

Tom Davies Square
200 Brady St

Wednesday, June 29, 2022

PUBLIC HEARINGS

A0073/2022

TRACEY DELWO

Ward: 9

PIN 73476 0217, Parcel 38821 SEC SES, Survey Plan 53R-5195 Part(s) 3, Lot Part 6, Concession 3, Township of Broder, 4669 Long Lake Road, Sudbury, [2010-100Z, R1-2 (Low Density Residential One)]

For relief from Part 4, Section 4.2, Table 4.1, Section 4.25, subsection 4.25.2 and Part 6, Section 6.3, Table 6.2 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the reconstruction of the existing single detached dwelling and new building additions at the front and the rear of the reconstructed dwelling as well as a second-storey addition to the reconstructed dwelling providing, firstly, eaves to encroach 2.07m into the required front yard, where eaves may encroach 1.2m into the required front yard but not closer than 0.6m to the lot line, secondly, an increase in lot coverage from 26.74% to 36.67% and an increase in gross floor area of 193.99m² within the required front yard, 30.0m shoreline setback and 20.0m shoreline buffer, where enlargement, reconstruction, repair and/or renovation is not permitted to reduce the front yard setback, lot coverage or increase the gross floor area of a building located within the required front yard setback, 30.0m setback from the high water mark and 20.0m shoreline buffer, and thirdly, a minimum front yard setback of 6.03m, where 7.5m is required.

A0077/2022

KELLY VAILLANCOURT DAN PROULX

Ward: 6

PIN 73504 2023, Parcel 24904 SEC SES SRO, Lot(s) 29, Subdivision M-396, Lot Pt 4, Concession 2, Township of Hanmer, 4274 Frost Avenue, Hanmer, [2010-100Z, R1-2 (Low Density Residential One)]

For relief from Part 4, Section 4.2, Table 4.1 and Part 6, Section 6.3, Table 6.2 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of an attached garage providing, firstly, eaves to encroach 1.6m into the required front yard, where eaves may encroach 1.2m into the required front yard but not closer than 0.6m to the lot line, and secondly, a minimum front yard setback of 5.0m, where 6.0m is required.

A0078/2022

CYNTHIA KENNEDY JOHN KENNEDY

Ward: 8

PIN 73564 0065, Parcel 27718 SEC SES, Lot(s) 98, Subdivision M-255, Lot Pt 9, Concession 6, Township of Neelon, 2416 San Francisco Street, Sudbury, [2010-100Z, R1-5 (Low Density Residential One)]

For relief from Part 4, Section 4.2, subsections 4.2.3 and 4.2.4 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a detached accessory building containing a garage and secondary dwelling unit providing, firstly, an accessory lot coverage of 13.66 %, where 10% is permitted, and secondly, a maximum height of 6.4m, where the maximum height of any accessory building or structure on a residential lot shall be 5.0m.

A0081/2022

JACQUES M. LITALIEN

Ward: 12

PIN 02132 0369, Parcel 6203 SEC SES, Pt Lot(s) 1, Subdivision M-7S, Lot Pt 4, Concession 4, Township of McKim, 333 Leslie Street, Sudbury, [2010-100Z, R2-3 (Low Density Residential Two)]

For relief from Part 4, Section 4.2, subsection 4.2.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a detached garage providing an accessory lot coverage of 12.5%, where the total lot coverage of all accessory buildings and structures on a residential lot shall not exceed 10%

A0082/2022

**IVAN HERBERT
LINDA GERALDO**

Ward: 9

PIN 73479 0369, Parcel 32808 SEC SES, Survey Plan SR-1474 Part(s) 2, Lot Pt 12, Concession 6, Township of Dill, 1699 Desloges Road, Sudbury, [2010-100Z, R1-2 (Low Density Residential One)]

For relief from Part 4, Section 4.2, subsection 4.2.4 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a detached garage providing a maximum height of 6.553m, where the maximum height of any accessory building or structure on a residential lot shall be 5.0m.

A0084/2022

ESTELLE BRUNET

Ward: 1

PIN 73586 1120, Parcel 108531, Lot(s) 473, Subdivision 20S, Lot Pt 7, Concession 3, Township of McKim, 551 Ontario 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 construction of a detached garage providing, firstly, an interior side yard setback of 0.518m, where an accessory building greater than 2.5m in height shall be setback 1.2m from the interior side lot line, and secondly, eaves to encroach 0.832m into the required interior side yard, where eaves may encroach 0.6m into the required interior side yard, but not closer than 0.6m to the lot line.

A0085/2022

BAIKINSON LAND CORP.

Ward: 3

PINs 73348 0610 & 73348 0608, Lots 2 (Part), 1 (Part), Concession 2, Township of Balfour, 0 Edna Street, Chelmsford, [2010-100Z, R1-5 (Low Density Residential One), R2-2 (Low Density Residential Two)]

For relief from Part 4, Section 4.20 a) of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, in order to facilitate the construction of 9 model homes representing 20% of the total number of draft approved residential units within the Marquis Park Subdivision (File # 780-5/94003), where not more than the lesser of 4 model homes or 10% of the total number of residential units in any draft approved plan of subdivision is permitted.

A0086/2022

**TAMMY PIGEAU
MARGARET PIGEAU**

Ward: 6

PIN 73504 1187, Parcel M1113-32 SEC SES SRO, Lot(s) 32, Subdivision M-1113, Lot Pt 5, Concession 2, Township of Hanmer, 4390 St Mary Boulevard, Hanmer, [2010-100Z, R2-2 (Low Density Residential Two)]

For relief from Part 4, Section 4.2, subsection 4.2.4 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a detached garage providing a maximum height of 6.4m, where the maximum height of any accessory building or structure on a residential lot shall be 5.0m.

A0087/2022

STEPHANIE GRECO

Ward: 11

PIN 02125 0063, Parcel 23458 SEC SES, Lot(s) Part Lot 411, Subdivision M-275, Lot Pt 1, Concession 5, Township of McKim, 1110 Lynwood Drive, Sudbury, [2010-100Z, R1-5 (Low Density Residential One)]

For relief from Part 4, Section 4.37, subsection 4.37.2 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a detached garage providing a minimum railroad setback of 9.45m, where all buildings and structures shall be setback 30.0m from any lot line abutting a railroad right-of-way.

A0088/2022

**CATARINA GONCALVES
ANDREW MILLS**

Ward: 4

PIN 02128 0467, Lot(s) 233, Subdivision M-100, Lot Pt 6, Concession 4, Township of McKim, 339 Bessie Avenue, Sudbury, [2010-100Z, R2-3 (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 permit an uncovered deck to encroach 2.99m into the required front yard, where uncovered decks greater than 1.2m in height are not permitted to encroach into the required front yard.

A0089/2022

MATTHEW LATENDRE

Ward: 2

PIN 73378 0547, Parcel 13278 SEC SWS, Lot(s) 14, Subdivision M-345, Lot Pt 7, Concession 4, Township of Waters, 24 Walter Avenue, Lively, [2010-100Z, R1-5 (Low Density Residential One)]

For relief from Part 4, Section 4.2, Table 4.1 and Part 6, Section 6.3, Table 6.2 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a detached garage providing, firstly, eaves to encroach 3.8m into the required corner side yard, where eaves may encroach 1.2m into the required corner side yard but not closer than 0.6m to the lot line, and secondly, a minimum corner side yard setback of 1.3m, where 4.5m is required.

THIS APPLICATION WAS DEFERRED FROM THE MEETING OF MAY 18, 2022 TO IN ORDER FOR THE APPLICANTS TO SPEAK WITH STAFF TO ADDRESS COMMENTS.

A0056/2022

**STEPHAN VILLENEUVE
CHRIS ROUSSELLE**

"REVISED"

Ward: 6

PIN 73503 0558, Parcel 3793 SEC SES, Lot(s) 6, Subdivision M-107, Lot Pt 1, Concession 2, Township of Hanmer, 4533 Notre Dame Avenue, Hanmer, [2010-100Z, C2 (General Commercial)]

For relief from Part 4, Section 4.2, Table 4.1 and Part 7, Section 7.2, Table 7.1 and Section 7.3, Table 7.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to permit firstly, a residential use on the ground floor of a proposed single detached dwelling containing a secondary dwelling unit, where any dwelling containing not more than two dwelling units must have a permitted non-residential use as a main use on the ground floor provided that the lot is a fully serviced lot, and secondly, a detached tertiary dwelling unit providing a minimum rear yard setback of 1.2m with eaves encroaching 0.6m into the proposed 1.2m rear yard setback, where a minimum rear yard setback of 7.5m is required and where eaves may encroach 1.2m into the required rear yard, but not closer than 0.6m to the lot line.

**A REMINDER... THE NEXT SCHEDULED MEETING IS
WEDNESDAY, JULY 13, 2022**



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

City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

Office Use Only 2022.01.01	
A0073/2022	
S.P.P. AREA	
YES	NO <input checked="" type="checkbox"/>
NDCA REG. AREA	
YES <input checked="" type="checkbox"/>	NO

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): TRACEY DELWO	Email: [REDACTED]
Mailing Address: 4669 LONG LAKE RD	Home Phone: [REDACTED]
	Business Phone:
City: SUDBURY	Postal Code: P3G 1K5
	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: MERIX FINANCIAL BY PARADIGM QUEST INC.
Mailing Address: 390 BAY ST., 18TH FL.
City: TORONTO, ON
Postal Code: M5H 2Y2

- 4) Current Official Plan designation: Living Area II Current Zoning By-law designation: R1-2 Low Density

- 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
SEE ATT'D SCHEDULE 'A'			

- b) Is there an eave encroachment? ☒ Yes ☐ No If 'Yes', size of eaves: 0.6 (m)

- c) Description of Proposal:

Demolish existing single family dwelling and garage to foundations. Rebuild a two storey dwelling with a screened porch at the lake side and a front entrance addition at the street side utilizing the existing foundation. The detached garage will be rebuilt as living space and attached to the new SFD by a small addition.

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:

The existing dwelling, garage and lot does not comply with the current Zoning By-law. The first storey of the new dwelling will match the same setbacks as the original dwelling and the 2nd floor is setback to comply with the current setbacks laid out in the bylaw.

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

PIN(s):		Township: BRODER	
Lot No.: 6	Concession No.: 3	Parcel(s):	38821
Subdivision Plan No.:	Lot:	Reference Plan No.: 53R5195	Part(s): 3
Municipal Address or Street(s): 4669 LONG LAKE RD, SUDBURY			

- 7) Date of acquisition of subject land. 2007

- 8) Dimensions of land affected.

Frontage 15.23 (m) Depth 25.02 (m) Area 381.06 (m²) Width of Street 7.2 (m)

- 9) Particulars of all buildings:

	Existing	Proposed
Ground Floor Area:	(m ²)	(m ²)
Gross Floor Area:	SEE ATT'D SCHEDULE 'A' (m ²)	(m ²)
No. of storeys:		
Width:	(m)	(m)
Length:	(m)	(m)
Height:	(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:	SEE ATT'D SCHEDULE 'A' (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/Swales

☐ 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.

1973 (SFD); 1974 (GARAGE); 1980 (DECKS)

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

Use(s): RESIDENTIAL

Length of time: 50

- 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

A0013/2022

- 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, TRACEY DELWO & JOEL TARVUDD (please print all names), the registered owner(s) of the property described as 4669 LONG LAKE RD
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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;

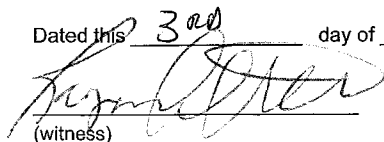
Authority to Enter Land and Photograph

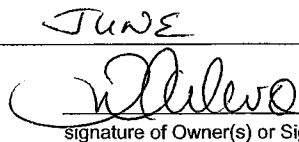
- grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land Tribunal, 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

- appoint and authorize _____ (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 3rd day of JUNE, 2022


(witness)


signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: TRACEY DELWO JOEL TARVUDD

*I have authority to bind the Corporation

A0073/2022

SCHEDULE 'A'

5) Nature and extent of relief from the Zoning By-law for which the application is being made.

VARIANCE TO	BY-LAW REQUIREMENT	PROPOSED	DIFFERENCE
Table 4.1 – Eaves Encroachment	1.2 m	2.07 m	0.87 m
4.25.2 – Increase in Lot Coverage	26.74%	36.67%	9.93%
4.25.2 – Increase in Gross Floor Area	104.05 m ²	193.99 m ²	89.94 m ²
Table 6.2 – Front Yard Setback	7.5 m	6.03 m	1.47 m

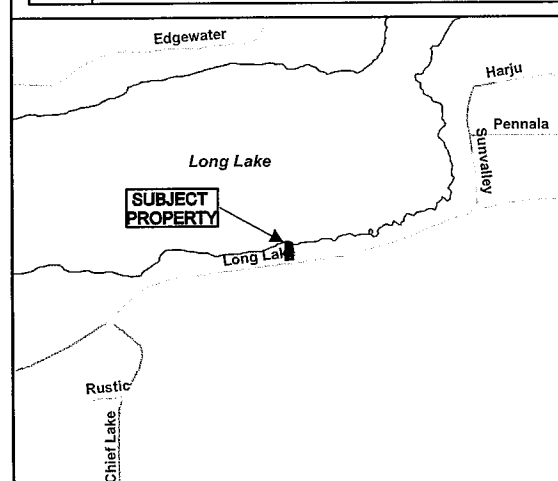
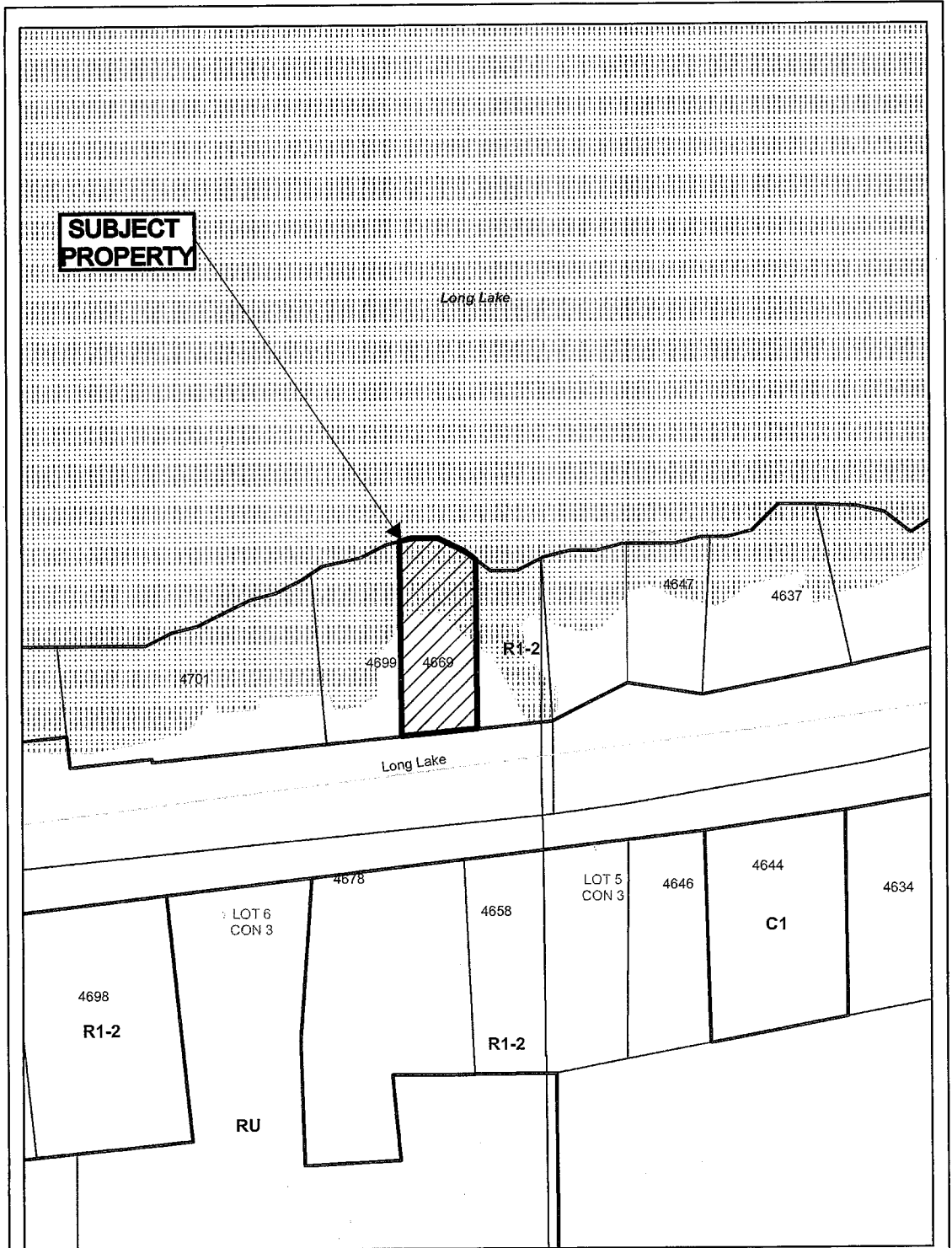
9) Particulars of all buildings:

EXISTING				PROPOSED
Description:	Garage	Decks	SFD	SFD
Ground Floor Area:	32.20 m ²	41.8 m ²	92 m ²	178.2 m ²
Gross Floor Area:	32.20 m ²	41.8 m ²	163 m ²	343 m ²
No. of storeys:	1	Grade	1	2
Width:	4.34 m	9.1/6.1 m	13 m	13 m
Length	7.42 m	4.6/3.1 m	14 m	14 m
Height:	3.66 m	Grade	4.3 m	6.2 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 STRUCTURES				
Description	Front Yard	Rear Yard	Side Yard	Other Side (Driveway)
Existing dwelling (to be demolished to foundation)	6.76 m	11.75 m	0.67 m	3.90 m
Existing garage (to be demolished to foundation)	12.7 m	4.77 m		1.42 m
Existing decks (1)		0 m	0.05 m	
Existing deck (2)		1.72 m		1.42 m
Existing deck (3) (to be demolished)		7.11 m	0.80 m	
PROPOSED STRUCTURES				
Proposed dwelling	6.03 m	4.77m (to new attached living space) 8.93 m (to new attached screened porch)	0.67 m	1.42 m

A0073/2022



Application for Minor Variance or Permission

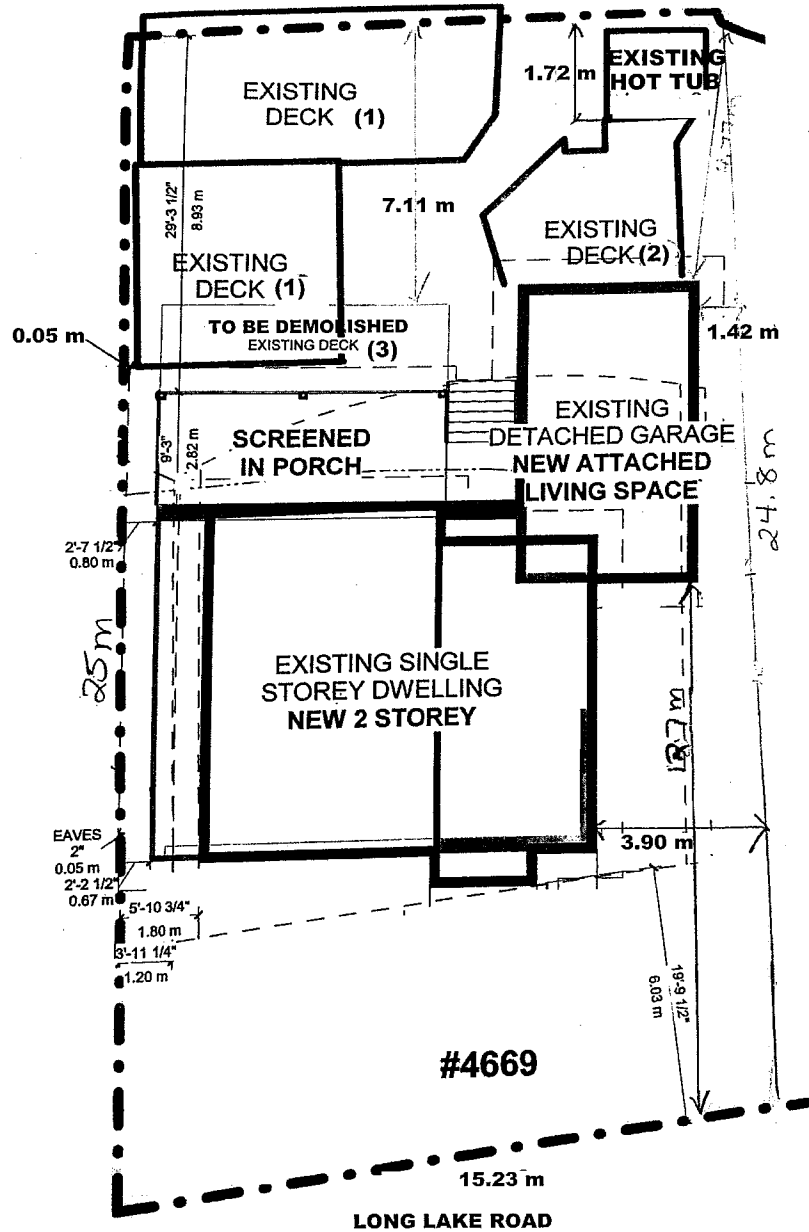


Subject Property being,
 PIN 73476-0217,
 Parcel 38821 SEC SES,
 Part Lot 6, Concession 3,
 Part 3, Plan 53R-5195,
 Township of Broder,
 4669 Long Lake Road, Sudbury,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

A0073/2022
 Date: 2022 06 09

LONG LAKE



#4669

LONG LAKE ROAD

A0073/2022
sketch 2



Centrline Architecture
151 Upper Street, Suite 101
Burlington, Ontario N7S 1G5
Tel: (905) 635-1757
www.centrlinearchitecture.ca



ISSUED FOR
CONSTRUCTION
MAY 9, 2022

REVISIONS

GENERAL NOTES

1. The drawings are prepared in accordance with the Ontario Building Code (OBC) and the National Building Code of Canada (NBC). The drawings are not to be used for any other purpose without the written consent of the architect.
2. The drawings are not to be used for any other purpose without the written consent of the architect.
3. The drawings are not to be used for any other purpose without the written consent of the architect.
4. The drawings are not to be used for any other purpose without the written consent of the architect.
5. The drawings are not to be used for any other purpose without the written consent of the architect.
6. The drawings are not to be used for any other purpose without the written consent of the architect.

ADDITION & RENOVATION FOR
TARVUDD
RESIDENCE

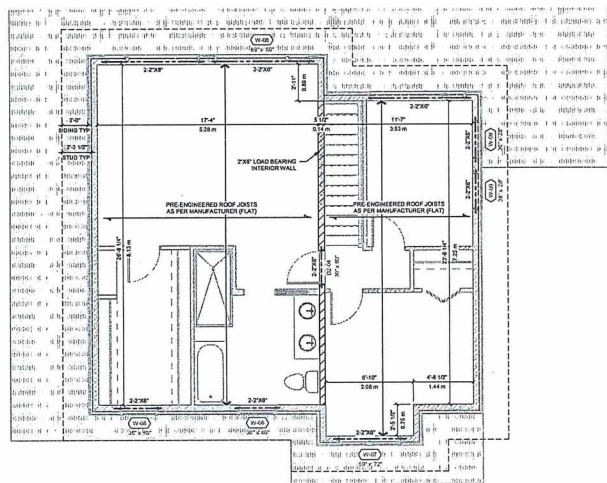
4888 Long Lake Road, Sudbury, Ontario
Project No. 2019-104

DRAWN BY: JV, DLR
CHECKED BY: DEG
SCALE: 1/4" = 1'-0"

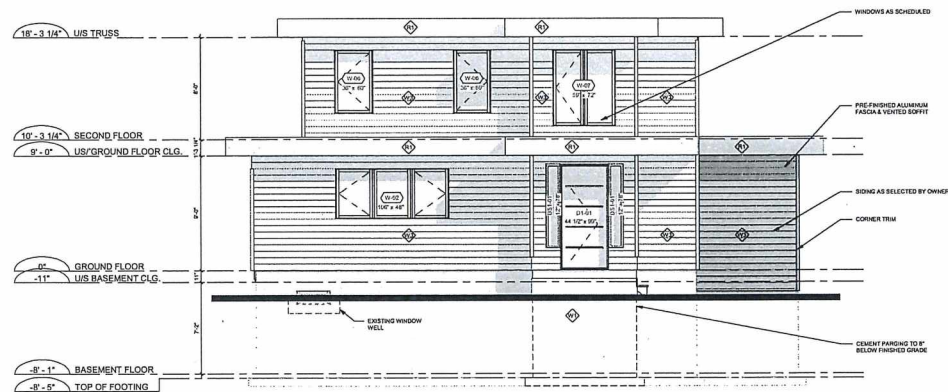
DRAWING NAME
SECOND FLOOR FRAMING
PLAN AND NORTH &
SOUTH ELEVATIONS

DRAWING NUMBER

A2-2

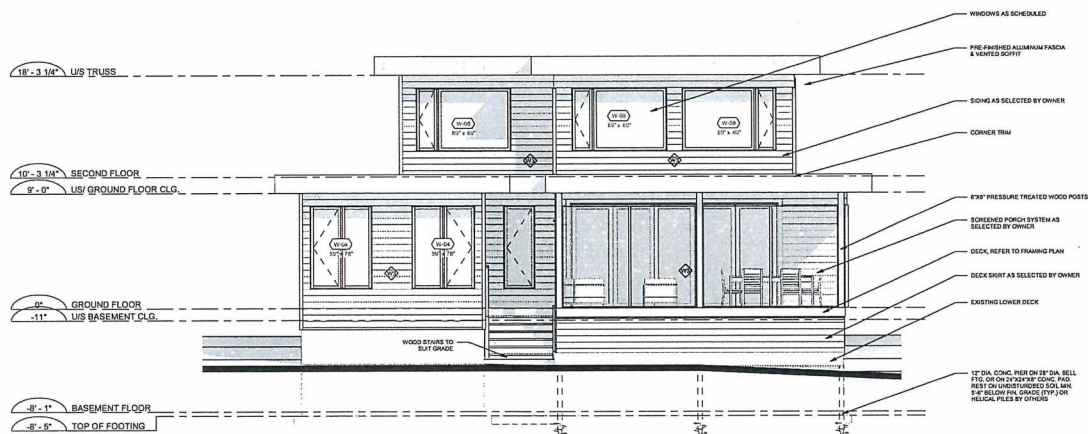


SECOND FLOOR - FRAMING PLAN
1/4" = 1'-0"



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

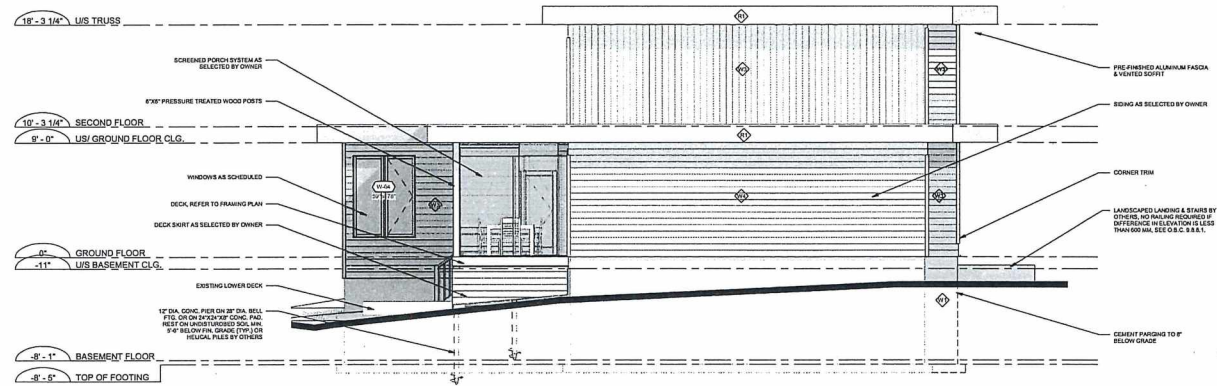
NOTE:
CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO ORDERING
MATERIALS & COMMENCEMENT OF CONSTRUCTION



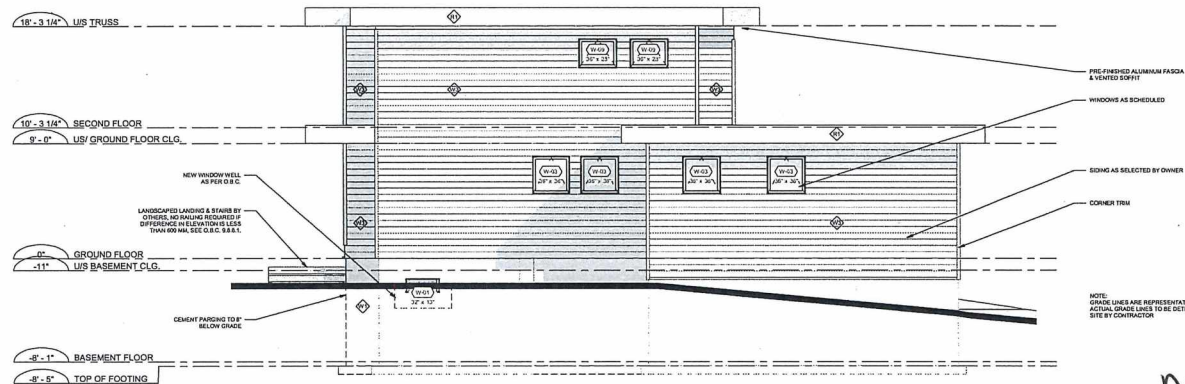
NORTH ELEVATION
1/4" = 1'-0"

A007 3/2022
Sketch 3

NOTE:
CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO ORDERING
MATERIALS & COMMENCEMENT OF CONSTRUCTION



WEST ELEVATION
1/8" = 1'-0"



NOTE:
GRADE LINES ARE REPRESENTATION ONLY.
ACTUAL GRADE LINES TO BE DETERMINED ON
SITE BY CONTRACTOR

A0073/2022
Sketch 4



Centrelina Architecture
100 Clay Street, Suite 101
Sudbury, Ontario P1C 3A5
(705) 461-1987
www.centrelinaarchitecture.ca



ISSUED FOR
CONSTRUCTION
MAY 9, 2022

REVISIONS

- GENERAL NOTES
1. This drawing is the property of Centrelina Architecture. It is to be used only for the project and location specified. It is not to be reproduced, copied, or used for any other purpose without the written consent of Centrelina Architecture.
 2. This drawing, as an instrument of service, is the property of Centrelina Architecture. It is to be used only for the project and location specified. It is not to be reproduced, copied, or used for any other purpose without the written consent of Centrelina Architecture.
 3. Any changes to this drawing must be made in writing and signed by the architect. It is the responsibility of the contractor to verify all dimensions and materials before construction.
 4. This drawing is to be used in conjunction with the specifications and any other documents related to the project.
 5. These drawings are the property of Centrelina Architecture. It is to be used only for the project and location specified. It is not to be reproduced, copied, or used for any other purpose without the written consent of Centrelina Architecture.
 6. This drawing is to be used in accordance with the Ontario Building Code.

ADDITION & RENOVATION FOR
TARVUDD
RESIDENCE

4888 Long Lake Road, Sudbury, Ontario
Project No. 2019-104

DRAWN BY: JVL, BLB
CHECKED BY: DEG
SCALE: 1/8" = 1'-0"
DRAWING NAME:
EAST & WEST
ELEVATIONS



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

City of Greater Sudbury
APPLICATION FOR MINOR VARIANCE

Office Use Only 2022 01 01
A0077/2022
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"/>

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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: Dan Proulx & Kelly Vaillancourt Email: [REDACTED]
Mailing Address: 4274 Frost Ave Home Phone: [REDACTED]
Business Phone: [REDACTED]
City: Hammer Postal Code: P3P 1C8 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: Dan Proulx Email: [REDACTED]
Mailing Address: [REDACTED] Home Phone: [REDACTED]
Business Phone: [REDACTED]
City: See above Postal Code: [REDACTED] Fax Phone: [REDACTED]

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: Caisse Populaire
Mailing Address: 1380 Lasalle Blvd
City: Sudbury Postal Code: P3A 1Z6

- 4) Current Official Plan designation: Living area 1 Current Zoning By-law designation: R1-5

- 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
Section 6.2 - Tabl 6.2	6 meters	5 meters	1 meter

- b) Is there an eave encroachment? ☒ Yes ☐ No If 'Yes', size of eaves: .6 (m)

- c) Description of Proposal: Construct an attached garage.

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law: Required to push the attached garage forward as if we went backwards it would almost lose access to my detached garage door

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

PIN(s): _____ Township: ARMYVILLE
 Lot No.: 4 Concession No.: 1 Parcel(s): 14.1.1
 Subdivision Plan No.: M396 Lot: 29 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): _____

- 7) Date of acquisition of subject land.
- Nov 2001

- 8) Dimensions of land affected.

Frontage 33.74 (m) Depth 41.32 (m) Area 1394.1 (m²) Width of Street _____ (m)

- 9) Particulars of all buildings:

	SFD	Existing	SHED	New Garage	Proposed	ENTRANCE
Ground Floor Area:	<u>84.75</u>	<u>100.3</u>	<u>9.15</u> (m ²)	<u>36.41</u> m ²		<u>12.5</u> m ²
Gross Floor Area:	<u>164.46</u>	<u>111</u>				
No. of storeys:	<u>1</u>	<u>1</u>	<u>1</u>	<u>1</u>		<u>1</u>
Width:	<u>11.58m</u>	<u>9.14</u>	<u>4.27</u> (m)	<u>4.1m</u>		<u>4.1m</u> (m)
Length:	<u>7.32m</u>	<u>10.97</u>	<u>4.23</u> (m)	<u>8.5m</u>		<u>3.1m</u> (m)
Height:	<u>4.6m</u>	<u>4.6</u>	<u>2.44</u> (m)	<u>4.5m</u>		<u>5.0m</u> (m)

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

	SFD	Existing	SHED	New Garage	Proposed	ENTRANCE
Front:	<u>6.2m</u>	<u>20.3m</u>	<u>34.8</u> (m)	<u>5m</u>		
Rear:	<u>27.9m</u>	<u>10.2m</u>	<u>1.83</u> (m)	<u>27.9m</u>		<u>24.8m</u> (m)
Side: LEFT	<u>1.8m</u>	<u>6.7m</u>	<u>26.9</u> (m)	<u>16.3m</u>		<u>33.9m</u> (m)
Side: RIGHT	<u>1.8m</u>	<u>18m</u>	<u>2.59</u> (m)			<u>6.8m</u> (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.

July 20 2022

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

Use(s): Residential Length of time: 53 yrs

- 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

A0077/2022

- 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, Dan Proulx & Kelly Vaillancourt (please print all names), the registered owner(s) of the property described as 4274 Frost Ave
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize _____ (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 25 day of May, 2022

(witness)

signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: DANIEL PROULX

KELLY VAILLANCOURT


*I have authority to bind the Corporation

A007712022

I/We, Dan Proulx & Kelly Varlaneourt (please print all names),
the registered owner(s) or authorized agent of the property described as 4274 Frost AVE

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 25 day of May, 20 22


Commissioner of Oaths

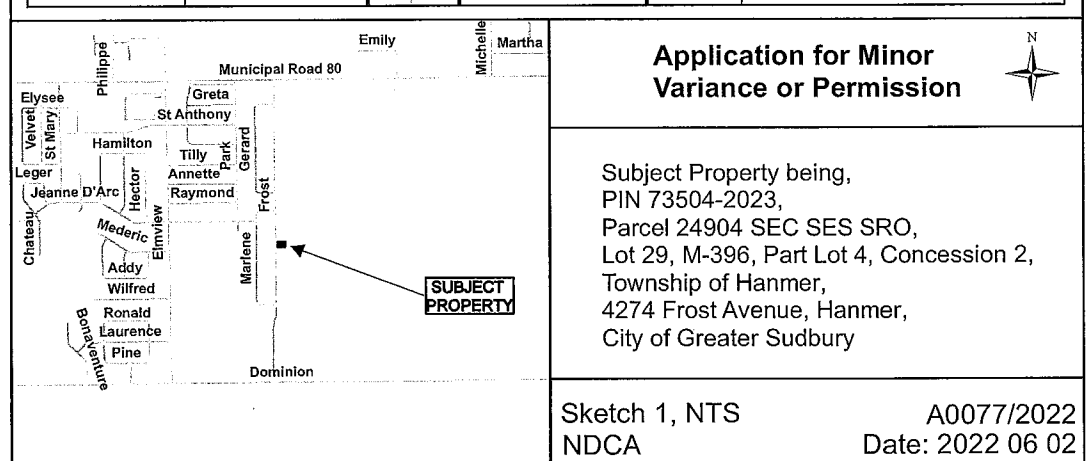
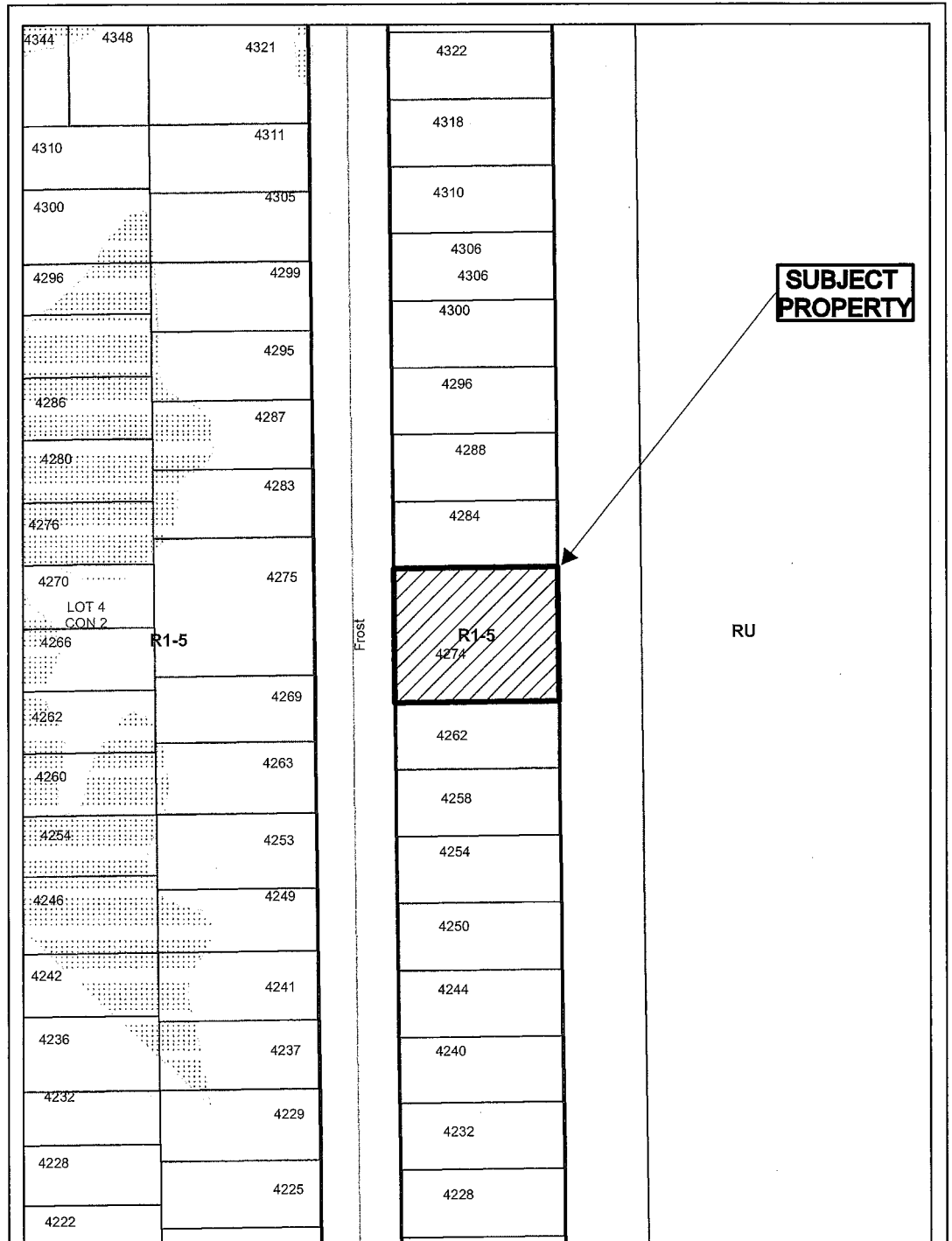

signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

Print Name: Dan Proulx
*I have authority to bind the Corporation

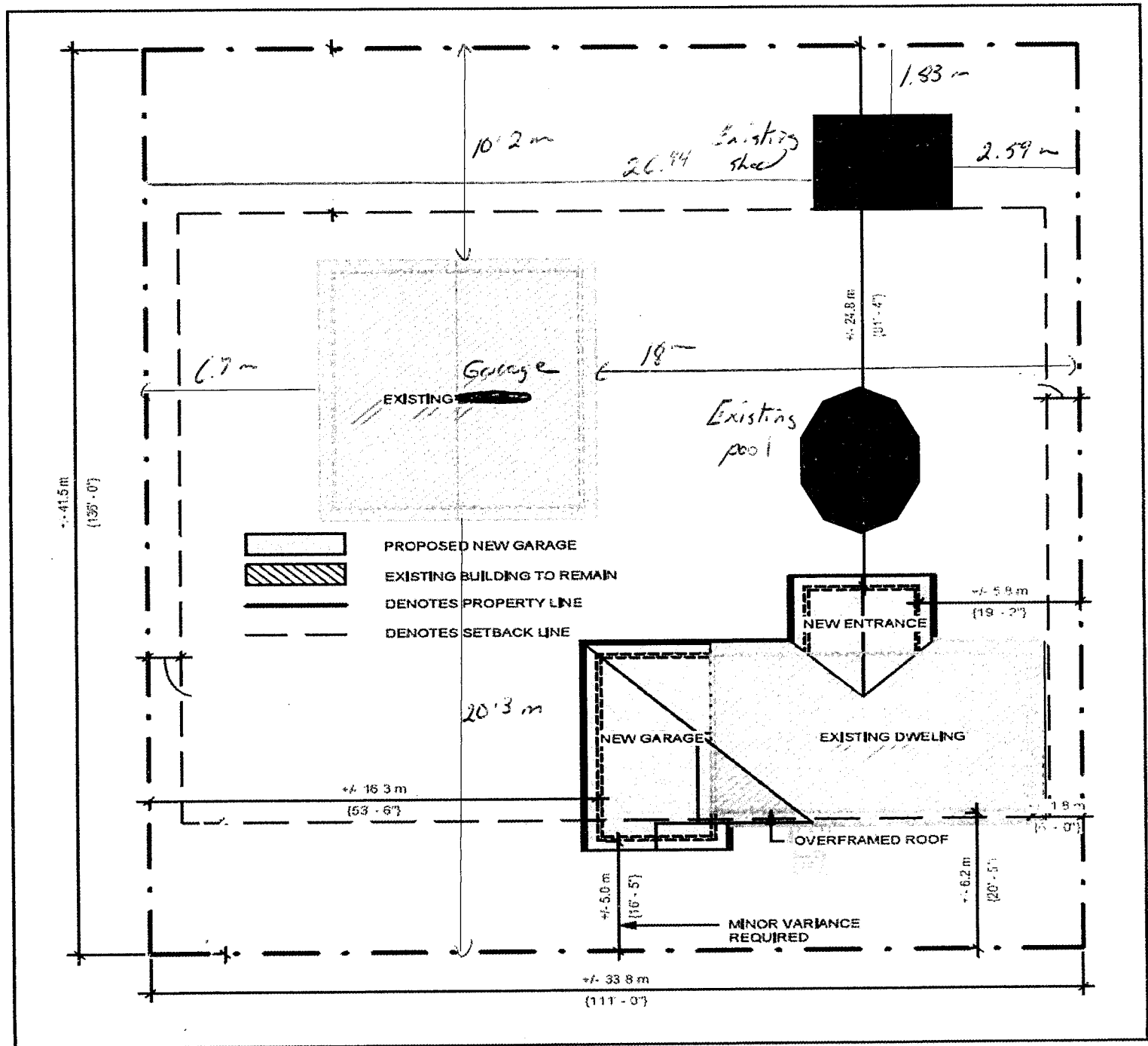
FOR OFFICE USE ONLY

Date of Receipt: May 25/22 Hearing Date: June 29, 2022 Received By: N. Lewis
Zoning Designation: R1-2 Resubmission: ☐ Yes ☒ No
Previous File Number(s): None
Previous Hearing Date: n/a
Notes:

AD077/2022



PROPOSED
sketch 2





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

City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Cynthia & John Kennedy Email: [REDACTED]
Mailing Address: 2416 San Francisco St. Home: [REDACTED]
Business Phone: [REDACTED]
City: Sudbury, ON Postal Code: P3A2G9 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: Alexandra Kennedy Email: [REDACTED]
Mailing Address: 2416 San Francisco St. Home: [REDACTED]
Business Phone: [REDACTED]
City: Sudbury, ON Postal Code: P3A2G9 Fax Phone: [REDACTED]
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: N/A
Mailing Address: [REDACTED]
City: [REDACTED] Postal Code: [REDACTED]

- 4) Current Official Plan designation: Living Area 1 Current Zoning By-law designation: Low density Residential R1-5
- 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
Sec 4.2.3 lot coverage	10%	13.66%	3.66%
Sec 4.2.4 height (a)	5.0m	6.4m	1.4m

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

c) Description of Proposal: Please see Appendix A

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:

Please see Appendix A

Appendix A

5c Constructing an accessory structure which will contain a detached Secondary unit with a detached garage. The accessory structure will be slab on grade. Please refer to site plan for further details.

5d We are trying to balance having room for storage and having our parents move into the secondary unit; where our family will stay in the main dwelling. Therefore, we would need 3.66' relief. As well, for the detached garage, we are proposing a 12 foot door and storage in the loft for all families; requiring relief for height solely for the detached garage. The secondary unit will meet the height requirement for an accessory building.

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

PIN(s): Township: Neelon
 Lot No.: 9 Concession No.: 6 Parcel(s): 27718
 Subdivision Plan No.: M255 Lot: 98 Reference Plan No.: Part(s):
 Municipal Address or Street(s): 2416 San Francisco St.

- 7) Date of acquisition of subject land.
- Nov 1992

- 8) Dimensions of land affected.

Frontage 21.08 (m) Depth 42.68 (m) Area 1155.77 (m²) Width of Street 7.3 (m) Approx.

- 9) Particulars of all buildings:

	Existing	Proposed
Ground Floor Area:	<u>137.08</u> (m ²)	<u>157.93</u> (m ²)
Gross Floor Area:	<u>137.08</u> (m ²)	<u>157.93</u> (m ²)
No. of storeys:	<u>1 storey</u>	<u>1 storey</u>
Width:	<u>14.4</u> (m)	<u>6.09</u> (m)
Length:	<u>9.52</u> (m)	<u>25.9</u> (m)
Height:	<u>1 storey</u> (m)	<u>6.4</u> (m)

(Detached garage + Sec. Unit)

- 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>10</u> (m)	<u>12.65</u> (m)
Rear:	<u>24.18</u> (m)	<u>4.13</u> (m)
Side:	<u>11.76</u> (m)	<u>1.21</u> (m)
Side:	<u>2.49</u> (m)	<u>21.35</u> (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 ☒ Drainage

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.

Unknown

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

Use(s): Residential Length of time: 30+ years

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

Same as #13 ☒ or, Accessory Structure (Detached garage w/ Secondary Unit) (Slab on grade)

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

One

- 16) If this application is approved, would any existing dwelling units be legalized?

If "yes", how many? One (Secondary unit) ☒ Yes ☐ No

- 17) Existing uses of abutting properties:

Residential, R1-S Zoning

AC078/2022

- 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, Cynthia Kennedy & John Kennedy (please print all names), the registered owner(s) of the property described as 4016 San Francisco Street

in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize Alexandra Kennedy / David Gibbs (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 30 day of May, 20 22

[Signature]
(Witness)

Cynthia Kennedy / John Kennedy
signature of Owner(s) or Signing Officer or Authorized Agent


Print Name: CYNTHIA KENNEDY / John Kennedy

*I have authority to bind the Corporation

AC078/2022

I/We, Alexandra Kennedy (please print all names),
the registered owner(s) or authorized agent of the property described as 24116 San Francisco St.

Dated this 30 day of May, 20 22.


Commissioner of Oaths

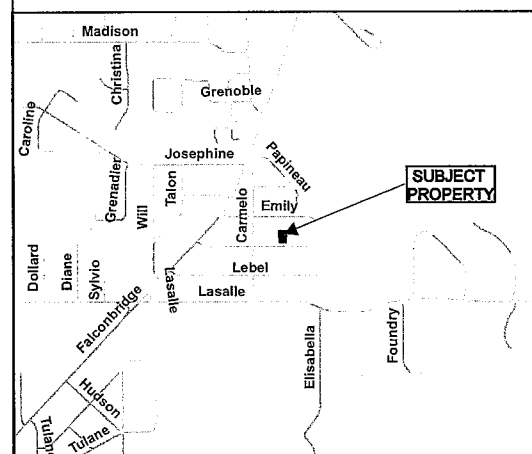
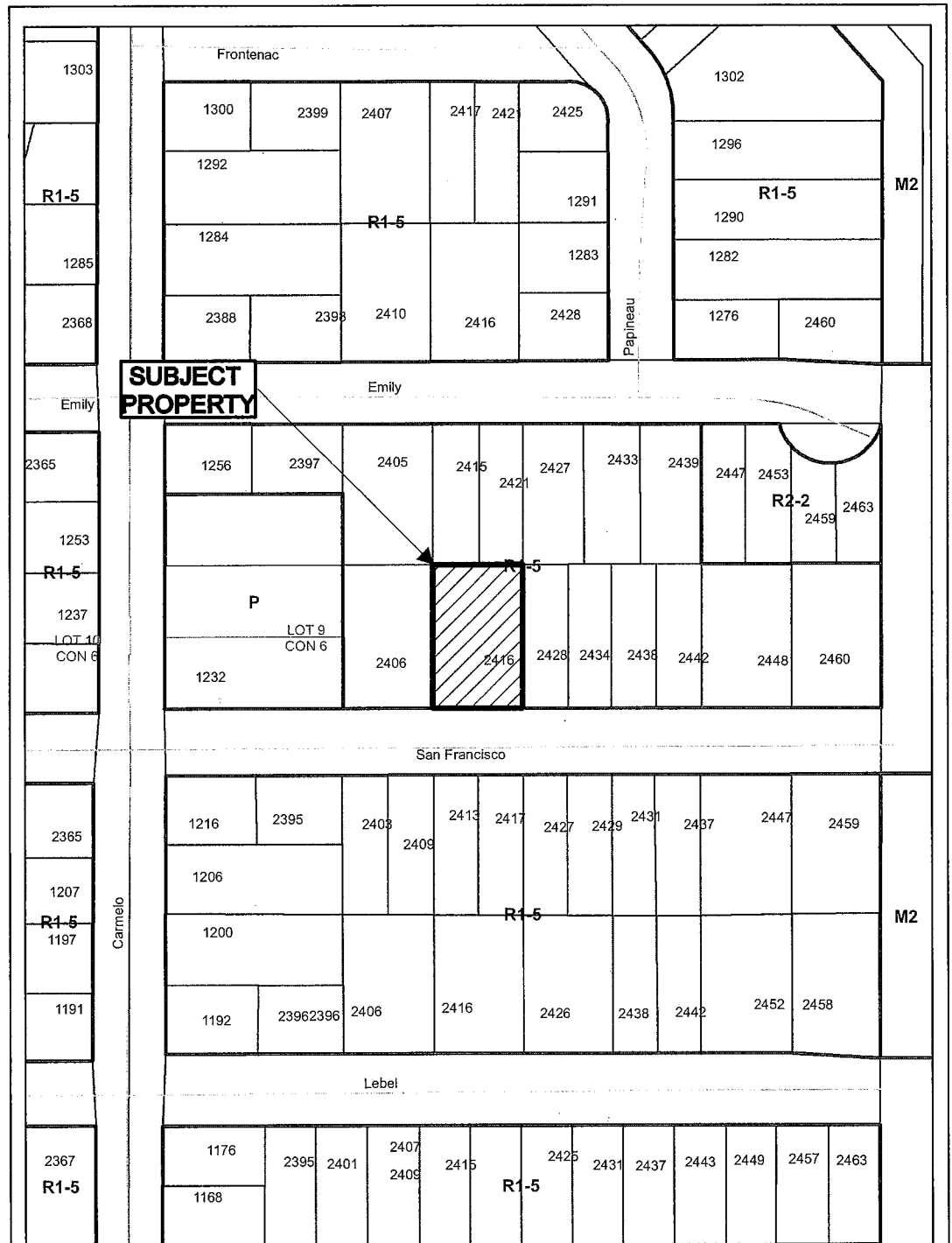
signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

Print Name: Alexandra Kennedy
*I have authority to bind the Corporation

FOR OFFICE USE ONLY

Date of Receipt: May 30/22 Hearing Date: June 29, 2022 Received By: N. Lewis
Zoning Designation: R1-S Resubmission: ☐ Yes ☒ No
Previous File Number(s): None
Previous Hearing Date: n/a
Notes:

1A0078/2022



Application for Minor Variance or Permission



Subject Property being,
 PIN 73564-0065,
 Parcel 27718 SEC SES, Lot 98, M-255,
 Part Lot 9, Concession 6,
 Township of Neelon,
 2416 San Francisco Street, Sudbury,
 City of Greater Sudbury

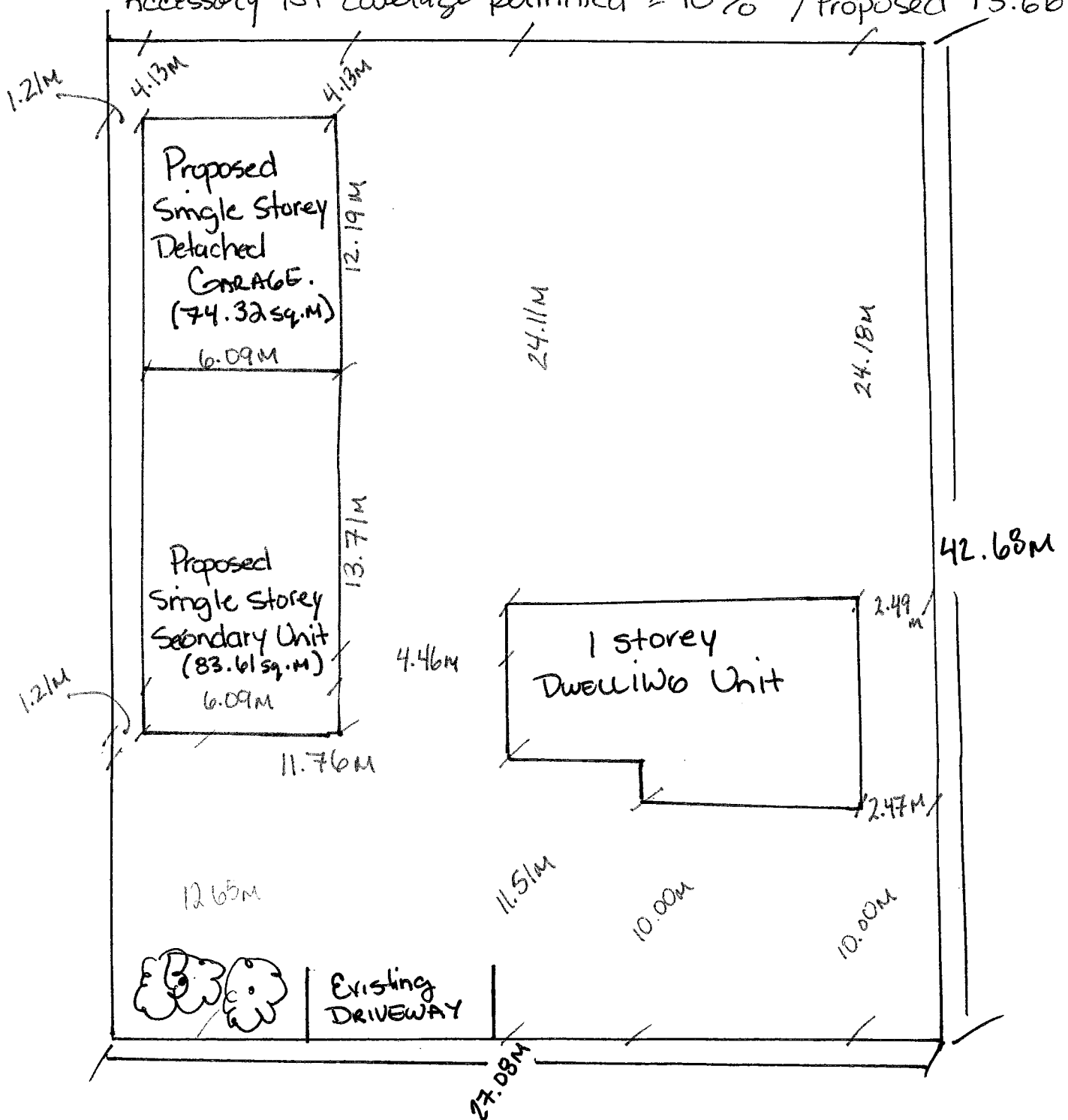
Sketch 1, NTS
 NDCA

A0078/2022
 Date: 2022 06 02

Lot : $27.08\text{ m} \times 42.68 = 1155.77\text{ sq. m}$

Proposed Accessory structure = 157.93 sq. m

Accessory lot coverage permitted = 10% / Proposed 13.66%

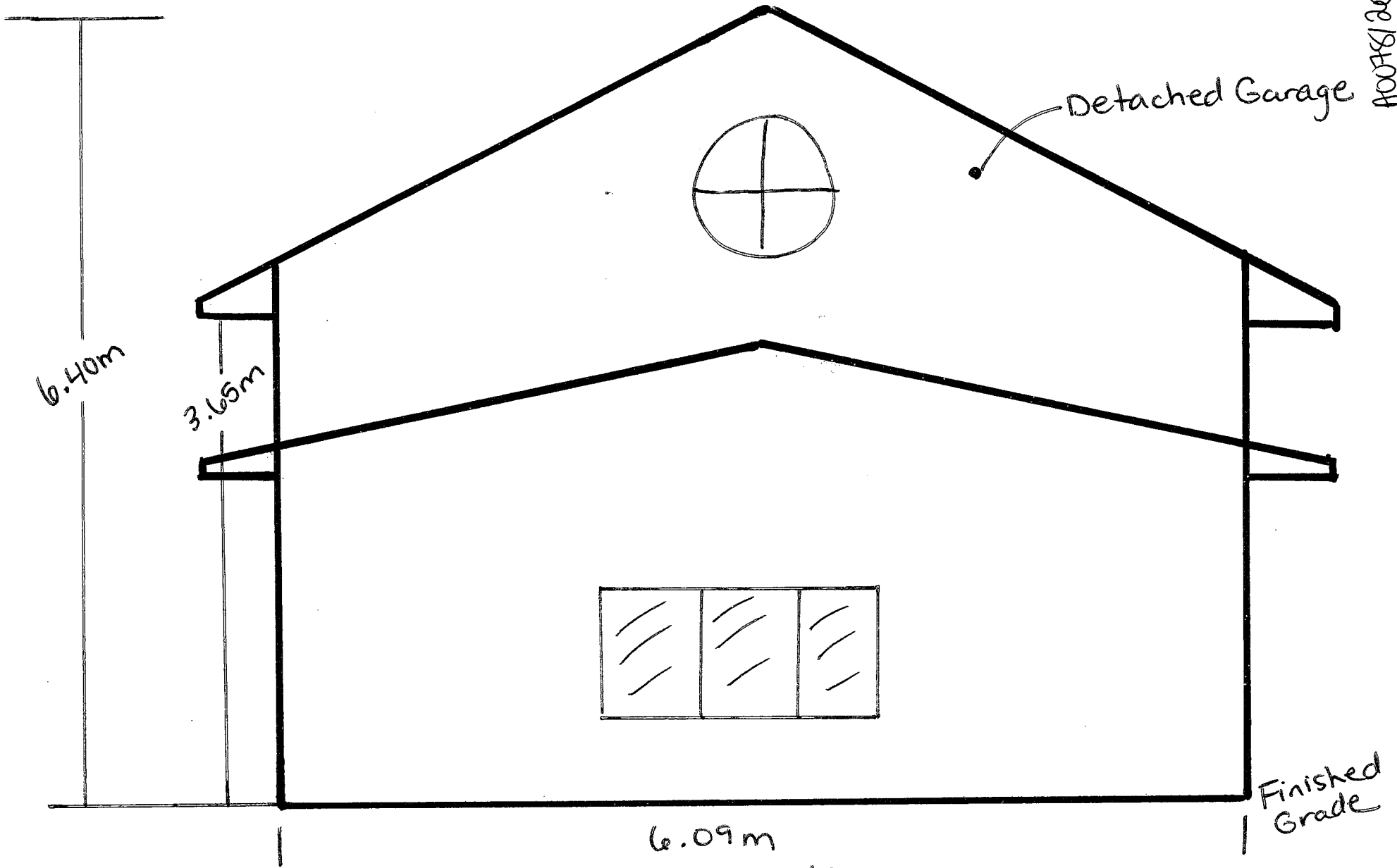


SAN FRANCISCO STREET

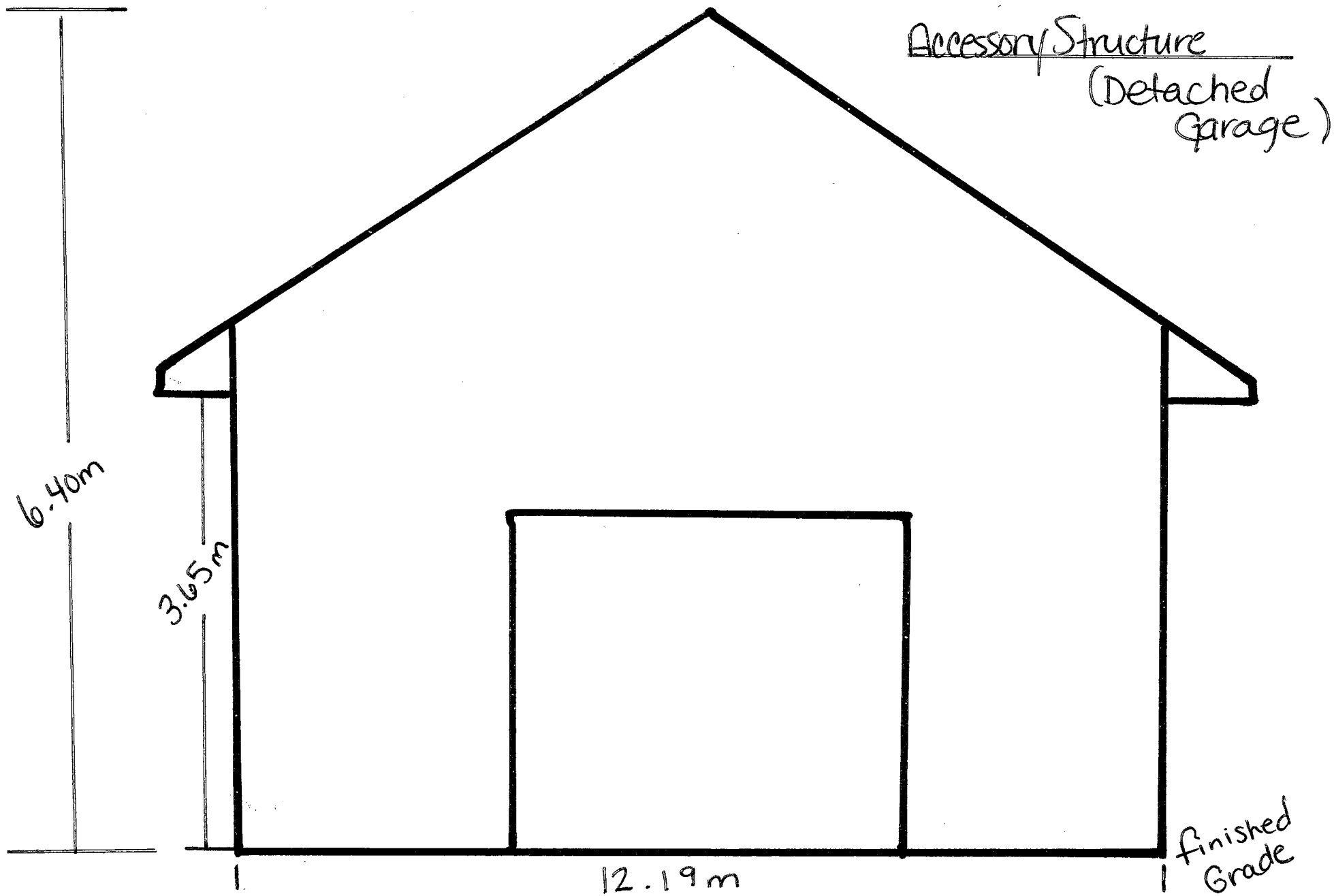
A0078/2022
Sketch 2

Accessory Structure

10078/2022
10078/19404
Sketch 3



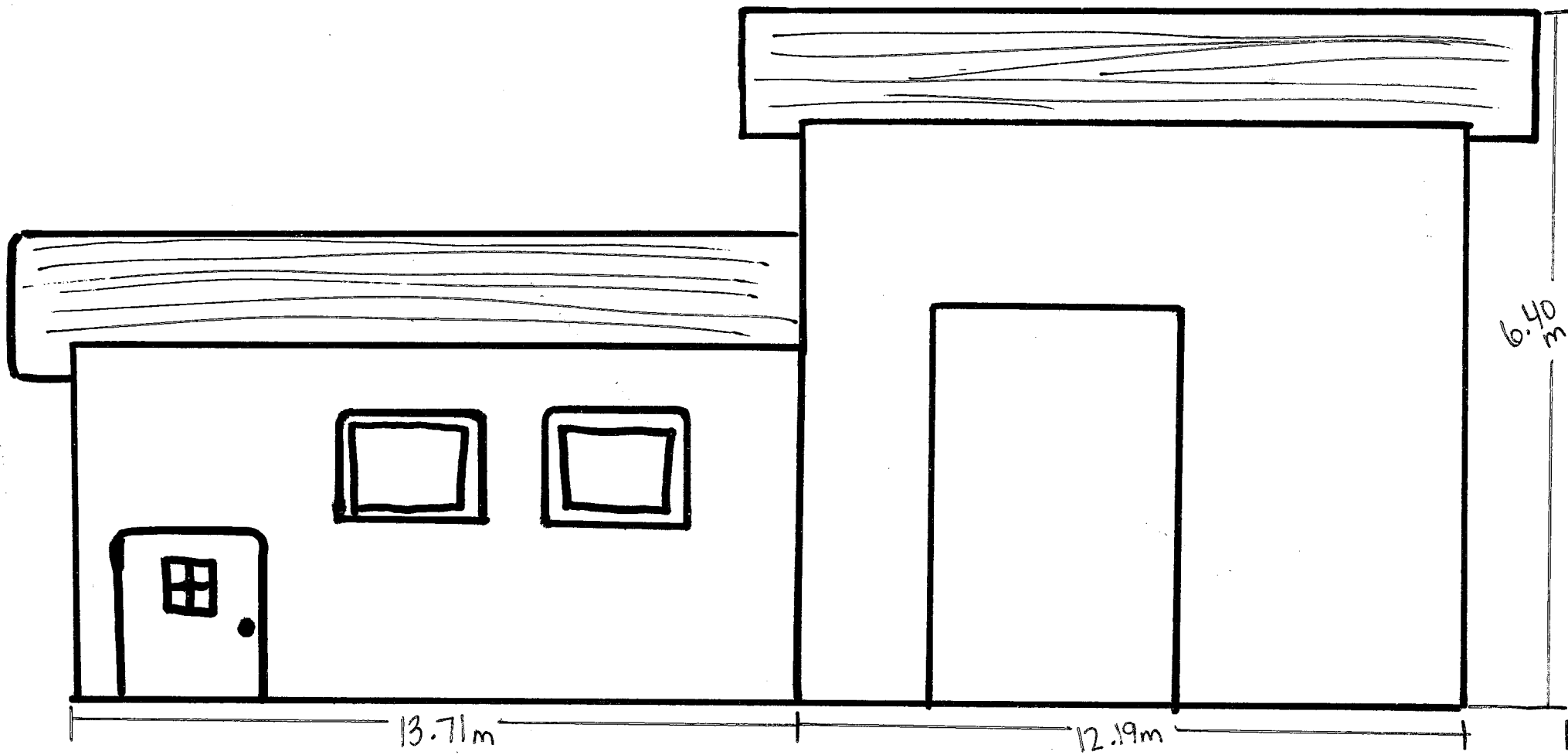
Front Elevation
(secondary Unit)



Accessory Structure
(Detached Garage)

Right Elevation

A0078/2022
Sketch 4



25.9m
Right Elevation

A0078/2022
Sketch 5

4.13m
Rear
yard



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

City of Greater Sudbury

APPLICATION FOR MINOR VARIANCE

Office Use Only 2022.01.01	
A 0081 / 2022	
S.P.P. AREA	
YES	NO <input checked="" type="checkbox"/>
NDCA REG. AREA	
YES	NO <input checked="" type="checkbox"/>

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Jacques Lefebvre Email: _____
Mailing Address: _____ Home Phone: _____
333 Ceshe St Business Phone: _____
City: Sudbury Postal Code: P3B 2T1 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: Stephane Pronovost Email: _____
Mailing Address: 425 Vermilion Lake Rd Home Phone: _____
Business Phone: _____
City: Chelmsford Postal Code: B0M 1C0 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: Caisse Populaire des Voyageurs
Mailing Address: 2037 Long Lake Road
City: Sudbury Postal Code: P3E 6J9

- 4) Current Official Plan designation: Living Area 1 Current Zoning By-law designation: R2-3

- 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
Acc. Lot Cov. Sl. 2.3	10%	12.5%	2.5%

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

- c) Description of Proposal: additional 2.5% Lot coverage, Garage Build

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law: Homeowner has downsized sold second home need large garage

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

PIN(s): 02132-0369 Township: Mckim
 Lot No.: 4 Concession No.: 4 Parcel(s): 10203
 Subdivision Plan No.: M75N Lot: PT 1 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): 333 LESLIE ST

- 7) Date of acquisition of subject land.
- 2007

- 8) Dimensions of land affected.

Frontage 15.24 (m) Depth 37.7 (m) Area 574.51 (m²) Width of Street _____ (m)

- 9) Particulars of all buildings:

	Existing	Proposed
Ground Floor Area:	<u>77.67</u> (m ²)	<u>71.41</u> (m ²)
Gross Floor Area:	<u>77.67</u> (m ²)	<u>71.41</u> (m ²)
No. of storeys:	<u>1.0</u>	<u>1</u>
Width:	<u>6.71</u> (m)	<u>7.32</u> (m)
Length:	<u>11.59</u> (m)	<u>9.76</u> (m)
Height:	<u>5m</u> (m)	<u>5.2</u> (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>5.45</u> (m)	<u>18</u> (m)
Rear:	<u>20.12</u> (m)	<u>1.22</u> (m)
Side:	<u>6.1m</u> (m)	<u>1.22</u> (m)
Side:	<u>6.1m</u> (m)	<u>6.71</u> (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.

approx 1950

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

Use(s): Residential Length of time: 20 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:
- Residential / Industrial

A008112022

- 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, JACQUES M. LITALIEN (please print all names), the registered owner(s) of the property described as 333 Castles St

in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize Stephane Proulx (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 13 day of April, 2022

[Signature]
(witness)

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

Print Name: JACQUES M LITALIEN

*I have authority to bind the Corporation

A0081/2022

PART B: OWNER OR AUTHORIZED AGENT DECLARATION

I/We, Stephane Pronovost (please print all names),
the registered owner(s) or authorized agent of the property described as 333 Cestie Ave
Sudbury
in the City of Greater Sudbury:

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 6 day of June, 2022

Commissioner of Oaths

Paula Elizabeth Green, a Commissioner for taking Affidavits in and for the Courts of Ontario, while within the Territorial District of Sudbury and while appointed as a Deputy-Clerk for the City of Greater Sudbury.

signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

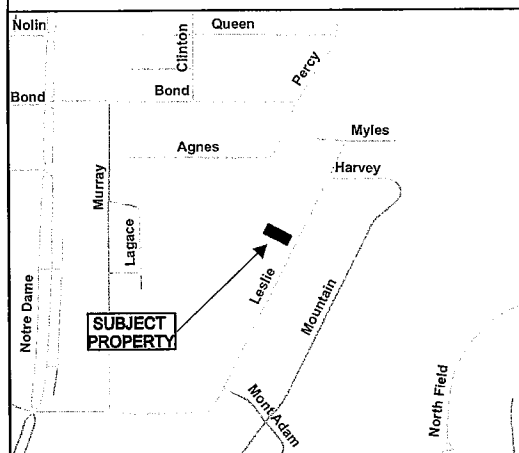
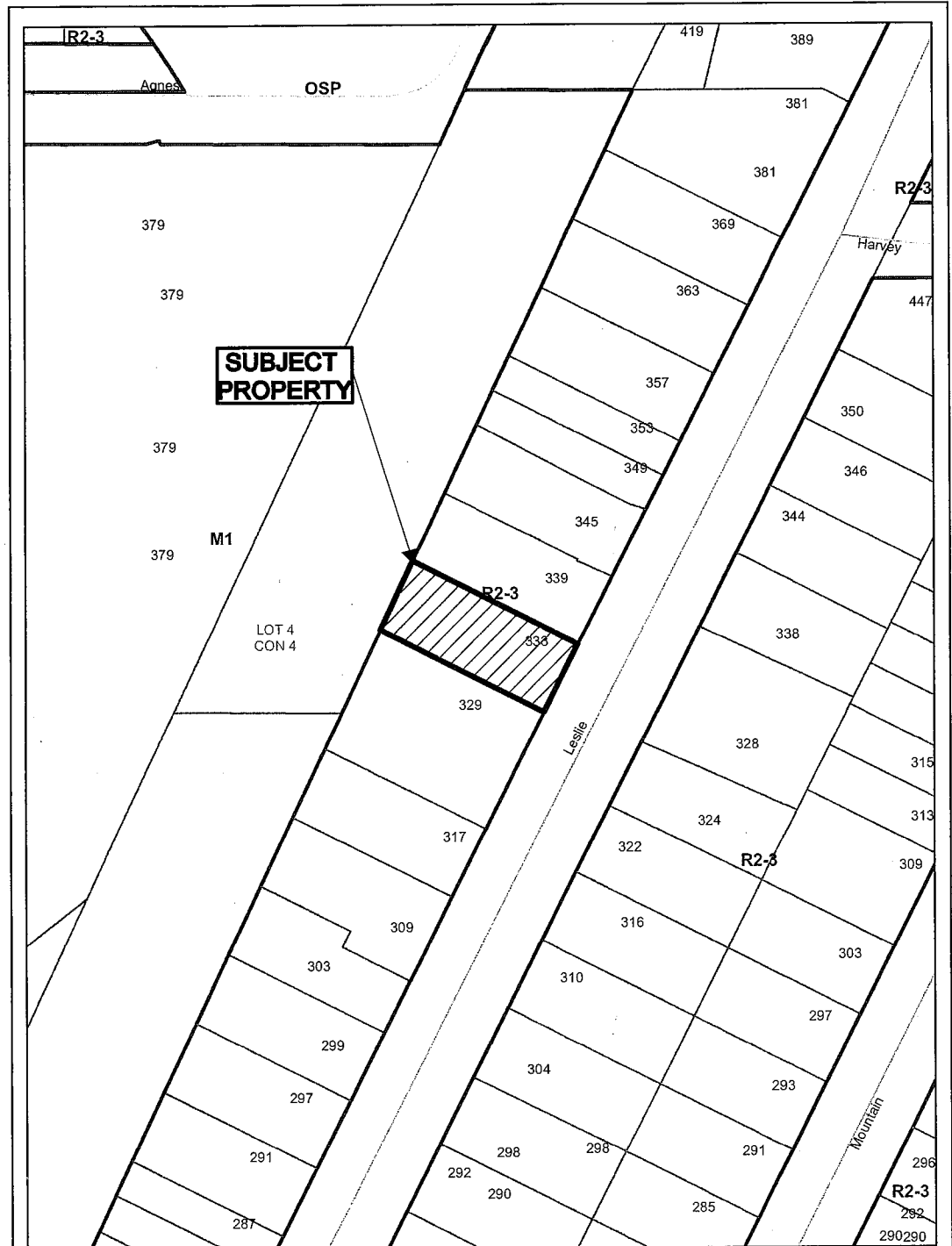
Print Name: Stephan Pronovost
 *I have authority to bind the Corporation

* Where the owner is a firm or corporation, the person signing this instrument shall state that he/she has authority to bind the corporation or affix the corporate seal.

FOR OFFICE USE ONLY

Date of Receipt: Jun 6/22 Hearing Date: Jun 29/22 Received By: N. Lewis
Zoning Designation: R2-3 Resubmission: ☐ Yes ☒ No
Previous File Number(s): None
Previous Hearing Date: n/a
Notes:

Aug 1/2022



Application for Minor Variance or Permission



Subject Property being,
PIN 02132-0369,
Parcel 6203 SEC SES,
Part Lot 1, Plan M-7S,
Part Lot 4, Concession 4,
Township of Mckim,
333 Leslie Street, Sudbury,
City of Greater Sudbury

Sketch 1, NTS
NDCA

A0081/2022
Date: 2022 06 09

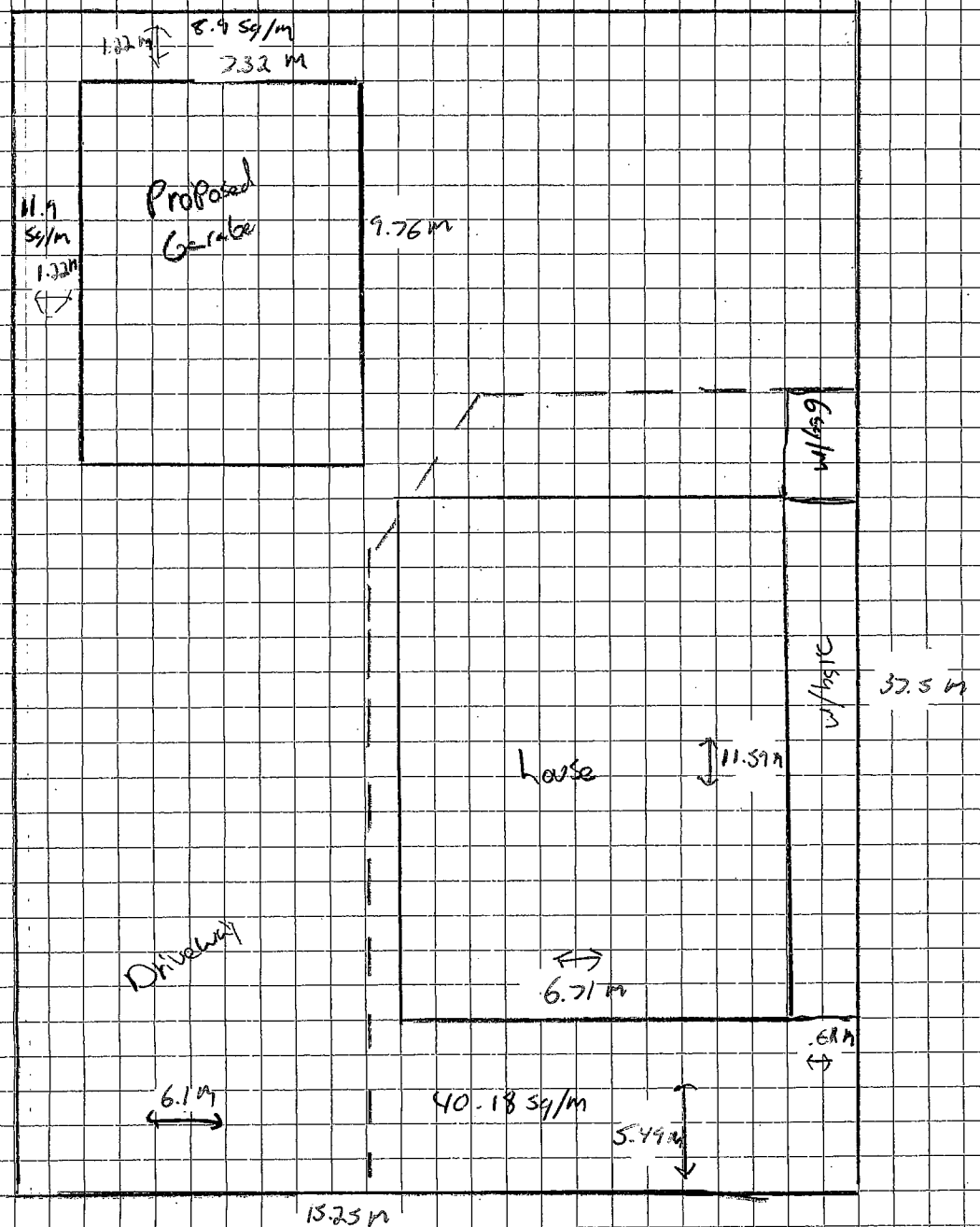
Landscaping total sq/m

333 Leslie Ave

Total Property = 551.82 sq/m

Landscaping = 74 sq/m

13% Landscaping



Aug 11/2022
Sketch 2

Leslie St



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 2022.01.01 A 6082/2022 S.P.P. AREA YES _____ NO <input checked="" type="checkbox"/> NDCA REG. AREA YES _____ NO <input checked="" type="checkbox"/>

City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Ivan Herbert + Linda Geraldo Email: [REDACTED]
Mailing Address: 1699 Desloges Road Home Phone: [REDACTED]
City: Sudbury Postal Code: P3G 1C3 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: Ivan Herbert Email: [REDACTED]
Mailing Address: See Above Home Phone: [REDACTED]
City: [REDACTED] Postal Code: [REDACTED] Business Phone: [REDACTED]
Fax Phone: [REDACTED]

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: N/A
Mailing Address: [REDACTED]
City: [REDACTED] Postal Code: [REDACTED]

- 4) Current Official Plan designation: Living Area 11 Current Zoning By-law designation: R1-2

- 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
Increase Building Height	5.004m	6.553m	1.549m

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

- c) Description of Proposal: I would like to increase the height of the walls

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
Proposal can not accomodate door height required

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

PIN(s): _____ Township: 12.11
 Lot No.: 12 Concession No.: 6 Parcel(s): 32808
 Subdivision Plan No.: _____ Lot: _____ Reference Plan No.: SR 1474 Part(s): 2
 Municipal Address or Street(s): _____

- 7) Date of acquisition of subject land.
- Sept 2019

- 8) Dimensions of land affected.

Frontage 29.032 (m) Depth 12.85 (m) Area 3358.89 (m²) Width of Street _____ (m)

- 9) Particulars of all buildings:

	Existing		Proposed	
Ground Floor Area:	<u>85.02 m</u>	(m ²)	<u>221.105</u>	(m ²)
Gross Floor Area:	<u>170.05 m</u>	(m ²)	<u>221.105</u>	(m ²)
No. of storeys:	<u>1</u>		<u>1</u>	
Width:	<u>8.717 m</u>	(m)	<u>10.363 m</u>	(m)
Length:	<u>9.754 m</u>	(m)	<u>21.336 m</u>	(m)
Height:	<u>4.724 m</u>	(m)	<u>6.553 m</u>	(m)
	<u>Home Shed Garage</u>		<u>GARAGE</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>15.545</u>	(m)	<u>66.446</u>	(m)
Rear:	<u>87.782</u>	(m)	<u>25.299</u>	(m)
Side:	<u>12.314</u>	(m)	<u>3 m</u>	(m)
Side:	<u>7.925</u>	(m)	<u>15.593</u>	(m)
	<u>Home Shed</u>		<u>GARAGE</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 type="checkbox"/>	Provincial Highway	<input type="checkbox"/>
Municipally owned & operated sanitary sewage system	<input type="checkbox"/>	<u>Municipal Road</u>	<input type="checkbox"/>
Lake	<input type="checkbox"/>	Maintained Yearly	<input 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.

House 50-60 yrs Shed - 2020

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

Use(s): Residential Length of time: see house date ABOVE

- 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:
- Interior : Residential Rear-commercial

A0052/2022

- 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, Ivan Herbert + Linda Geraldo (please print all names), the registered owner(s) of the property described as 1699 Desloges Road

in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
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- 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;
- 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;

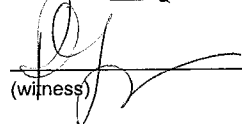
Authority to Enter Land and Photograph

- 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;
- 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

- appoint and authorize Ivan Herbert (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 6 day of June, 20 22

(witness) 

Ivan Herbert Linda Geraldo
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Ivan Herbert Linda Geraldo

*I have authority to bind the Corporation

20082/2022

I/We, Ivan Herbert Linda Geraldo (please print all names),
the registered owner(s) or authorized agent of the property described as 1699 Deslages Rd

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 6 day of June, 2022

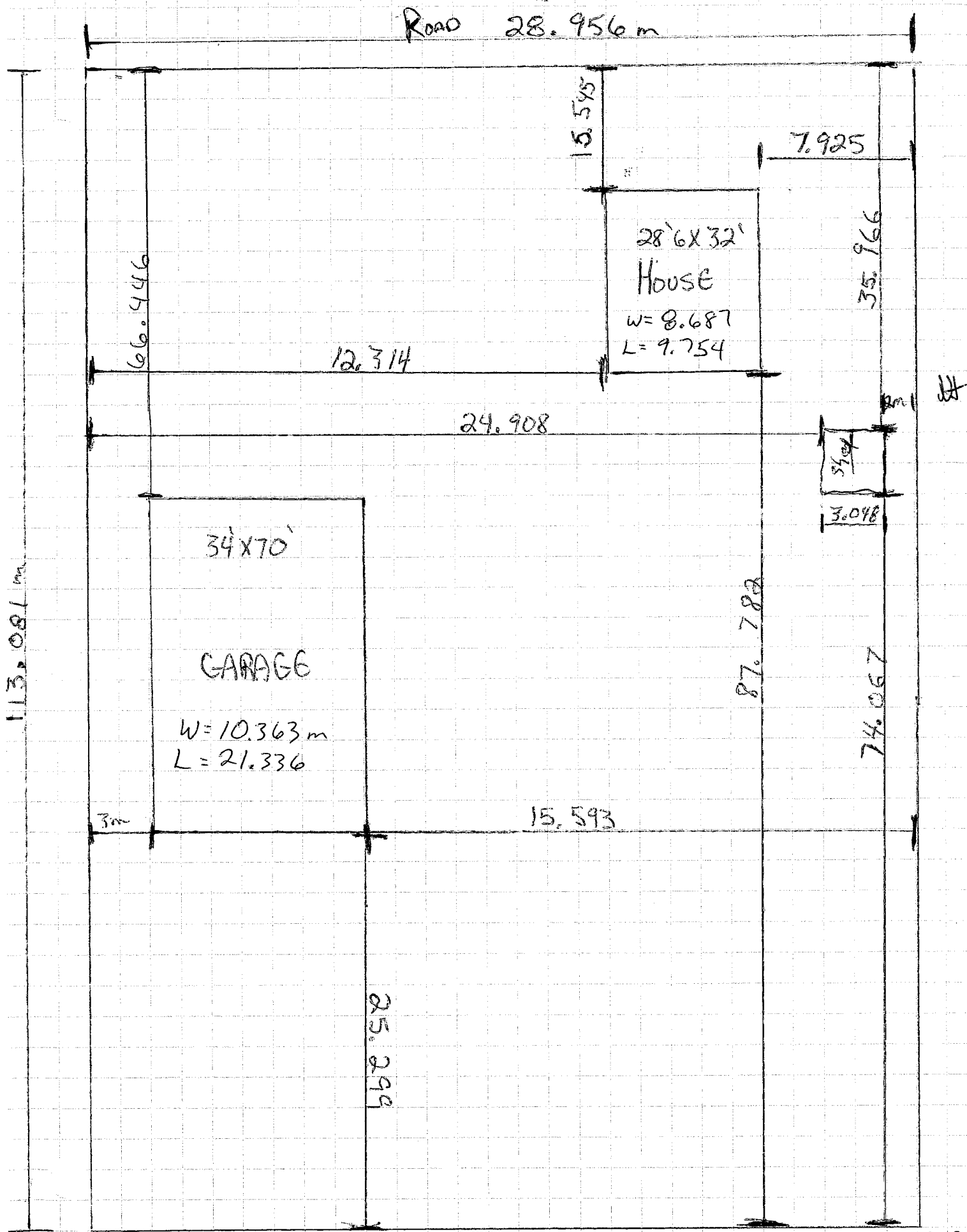

signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

Print Name: Ivan HERBERT
 *I have authority to bind the Corporation

FOR OFFICE USE ONLY

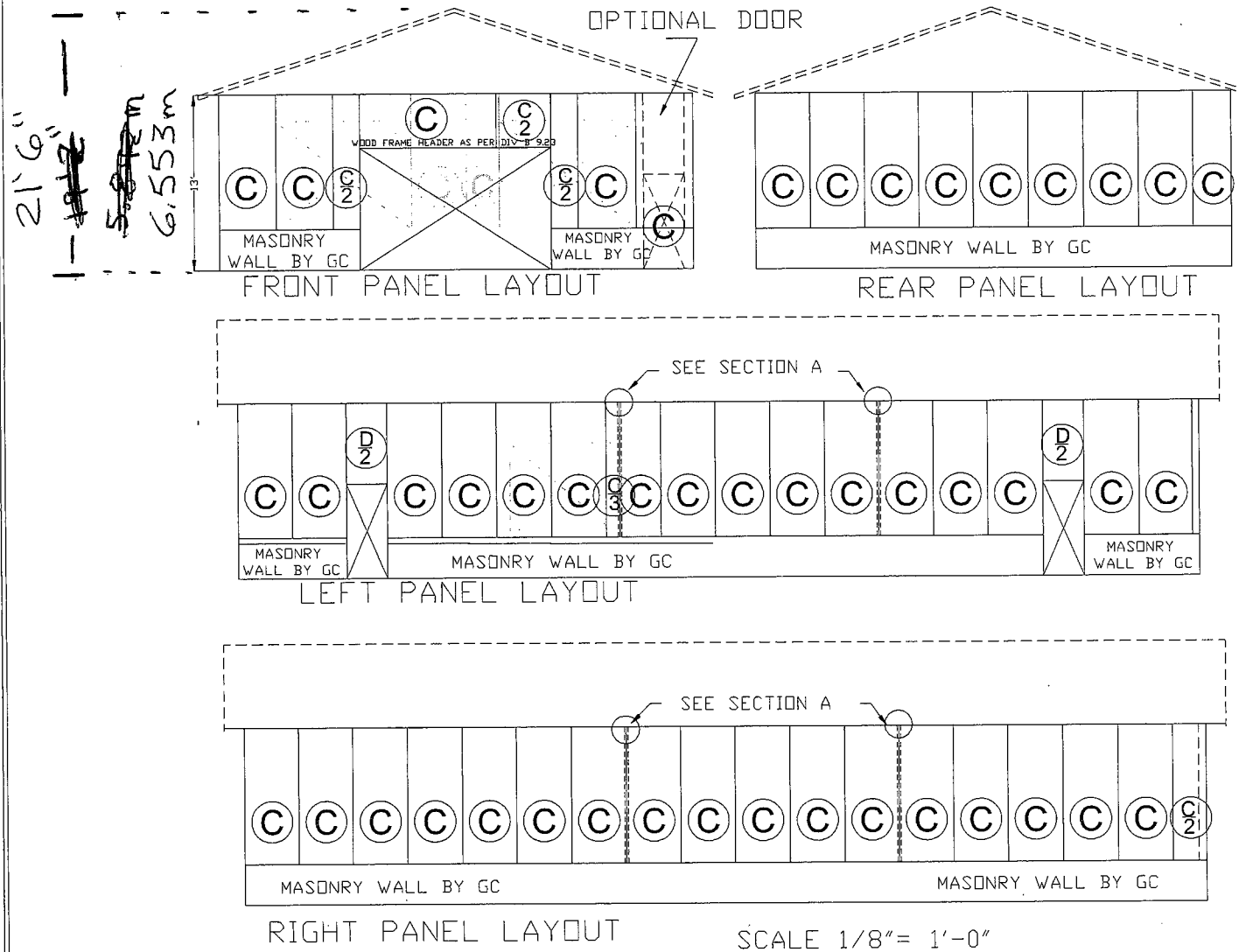
[illegible]

A0082/2022



10082/2022
Sketch 2

Note: panels to be installed as per manual at <https://www.thermapan.com/design-installation/installation-manuals/>



These notes are provided to ensure proper installation of Thermapan Structural Insulated Panels (SIPs) and must be followed fully.

These SIP layouts and specifications of panel products are based on project information provided by the customer. This SIP data is solely intended for product application assurance; and, is not intended to circumvent the need of the design professional as determined by the building code. The designer of record and/or builder/framer is responsible to assure these drawings are compatible with the overall project. Thermapan design load tables comply with Div.B. 9.4.1.1.(1)(c) and Div.B. 4.1.

All specified panels must be installed according to Thermapan Installation Manual found on web site at <https://www.thermapan.com/design-installation/installation-manuals/>

POSTS AND COLUMNS TO BE INSTALLED AS PER APPROVED FLOOR PLAN DRAWINGS AND CONFIRMED FLOOR AND ROOF STRUCTURAL DRAWINGS

WALLS ABOVE GRADE

- (A) 4X8X 6.5
- (B) 4X9X 6.5
- (C) 4X10X 6.5
- (D) 4X12X 6.5
- (E) 4X14X 6.5
- (F) 4X16X 6.5
- (G) C PANEL CRAFTED TO FIT (TYPICAL)

See installation details AB1 to W16 inclusive in Thermapan Installation Manual Wall Section

REVISIONS

Date	Revision/Issue
05/2/2022	REVISION 05/2/2022
11/26/21	REVISION 11/26/21
10/25/21	REVISION 10/25/21
08/26/21	REVISION 08/26/21

Thermapan
Structural
Insulated
Panels

1380 Commerce Parkway
Fort Erie, On L2A 5M4
905 994 7399

Customer

Project
1699 DESLODGES ROAD
SUDBURY ONTARIO

Date
08/11/21

Scale AS NOTED
on 11x17 sheets

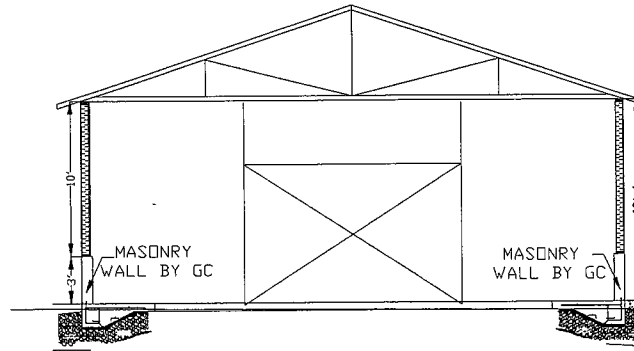
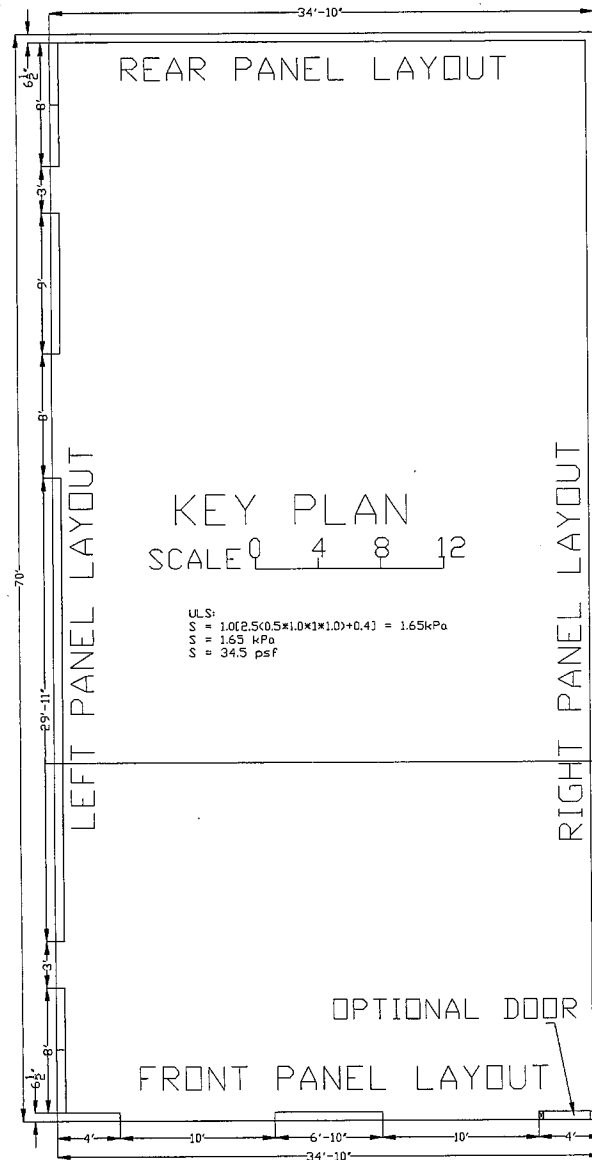
Project
6145

Sheet

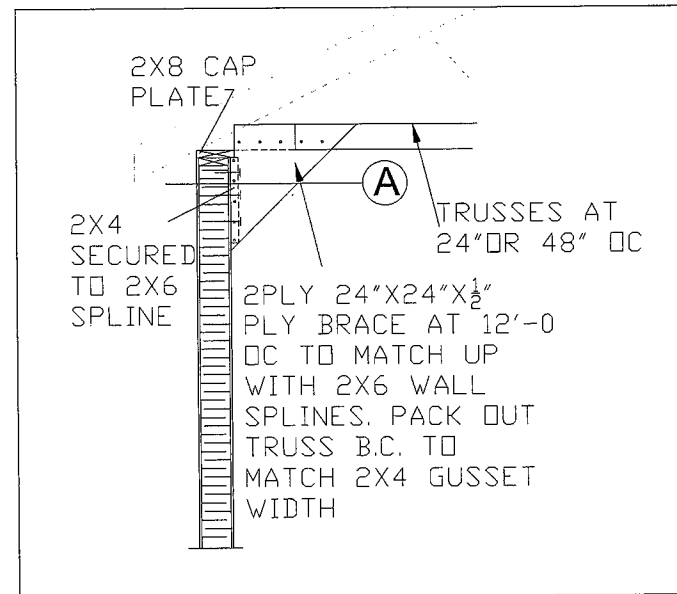
1/2

PO082/2022
Sketch 3

Note: panels to be installed as per manual at <https://www.thermapan.com/design-installation/installation-manuals/>



PROPOSED SECTION X
SCALE 1/8" = 1'-0"



These notes are provided to ensure proper installation of Thermapan Structural Insulated Panels (SIPs) and must be followed fully.

These SIP layouts and specifications of panel products are based on project information provided by the customer. This SIP data is solely intended for product application assurance; and, is not intended to circumvent the need of the design professional as determined by the building code. The designer of record and/or builder/framer is responsible to assure these drawings are compatible with the overall project. Thermapan design load tables comply with Div.B. 9.4.1.1.(1).(c) and Div.B. 4.1.

All specified panels must be installed according to Thermapan Installation Manual found on web site at <https://www.thermapan.com/design-installation/installation-manuals/>

POSTS AND COLUMNS TO BE INSTALLED AS PER APPROVED FLOOR PLAN DRAWINGS AND CONFIRMED FLOOR AND ROOF STRUCTURAL DRAWINGS

WALLS ABOVE GRADE

- (A) 4X8X 6.5
- (B) 4X9X 6.5
- (C) 4X10X 6.5
- (D) 4X12X 6.5
- (E) 4X14X 6.5
- (F) 4X16X 6.5
- (G) C PANEL CRAFTED TO FIT (TYPICAL)

See installation details AB1 to W16 inclusive in Thermapan Installation Manual Wall Section

REVISED 05/26/22
 REVISED 11/26/21
 REVISED 10/25/21
 REVISED 08/26/21

Thermapan
 Structural Insulated Panels
 1380 Commerce Parkway
 Fort Erie, On L2A 5M4
 905 994 7399

Customer

Project
 1699 DESLODGES ROAD
 SUDBURY ONTARIO

Date 08/11/21

Sheet

Scale AS NOTED
 on 11x17 sheets

Project

6145

2/2

AP062/2022
 sketch 4



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
2022.01.01

A0084/2022
S.P.P. AREA
YES ___ NO ☒
NDCA REG. AREA
YES ___ NO ☒

City of Greater Sudbury
APPLICATION FOR MINOR VARIANCE

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Estelle Brunet
Mailing Address: 551 Ontario Street
City: Sudbury ON Postal Code: R3E 4K5

- 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: NA 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: NA
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
Interior Side Setback	1.2	0.518	0.682

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

- c) Description of Proposal: To have a reduced side yard set back of 0.682

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law: Tore down existing old garage to re-build new garage exactly where old garage was - No permit.

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

PIN(s): _____ Township: McKIM
 Lot No.: 7 Concession No.: 3 Parcel(s): _____
 Subdivision Plan No.: 205 Lot: 473 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): _____

- 7) Date of acquisition of subject land.
- 1998

- 8) Dimensions of land affected.

Frontage 12.19 (m) Depth 38.1 (m) Area 464.52 (m²) Width of Street _____ (m)

- 9) Particulars of all buildings:
- House
- Existing

	<u>House</u> Existing	<u>Garage</u> Proposed
Ground Floor Area:	<u>16.92</u> (m ²)	<u>30.17</u> (m ²)
Gross Floor Area:	<u>16.92</u> (m ²)	<u>30.17</u> (m ²)
No. of storeys:	<u>1</u>	<u>1</u>
Width:	<u>6.86</u> (m)	<u>4.11</u> (m)
Length:	<u>10.06</u> (m)	<u>7.34</u> (m)
Height:	<u>25.0</u> (m)	<u>5.20</u> (m)

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

	<u>House</u> Existing	<u>Garage</u> Proposed
Front:	<u>7.65</u> (m)	<u>22.95</u> (m)
Rear:	<u>20.27</u> (m)	<u>7.83</u> (m)
Side:	<u>3.26</u> (m)	<u>0.518</u> (m)
Side:	<u>1.65</u> (m)	<u>7.56</u> (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 1930 / Garage 2014

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

Use(s): Residential Length of time: 1930

- 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

A0084/2022

- 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, Estelle Brunet (please print all names), the registered owner(s) of the property described as 551 Ontario Street in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize _____ (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 7 day of June, 20 22

Christine Dube
(witness)

Estelle Brunet
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Estelle Brunet

*I have authority to bind the Corporation

A0084/2022

I/We, Leslie Brunet (please print all names),
the registered owner(s) or authorized agent of the property described as 551 Ontario Street

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 7 day of June, 20 22

signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

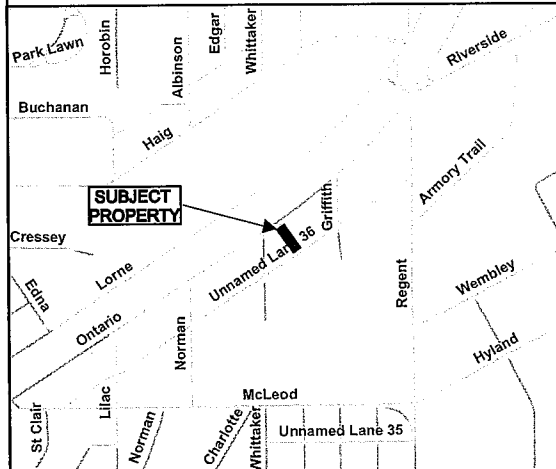
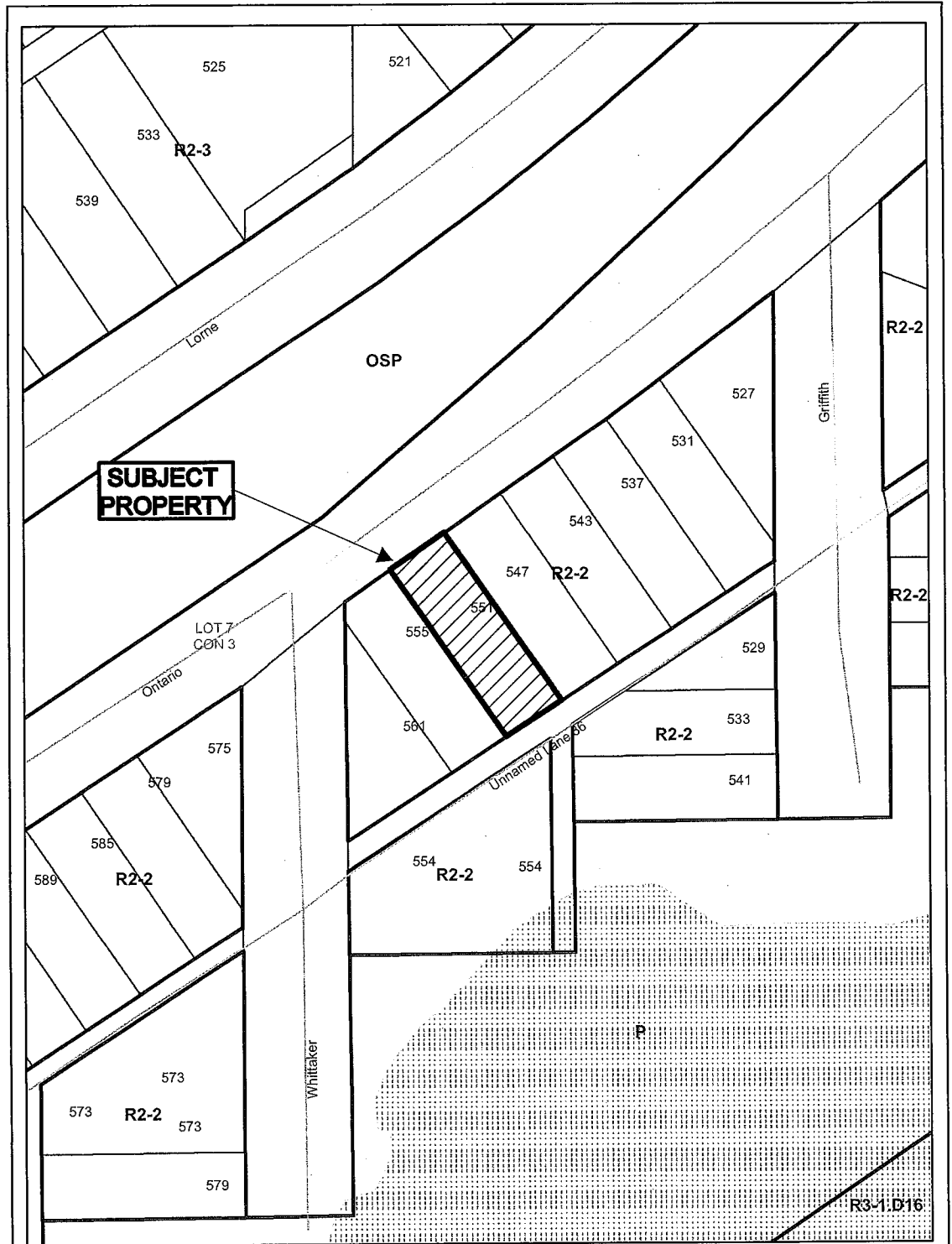
Print Name: Estelle Brunet
 *I have authority to bind the Corporation

* Where the owner is a firm or corporation, the person signing this instrument shall state that he/she has authority to bind the corporation or affix the corporate seal.

FOR OFFICE USE ONLY

[illegible]

170084/2028



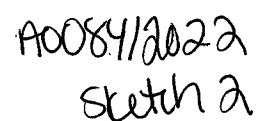
Application for Minor Variance or Permission



Subject Property being,
PIN 73586-1120,
Parcel 108531, Lot 473, Plan 20S,
Part Lot 7, Concession 3,
Township of McKim,
551 Ontario Street, Sudbury,
City of Greater Sudbury

Sketch 1, NTS
NDCA

A0084/2022
Date: 2022 06 09





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

City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

Office Use Only	
2022.01.01	
A0083/2022	
S.P.P. AREA	
YES	NO <input checked="" type="checkbox"/>
NDCA REG. AREA	
YES <input checked="" type="checkbox"/>	NO

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Baikinson Land Corp	Email:	
Mailing Address: 1107 Auger Avenue	Home Phone:	
	Business Phone:	
City: Sudbury	Postal Code: P3A 4B1	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: n/a	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: n/a	
Mailing Address:	
City:	Postal Code:

- 4) Current Official Plan designation: Living Area 1 Current Zoning By-law designation: R1-5, 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
4.20 (a)	10% or 4	20% or 9	10% or 5

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

- c) Description of Proposal:

Change By-Law 2015-722 from 10% to 20% to allow addition pre-construction homes prior to registration but after initial acceptance from the city

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:

The city by law is too restrictive. Developer has made a significant investment, lots are ready to build on, pavement, curbs, water and sewer hook ups are done. Subdivision has initial acceptance from the city which allows us 4 building permits. Then we move into the registration process with the province which takes too long. Our building season is short, so we would like additional permits to get our foundation in and build over the winter.

See Schedule "A"

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

PIN(s): 733480610 Township: Rayside Balfour
 Lot No.: Concession No.: Parcel(s):
 Subdivision Plan No.: Lot: Reference Plan No.: Part(s):
 Municipal Address or Street(s):

- 7) Date of acquisition of subject land. 2006

- 8) Dimensions of land affected.

See Schedule "A"

Frontage (m) Depth (m) Area (m²) Width of Street (m)

- 9) Particulars of all buildings:

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

We are going to build normal homes that all under existing rules.

We are not sure of which models on which lots yet

- 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:	(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/Swales ☐

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.

✓ Road is not dedicated to the city yet.

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

Construction will begin in 2022

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

Use(s): Currently vacant land Length of time: n/a

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

Same as #13 ☐ or, Residential

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

- 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 commercial

A00859/2022

- 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): 780-5-94003 no condition cleared

- 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, Baikinson Land Corp (please print all names), the registered owner(s) of the property described as Pin - 733480610
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize _____ (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 27 day of May, 20 22

M Latendresse
(witness)

[Signature]
Signature of Owner(s) or Signing Officer or Authorized Agent
Print Name: Barry Kindrat

*I have authority to bind the Corporation

APR 25 12 02 22

PART B: OWNER OR AUTHORIZED AGENT DECLARATION

I/We, Baikinson Land Corp (please print all names),
the registered owner(s) or authorized agent of the property described as Pin - 733480610

in the City of Greater Sudbury:

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 27 day of May, 20 22

~~Commissioner of Oaths~~

Karen Elizabeth Pigeau, a Commissioner for taking Affidavits in and for the Courts of Ontario, while within the Territorial District of Sudbury and while appointed as a Deputy-Clerk for the City of Greater Sudbury.

signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

Print Name:

*I have authority to bind the Corporation

* Where the owner is a firm or corporation, the person signing this instrument shall state that he/she has authority to bind the corporation or affix the corporate seal.

FOR OFFICE USE ONLY

Date of Receipt: June 2/22 Hearing Date: June 29, 2022 Received By: N. Lewis
Zoning Designation: R2-a/R1-5 Resubmission: ☐ Yes ☒ No
Previous File Number(s): Subdivision File No. 780-S/94-003
Previous Hearing Date:
Notes:

10085/2022

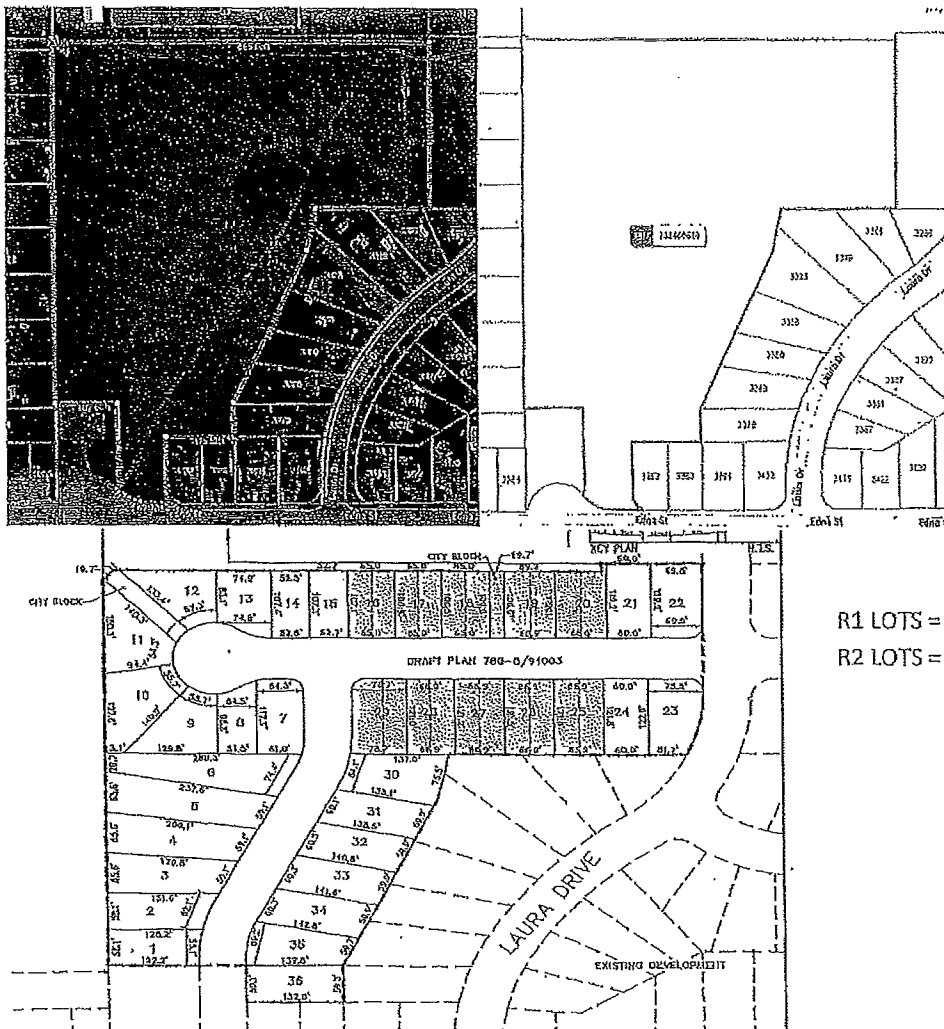
Schedule "A"

Legal Description: SURFACE RIGHTS ONLY; PT LT 2 CON 2 BALFOUR; S/T PTS 5-11 53R13257 AS IN LT713143 (LT713143 PARTIALLY RELEASED UNDER SD138533, SD138536, SD208360 & SD219856); S/T PT. 5-11 53R13257 AS IN LT733290 (LT733290 PARTIALLY RELEASED UNDER SD138534, SD138535, SD208359 & SD219857) CITY OF GREATER SUDBURY

Pin: 733480610

Lot Area: 358,922.25 ft² (8.240 ac) Perimeter: 2,880.58 ft

Measurements: 291.81 ft x 665.08 ft x 8.25 ft x 7.20 ft x 641.53 ft x 107.88 ft x 140.77 ft x 5.24 ft x 5.24 ft x 16.43 ft x 9.94 ft x 9.94 ft x 9.94 ft x 69.02 ft x 7.07 ft x 7.07 ft x 7.07 ft x 7.07 ft x 95.96 ft x 125.52 ft x 59.05 ft x 300.76 ft x 74.75 ft



A00856222

NOTICE
DISTANCES SHOWN ON THIS PLAN ARE IN METERS AND
CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

RECEIVED
CITY OF BALFOUR
PLANNING DEPT.

PLAN 53M-

1. I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL PLAN AS SUBMITTED TO THE CITY OF BALFOUR FOR RECORDATION.
2. I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL PLAN AS SUBMITTED TO THE CITY OF BALFOUR FOR RECORDATION.
3. I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL PLAN AS SUBMITTED TO THE CITY OF BALFOUR FOR RECORDATION.

THE CITY OF BALFOUR HAS REVIEWED THE ABOVE PLAN AND HAS DETERMINED THAT IT IS IN ACCORDANCE WITH THE CITY OF BALFOUR ACT AND THE CITY OF BALFOUR BY-LAW. THE CITY OF BALFOUR HAS REVIEWED THE ABOVE PLAN AND HAS DETERMINED THAT IT IS IN ACCORDANCE WITH THE CITY OF BALFOUR ACT AND THE CITY OF BALFOUR BY-LAW. THE CITY OF BALFOUR HAS REVIEWED THE ABOVE PLAN AND HAS DETERMINED THAT IT IS IN ACCORDANCE WITH THE CITY OF BALFOUR ACT AND THE CITY OF BALFOUR BY-LAW.

PLAN OF SUBDIVISION OF
PART OF LOT 1
CONCESSION 2
AND
PART OF LOT 2
CONCESSION 2
AND
PART OF LOT 1
REG'D PLAN 53M-1277
AND
PART OF BLOCK 12
REG'D PLAN 53M-1288
GEOGRAPHIC
TOWNSHIP OF BALFOUR
CITY OF GREATER SUDBURY
DISTRICT OF SUDBURY
SCALE = 1 : 750
D.S. DORLAND LIMITED
ONTARIO LAND SURVEYORS

1. I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL PLAN AS SUBMITTED TO THE CITY OF BALFOUR FOR RECORDATION.
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3. I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL PLAN AS SUBMITTED TO THE CITY OF BALFOUR FOR RECORDATION.

10085/2022
Sketch 2

D.S. DORLAND LIMITED
ONTARIO LAND SURVEYORS
10085/2022
Sketch 2



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

City of Greater Sudbury

APPLICATION FOR MINOR VARIANCE

Office Use Only	
2022.01.01	
A 0086/2022	
S.P.P. AREA	
YES	NO <input checked="" type="checkbox"/>
NDCA REG. AREA	
YES	NO <input checked="" type="checkbox"/>

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Tammy Pigeau Margaret Pigeau Email: [REDACTED]
 Mailing Address: 4390 St. Mary Blvd. Home Phone: [REDACTED]
 Business Phone: [REDACTED]
 City: Hanmer Postal Code: P3P 1Y5 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: Serge Remillard Email: [REDACTED]
 Mailing Address: [REDACTED] Home Phone: [REDACTED]
472 Oruden Rd. Wapnapitche ON Business Phone: [REDACTED]
 City: Wapnapitche Postal Code: P0M 3C0 Fax Phone: [REDACTED]
 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: RBC
 Mailing Address: 5110 Highway 69
 City: Hanmer On Postal Code: P3P 1A9 W-Unit 3

- 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
Detached garage	5m high	6.4m high	1.4m high

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

- c) Description of Proposal: Be able to construct the garage 1.4m higher than by-law requirement

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
To have storage space by increasing interior square footage.

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

PIN(s): 135041187 Township: Hanmer
 Lot No.: 32 Concession No.: Parcel(s): m 113-32
 Subdivision Plan No.: Lot: Reference Plan No.: Part(s):
 Municipal Address or Street(s): 4390 St Mary Blvd

- 7) Date of acquisition of subject land.
- August 2 / 2022

- 8) Dimensions of land affected.

Frontage 21 (m) Depth 27 (m) Area 567 (m²) Width of Street 7 (m)

- 9) Particulars of all buildings:

	Existing	Proposed
Ground Floor Area:	<u>108</u> (m ²)	<u>70.81</u> (m ²)
Gross Floor Area:	<u>108</u> (m ²)	<u>70.81</u> (m ²)
No. of storeys:	<u>2</u>	<u>1.5</u>
Width:	<u>12</u> (m)	<u>7.3</u> (m)
Length:	<u>9</u> (m)	<u>9.7</u> (m)
Height:	<u>6.4</u> (m)	<u>6.4</u> (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>3</u> (m)	<u>18</u> (m)
Rear:	<u>12.8</u> (m)	<u>1.2</u> (m)
Side:	<u>7.9</u> (m)	<u>1.2</u> (m)
Side:	<u>1.2</u> (m)	<u>10.36</u> (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/Swales ☐

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.

1991

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

Use(s): home dwelling / duplex Length of time: 31 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: _____

A0086/2022

- 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, Tammy Pigeau Margaret Pigeau (please print all names), the registered owner(s) of the property described as 4390 St Mary Blvd Hammer Cn 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 _____ (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 _____ day of _____ 6/6/2022

★ [Signature]
(witness)

DocuSigned by:

Tammy Pigeau

signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Tammy Pigeau

*I have authority to bind the Corporation

DocuSigned by:

Margaret Pigeau

Margaret Pigeau

6/7/2022

A0086/2022

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

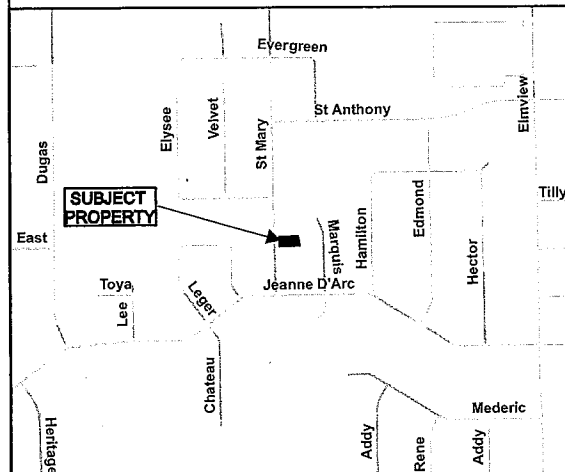
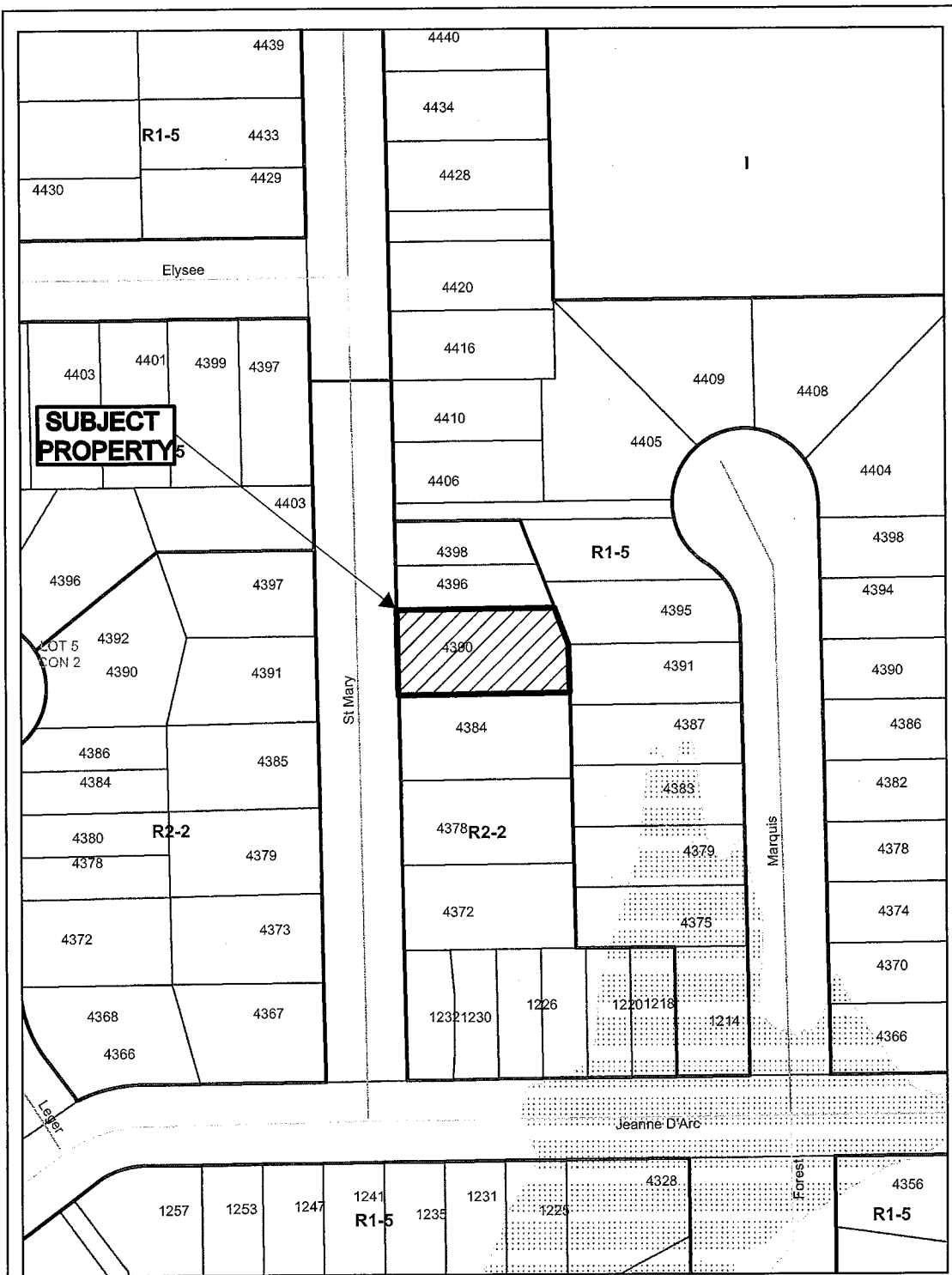
Paula Elizabeth Green, a Commissioner for taking Affidavits in and for the Courts of Ontario, while within the Territorial District of Sudbury and while appointed as a Deputy-Clerk for the City of Greater Sudbury.

Print Name: Tammy
*I have authority to bind the Corporation

FOR OFFICE USE ONLY

Date of Receipt: June 10/22 Hearing Date: June 21/22 Received By: N. Lewis
Zoning Designation: RA-2 Resubmission: ☐ Yes ☒ No
Previous File Number(s): None
Previous Hearing Date: n/a
Notes:

170086/2022



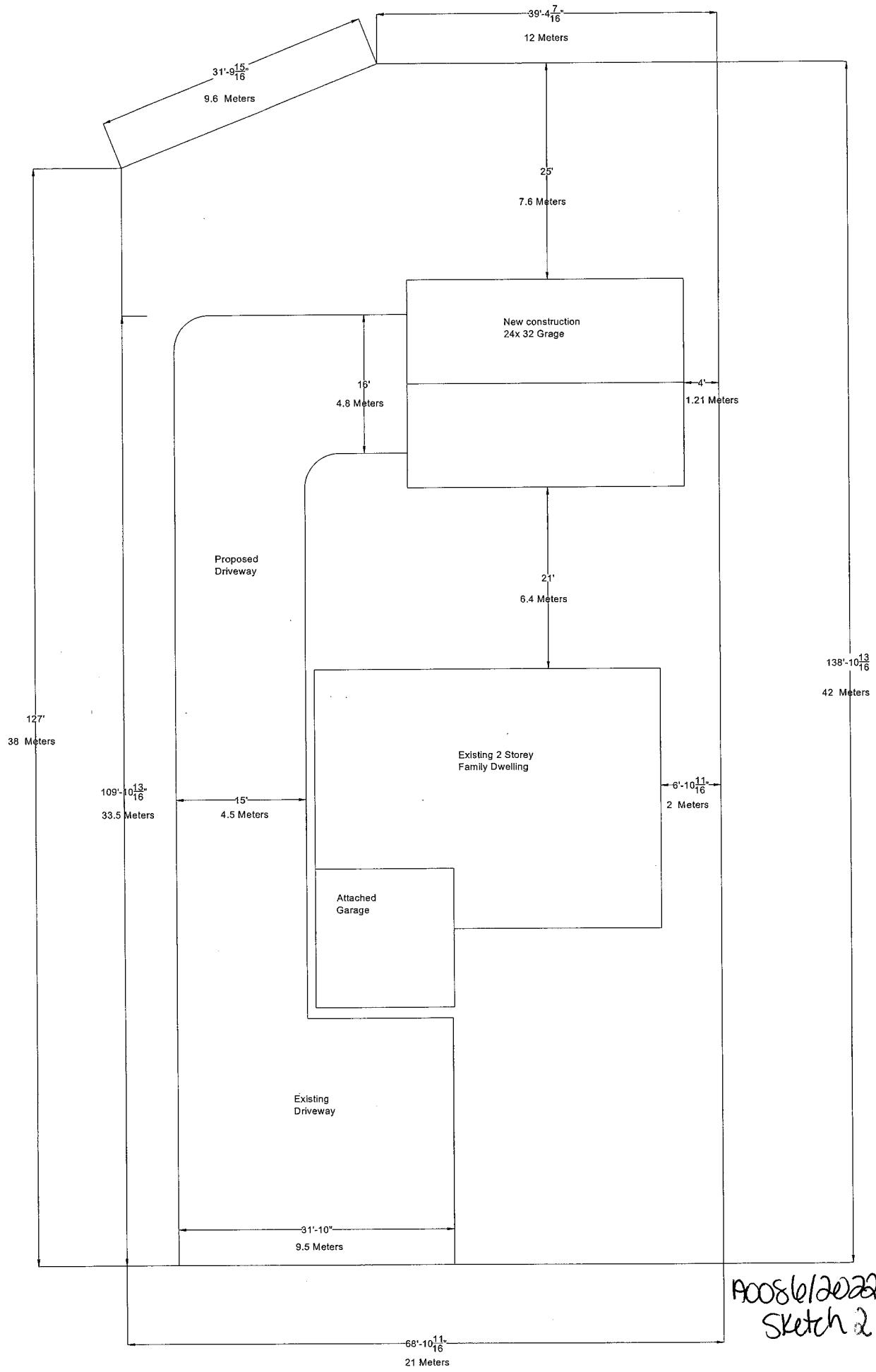
Application for Minor Variance or Permission



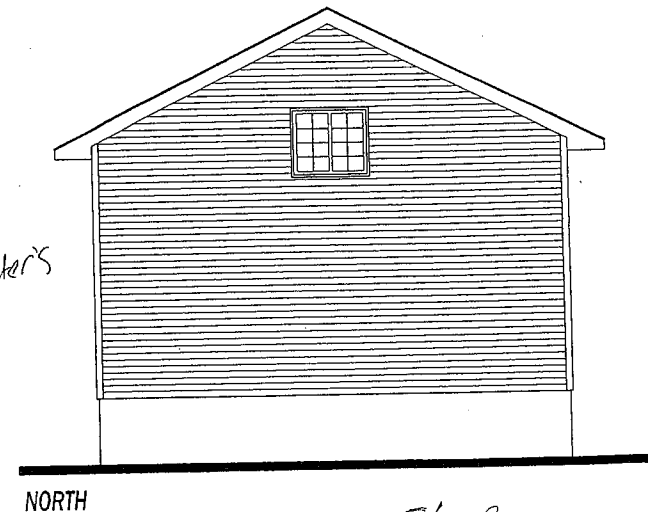
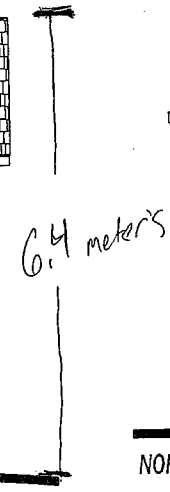
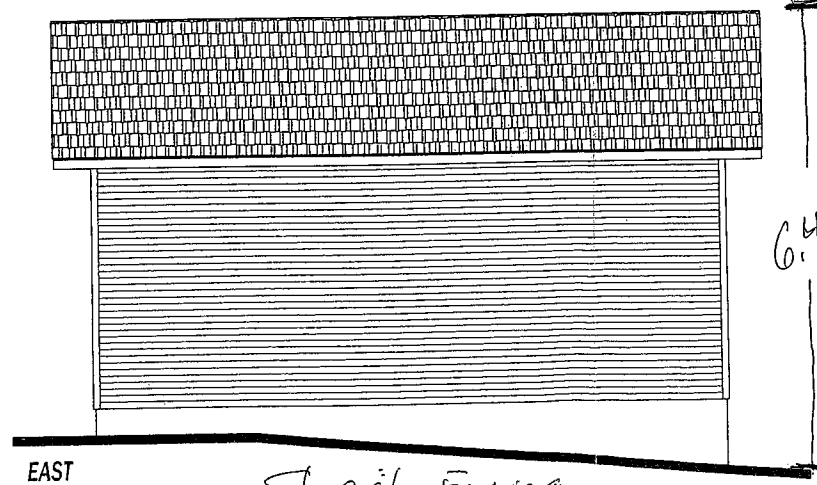
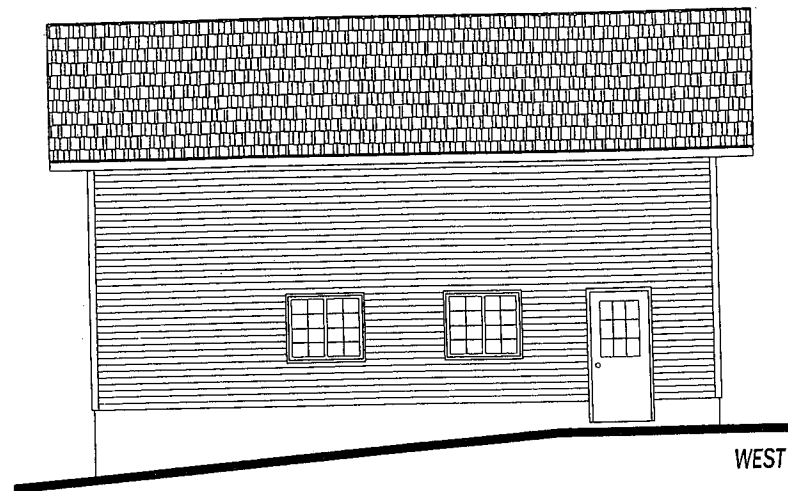
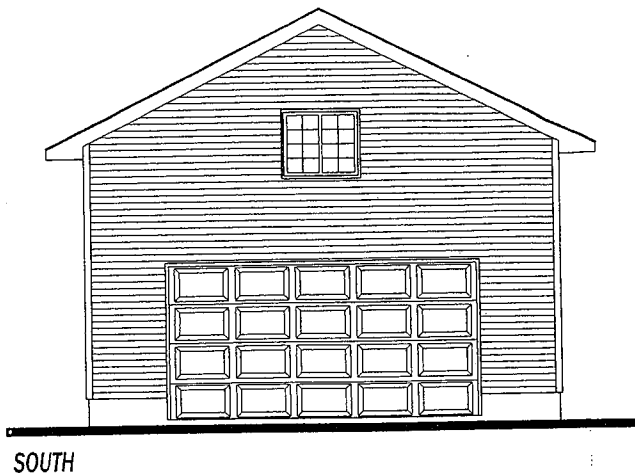
Subject Property being,
PIN 73504-1187,
Parcel M1113-32 SEC SES SRO,
Lot 32, Plan M-1113,
Part Lot 5, Concession 2,
Township of Hanmer,
4390 St. Mary Boulevard, Hanmer,
City of Greater Sudbury

Sketch 1, NTS
NDCA

A0086/2022
Date: 2022 06 09



00086/2022
Sketch 2



P00816/2022
Sketch 3

Street Facing

ELEVATIONS
SCALE: 1/8" = 1'-0"

4390 St-Mary
Hammer On



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

2022.01.01

A 0087/2022

S.P.P. AREA

YES ___ NO ☒

NDCA REG. AREA

YES ___ NO ☒

City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)

APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): STEPHANIE GRECO Email: [REDACTED]
Mailing Address: 1110 LYNWOOD DRIVE Home Phone: [REDACTED]
City: Sudbury Postal Code: P3A 3N7 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: Stephanie Pronovost Email: [REDACTED]
Mailing Address: 475 Vermilion Lake Rd Home Phone: [REDACTED]
City: Chatham Postal Code: P0M 1L0 Business Phone: [REDACTED]
Fax Phone: [REDACTED]

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: RMG MORTGAGES
Mailing Address: P.O. Box 351 Stn C
City: Kitchener ON Postal Code: N2G 3Y9

- 4) Current Official Plan designation: LIVING AREA 1 Current Zoning By-law designation: R1-5

- 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
Section 9.32.2(B)	30m	9.15 m	20.55 m

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

- c) Description of Proposal: Construct a 4.86m x 7.32m Garage 9.45m
of Lot Line

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
no way to fit Building on Property following 30m
By-law

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

PIN(s): _____ Township: McMILL
 Lot No.: 1 Concession No.: 5 Parcel(s): _____
 Subdivision Plan No.: M1275 Lot: W 1/2 L 411 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): _____

- 7) Date of acquisition of subject land.
- 2015

- 8) Dimensions of land affected.

Frontage 18.3 (m) Depth 38.13 (m) Area 697.58 (m²) Width of Street _____ (m)

- 9) Particulars of all buildings:

	Existing	Proposed
Ground Floor Area:	<u>80.52</u> (m ²)	<u>35.6</u> (m ²)
Gross Floor Area:	<u>80.52</u> (m ²)	<u>35.6</u> (m ²)
No. of storeys:	<u>1</u>	<u>1</u>
Width:	<u>7.32</u> (m)	<u>4.86</u> (m)
Length:	<u>11</u> (m)	<u>2.32</u> (m)
Height:	<u>4.4</u> (m)	<u>4.4</u> (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>12.2</u> (m)	<u>21.35</u> (m)
Rear:	<u>14.45</u> (m)	<u>9.45</u> (m)
Side:	<u>1.22</u> (m)	<u>1.22</u> (m)
Side:	<u>9.25</u> (m)	<u>9.26</u> (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.

1957

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

Use(s): Single Family Dwelling Length of time: 65 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:

Residential
Rear = Railway

A00871/2022

- 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, STEPHANIE GRECO (please print all names), the registered owner(s) of the property described as address: 1110 LYNWOOD DR.
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize Stephanie Pronovost (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 7 day of June, 20 22

*

[Signature]
(witness)

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

Print Name: STEPHANIE GRECO


*I have authority to bind the Corporation

A008712022

I/We, Stephan P. Pirovich (please print all names),
the registered owner(s) or authorized agent of the property described as * 1110 Lyndon Ave

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 7 day of June, 2022


Commissioner of Oaths

signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

Print Name: Stephane Pronovost
 *I have authority to bind the Corporation

* Where the owner is a firm or corporation, the person signing this instrument shall state that he/she has authority to bind the corporation or affix the corporate seal.

FOR OFFICE USE ONLY

Date of Receipt: June 7/22 Hearing Date: June 29, 2022 Received By: N. Lewis

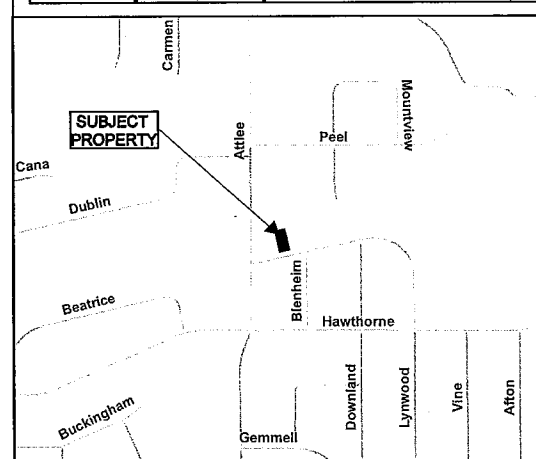
Zoning Designation: R1-S Resubmission: ☐ Yes ☒ No

Previous File Number(s): None

Previous Hearing Date: n/a

Notes:

A0087/2022



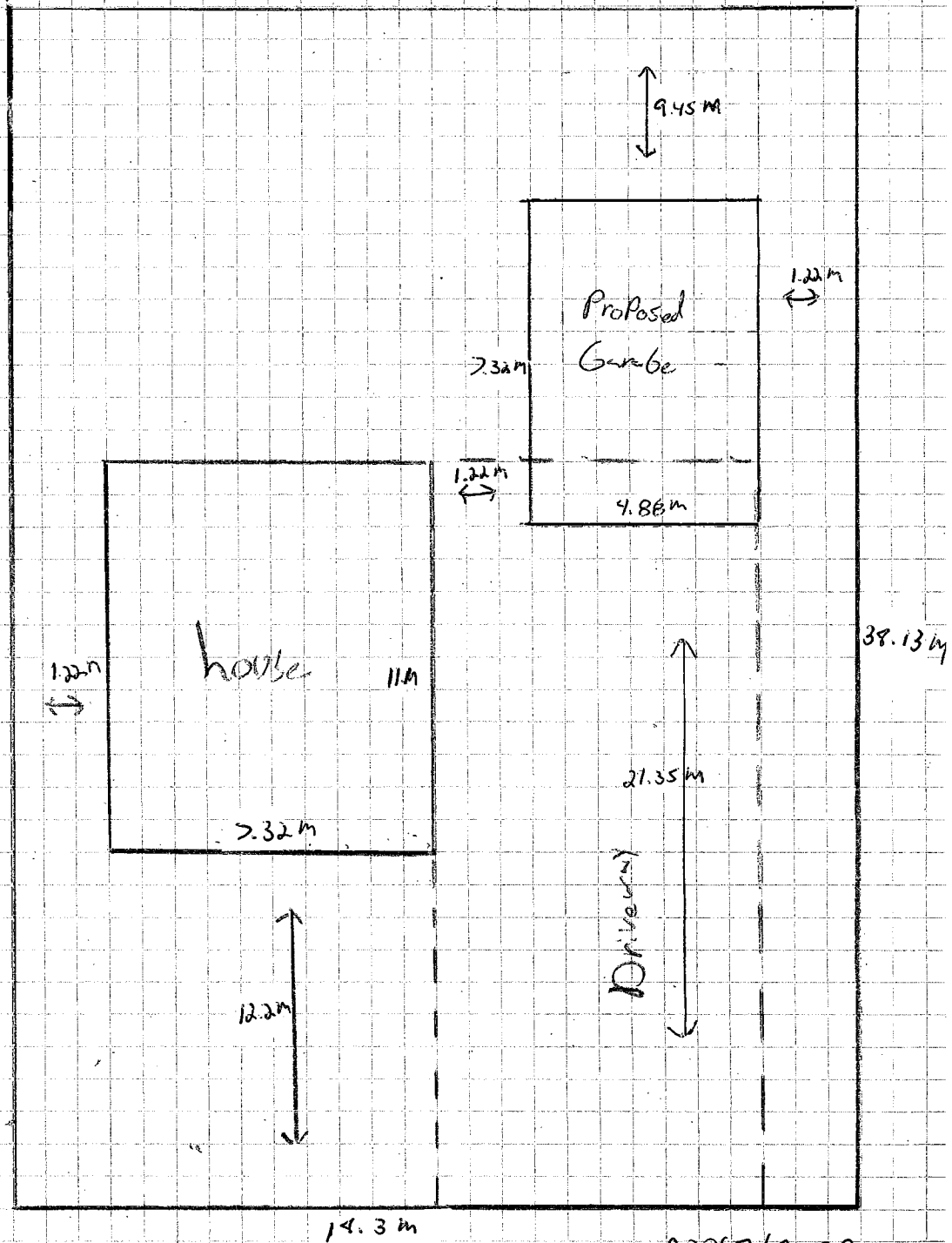
Application for Minor Variance or Permission



Subject Property being,
PIN 02125-0063,
Parcel 23458 SEC SES,
Part Lot 411, Plan M-275,
Part Lot 1, Concession 5,
Township of McKim,
1110 Lynwood Drive, Sudbury.
City of Greater Sudbury

Sketch 1, NTS
NDCA

A0087/2022
Date: 2022 06 09



Lynwood

A0087/2022
Sketch 2



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

City of Greater Sudbury APPLICATION FOR MINOR VARIANCE

Office Use Only 2022.01.01
A0088/2022
S.P.P. AREA YES ____ NO ____
NDCA REG. AREA YES ____ NO ____

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Catarina Goncalves and Andrew Mills Email: [REDACTED]
Mailing Address: 90 Cassander Crescent Home Phone: [REDACTED]
City: Brampton, ON Postal Code: L6Z 1Z2 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: Joshua Duval Email: [REDACTED]
Mailing Address: 31 Rio RD. Home Phone: [REDACTED]
City: Sudbury, ON Postal Code: P3C 3A4 Business Phone: [REDACTED]
Fax Phone: [REDACTED]

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: Scotia Bank
Mailing Address: 1391 Lawrence Ave. West
City: North York Postal Code: M6L 1A4

- 4) Current Official Plan designation: Living Area 1 Current Zoning By-law designation: R-2-3

- 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
Min Front Yard Setback	6m	3.01m	2.99m
Void the above	Void the Above	Void the Above	
Table 4.1 - Deck Encroachment	1.2m	2.99m	1.79

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

- c) Description of Proposal: Front Yard encroachment of 2.99m

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
Deck is pre-existing. Misinformation provided by contractor during development.

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

PIN(s): 02128-0467 LT Township: MLKIM
 Lot No.: 233 Concession No.: _____ Parcel(s): _____
 Subdivision Plan No.: M-100 Lot: 233 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): 339 BRESSE AV. SUDBURY, ON

- 7) Date of acquisition of subject land.
- MARCH 01/2022

- 8) Dimensions of land affected.

Frontage 10.06 (m) Depth 36.58 (m) Area 367.9 (m²) Width of Street _____ (m)

- 9) Particulars of all buildings:

	Existing		Proposed	
Ground Floor Area:	<u>102.3</u>	(m ²)	<u>SAME</u>	<u>6.37</u> (m ²)
Gross Floor Area:	<u>102.3</u>	(m ²)	<u>SAME</u>	<u>6.37</u> (m ²)
No. of storeys:	<u>1</u>		<u>SAME</u>	<u>1</u>
Width:	<u>7.31</u>	(m)	<u>SAME</u>	<u>2.13</u> (m)
Length:	<u>14.02</u>	(m)	<u>SAME</u>	<u>2.99</u> (m)
Height:	<u>5.5</u>	(m)	<u>SAME</u>	<u>1.52</u> (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>6</u>	(m)	<u>SAME</u>	<u>3.01</u> (m)
Rear:	<u>15.33</u>	(m)	<u>SAME</u>	<u>6.38</u> (m)
Side:	<u>1.20</u>	(m)	<u>SAME</u>	<u>1.5</u> (m)
Side:	<u>1.20</u>	(m)	<u>SAME</u>	<u>1.5</u> (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/Swales ☐

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.

SPRING 2015 COMPLETED

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

Use(s): RESIDENTIAL RENTAL Length of time: RESIDENTIAL RENTAL
DUPLEX DUPLEX

- 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 ☒ NoIf "yes", how many? ALREADY LEGAL

- 17) Existing uses of abutting properties:

RESIDENTIALAD0588/2022

APPLICATION FOR MINOR VARIANCE**PAGE 3 OF 4**

- 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, Andrew Mills & Catarina Goncalves (please print all names), the registered owner(s) of the property described as 339 Bessie Ave, Sudbury, ON, P3C4H6
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
- 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;
- 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

- 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;
- 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

- appoint and authorize Joshua Duval (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 1st day of June, 2022

DocuSigned by:
Dan Sanders
(Witness) 6992B674F8...

Andrew Mills
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Andrew Mills & Catarina Goncalves

*I have authority to bind the Corporation

AD088/2022

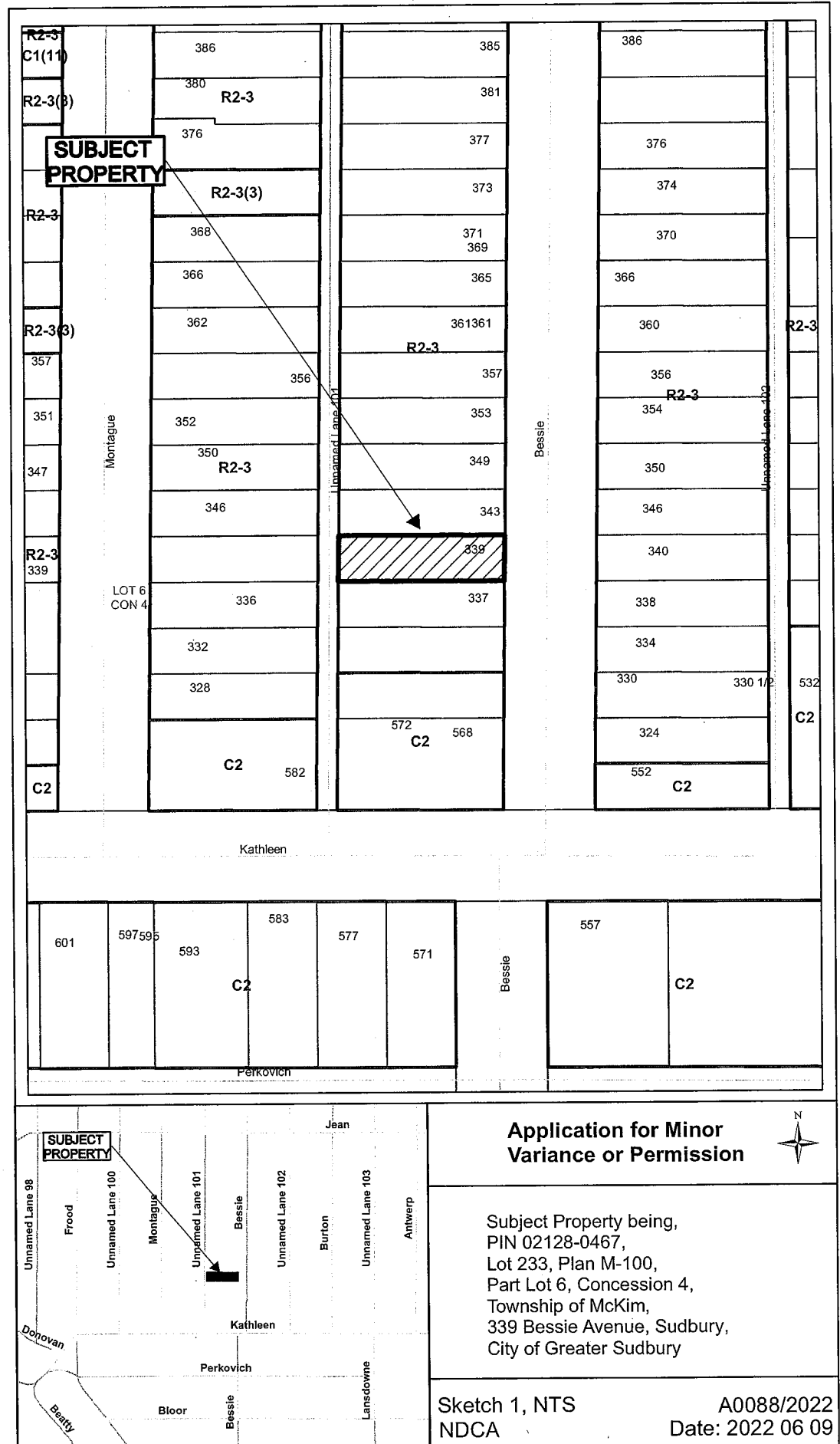
I/We, JOSINUA DUNAL (please print all names),
the registered owner(s) or authorized agent of the property described as 339 BRASSER AVE,
SUDBURY, ON
in the City of Greater Sudbury:

Dated this 26 day of JUNE, 20 22

Print Name: JOSHUA DWAL
*I have authority to bind the Corporation

- Date of Receipt: June 13/22 Hearing Date: June 24, 2022 Received By: N. Lewis
Zoning Designation: R2-3 Resubmission: ☐ Yes ☒ No
Previous File Number(s):
Previous Hearing Date:
Notes:
June 7, 2022 application received. Application reviewed on June 9 and revisions were identified. Agent was emailed June 9 requesting the application to be revised. Revised application received June 13/22

A0088/2022



339 BESSIE AVE.

SITE PLAN

SCALE: 1 : 150

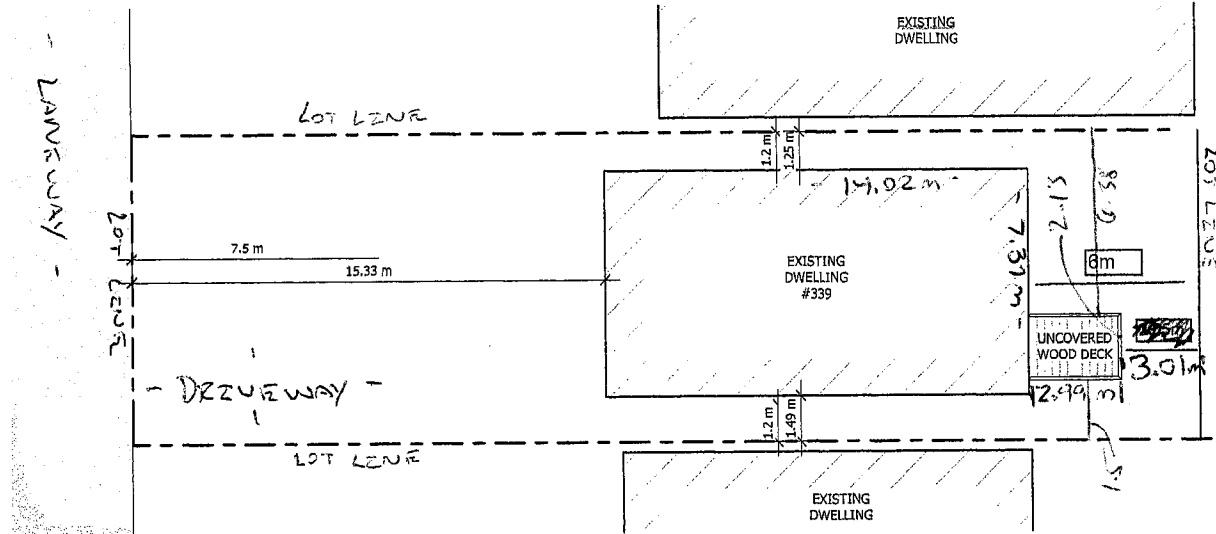
ZONE INFORMATION AS PER ZONING BY LAW #2012-67Z

R2-3	STANDARDS	REQUIRED	PROVIDED
FRONT YARD:		6m	6m
REAR YARD:		7.5m	15.33 m
NORTH SIDE YARD:		1.2m	1.25 m
SOUTH SIDE YARD:		1.2m	1.49 m
MAX. LOT COVERAGE:		50%	27%
BUILDING HEIGHT (MAX.):		11m	5.5 m

LOT WIDTH: 10.06 m
LOT LENGTH: 36.58 m

SITE INFORMATION

BUILDING AREA	100.3 m ²	27%
EXISTING DWELLING UNIT	100.3 m ²	27%
LANDSCAPING		
DRIVEWAY	261.2 m ²	71%
UNCOVERED WOOD DECK	6.4 m ²	2%
	267.6 m ²	73%
SURVEY SITE AREA:	367.9 m ²	100%



BESSIE AVENUE

JOSH DUVAL
CLIENT:
339 BESSIE AVENUE
SUDBURY, ONTARIO



2022-01-31
2:32:36 PM

A1

Aw88/2022
Sketch A



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 2022.01.01	
A0089/2022	
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: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): MARTINE LATENDRE Email: [REDACTED]
Mailing Address: 24 WALTER AVE Home: [REDACTED]
City: LIVEY ON Postal Code: N3Y1C8 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: LAURENCE LATENDRE Email: [REDACTED]
Mailing Address: 1710 RESBETT PK. E-704 Home: [REDACTED]
City: SUDBURY ONT Postal Code: P3E2H3 Fax Phone: [REDACTED]
Business Phone: [REDACTED]
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: ROYAL BANK OF CANADA
Mailing Address: 155 REGIONAL RD 24
City: LIVEY ON Postal Code: P3Y1S1

- 4) Current Official Plan designation: LIVING AREA 1 Current Zoning By-law designation: R1-5

- 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
CORNER SIDE YARD	4.5 m	1.3 m	3.2 m

- b) Is there an eave encroachment? ☒ Yes ☐ No If 'Yes', size of eaves: 1.6096 (m)

- c) Description of Proposal: 30' x 30' GARAGE
9.14 m x 9.14 m

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
DOES NOT LINE UP WITH DRIVE WAY, PREVENTS ENTRANCE TO SHELTER FOR BOAT

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

PIN(s): 733780547 Township: WATERS
 Lot No.: 14 Concession No.: _____ Parcel(s): 13278
 Subdivision Plan No.: M345 Lot: 14 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): 24 WALTER AVE LINDSEY P37058

- 7) Date of acquisition of subject land.
- 2011

- 8) Dimensions of land affected.

Frontage 22.86 (m) Depth 124.968 (m) Area 1374.965 (m²) Width of Street _____ (m)

9) Particulars of all buildings:	SFD	Existing	Proposed	
Ground Floor Area:	<u>75.73</u>	<u>8.86</u> <u>3.28</u> <u>4.53</u> <u>22.28 (m²)</u>	<u>83.53</u>	(m ²)
Gross Floor Area:	<u>75.73</u>	<u>8.86</u> <u>3.28</u> <u>4.53</u> <u>22.28 (m²)</u>	<u>83.53</u>	(m ²)
No. of storeys:	<u>1</u>	<u>1</u> <u>1</u> <u>1</u> <u>1</u>	<u>1</u>	
Width:	<u>7.11 m</u>	<u>2.13</u> <u>1.04</u> <u>2.13</u> <u>3.65 (m)</u>	<u>9.14</u>	(m)
Length:	<u>10.36 m</u>	<u>3.65</u> <u>2.13</u> <u>2.13</u> <u>6.09 (m)</u>	<u>9.14</u>	(m)
Height:	<u>4.57 m</u>	<u>2.13</u> <u>2.43</u> <u>2.43</u> <u>3.65 (m)</u>	<u>5.029</u>	(m)

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

	SFD	Existing	Proposed	
Front:	<u>14.33</u>	<u>173</u> <u>20.3</u> <u>53.7</u> <u>56.1 (m)</u>	<u>82.52</u>	(m)
Rear:	<u>39.56</u>	<u>3.5</u> <u>37.2</u> <u>4.3</u> <u>1.1 (m)</u>	<u>10.42</u>	(m)
Side:	<u>2.94</u>	<u>1.2</u> <u>1.2</u> <u>1.3</u> <u>1.3 (m)</u>	<u>1.3</u>	(m)
Side:	<u>8.38</u>	<u>16.8</u> <u>14.3</u> <u>19.1</u> <u>16.6 (m)</u>	<u>12.42</u>	(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.

APPROXIMATE 1950

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

Use(s): RESIDENTIAL Length of time: 72 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:
- RESIDENTIAL

APR 08 9/2022

- 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, MATTHEW LATENDRE (please print all names), the registered owner(s) of the property described as 241 WALTER AVE
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
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Authority to Enter Land and Photograph

- 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;
- 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

- appoint and authorize LAURENCE LATENDRE (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 MAY 25 day of MAY, 20 22

M.C. Latendre
(witness)

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

Print Name: MATTHEW LATENDRE

*I have authority to bind the Corporation


A0089/2022

I/We, MATTHEW LATENDRE LAWRENCE LATENDRE (please print all names),
the registered owner(s) or authorized agent of the property described as 24 WALTER AVE

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 3 ~~May 2022~~ day of 25 June, 20 22

Karen Elizabeth Pigeau, a Commissioner for taking Affidavits in and for the Courts of Ontario, while within the Territorial District of Sudbury and while appointed as a Deputy-Clerk for the City of Greater Sudbury...



signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

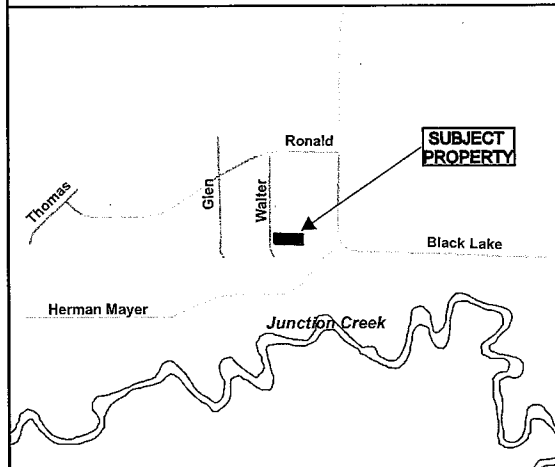
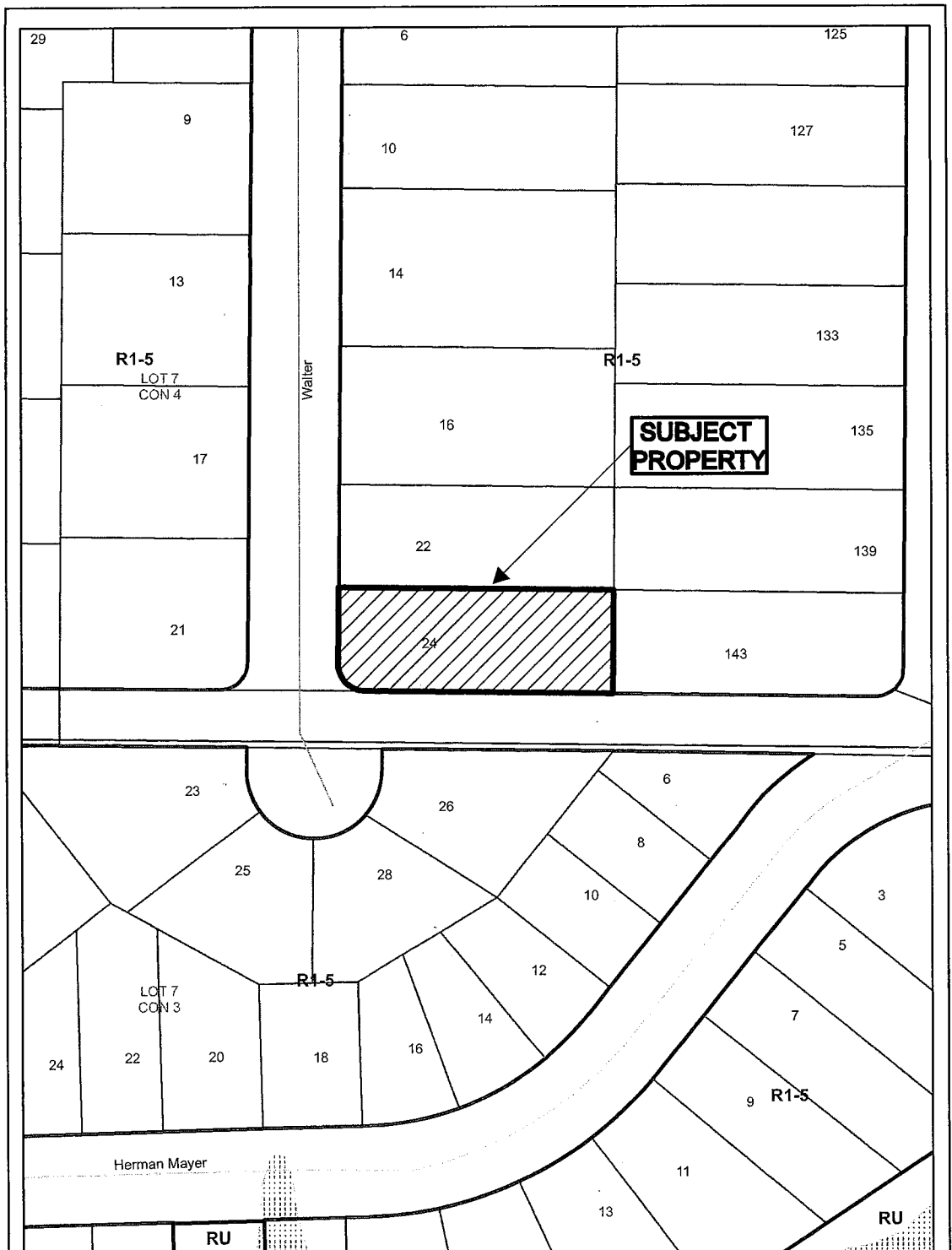
Print Name: LAWRENCE LATENDY
*I have authority to bind the Corporation

* Where the owner is a firm or corporation, the person signing this instrument shall state that he/she has authority to bind the corporation or affix the corporate seal.

FOR OFFICE USE ONLY

Date of Receipt:	June 3/22	Hearing Date:	June 29, 2022	Received By:	N. Lewis
Zoning Designation:	R1-5	Resubmission:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
Previous File Number(s):	None				
Previous Hearing Date:	n/a				
Notes:					

A0089/2022



Application for Minor Variance or Permission



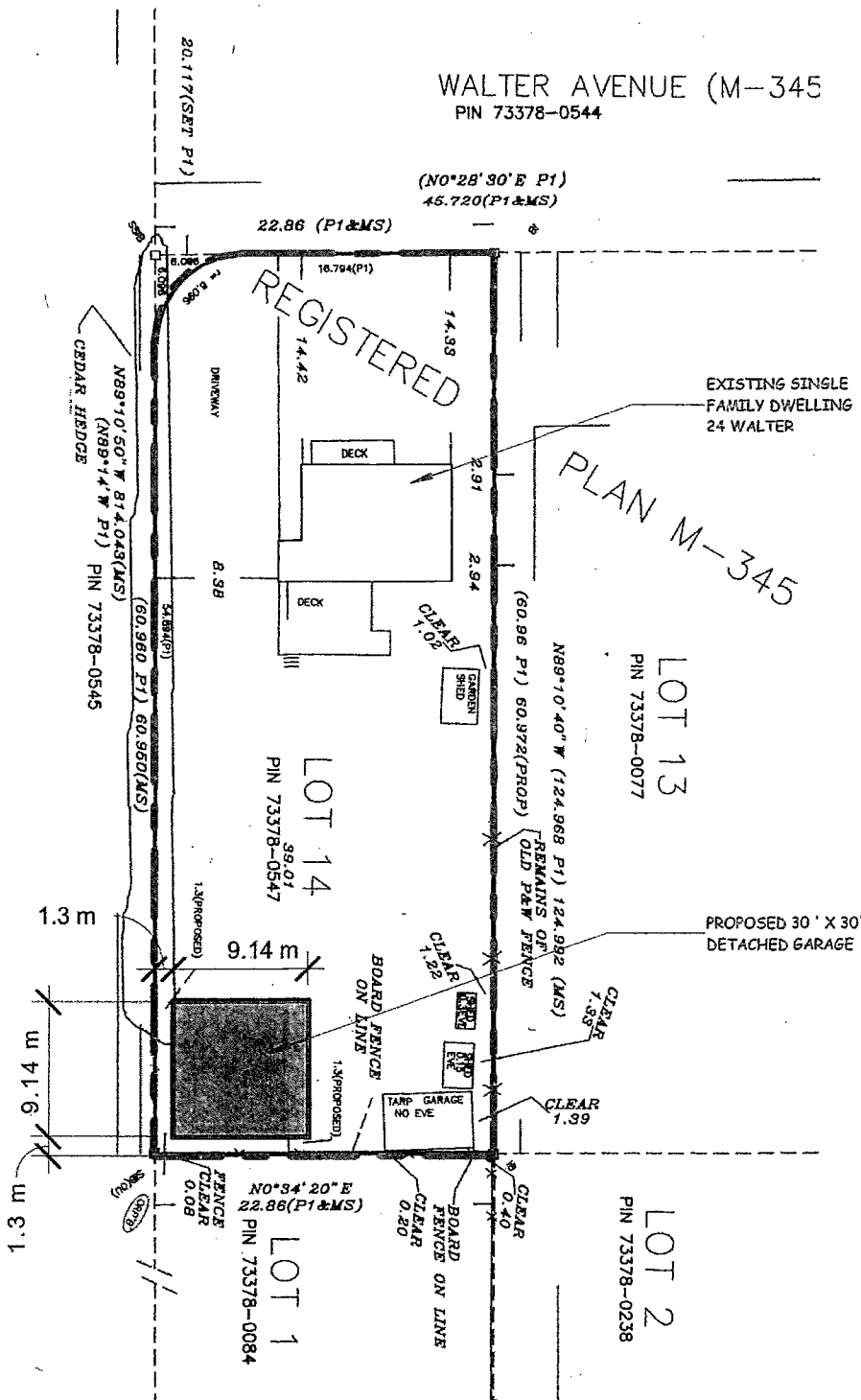
Subject Property being,
PIN 73378-0547,
Parcel 13278 SEC SWS,
Lot 14, Plan M-345,
Part Lot 7, Concession 4,
Township of Waters,
24 Walter Avenue, Lively,
City of Greater Sudbury

Sketch 1, NTS
NDCA

A0089/2022
Date: 2022 06 09

(N0°28'30'E P1)
45.720(P1&MS)

BUILDING COVERAGE: 12%
16'-5" (AS PER B.Y.-L.A.N.)
MAX HEIGHT 16'-4" FROM FINISH FRONT
GRADE TO HIGHEST POINT OF ROOF



CONSTRUCTOR'S RESPONSIBILITY
AT ALL CONSTRUCTION CONFORMS
REMENTS OF THE ONTARIO BUILDING ACT
NS MADE ON THESE DRAWINGS
INFORMATION AND ASSISTANCE
NOT NECESSARILY COMMENT ON
ONSTRUCTION.

WWW.NORTHSOUTHSTUDIO.ONLINE



A1

A0089/2022
Sketch 2



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

City of Greater Sudbury

APPLICATION FOR MINOR VARIANCE

APPLICATION FEE: \$1,025.00 (includes \$245.00 legal notice fee)
APPLICATION FEE FOR HEDGEROWS: \$312.00 (includes \$245.00 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): Stephan Villeneuve and Chris Rousselle
Mailing Address: 25 Winfield Lane
City: Sudbury Postal Code: P3A 6E2

Email: [REDACTED]
Home: [REDACTED]
Business: [REDACTED]
Fax: [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: Chris Rousselle
Mailing Address: 300-750 Cambie St
4533 Notre Dame Ave.
City: Sudbury Postal Code: P3E 4J3

Email: [REDACTED]
Home: [REDACTED]
Business: [REDACTED]
Fax: [REDACTED]

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: Canadian Western Trust Company
Mailing Address: 300-750 Cambie St
City: Vancouver, BC Postal Code: V6B 0A2

- 4) Current Official Plan designation: Current Zoning By-law designation: C2

- 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
Table 7.1 special provision #16	"Non-residential must be the main use on the ground floor"	Residential use on main floor	1 residential unit
(May 27 th 2022 CR) → Table 7.3	7.5m rear yard	1.2m rear yard	6.3 meters of rear yard

- b) Is there an eave encroachment? ☒ Yes ☐ No If "Yes", size of eaves: 0.5 (m)

- c) Description of Proposal: Single detached dwelling with 2 secondary dwelling units Looking for relief from 7.5m rule for rear yard.

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law: Non-residential uses must be the main use on the ground floor according to Table 7.1 special provision #16 in a C2 zoned property. We appreciate you working with us in this development project.

Lot is only 50x110 surrounded by mixed residential with some commercial in a C2 zone
(May 27th 2022 CR)

REVISED

Office Use Only
2022.01.01
A 006012022
S.P.P. AREA
YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
NDCA REG. AREA
YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>

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

PIN(s): 735030558	Township: Hanmer	Ontario
Lot No.: 6	Concession No.:	Parcel(s): 3793 SEC SES
Subdivision Plan No.:	Lot:	Reference Plan No.: M107
Municipal Address or Street(s): 4533 Notre Dame Ave.		

- 7) Date of acquisition of subject land. September 14th, 2021

- 8) Dimensions of land affected.

Frontage 15.24 (m) Depth 30.48 (m) Area 464.51 (m²) Width of Street 10 (m)

- 9) Particulars of all buildings:

	Existing	Main	Proposed	Accessory
Ground Floor Area:	(m ²)	118	51.62	(m ²)
Gross Floor Area:	(m ²)	237.5	51.62	(m ²)
No. of storeys:		1 and 1		
Width:	(m)	10.79 main and 4.02 accessory		(m)
Length:	(m)	13.51 main and 12.84 accessory		(m)
Height:	(m)	7.0 (main) and 6.0 (accessory)		(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	Main	Proposed	Accessory
Front:	(m)	8.75	N/A	(m)
Rear:	(m)	1.2	1.2	(m)
Side:	(m)	1.2	1.2	(m)
Side:	(m)	3.2	3.2	(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	<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 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.

Currently none but looking to commence project May 2022

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

Use(s): currently vacant land Length of time: 1 year

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

Same as #13 ☐ or, Single detached dwelling with 2 secondary dwelling units

- 15) What is the number of dwelling units on the property?
- 3
- proposed dwelling units, currently 0

- 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:
- Single Family Residential and mixed use Commercial/Residential

A0056/2022

- 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, Stephan Villeneuve and Chris Rousselle (please print all

names), the registered owner(s) of the property described as 4533 Notre Dame Avenue, Hanmer**
May need to change legal address, abutting property is also described as 4533, Amanda Diltrich has started this process.
in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

- 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;
- 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;
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Authority to Enter Land and Photograph

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- 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

- appoint and authorize Chris Rousselle (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 25 day of April, 2022

(witness)

signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Chris Rousselle Stephan Villeneuve


*I have authority to bind the Corporation

R0056/2022

I/We, Stephan Villeneuve and Chris Rousselle (please print all names),
the registered owner(s) or authorized agent of the property described as 4533 Notre Dame Avenue, Hanmer

solemnly declare that all of the statements contained in this application and in the Supporting Documentation are true and complete, and I/we make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Dated this 25th day of April, 20 22


Commissioner of Oaths

Paula Elizabeth Green, a Commissioner for taking Affidavits in and for the Courts of Ontario, while within the Territorial District of Sudbury and while appointed as a Deputy-Clerk for the City of Greater Sudbury.


signature of Owner(s) or Signing Officer or Authorized Agent
(*where a Corporation)

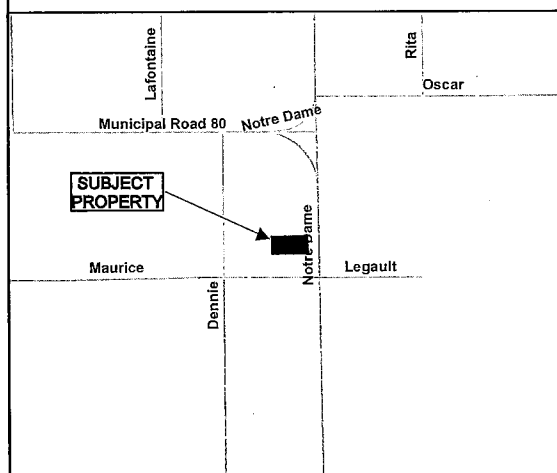
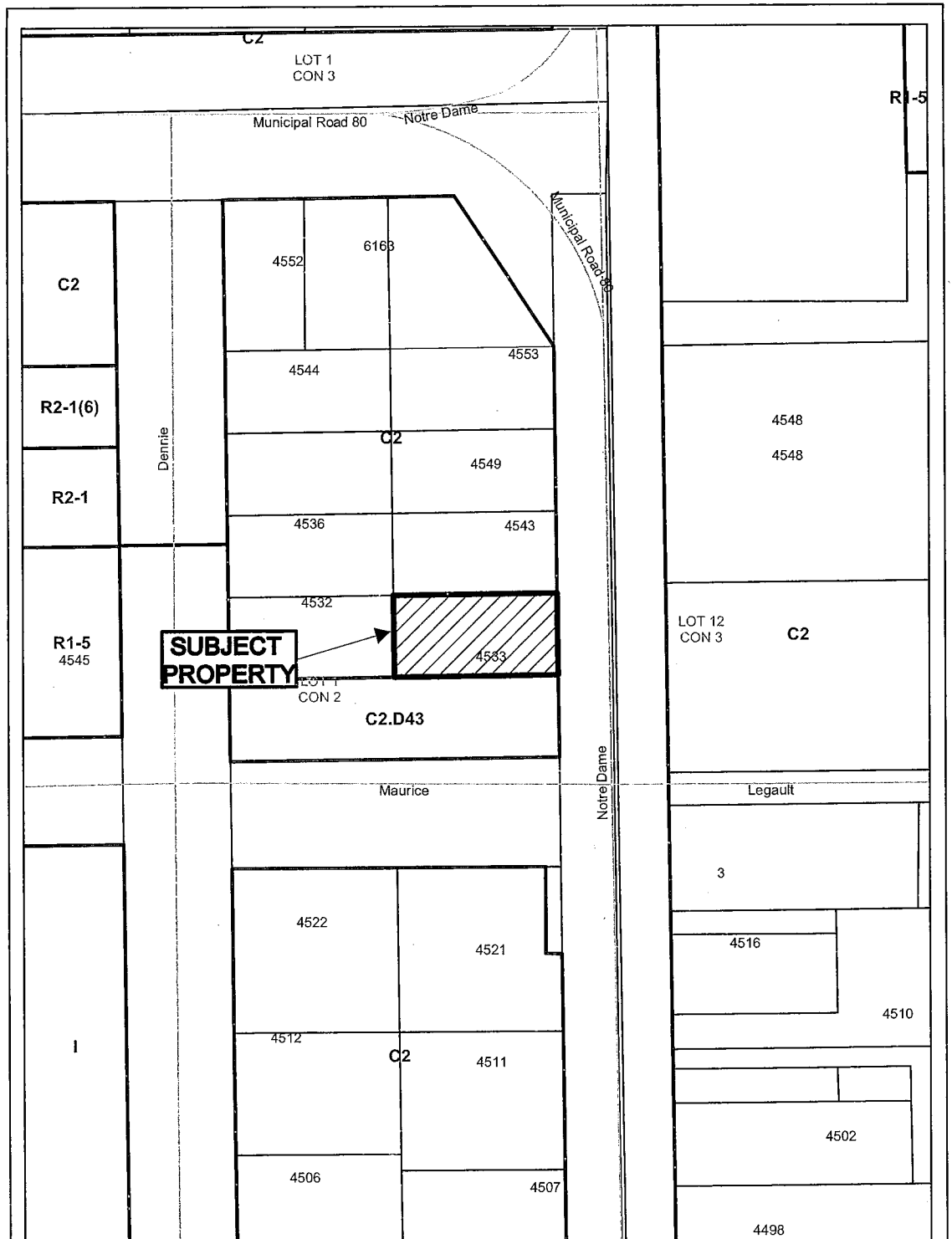
Print Name: Chris Russell
 *I have authority to bind the Corporation

* Where the owner is a firm or corporation, the person signing this instrument shall state that he/she has authority to bind the corporation or affix the corporate seal.

FOR OFFICE USE ONLY

May 17, 2022 June 18, 2022
Date of Receipt: April 25, 22 Hearing Date: May 18, 2022 Received By: N. Lewis
Zoning Designation: CA Resubmission: ☐ Yes ☒ No
Previous File Number(s): None
Previous Hearing Date: None
Notes: Applicants deferred this application from the May 18, 2022 COA meeting in order to address staff's comments

190506/2022



Application for Minor Variance or Permission



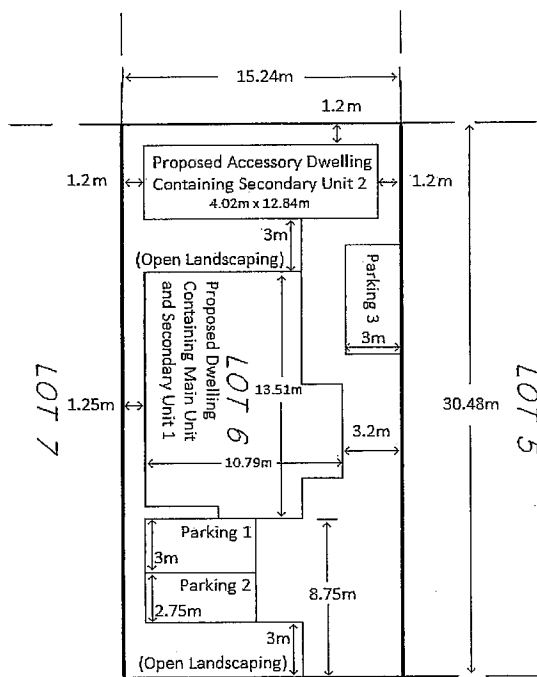
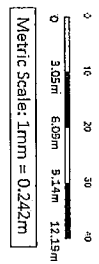
Subject Property being,
 PIN 73503-0558,
 Parcel 3793 SEC SES,
 Lot 6, Plan M-107,
 Part Lot 1, Concession 2,
 Township of Hanmer,
 4533 Notre Dame Avenue, Hanmer
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

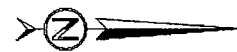
A0056/2022
 Date: 2022 04 29

PLOT PLAN
LOT 6
REGISTERED PLAN M-107
#4533 NOTRE DAME AVENUE

SCALE : 1 INCH = 20 FEET (6.096m)



NOTRE DAME AVENUE



Rev CR April 22/22

A0056/2022
 sketch 2