

Box 5000, Station A
200 Brady Street
Sudbury, Ontario P3A 5P3
(705) 671-2489 ext 4376 or 4346
(705) 673-2200 FAX

NOTICE OF PUBLIC HEARING

In the matter of an application for Minor Variance/Permission under Section 45 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended

Take notice that an application has been made by:

SUDBURY CATHOLIC DISTRICT SCHOOL BOARD

The Owner(s) of: PIN(s) 734780033; 734780143, Parcels 53066 & 50641 SEC SES SRO, Lot 1, Plan M-589, Parts 1-3, Plan 53R-15638, Parts 1-2, Plan 53R-12702, Part Lot 4, Concession 5, Township of Broder, 2993 Algonquin Road, Sudbury P3E 0E9, 2997 Algonquin Road, Sudbury P3E 4X5

For the following reason(s): Approval to construct two portables providing building separation at variance to the By-law.

Anyone interested in this matter may attend the public hearing at which time additional information regarding the application will be available for inspection. The public hearing has been scheduled as follows:

DATE: Wednesday, April 29, 2026
TIME: 05:00 PM
LOCATION: Council Chamber, Lionel E Lalonde Centre, 239 Montee Principale, Azilda and via electronic participation.

The media and the general public can view the Committee of Adjustment webcast via the City of Greater Sudbury's livestream: <http://video.isilive.ca/sudbury/live.html>

Participate in the Committee of Adjustment Meeting

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- **Attend in person:** Attend in person at Council Chamber, Lionel E Lalonde Centre, 239 Montee Principale, Azilda;
- **Submit comments in writing:** Written comments are to be submitted to **Nia Lewis, Secretary-Treasurer, Committee of Adjustment**, Box 5000, Station A, Sudbury, Ontario, P3A 5P3, prior to this meeting or by email to coa_mv@greatersudbury.ca. Comments received **by 3:00 p.m. on April 24, 2026** will be provided to Members of the Committee of Adjustment prior to the meeting; and/or
- **Register to speak at the Committee of Adjustment Meeting via electronic participation:** Please go to the City of Greater Sudbury website at <https://www.greatersudbury.ca/do-business/planning-and-development/committee-of-adjustmentsign-variance-committee/> for instructions to register for

electronic participation. Interested members must register prior to 12:00 p.m. one business day prior to the date of the hearing.

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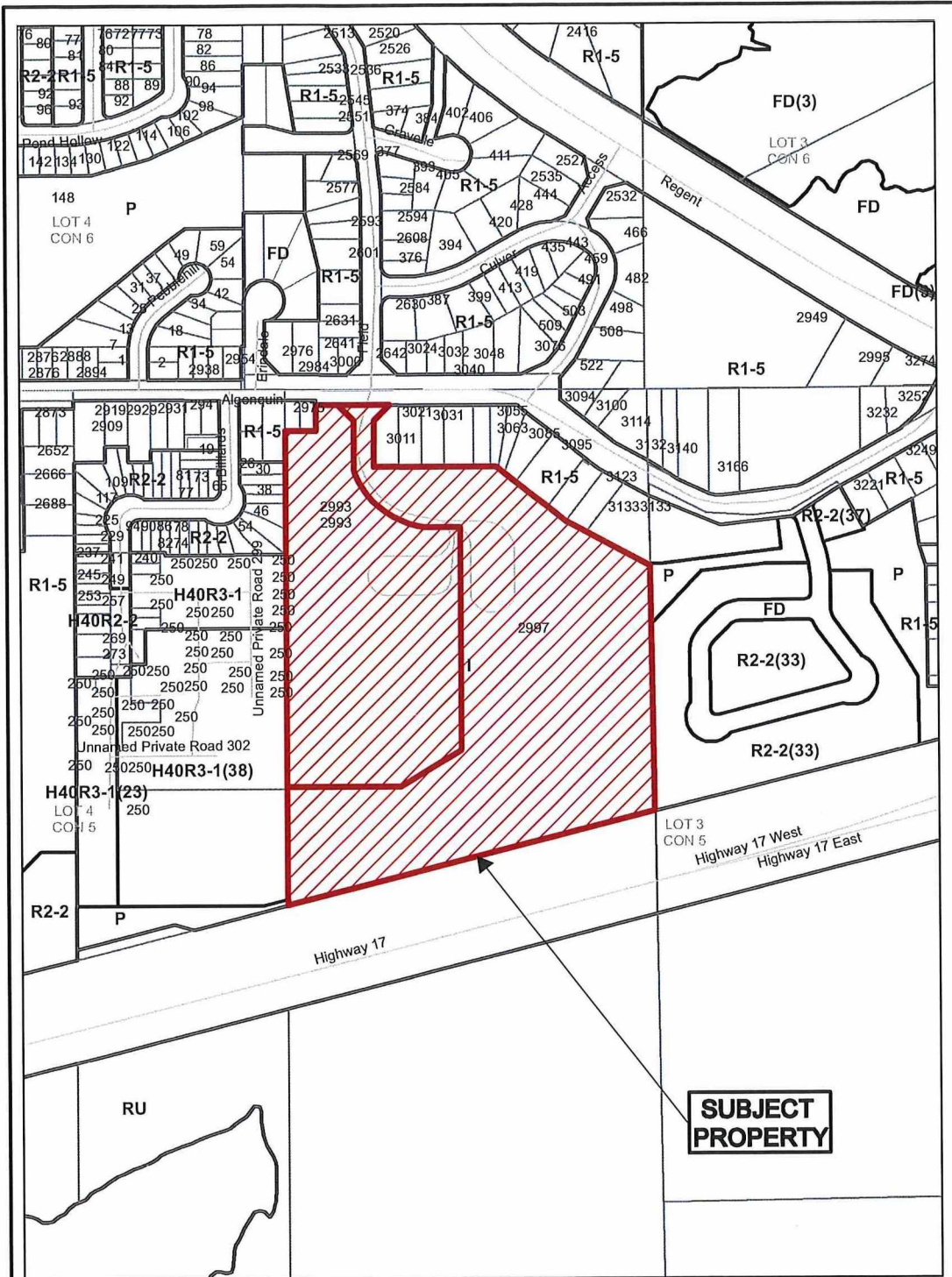
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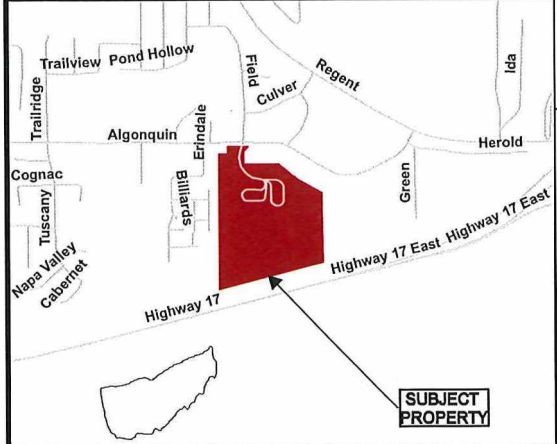
The meeting agenda, related applications and sketches can be found on our website at <https://www.greatersudbury.ca/do-business/planning-and-development/committee-of-adjustmentsign-variance-committee/>. The recording of the meeting will be posted on the website within one week following the meeting.

For more information about this matter contact Nia Lewis, Secretary-Treasurer, Committee of Adjustment, City of Greater Sudbury, (705) 674-4455 x4315, fax to 673-2200 or attend at the offices at 200 Brady Street, Tom Davies Square, Sudbury, ON P3A 5P3 during regular office hours.

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SUBJECT PROPERTY



SUBJECT PROPERTY

Application for Minor Variance or Permission

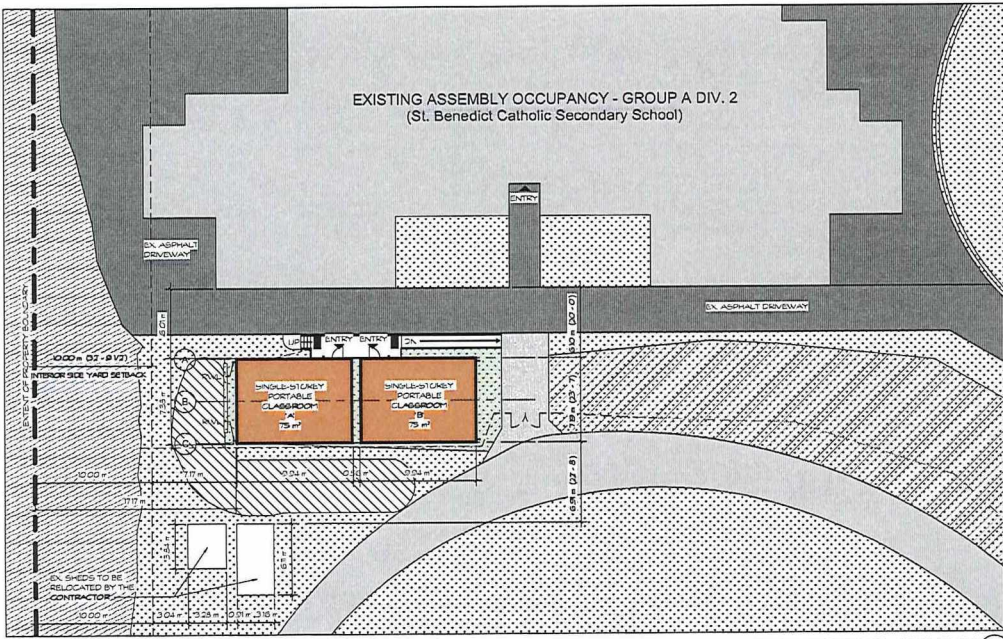


Subject Property being PINs 73478-0033 & 73478-0143, Parcels 53066 & 50641 SEC SES SRO, Lot 1, Plan M-589, Parts 1-3, Plan 53R-15638, Parts 1-2, Plan 53R-12702, Part Lot 4, Concession 5, Township of Broder, 2993 Algonquin Road, Sudbury, City of Greater Sudbury

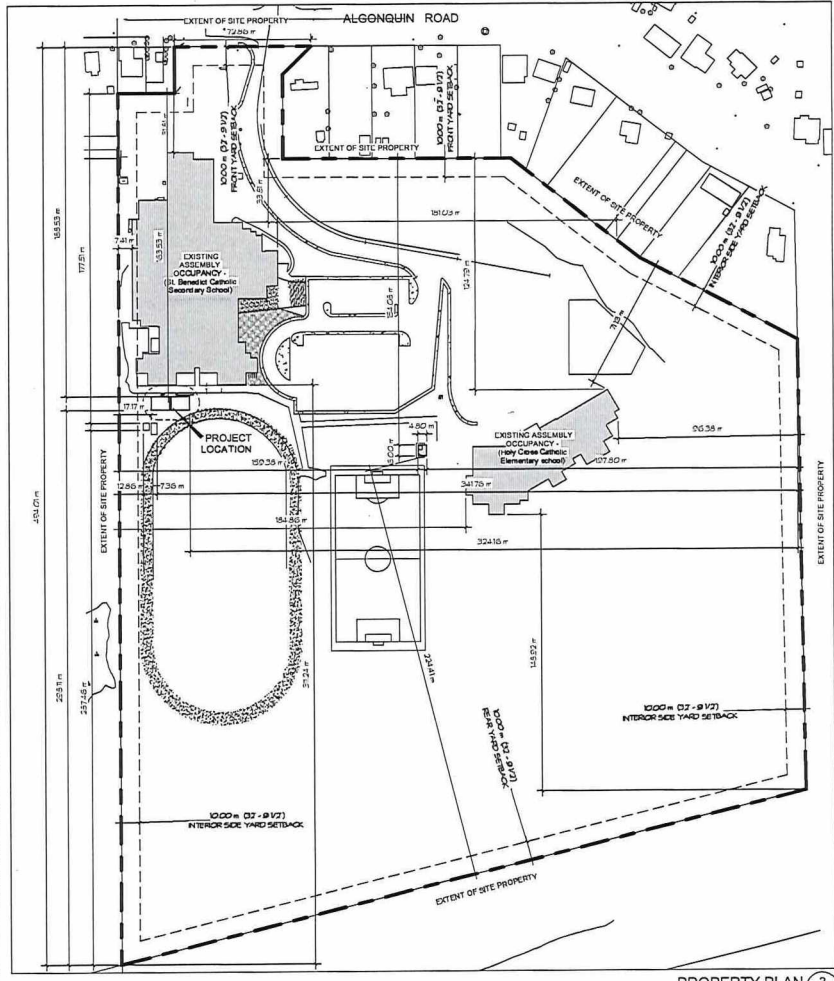
Sketch 1, NTS PL-MV-2026-00036
 NDCA Date: 2026 04 02

EXISTING PROPERTY ZONING CLASSIFICATION
INSTITUTIONAL - 1 (St. Benedict Catholic Secondary School & Holy Cross Catholic Elementary School)
TOWNSHIP OF BRODER CITY OF GREATER SUDBURY DISTRICT OF SUDBURY 2009 ALGONQUIN RD
SURVEY INFORMATION BY LXP
PROPOSED BUILDING CONCEPT AND CONFIGURATION
(2) SINGLE-STORY PORTABLE CLASSROOMS
SITE INFORMATION
PROPERTY AREA = 137,161.4 m ² BUILDING COVERAGE = 8,472m ² + 148 m ² NEW
STANDARDS FOR GENERAL INSTITUTIONAL (I) ZONING
MINIMUM LOT AREA - 908 m ² MINIMUM LOT FRONTAGE - 30 METERS (ACTUAL 72.86m) MINIMUM FRONT YARD SETBACK - 10.0 METERS MINIMUM REAR YARD SETBACK - 10.0 METERS MINIMUM INTERIOR SIDE YARD SETBACK - 10.0 METERS MINIMUM EXTERIOR SIDE YARD SETBACK - 10.0 METERS MAXIMUM LOT COVERAGE - 50% ACTUAL LOT COVERAGE - 7% COVERAGE - 9,629 m ²
MAXIMUM BUILDING HEIGHT - 9.0 METERS ACTUAL BUILDING HEIGHT - 8 METERS
MINIMUM VEHICLE PARKING REQUIREMENTS
1 PARKING SPACE FOR EVERY 20 sqm OF NET FLOOR AREA OR 800 CLASSROOM
TOTAL PARKING SPACES REQUIRED: 134 TOTAL BARRIER FREE PARKING SPACES REQUIRED: 2 TOTAL PARKING SPACES PROVIDED: 169 TOTAL BARRIER FREE PARKING SPACES PROVIDED: 8

SITE PLAN DATA



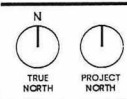
MINOR VARIANCE - SITE PLAN 1
1/16" = 1'-0" A-42



PROPERTY PLAN 2
1" = 100'-0" A-42

PL-MV-2026-00036
Sketch 2

REVISIONS



CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS OF THE SITE PRIOR TO COMMENCEMENT OF WORK. PROJECTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CONTRACTOR. PROJECTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CONTRACTOR. PROJECTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CONTRACTOR.

SITE PLAN DETAILS & SITE DATA INFORMATION	DATE	BY	CHK
PROJECT NO. 25080 DRAWN BY	25/03/26	AMR	TK
SCALE As Indicated	CHECKED BY		

NOTICE OF PUBLIC HEARING

In the matter of an application for Minor Variance/Permission under Section 45 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended

Take notice that an application has been made by:

C. ENFIELD INC

The Owner(s) of: PIN(s) 733510035, 733510048, Parcels 968 and 1266 SEC SWS, Lot 50-51, Plan M-18, Part Lot 2, Concession 4, Township of Balfour, 45 Main Street, Chelmsford P0M 1L0

For the following reason(s): To permit the existing building providing no planting strip along the north and east lot lines at variance to the By-law.

Anyone interested in this matter may attend the public hearing at which time additional information regarding the application will be available for inspection. The public hearing has been scheduled as follows:

DATE: Wednesday, April 29, 2026
TIME: 05:00 PM
LOCATION: Council Chamber, Lionel E Lalonde Centre, 239 Montee Principale, Azilda and via electronic participation.

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- **Register to speak at the Committee of Adjustment Meeting via electronic participation:** Please go to the City of Greater Sudbury website at <https://www.greatersudbury.ca/do-business/planning-and-development/committee-of-adjustmentsign-variance-committee/> for instructions to register for electronic participation. Interested members must register prior to 12:00 p.m. one business day prior

to the date of the hearing.

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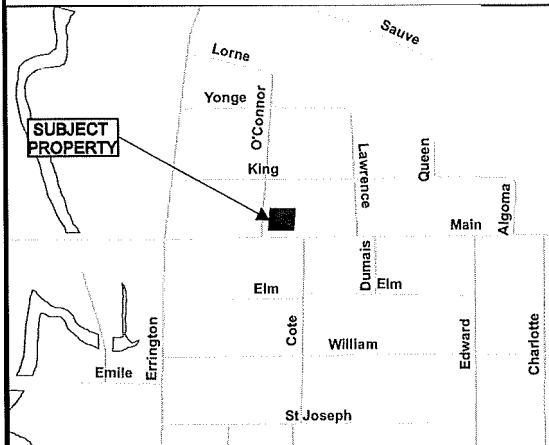
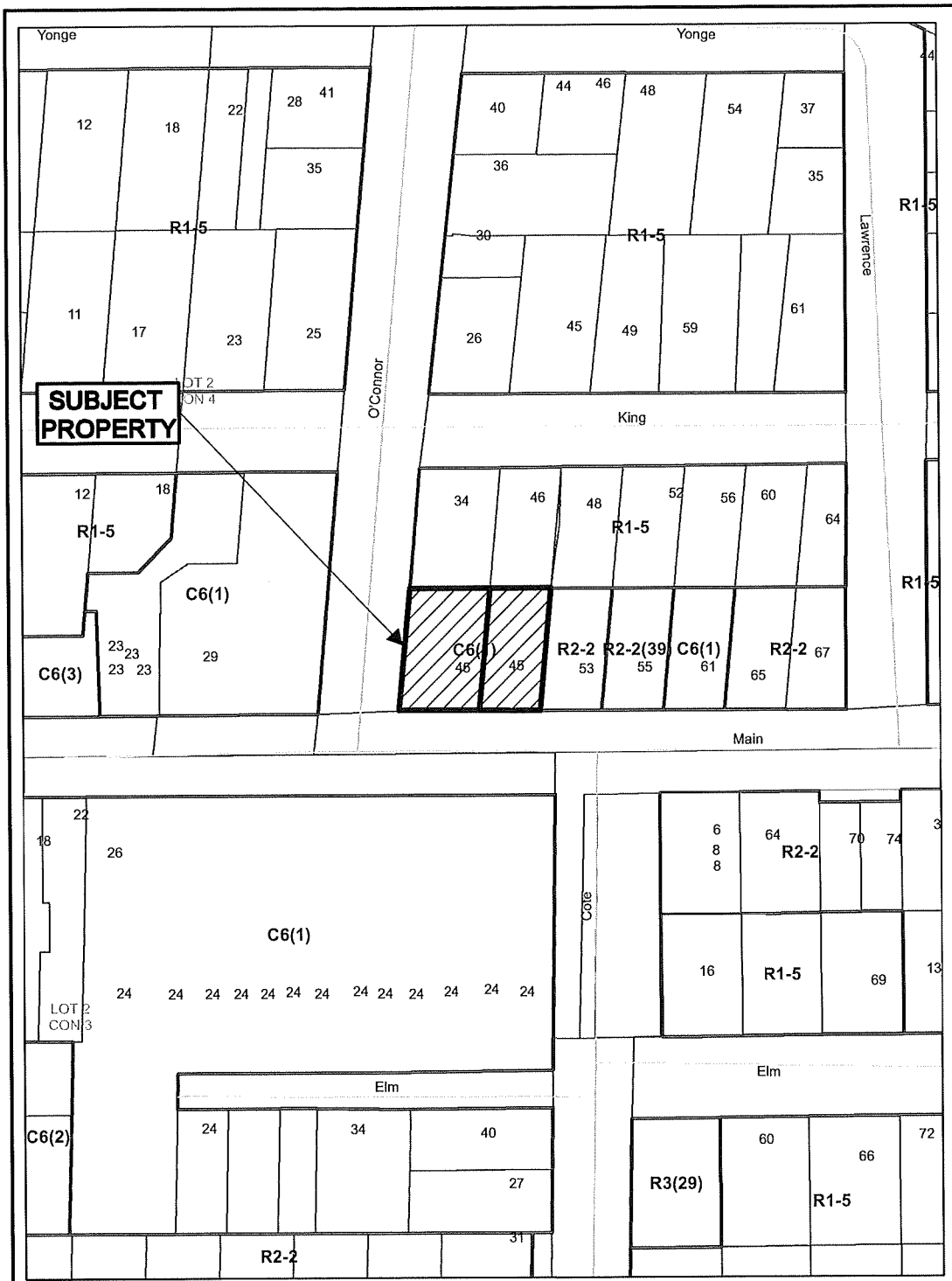
A certified copy of the decision will be sent to each person who files with the Secretary-Treasurer a written request for notice of the decision. This will also entitle you to be notified of any appeal of the decision to the Ontario Land Tribunal.

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For more information about this matter contact Nia Lewis, Secretary-Treasurer, Committee of Adjustment, City of Greater Sudbury, (705) 674-4455 x4315, fax to 673-2200 or attend at the offices at 200 Brady Street, Tom Davies Square, Sudbury, ON P3A 5P3 during regular office hours.

C6(1)



N

**Application for Minor
Variance or Permission**

Subject Property being PINs 73351-0035 and 73351-0048,
Parcels 968 and 1266 SEC SWS,
Lot 50-51, Plan M-18,
Part Lot 2, Concession 4,
Township of Balfour,
45 Main Street, Chelmsford,
City of Greater Sudbury

Sketch 1, NTS PL-MV-2026-00038
NDCA Date: 2026 04 09

NOTICE OF PUBLIC HEARING

In the matter of an application for Minor Variance/Permission under Section 45 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended

Take notice that an application has been made by:

MARTIN LEES AND CHRISTY BRIGGS-PETERS

The Owner(s) of: PIN(s) 735840692, West Part of Lot 30, Plan 4-SB, as in S108126, Part Lot 5, Concession 3, Township of McKim, 398 Nelson Street, Sudbury

For the following reason(s): Approval to permit an existing addition on the existing dwelling providing setbacks and encroachments at variance to the By-law.

Anyone interested in this matter may attend the public hearing at which time additional information regarding the application will be available for inspection. The public hearing has been scheduled as follows:

DATE: Wednesday, April 29, 2026
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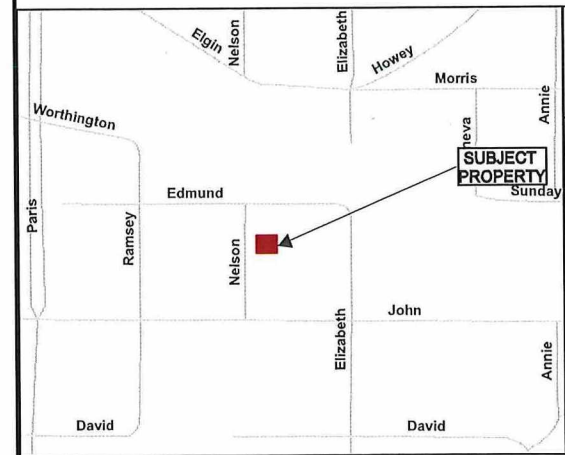
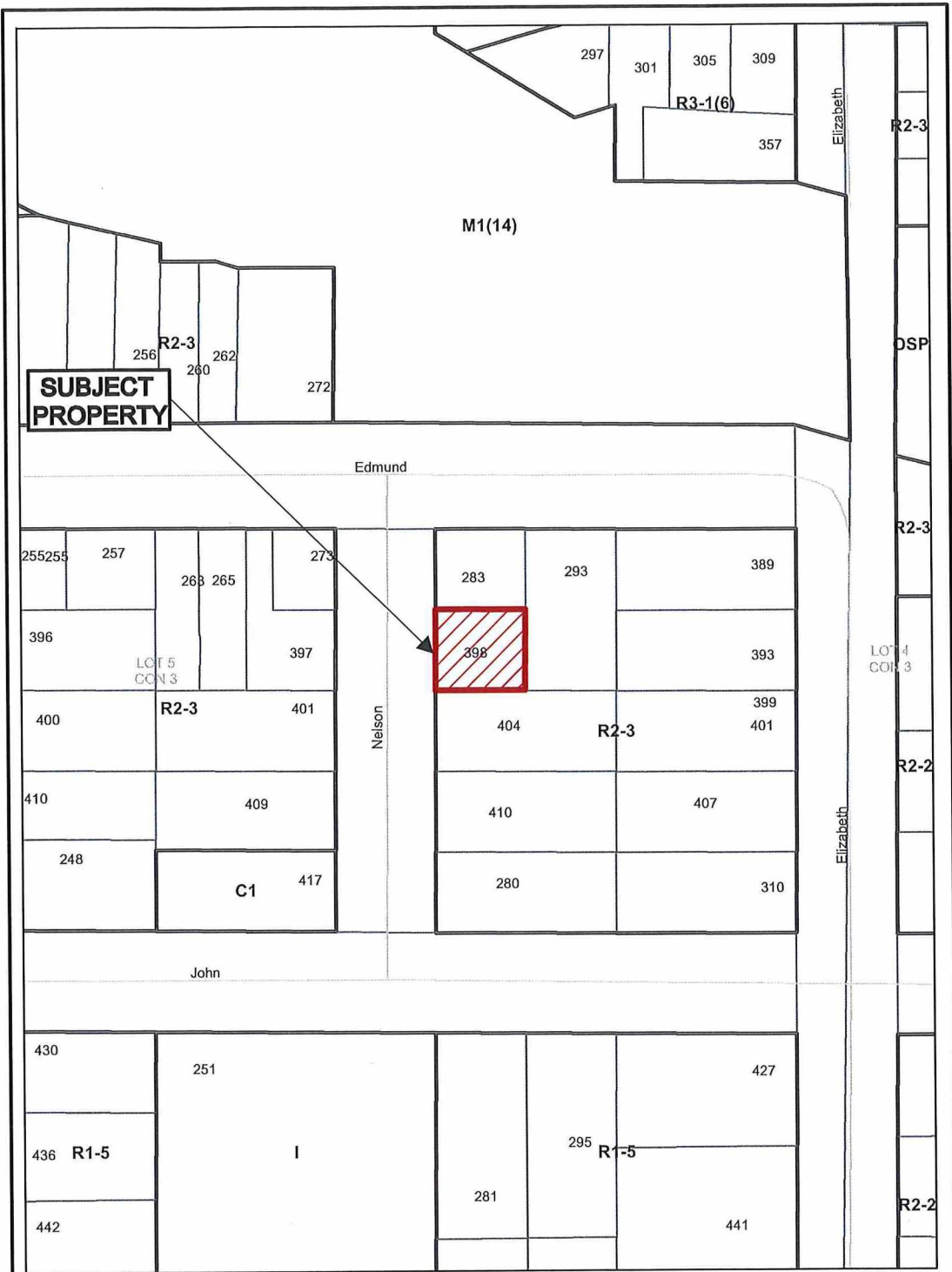
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R2-3



Application for Minor Variance or Permission



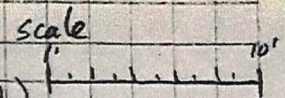
Subject Property being PIN 73584-0692, West Part of Lot 30, Plan 4-SB, as in S108126, Part Lot 5, Concession 3, Township of McKim, 398 Nelson Street, Sudbury, City of Greater Sudbury

Sketch 1, NTS
NDCA

PL-MV-2026-00039
Date: 2026 04 09

* Frontline Setback 1' of NEIGHBOURING HOUSE

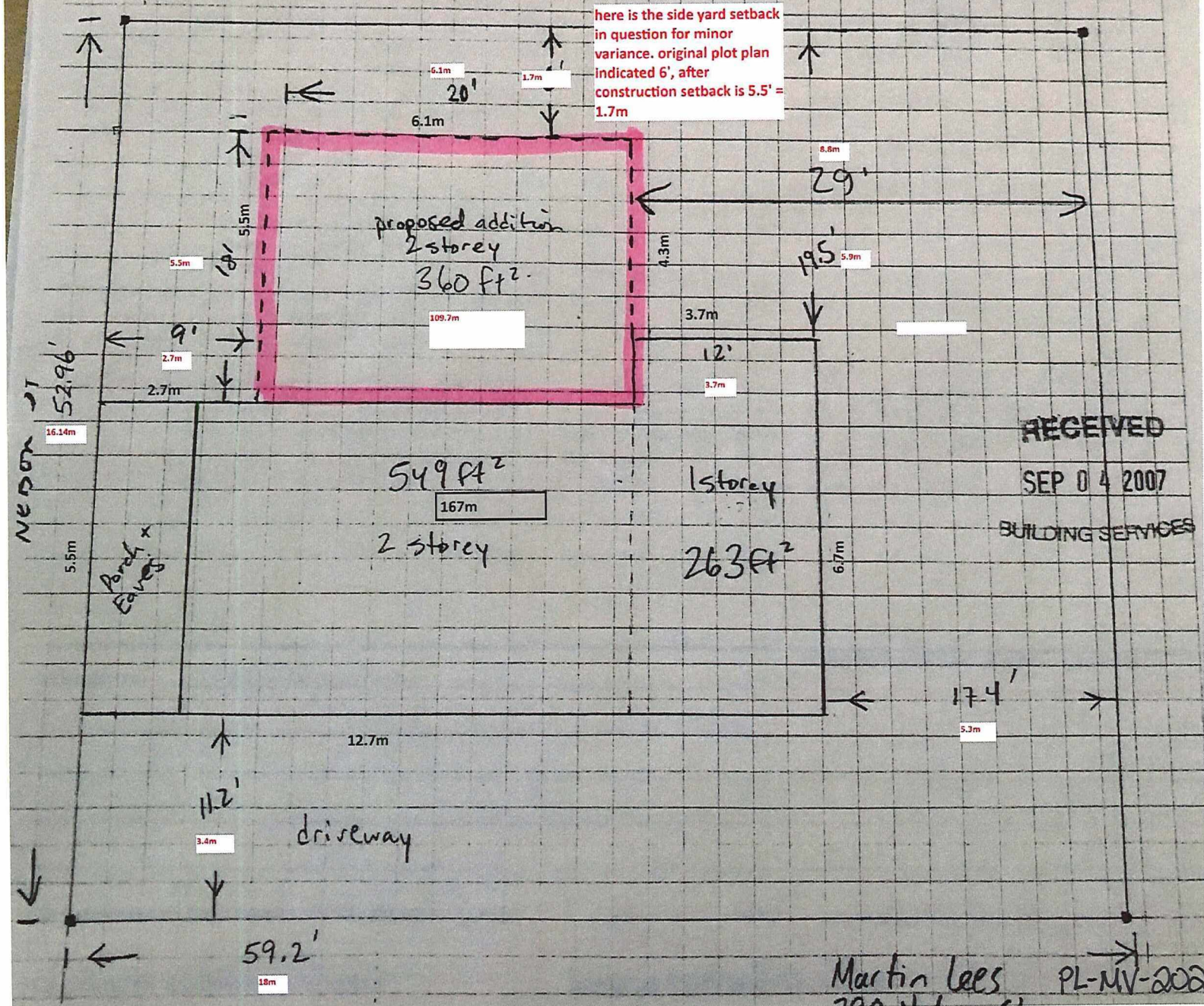
re: Instrument 105705



Zone: R6 (established residential)

* note: Front Yard Depth exception

here is the side yard setback in question for minor variance. original plot plan indicated 6', after construction setback is 5.5' = 1.7m



RECEIVED
SEP 04 2007
BUILDING SERVICES

Martin Lees PL-MV-2006-00039 sketch 2

NOTICE OF PUBLIC HEARING

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Take notice that an application has been made by:

ROBERT DMYTRUK AND ANGELE DMYTRUK

The Owner(s) of: PIN(s) 735710455, Parcel 27646 SEC SES SRO, Lot 116, Plan M-511, subject to LT144964, Part Lot 12, Concession 5, Township of Neelon, 665 Westmount Avenue, Sudbury P3A 1B7

For the following reason(s): Approval to construct an addition with eaves on the existing dwelling, and permit accessory building and structures providing setbacks and encroachments at variance to the By-law.

Anyone interested in this matter may attend the public hearing at which time additional information regarding the application will be available for inspection. The public hearing has been scheduled as follows:

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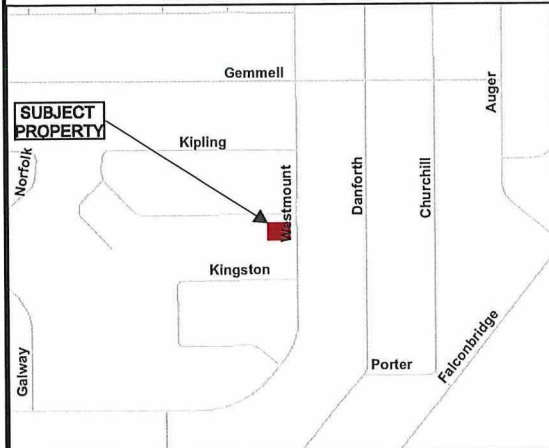
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R1-5



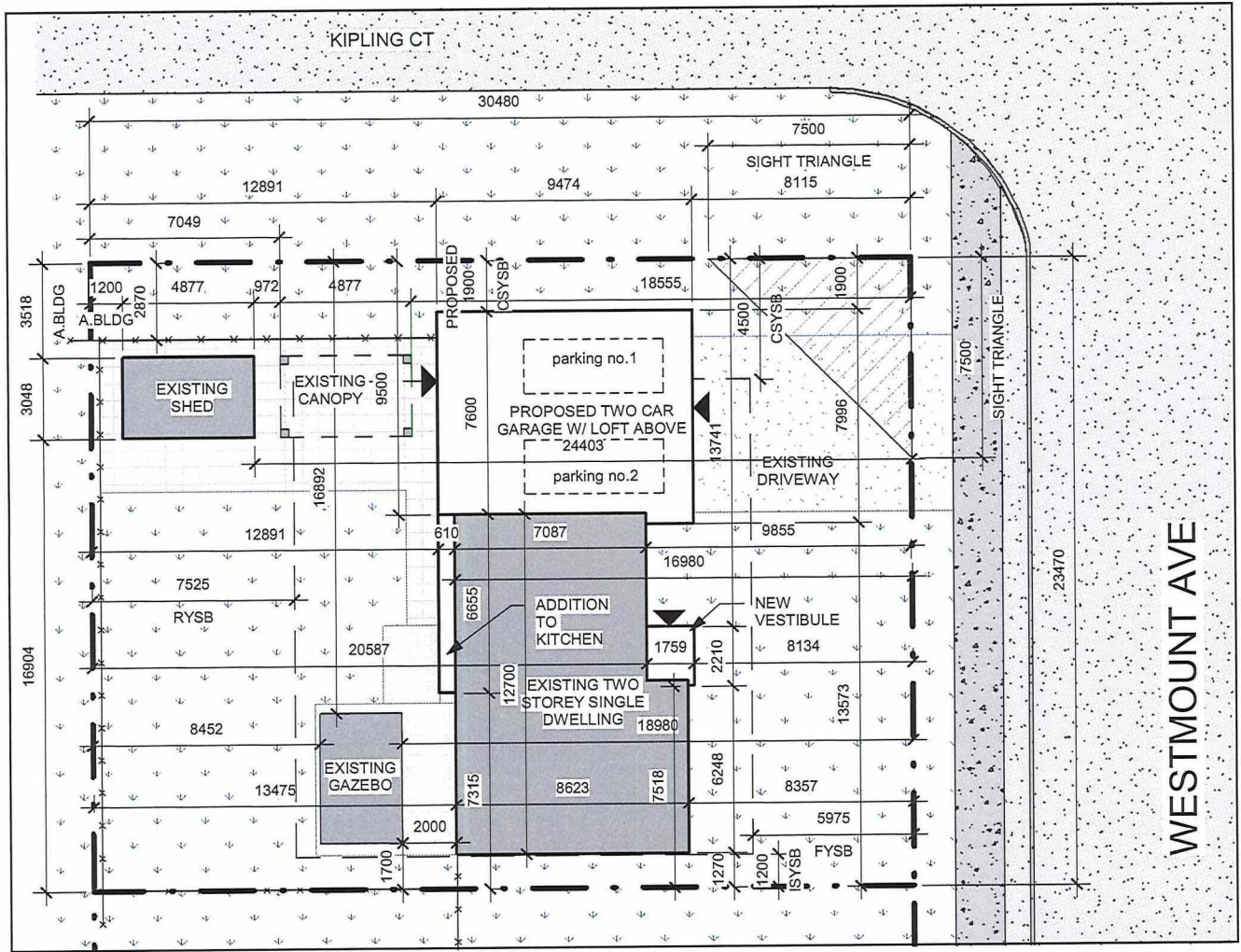
Application for Minor Variance or Permission



Subject Property being PIN 73571-0455, Parcel 27646 SEC SES SRO, Lot 116, Plan M-511, subject to LT144964, Part Lot 12, Concession 5, Township of Neelon, 665 Westmount Avenue, Sudbury, City of Greater Sudbury

Sketch 1, NTS
 NDCA

PL-MV-2026-00041
 Date: 2026 04 10



SITE LEGEND

- DENOTES PROPERTY LINE SETBACK
- DENOTES PROPERTY LINE
- DENOTES FENCE
- DENOTES BUILDING ENTRANCE
- DENOTES PROPOSED ADDITION
- DENOTES EXISTING BUILDING
- DENOTES EXISTING ASPHALT
- DENOTES EXISTING CONCRETE
- DENOTES EXISTING GRASS
- DENOTES EXISTING PAVERS
- DENOTES EXISTING DECK



DMYTRUK GARAGE ADDITION

SITE PLAN
2026 04 06



3RD LINE STUDIO
289 CEDAR STREET
SUDBURY, ON P0B 1M8
1-775-674-2300

Project No: 2632
Scale: 1 : 200

PL-MU-2026-00041
Sketch 2