Lot No.: 11 Concession No.: 4 Parcel(s): 41294  
 Subdivision Plan No.: M1021 Lot: 87 Reference Plan No.: \_\_\_\_\_ Part(s): \_\_\_\_\_  
 Municipal Address or Street(s): 347 + 349 THIRD AVE

7) Date of acquisition of subject land. October 1985

8) Dimensions of land affected.

Frontage 18.1 (m) Depth 32.2 (m) Area 739.3 (m<sup>2</sup>) Width of Street \_\_\_\_\_ (m)

9) Particulars of all buildings:

	Existing		Proposed	
Ground Floor Area:	<u>114.27</u>	(m <sup>2</sup> )	347 Third Ave	349 Third Ave (m <sup>2</sup> )
Gross Floor Area:	<u>230</u>	(m <sup>2</sup> )	GF area 54.51m <sup>2</sup>	GF area 52.46 m <sup>2</sup>
No. of storeys:	<u>2</u>		Gross area 114.27m <sup>2</sup>	Gross area 117.24m <sup>2</sup>
Width:	<u>12.14</u>	(m)	2 storeys in <u>CHANGE</u>	2 storeys
Length:	<u>9.6</u>	(m)	W 5.48m and 4.02m	W 6.09m (m)
Height:	<u>6.7</u>	(m)	L 5.48m and 6.09m	L 6.00m (m)
			H 6.4 m	H 6.4 m (m)

10) Location of all buildings and structures on or proposed for the subject lands (specify distances from side, rear and front lot lines).

	Existing		Proposed	
Front:	<u>9.5</u>	(m)	349 Third Ave	Front centre 10.9m (m)
Rear:	<u>8.9</u>	(m)	347 Third Ave	Front corner 13.5m (m)
Side:	<u>5.09</u>	(m)	Front centre 10.6m	Rear centre 10.5m (m)
Side:	<u>3.6</u>	(m)	Front corner 9.3m	Rear corner 8.9m (m)
			Rear centre 11.5m	Side at front corner
			Rear corner 12.7m	Side 3.8m
			Side 3.8m	5.09m and rear corner 6.7m

11) What types of water supply, sewage disposal and storm drainage are available?

What type of access to the land?

- |   |                                     |  |                                     |
|---|-------------------------------------|--|-------------------------------------|
| Municipally owned & operated piped water system     | <input checked="" type="checkbox"/> | Provincial Highway   | <input type="checkbox"/>            |
| Municipally owned & operated sanitary sewage system | <input checked="" type="checkbox"/> | Municipal Road   | <input type="checkbox"/>            |
| Lake  | <input type="checkbox"/>            | Maintained Yearly  | <input checked="" type="checkbox"/> |
| Individual Well                                     | <input type="checkbox"/>            | Maintained Seasonal  | <input type="checkbox"/>            |
| Communal Well                                       | <input type="checkbox"/>            | Right-of-way   | <input type="checkbox"/>            |
| Individual Septic System                            | <input type="checkbox"/>            | Water  | <input type="checkbox"/>            |
| Communal Septic System                              | <input type="checkbox"/>            | If access is by water only, provide parking and docking facilities to be used. |                                     |
| Pit Privy   | <input type="checkbox"/>            |  |                                     |
| Municipal Sewers/Ditches/Swales                     | <input type="checkbox"/>            |  |                                     |

12) Date(s) of construction of all buildings and structures on the subject land.

August 1993

13) Existing use(s) of the subject property and length of time it / they have continued.

Use(s): Semi-D Length of time: 31

14) Proposed use(s) of the subject property.

Same as #13  or, \_\_\_\_\_

15) What is the number of dwelling units on the property? 2

16) If this application is approved, would any existing dwelling units be legalized?  Yes  No

If "yes", how many? \_\_\_\_\_

17) Existing uses of abutting properties: Residential and Park

A007710024

18) To the best of your knowledge has the subject land ever been subject of a previous application for minor variance/permission?  Yes  No

If "yes", indicate the application number(s): \_\_\_\_\_ or, describe briefly, \_\_\_\_\_

19) Is the property the subject of a current application for Consent (i.e. severance) under Section 53 of the Planning Act, R.S.O. 1990 c.P.13?  Yes  No

If "yes", indicate application number(s) and status of application(s): Consent application

20) Is the property the subject of a current application for a Plan of Subdivision under Section 51 of the Planning Act, R.S.O. 1990, c.P.13, or its predecessors?  Yes  No

If 'Yes', indicate application number(s) and status of application(s): \_\_\_\_\_

21) Is this property located within an area subject to the Greater Sudbury Source Protection Plan?  Yes  No

If "yes", provide details on how the property is designated in the Source Protection Plan. Ramsay Lake  
IPZ 3 score 6+

**PART A: OWNER ACKNOWLEDGEMENT AND CONSENT**

I/We, ONORATO and ANNINA CIRELLI (please print all names), the registered owner(s) of the property described as 347 1349 THIRD AVE

in the City of Greater Sudbury:

**Collection, Use and Disclosure of Information:**

- a) acknowledge that personal information collected on this form is collected pursuant to the *Planning Act*, R.S.O. 1990, c.P.13 for the purpose of processing this planning application;
- b) acknowledge that it is the practice of the City of Greater Sudbury, in accordance with section 1.0.1 of the *Planning Act*, R.S.O. 1990, c.P.13, to provide public access to all planning applications and documents, including but not limited to reports, studies and drawings, required by the City of Greater Sudbury in support of this application ("Supporting Documentation") and provided to the City by me, my agents, my consultants and my solicitors;
- c) in accordance with the *Municipal Freedom of Information and Protection of Privacy Act*, consent to the use and disclosure of this application and any Supporting Documentation, inclusive of any personal information, to any person or entity, in any manner chosen by the City, including copying, posting on the City's website, advertising in a newspaper, routine distribution to members of council and in staff reports, or releasing to a third party upon third party request;
- d) grant the City permission to reproduce, in whole or in part, the application and Supporting Documentation for internal use, inclusion in staff reports, distribution to the public for the purpose of public consultation or any other use associated with the purpose of review and implementation of the application;

**Authority to Enter Land and Photograph**

- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- f) acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land Tribunal, the City of Greater Sudbury may not attend at the Ontario Land Tribunal hearing unless the City is provided with the City's required fee for attendance at the hearing;

**Appointment of Authorized Agent**

g) appoint and authorize ONORATO CIRELLI (please print name of Agent), to act as my/our agent with regard to this application to the City of Greater Sudbury, including but not limited to receiving all correspondence, attending at any hearings, fulfilling any conditions, and providing any approvals or consents and ratify, confirm, and adopt as my/our own, the acts, representations, replies and commitments made by the agent on my/our behalf.

Dated this 11<sup>th</sup> day of July, 2024

x R. Cirelli  
(witness) Roberta Cirelli

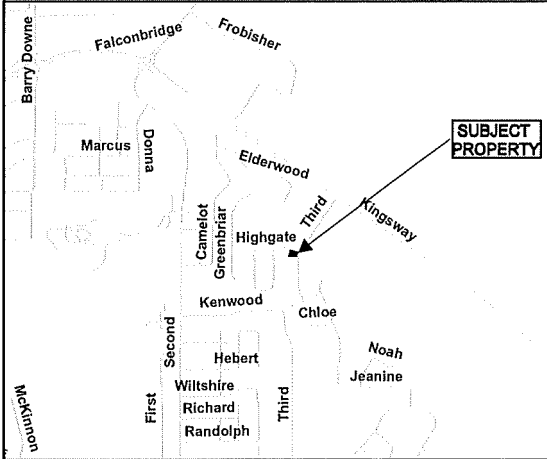
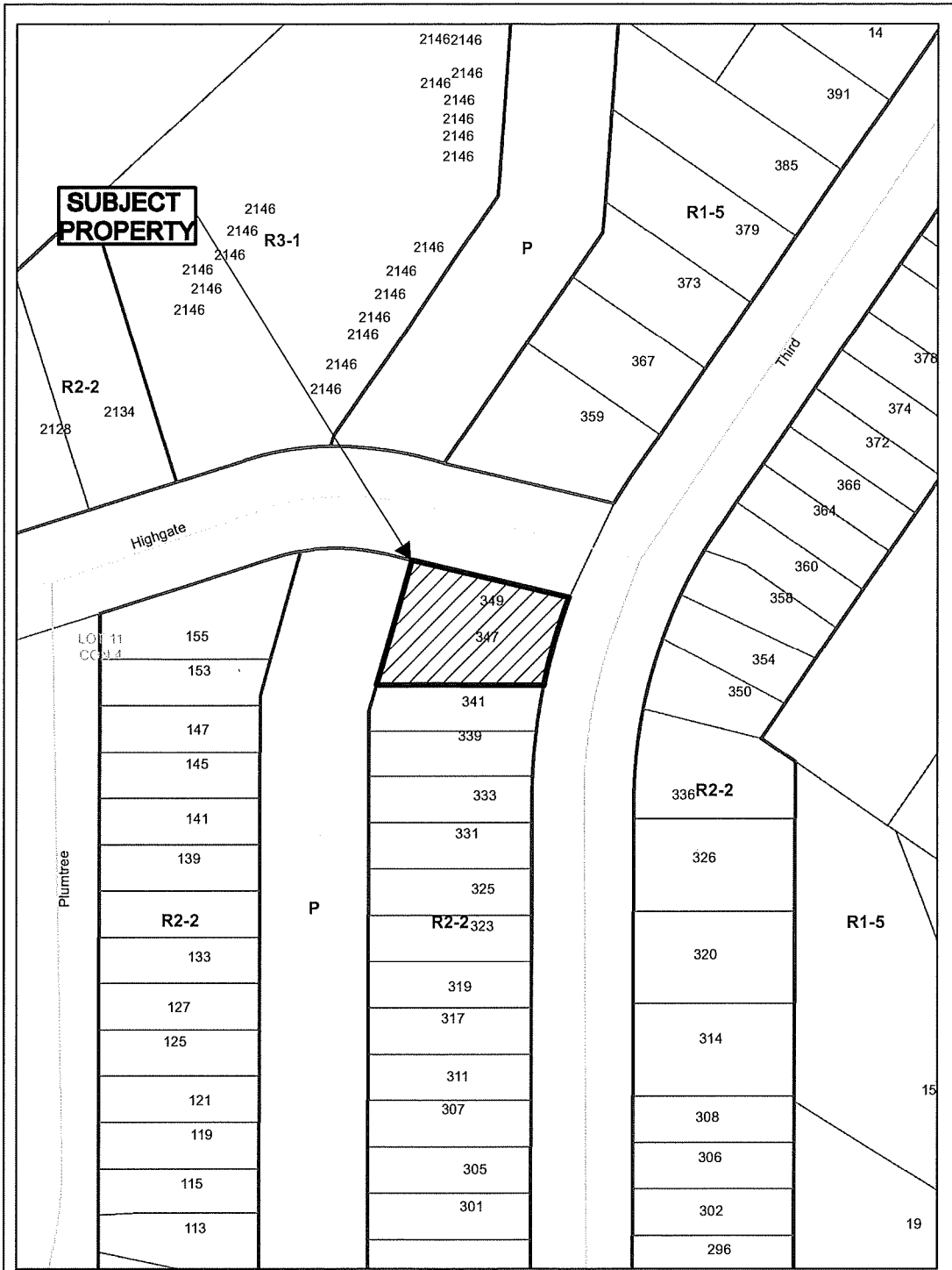
x Onorato Cirelli  
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: ONORATO CIRELLI ANNINA CIRELLI

\*I have authority to bind the Corporation

1007712024





**Application for Minor Variance or Permission**



Subject Property being PIN 73572-0203,  
 Parcel 41299 SEC SES,  
 Lot 87, Plan M-1021,  
 Part Lot 11, Concession 4,  
 Township of Neelon,  
 347 and 349 Third Avenue, Sudbury,  
 City of Greater Sudbury

Sketch 1, NTS  
 NDCA

A0077/2024  
 Date: 2024 07 25





6) Legal Description (include any abutting property registered under the same ownership).

PIN(s): 02179-0473 Township: McKim  
 Lot No.: 7 Concession No.: 4 Parcel(s): 306  
 Subdivision Plan No.: \_\_\_\_\_ Lot: \_\_\_\_\_ Reference Plan No.: M2S Part(s): \_\_\_\_\_  
 Municipal Address or Street(s): 564 Ash Street, Sudbury, ON P3C 2A6

7) Date of acquisition of subject land. November 5, 2021

8) Dimensions of land affected.

Frontage +/- 14.021 (m) Depth +/- 37.18(m) Area +/- 521,384 (m<sup>2</sup>) Width of Street +/- 10 (m)

9) Particulars of all buildings:

	Existing		Proposed	
Ground Floor Area:	<u>Home: 68, Carport: 80</u>	<u>(m<sup>2</sup>)</u>	<u>Deck: 26</u>	<u>(m<sup>2</sup>)</u>
Gross Floor Area:	<u>Home+Carport: 148</u>	<u>(m<sup>2</sup>)</u>	<u>Deck: 26</u>	<u>(m<sup>2</sup>)</u>
No. of storeys:	<u>1</u>		<u>1</u>	
Width:	<u>Home: 8.23, Carport: 4.42</u>	<u>(m)</u>	<u>Deck: 4.42</u>	<u>(m)</u>
Length:	<u>Home: 7.92, Carport: 12.75</u>	<u>(m)</u>	<u>Deck: 7.2</u>	<u>(m)</u>
Height:	<u>Home: 4, Carport: 3</u>	<u>(m)</u>	<u>Deck: 1.68</u>	<u>(m)</u>

10) Location of all buildings and structures on or proposed for the subject lands (specify distances from side, rear and front lot lines).

	Existing		Proposed	
Front:	<u>Home&amp;Carport: 4.57</u>	<u>(m)</u>	<u>Deck: 15.24</u>	<u>(m)</u>
Rear:	<u>Home: 23.2, Carport: 19.8</u>	<u>(m)</u>	<u>Deck: 14.8</u>	<u>(m)</u>
Side:	<u>Home: 0.97, Carport: 9.2</u>	<u>(m)</u>	<u>Deck: 9.2</u>	<u>(m)</u>
Side:	<u>Home: 4.81, Carport 0.41</u>	<u>(m)</u>	<u>Deck: 0.41</u>	<u>(m)</u>

11) What types of water supply, sewage disposal and storm drainage are available?

What type of access to the land?

- |   |                                     |  |                                     |
|---|-------------------------------------|--|-------------------------------------|
| Municipally owned & operated piped water system     | <input checked="" type="checkbox"/> | Provincial Highway   | <input type="checkbox"/>            |
| Municipally owned & operated sanitary sewage system | <input checked="" type="checkbox"/> | Municipal Road   | <input type="checkbox"/>            |
| Lake  | <input type="checkbox"/>            | Maintained Yearly  | <input checked="" type="checkbox"/> |
| Individual Well                                     | <input type="checkbox"/>            | Maintained Seasonal  | <input checked="" type="checkbox"/> |
| Communal Well                                       | <input type="checkbox"/>            | Right-of-way   | <input type="checkbox"/>            |
| Individual Septic System                            | <input type="checkbox"/>            | Water  | <input type="checkbox"/>            |
| Communal Septic System                              | <input type="checkbox"/>            | If access is by water only, provide parking and docking facilities to be used. |                                     |
| Pit Privy   | <input type="checkbox"/>            |  |                                     |
| Municipal Sewers/Ditches/Swales                     | <input type="checkbox"/>            |  |                                     |

12) Date(s) of construction of all buildings and structures on the subject land.

House = 1947

13) Existing use(s) of the subject property and length of time it / they have continued.

Use(s): Residential Length of time: Since Construction

14) Proposed use(s) of the subject property.

Same as #13  or, \_\_\_\_\_

15) What is the number of dwelling units on the property? 1

16) If this application is approved, would any existing dwelling units be legalized?  Yes  No

If "yes", how many? \_\_\_\_\_

17) Existing uses of abutting properties: Residential

*10078/2024*

18) To the best of your knowledge has the subject land ever been subject of a previous application for minor variance/permission?  Yes  No

If "yes", indicate the application number(s): \_\_\_\_\_ or, describe briefly, \_\_\_\_\_

19) Is the property the subject of a current application for Consent (i.e. severance) under Section 53 of the Planning Act, R.S.O. 1990 c.P.13?  Yes  No

If "yes", indicate application number(s) and status of application(s): \_\_\_\_\_

20) Is the property the subject of a current application for a Plan of Subdivision under Section 51 of the Planning Act, R.S.O. 1990, c.P.13, or its predecessors?  Yes  No

If 'Yes', indicate application number(s) and status of application(s): \_\_\_\_\_

21) Is this property located within an area subject to the Greater Sudbury Source Protection Plan?  Yes  No

If "yes", provide details on how the property is designated in the Source Protection Plan. \_\_\_\_\_

**PART A: OWNER ACKNOWLEDGEMENT AND CONSENT**

I/We, Jeanne Edwards (please print all names), the registered owner(s) of the property described as 564 Ash Street, Sudbury, ON P3C 2A6 in the City of Greater Sudbury:

**Collection, Use and Disclosure of Information:**

- a) acknowledge that personal information collected on this form is collected pursuant to the *Planning Act*, R.S.O. 1990, c.P.13 for the purpose of processing this planning application;
- b) acknowledge that it is the practice of the City of Greater Sudbury, in accordance with section 1.0.1 of the *Planning Act*, R.S.O. 1990, c.P.13, to provide public access to all planning applications and documents, including but not limited to reports, studies and drawings, required by the City of Greater Sudbury in support of this application ("Supporting Documentation") and provided to the City by me, my agents, my consultants and my solicitors;
- c) in accordance with the *Municipal Freedom of Information and Protection of Privacy Act*, consent to the use and disclosure of this application and any Supporting Documentation, inclusive of any personal information, to any person or entity, in any manner chosen by the City, including copying, posting on the City's website, advertising in a newspaper, routine distribution to members of council and in staff reports, or releasing to a third party upon third party request;
- d) grant the City permission to reproduce, in whole or in part, the application and Supporting Documentation for internal use, inclusion in staff reports, distribution to the public for the purpose of public consultation or any other use associated with the purpose of review and implementation of the application;

**Authority to Enter Land and Photograph**

- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- f) acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land Tribunal, the City of Greater Sudbury may not attend at the Ontario Land Tribunal hearing unless the City is provided with the City's required fee for attendance at the hearing;

**Appointment of Authorized Agent**

g) appoint and authorize Nic Lafontaine / Komri Engineering (please print name of Agent), to act as my/our agent with regard to this application to the City of Greater Sudbury, including but not limited to receiving all correspondence, attending at any hearings, fulfilling any conditions, and providing any approvals or consents and ratify, confirm, and adopt as my/our own, the acts, representations, replies and commitments made by the agent on my/our behalf.

Dated this 29 day of July, 2024

[Signature]  
(witness)

J. Edwards  
signature of Owner(s) or Signing Officer or Authorized Agent  
Print Name: Jeanne Edwards

\*I have authority to bind the Corporation

A0078/2024

18) To the best of your knowledge has the subject land ever been subject of a previous application for minor variance/permission?  Yes  No

If "yes", indicate the application number(s): \_\_\_\_\_ or, describe briefly, \_\_\_\_\_

19) Is the property the subject of a current application for Consent (i.e. severance) under Section 53 of the Planning Act, R.S.O. 1990 c.P.13?  Yes  No

If "yes", indicate application number(s) and status of application(s): \_\_\_\_\_

20) Is the property the subject of a current application for a Plan of Subdivision under Section 51 of the Planning Act, R.S.O. 1990, c.P.13, or its predecessors?  Yes  No

If 'Yes', indicate application number(s) and status of application(s): \_\_\_\_\_

21) Is this property located within an area subject to the Greater Sudbury Source Protection Plan?  Yes  No

If "yes", provide details on how the property is designated in the Source Protection Plan. \_\_\_\_\_

**PART A: OWNER ACKNOWLEDGEMENT AND CONSENT**

I/We, Kathleen Desjardins (please print all

names), the registered owner(s) of the property described as 564 Ash Street, Sudbury, ON P3C 2A6

in the City of Greater Sudbury:

**Collection, Use and Disclosure of Information:**

- a) acknowledge that personal information collected on this form is collected pursuant to the *Planning Act*, R.S.O. 1990, c.P.13 for the purpose of processing this planning application;
- b) acknowledge that it is the practice of the City of Greater Sudbury, in accordance with section 1.0.1 of the *Planning Act*, R.S.O. 1990, c.P.13, to provide public access to all planning applications and documents, including but not limited to reports, studies and drawings, required by the City of Greater Sudbury in support of this application ("Supporting Documentation") and provided to the City by me, my agents, my consultants and my solicitors;
- c) in accordance with the *Municipal Freedom of Information and Protection of Privacy Act*, consent to the use and disclosure of this application and any Supporting Documentation, inclusive of any personal information, to any person or entity, in any manner chosen by the City, including copying, posting on the City's website, advertising in a newspaper, routine distribution to members of council and in staff reports, or releasing to a third party upon third party request;
- d) grant the City permission to reproduce, in whole or in part, the application and Supporting Documentation for internal use, inclusion in staff reports, distribution to the public for the purpose of public consultation or any other use associated with the purpose of review and implementation of the application;

**Authority to Enter Land and Photograph**

- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- f) acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land Tribunal, the City of Greater Sudbury may not attend at the Ontario Land Tribunal hearing unless the City is provided with the City's required fee for attendance at the hearing;

**Appointment of Authorized Agent**

g) appoint and authorize Nic Lafontaine / Komri Engineering (please print name of Agent), to act as my/our agent with regard to this application to the City of Greater Sudbury, including but not limited to receiving all correspondence, attending at any hearings, fulfilling any conditions, and providing any approvals or consents and ratify, confirm, and adopt as my/our own, the acts, representations, replies and commitments made by the agent on my/our behalf.

Dated this 19 day of June, 2024

[Signature]  
(witness)

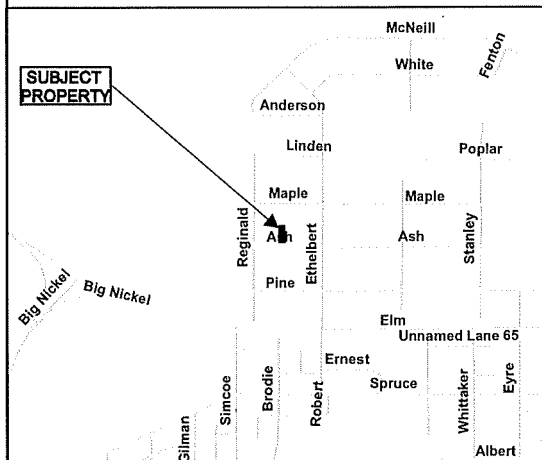
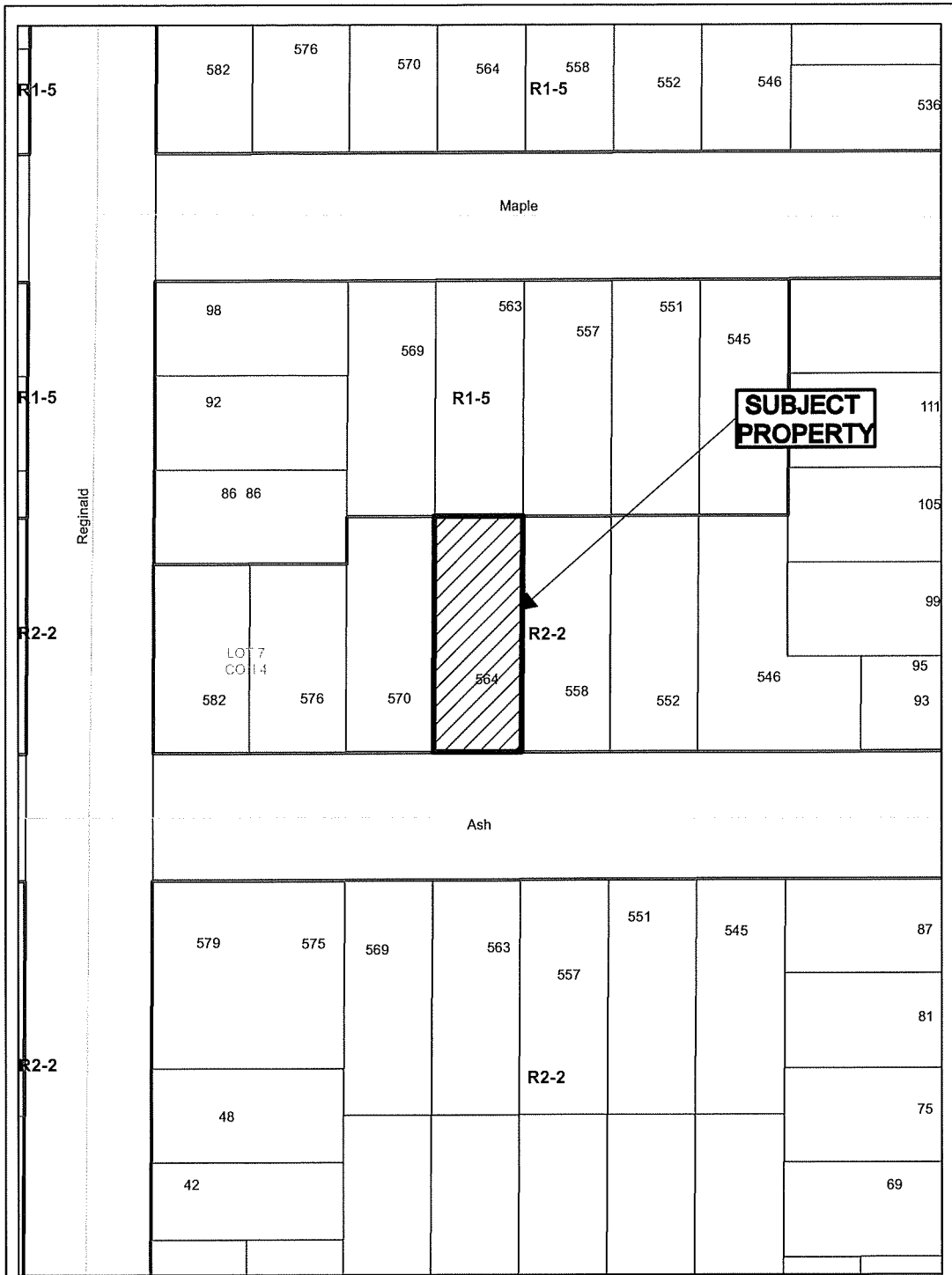
[Signature]  
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Kathleen Desjardins

\*I have authority to bind the Corporation

A00781/2024





### Application for Minor Variance or Permission



Subject Property being PIN 02179-0473,  
 Parcel 16140 SEC SES,  
 Lot 306, Plan M-2S, Part Lot 7, Concession 4,  
 Township of McKim,  
 564 Ash Street, Sudbury,  
 City of Greater Sudbury

Sketch 1, NTS  
 NDCA  
 A0078/2024  
 Date: 2024 07 25

**DEMOLITION LEGEND**

- (D) DEMOLITION TAG REFER TO DEMOLITION NOTES
- (R) DENOTES EXISTING ITEMS TO REMAIN
- (-) DENOTES ITEMS TO BE REMOVED - REFER TO DEMOLITION NOTES

**DEMOLITION NOTES (GENERAL):**

1. REFER TO STRUCTURAL DRAWINGS FOR LIFTED REQUIREMENTS PRIOR TO COMMENCEMENT OF ANY DEMOLITION WORK.
2. REFER TO DEMOLITION FLOOR PLAN AND COORDINATE WORK BETWEEN TRADES.
3. REFER TO ALL FILES FOR ADDITIONAL DEMOLITION NOTES AND REQUIREMENTS.
4. ALL ELECTRICAL DEVICES SUBJECT TO DUST AND DEBRIS ARE TO BE REMOVED PRIOR TO DEMOLITION PHASE AND MONITORED DURING CONSTRUCTION PHASE. MAKE SAFE ALL ELECTRICAL.
5. PROTECT EXISTING MECHANICAL AND ELECTRICAL SYSTEMS WHEN EXPOSED TO THE ELEMENTS.
6. MECHANICAL DUCTS ARE TO BE CAPPED DURING DEMOLITION PHASE TO PREVENT THE SPREAD OF DUST TO THE REST OF THE BUILDING UNTIL IN OPERATION.
7. ALL REMOVED ITEMS NOT RE-USED IN NEW CONSTRUCTION OR TURN OVER TO OWNER, SHALL BE REMOVED OFF SITE.
8. PROTECT EXISTING FLOORS, WALLS, EQUIPMENT, MILLWORK AND OTHER PERMANENT FEATURES FROM DAMAGE DURING DEMOLITION AND CONSTRUCTION OF THE TRUSS. A MINIMUM USE POLYETHYLENE AND PLYWOOD HOARDING, PROTECT EXISTING MECHANICAL AND ELECTRICAL SYSTEMS TO REMAIN, PROVIDE WATER TIGHT ENCLOSURE AT THESE SYSTEMS WHEN EXPOSED TO THE ELEMENTS.
9. ALL REMOVED ITEMS NOT RE-USED IN NEW CONSTRUCTION OR TURN OVER TO OWNER, SHALL BE REMOVED OFF SITE.

**DEMOLITION NOTES (TAGS):**

- (D) CONTRACTOR TO HEAVILY FENCE AND REMOVE EXISTING DECK INCLUDING BUT NOT LIMITED TO FLOOR JOISTS, BEAMS, CORNERS, ENCLOSURE, EGRESS, RAILINGS, STAIRS, ETC. MAKE GOOD ALL SURFACES IN PREPARATION OF NEW. REFER TO FLOOR PLANS & STRUCTURAL PLANS.

**CONSTRUCTION NOTES (TAGS):**

- (C) CONTRACTOR TO INSTALL RAILING AS PER D.C.C 50.7 OR PROVIDE PILING SEALED SHIP DRAWINGS.
- (N) NEW JOISTS TO BEAR ON EXISTING BEAM

**FLOOR ASSEMBLIES:**

- TYPICAL P.T. 2x12 DECK FLOOR ASSEMBLY
  - 5/8" P.T. DECK BOARDS
  - 1/2" P.T. SPP NO. 10x16 HANG JOISTS @ 16" O.C. CW BRACING - REFER TO STRUCTURAL

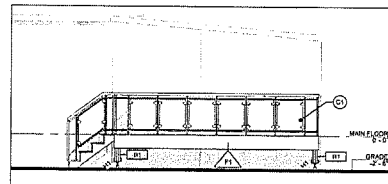
**HELICAL SCHEDULE**

IDENTITY	SIZE	ALL FILES TO BE INSTALLED TO A MIN. DEPTH OF 8'-0"
H1	3/4" HELICAL PILE BY STIHLER W SADDLE CW CONNECTION CF = 1500 N/IN, TH = 1.500 IN	

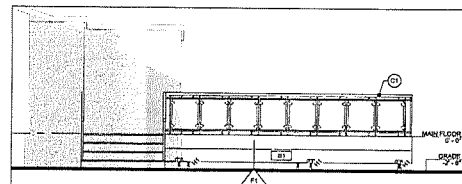
**BEAM SCHEDULE**

IDENTITY	SIZE
B1	P.T. 2x12 2x16 SPP NO. 10x16

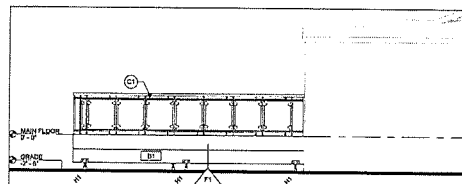
ALL FILES TO BE INSTALLED TO A MIN. DEPTH OF 8'-0"



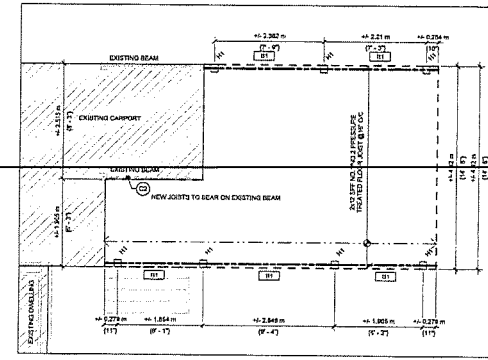
**SOUTH ELEVATION**  
1/4" = 1'-0"



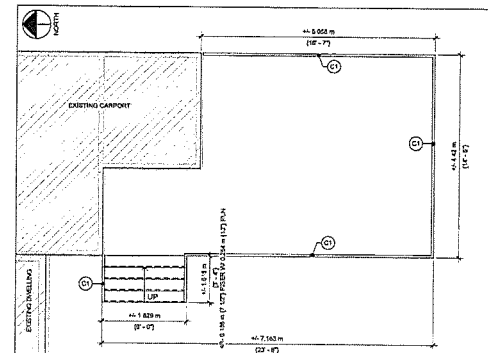
**WEST ELEVATION**  
1/4" = 1'-0"



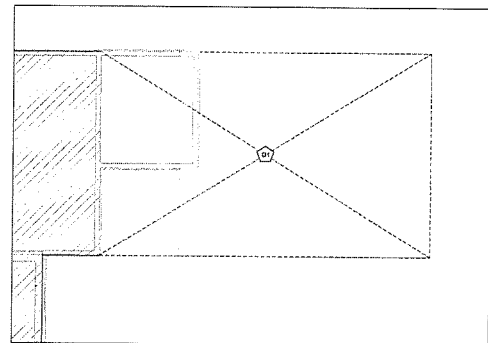
**EAST ELEVATION**  
1/4" = 1'-0"



**STRUCTURAL PLAN**  
1/4" = 1'-0"



**MAIN FLOOR CONSTRUCTION PLAN**  
1/4" = 1'-0"



**MAIN FLOOR DEMOLITION**  
1/4" = 1'-0"

GENERAL NOTES:  
1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.  
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.  
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.  
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.

PREPARED BY: [Name]  
CHECKED BY: [Name]  
SCALE: As Indicated



ON SITE RESTORATION  
BY: [Name]  
PROJECT NO. [Number]  
DEMOLITION, CONSTRUCTION, STRUCTURAL PLAN & ELEVATIONS

DRAWN BY: [Name] DL  
CHECKED BY: [Name] KO  
SCALE: As Indicated  
SHEET: [Number]

ISSUED FOR CONSTRUCTION - JULY 5, 2024

**S02**

A0078/2024  
Sketch 2

# ON SIDE RESTORATION

564 ASH ST, SUDBURY, ON  
PROJECT NO. KSI-024-035

ISSUED FOR CONSTRUCTION - JULY 5, 2024



### GENERAL NOTES:

- EXISTING REFER TO DRAWING PREPARED BY SORTLISS SURVEYING FOR GRADING INFORMATION
- PROVIDE NEW 1/2" WHITE LINE PAINTING ON ALL NEW ASPHALT.
- ALL DRIVEWAYS & PARKWAYS TO BE 6" MIN. WIDE UNLESS OTHERWISE NOTED.
- CONTRACTOR TO LOCATE ALL UNDERGROUND SERVICES PRIOR TO COMMENCEMENT OF WORK.

### SITE PLAN LEGEND

- PROPOSED NEW
- DENOTES EXISTING BUILDING
- DENOTES GRAVEL
- DENOTES ASPHALT
- DENOTES GRASS
- DENOTES CONCRETE WALKWAY
- DENOTES PROPERTY LINE
- DENOTES SETBACK LINE
- DENOTES REQUIRED LANDSCAPE STRIP BOUNDARY LINE

### SYMBOL LEGEND

- VIEW NAME**  
1:100 (A-2.1)
- VIEW NAME**  
1:100
- ROOM NAME**  
101
- FLOOR**  
0.0
- FLOOR**  
1.100
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Box 5000, Station 'A', 200 Brady Street  
 Sudbury ON P3A 5P3  
 Tel. (705) 671-2409, Ext. 4376/4346  
 Fax (705) 673-2200

Office Use Only 2024.01.01	
A0079/2024	
S.P.P. AREA	
YES	NO <input checked="" type="checkbox"/>
NDCA REG. AREA	
YES <input checked="" type="checkbox"/>	NO

**City of Greater Sudbury**  
**APPLICATION FOR MINOR VARIANCE**

APPLICATION FEE: \$1,360.00 (includes \$320.00 legal notice fee)  
 APPLICATION FEE FOR HEDGEROWS: \$409.00 (includes \$320.00 legal notice fee)  
 CASH, DEBIT OR CHEQUE MADE PAYABLE TO: CITY OF GREATER SUDBURY

Personal information on this form is collected pursuant to the Planning Act, R.S.O. 1990 c.P.13. Any questions regarding the collection of this information may be directed to the Manager of Development Approvals. In accordance with Section 1.0.1 of the Planning Act, R.S.O. 1990 information and material required to be provided to a municipality or approval authority as part of this application shall be considered public information and shall be made available to the public.

**PLEASE PRINT. SCHEDULES MAY BE INCLUDED, IF NECESSARY.**

- 1) The undersigned hereby applies to the Committee of Adjustment of the City of Greater Sudbury under Section 45 of the Planning Act R.S.O. 1990, c.P. 13 for relief, as described in this application, from the By-Law, as amended.

Registered Owner(s): Adam Duelllette + Laura Glenn Email: [REDACTED]  
 Mailing Address: 123 Oakridge Rd Home [REDACTED]  
 City: Lively Postal Code: P3Y 1K9 Business Phone: \_\_\_\_\_  
 Fax Phone: \_\_\_\_\_

- 2) If the application will be represented by someone other than the registered owner(s) and/or the application is prepared and submitted by someone other than the registered owner(s), please specify.

Name of Agent: \_\_\_\_\_ Email: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ Home Phone: \_\_\_\_\_  
 City: \_\_\_\_\_ Postal Code: \_\_\_\_\_ Business Phone: \_\_\_\_\_  
 Fax Phone: \_\_\_\_\_

Note: Unless otherwise requested, all communication will be sent to the agent, if any.

- 3) Names and mailing addresses of any mortgagees, holders of charges or other encumbrances. (Give full particulars to ensure that any individual, company, financial institution holding a mortgage, etc. on the subject lands can be notified of this application).

Name: Sudbury Credit Union  
 Mailing Address: 9 Second Ave N.  
 City: Sudbury Postal Code: P3B 3L7

- 4) Current Official Plan designation: Rural Current Zoning By-law designation: SLS

- 5) a) Nature and extent of relief from the Zoning By-law for which the application is being made. (If more than five variances are being sought, a schedule may be attached to the application form). Measurements must be in metric.

Add # 1  
 Add # 2  
 Add # 2

Variance To	By-law Requirement	Proposed	Difference
high water mark setback	30m	20m	9.0m
high water mark setback	30m	18.5m	11.5m
shoreline buffer	20m	18.5m	1.5m

- b) Is there an eave encroachment?  Yes  No If 'Yes', size of eaves: \_\_\_\_\_ (m)

c) Description of Proposal: Addition to existing dwelling x 2.

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:  
As per proposed addition is 2m from high water mark Dwelling already exists within the 20 & 30m setbacks so any addition would also be within.

6) Legal Description (include any abutting property registered under the same ownership).

PIN(s): 73374-0047 LT Township: Waters  
 Lot No.: 1 Concession No.: 1 Parcel(s): 15863  
 Subdivision Plan No.: \_\_\_\_\_ Lot: \_\_\_\_\_ Reference Plan No.: 53R10S10 Part(s): 1  
 Municipal Address or Street(s): 123 Oakridge Rd Lively ON P34 1A9

7) Date of acquisition of subject land. Oct 2021

8) Dimensions of land affected.

Waterfrontage 54m Rear 40m West side 153m  
east side 129m  
~~Frontage 54m (m)~~ ~~Depth 153m (m)~~ ~~Area 4243 (m<sup>2</sup>)~~ ~~Width of Street 129m (m)~~  
Water 33m 7.36m 2 No street

9) Particulars of all buildings:

*See attached*

	Existing	Proposed
Ground Floor Area:	(m <sup>2</sup> )	(m <sup>2</sup> )
Gross Floor Area:	(m <sup>2</sup> )	(m <sup>2</sup> )
No. of storeys:		
Width:	(m)	(m)
Length:	(m)	(m)
Height:	(m)	(m)

*Area is irregular. Listed at 1.5 acres or 6070 m<sup>2</sup>*

10) Location of all buildings and structures on or proposed for the subject lands (specify distances from side, rear and front lot lines).

*See attached*

	Existing	Proposed
Front:	(m)	(m)
Rear:	(m)	(m)
Side:	(m)	(m)
Side:	(m)	(m)

11) What types of water supply, sewage disposal and storm drainage are available?

What type of access to the land?

- Municipally owned & operated piped water system
- Municipally owned & operated sanitary sewage system
- Lake
- Individual Well
- Communal Well
- Individual Septic System
- Communal Septic System
- Pit Privy
- Municipal Sewers/Ditches/Swailes

- Provincial Highway
- Municipal Road
- Maintained Yearly
- Maintained Seasonal
- Right-of-way
- Water

If access is by water only, provide parking and docking facilities to be used.

Moxam Landing Boat Launch

12) Date(s) of construction of all buildings and structures on the subject land.

unknown

13) Existing use(s) of the subject property and length of time it / they have continued.

Use(s): seasonal dwelling Length of time: we have lived here 3 years

14) Proposed use(s) of the subject property.

Same as #13  or, \_\_\_\_\_

15) What is the number of dwelling units on the property? 1

16) If this application is approved, would any existing dwelling units be legalized?  Yes  No

If "yes", how many? \_\_\_\_\_

17) Existing uses of abutting properties:

seasonal dwellings, crown land

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**Question #9 Particulars of All Buildings**

**Existing**

	<b>Existing Dwelling</b>	<b>Car Port</b>	<b>Shed</b>	<b>Sauna</b>
<b>Ground Floor Area</b>	160.32 m <sup>2</sup>	53.6 m <sup>2</sup>	13.36 m <sup>2</sup>	7.242 m <sup>2</sup>
<b>Gross Floor Area</b>	160.32 m <sup>2</sup>	53.6 m <sup>2</sup>	13.36 m <sup>2</sup>	7.242 m <sup>2</sup>
<b>No. of Storeys</b>	1	1	1	1
<b>Width</b>	15.6 m (at widest point)	8 m	5.3 m	3.4 m
<b>Length</b>	9.7 m (at longest point)	6.7 m	2.52 m	2.13 m
<b>Height</b>	4.5 m	4.5 m	4 m	3.05 m

**Proposed**

	<b>Addition #1</b>	<b>Addition #2</b>
<b>Ground Floor Area</b>	43.43 m <sup>2</sup>	7.36 m <sup>2</sup>
<b>Gross Floor Area</b>	43.43 m <sup>2</sup>	7.36 m <sup>2</sup>
<b>No. of Storeys</b>	1	1
<b>Width</b>	7.62 m	3.2 m
<b>Length</b>	6 m	2.3 m
<b>Height</b>	4.5 m	4.5 m

A0079/2024

**Question #10 Location and Setbacks**

**Existing**

	<b>Existing Dwelling</b>	<b>Car Port</b>	<b>Shed</b>	<b>Sauna</b>
<b>Front (Water)</b>	10 m (at closest point)	40 m	31.02 m	3 m
<b>Rear</b>	120 m	82.3 m	115 m	123.87 m
<b>Side</b>	16.9 m	3.67 m	25.82 m	3 m
<b>Side</b>	13.5 m	34.33 m	14.88 m	39.6 m

**Proposed**

	<b>Addition #1</b>	<b>Addition #2</b>
<b>Front (Water)</b>	21 m	18.5 m
<b>Rear</b>	120 m	117.7 m
<b>Side</b>	32.5 m	23.7 m
<b>Side</b>	7.5 m	19.1 m

A0079/2024

18) To the best of your knowledge has the subject land ever been subject of a previous application for minor variance/permission?  Yes  No

If "yes", indicate the application number(s): \_\_\_\_\_ or, describe briefly, \_\_\_\_\_

19) Is the property the subject of a current application for Consent (i.e. severance) under Section 53 of the Planning Act, R.S.O. 1990 c.P.13?  Yes  No

If "yes", indicate application number(s) and status of application(s): \_\_\_\_\_

20) Is the property the subject of a current application for a Plan of Subdivision under Section 51 of the Planning Act, R.S.O. 1990, c.P.13, or its predecessors?  Yes  No

If "Yes", indicate application number(s) and status of application(s): \_\_\_\_\_

21) Is this property located within an area subject to the Greater Sudbury Source Protection Plan?  Yes  No

If "yes", provide details on how the property is designated in the Source Protection Plan. \_\_\_\_\_

**PART A: OWNER ACKNOWLEDGEMENT AND CONSENT**

I/We, Adam Ouellette + Laura Coleman (please print all names), the registered owner(s) of the property described as 123 Oakridge Rd. in the City of Greater Sudbury:

**Collection, Use and Disclosure of Information:**

- a) acknowledge that personal information collected on this form is collected pursuant to the *Planning Act*, R.S.O. 1990, c.P.13 for the purpose of processing this planning application;
- b) acknowledge that it is the practice of the City of Greater Sudbury, in accordance with section 1.0.1 of the *Planning Act*, R.S.O. 1990, c.P.13, to provide public access to all planning applications and documents, including but not limited to reports, studies and drawings, required by the City of Greater Sudbury in support of this application ("Supporting Documentation") and provided to the City by me, my agents, my consultants and my solicitors;
- c) In accordance with the *Municipal Freedom of Information and Protection of Privacy Act*, consent to the use and disclosure of this application and any Supporting Documentation, inclusive of any personal information, to any person or entity, in any manner chosen by the City, including copying, posting on the City's website, advertising in a newspaper, routine distribution to members of council and in staff reports, or releasing to a third party upon third party request;
- d) grant the City permission to reproduce, in whole or in part, the application and Supporting Documentation for internal use, inclusion in staff reports, distribution to the public for the purpose of public consultation or any other use associated with the purpose of review and implementation of the application;

**Authority to Enter Land and Photograph**

- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application; with appropriate notice
- f) acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land Tribunal, the City of Greater Sudbury may not attend at the Ontario Land Tribunal hearing unless the City is provided with the City's required fee for attendance at the hearing;

**Appointment of Authorized Agent**

- g) appoint and authorize Laura Coleman (please print name of Agent), to act as my/our agent with regard to this application to the City of Greater Sudbury, including but not limited to receiving all correspondence, attending at any hearings, fulfilling any conditions, and providing any approvals or consents and ratify, confirm, and adopt as my/our own, the acts, representations, replies and commitments made by the agent on my/our behalf.

Dated this 20 day of July, 2024.

Cathy Dupuis  
(witness)

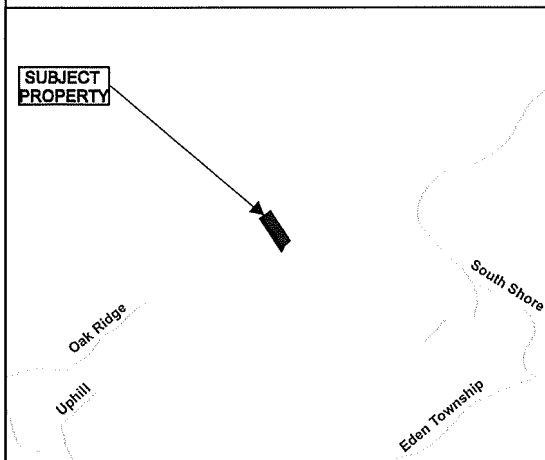
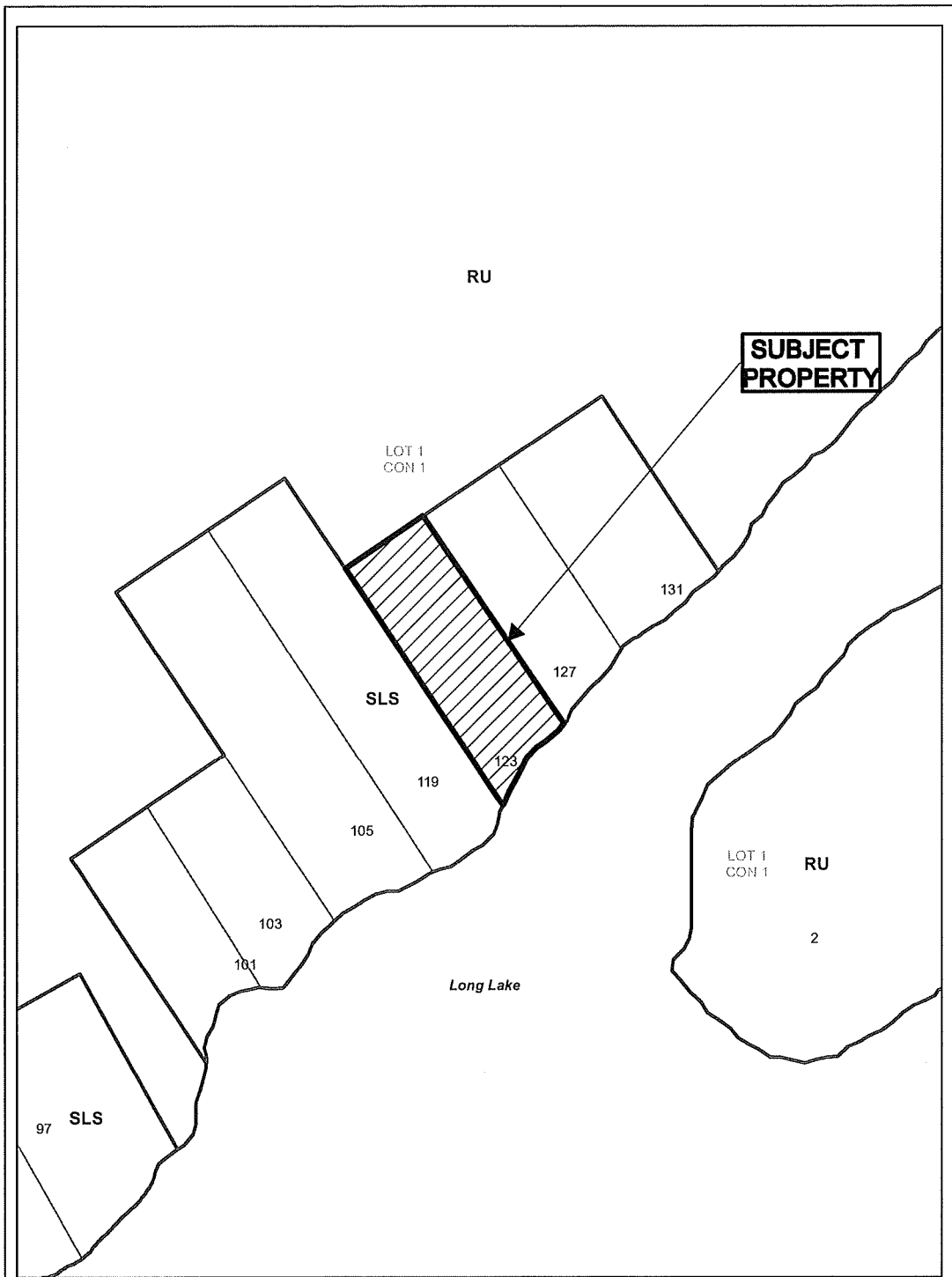
[Signature]  
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Adam Ouellette Laura Coleman

\*I have authority to bind the Corporation

A6079/2024





**Application for Minor  
Variance or Permission**



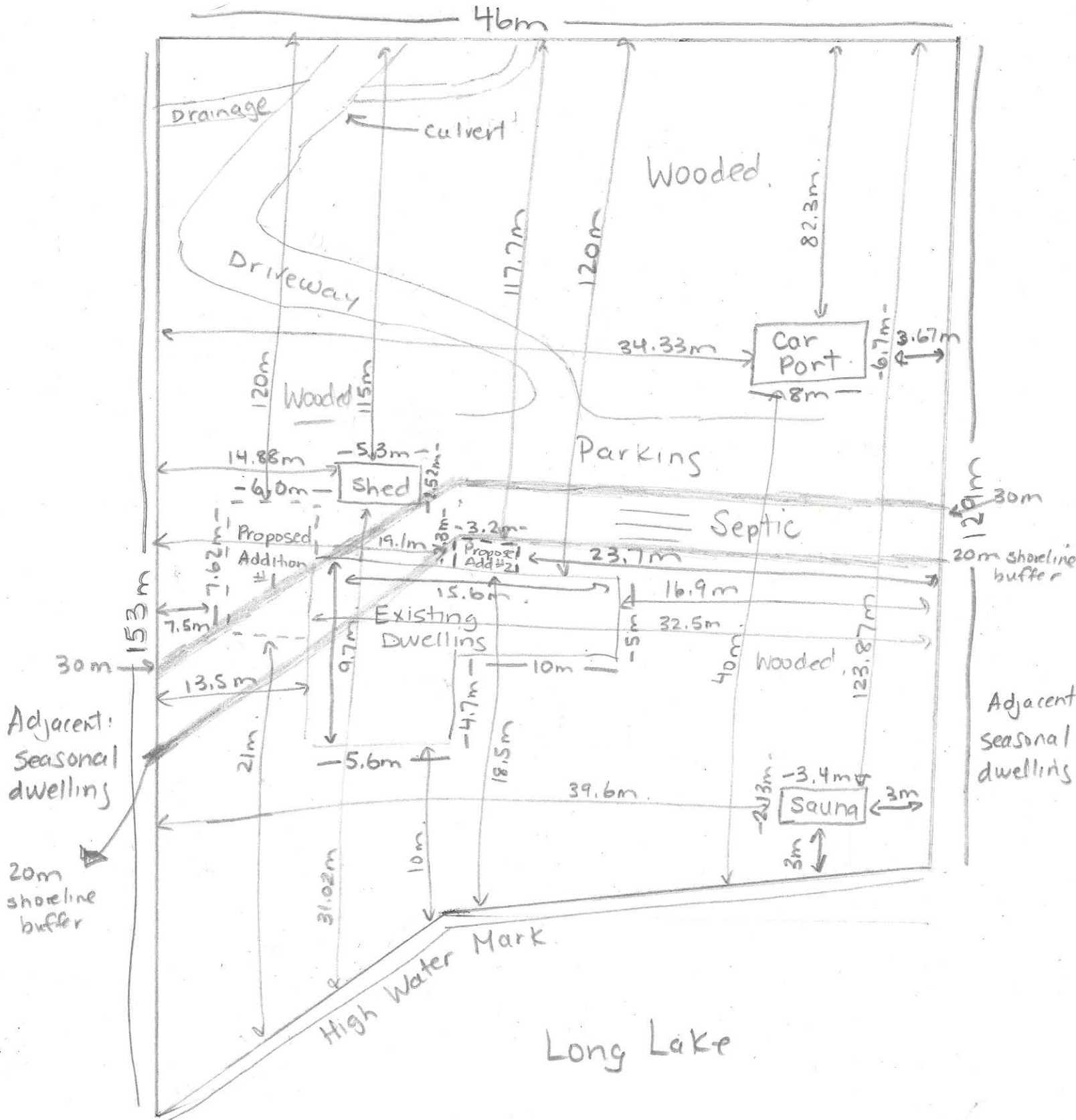
Subject Property being PIN 73374-0047,  
Parcel 15853 SEC SWS, Waters Location CL 4746,  
Part 1, Plan 53R-11092, Part lot 4,  
Plan M-602, Part 1, Plan 53R-10510,  
Part Lot 1, Concession 1,  
Township of Waters,  
123 Oak Ridge Road, Lively,  
City of Greater Sudbury

Sketch 1, NTS  
NDCA

A0079/2024  
Date: 2024 07 29

123 Oakridge Rd Lively ON.

Adjacent: crown land



A0079/2024  
Sketch 2

July 31, 2024.