

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:

RYAN SCOTT

The Owner(s) of: PIN(s) 733810300, Parcel 15513 SEC SWS SRO, Lot 31, Plan M-427, Part Lot 2, Concession 3, Township of Graham, 15 Mary Avenue, Naughton P0M 2M0

For the following reason(s): Approval to construct a detached accessory building providing a height 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, July 8, 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 July 3, 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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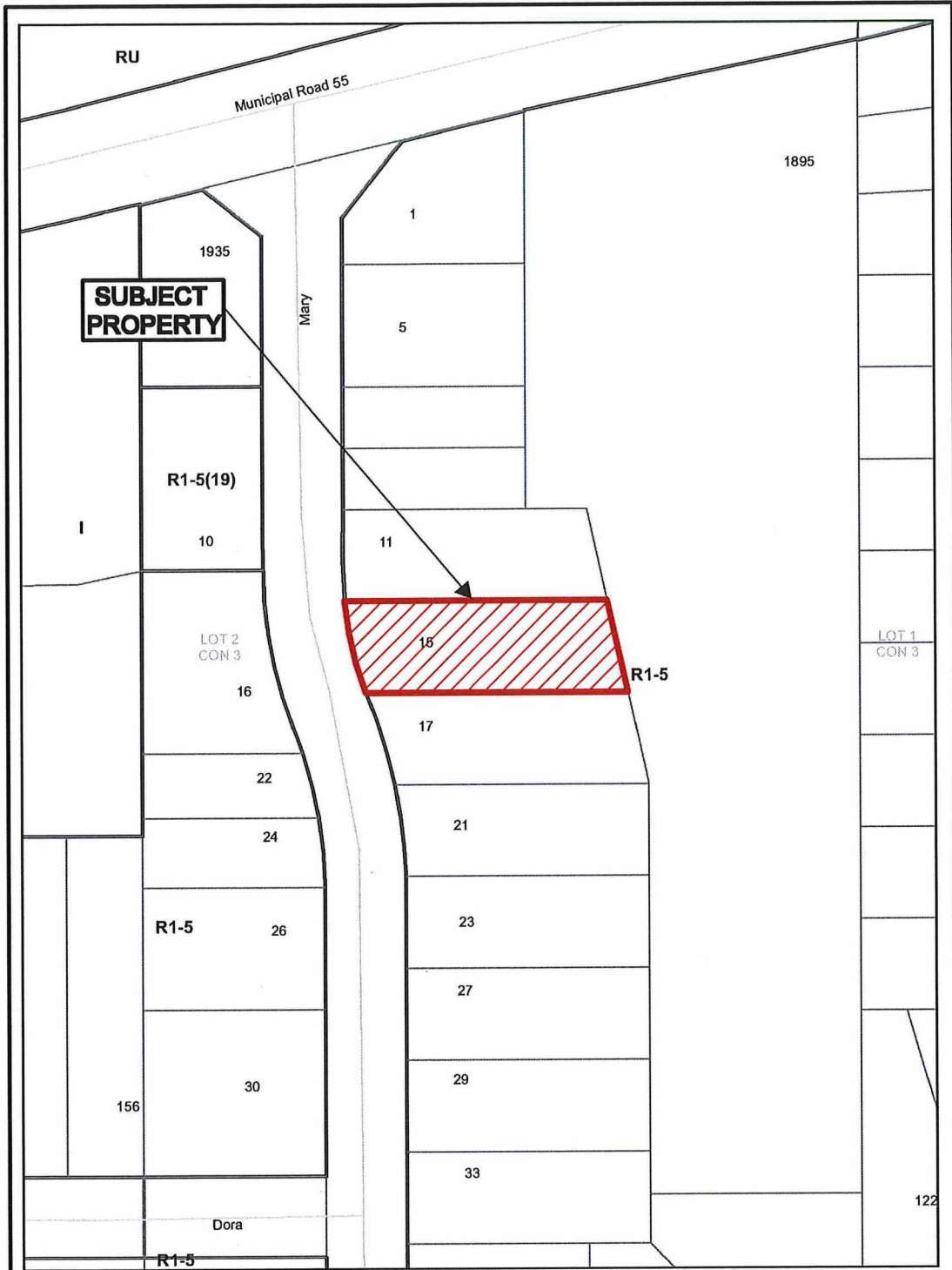
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For more information about this matter contact Nia Lewis, Secretary-Treasurer, Committee of Adjustment, City of Greater Sudbury, (705) 674-4455 x4315, fax to 673-2200 or attend at the offices at 200 Brady Street, Tom Davies Square, Sudbury, ON P3A 5P3 during regular office hours.

R1-5



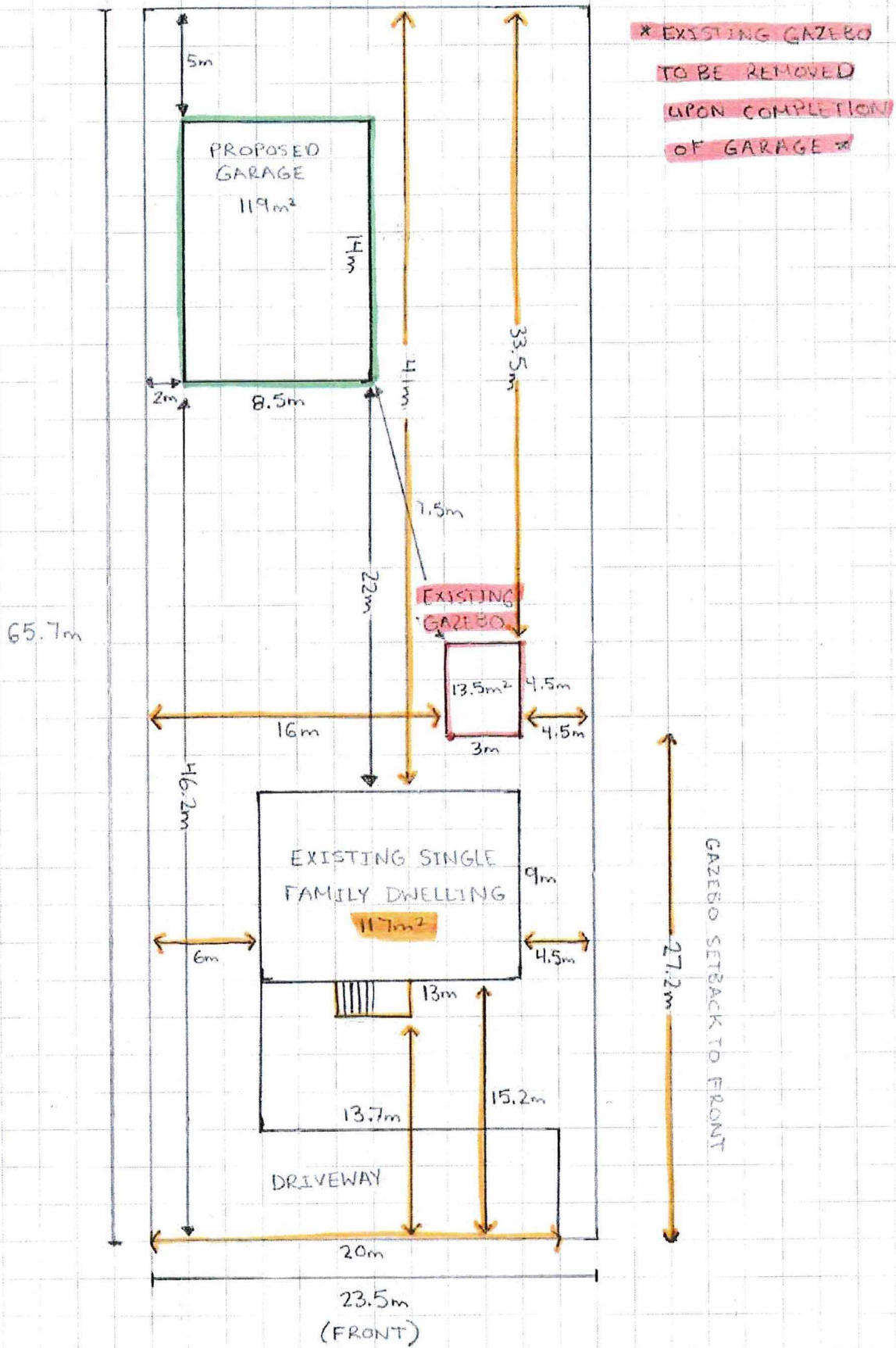
Application for Minor Variance or Permission



Subject Property being PIN 73381-0300,
 Parcel 15513 SEC SWS SRO,
 Lot 31, Plan M-427,
 Part Lot 2, Concession 3,
 Township of Graham,
 15 Mary Avenue, Naughton,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

PL-MV-2026-00076
 Date: 2026 05 28



15 MARY AVENUE

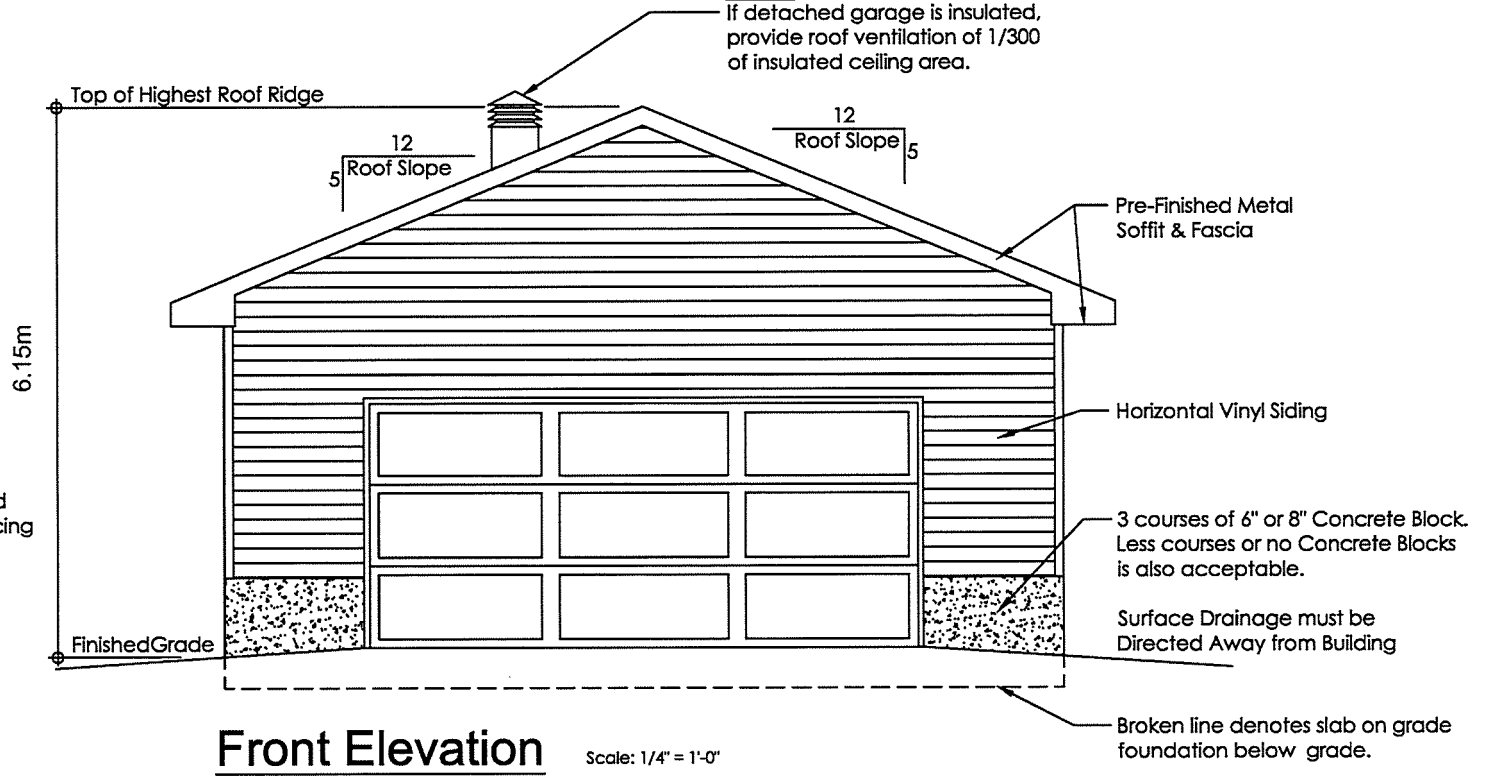
PL-MV-2026-00076
Sketch 2

Notes:

- 1) Building Elevation may Not Appear As Built. Garage Door, Man Door and Window Locations will vary.
- 2) Slab Footing Inspection Required Prior to Pouring Concrete
- 3) Framing Inspection required once Roof Sheathing has been Installed

Note:

If detached garage is insulated, provide roof ventilation of 1/300 of insulated ceiling area.



Note:

Height shall be measured between the Finished Grade of the Wall of a Building or Structure Facing the Front Lot Line and the Highest Point of the Building or Structure.

Max. Ht. on a Residential Lot
16'-5" (5m)

Max. Ht. within an Agricultural & Rural Zone
21'-4" (6.5m)

Front Elevation

Scale: 1/4" = 1'-0"

NOTE:

It is the Contractor's responsibility to ensure that all construction conforms to the requirements of the Ontario Building Code. Notations made on these drawings are for your information and assistance only and do not necessarily comment on all areas of construction.



Detached Garage

Slab on Grade with Perimeter Footing

Building Elevation (Front) (not to scale)

DRAWN BY: CS

DATE: 05/29/24

A-3 (SOG)
SHEET

PL-MV-2026-00076
Sketch 3

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:

KYLE JORSTAD AND MEGAN JORSTAD

The Owner(s) of: PIN(s) 733490168, Parcel 29189A SEC SWS SRO, Part Lot 45, Plan M-354, Part 1, Plan 53R-12261, Part Lot 3, Concession 3, Township of Balfour, 208 Balfour Street, Chelmsford P0M 1L0

For the following reason(s): Approval to permit an addition on the existing detached garage providing accessory lot coverage 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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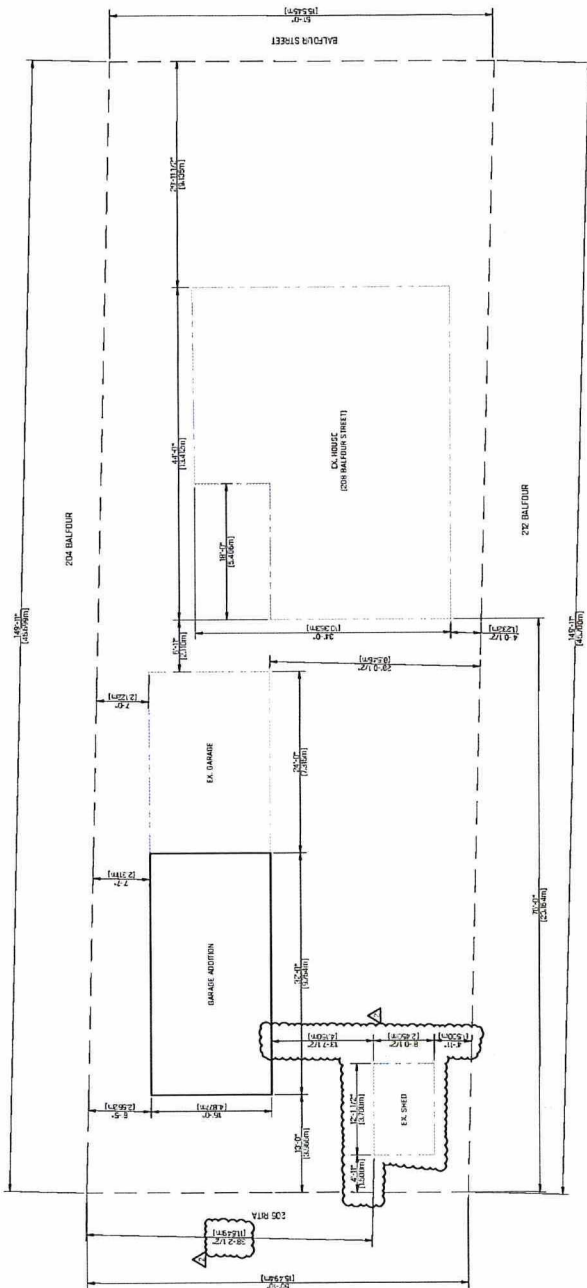
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R1-5

NOTES:

1. REFER TO DRAWING 4954-01 FOR NOTES TO THIS PLAN.
2. REFER TO DRAWING 4954-02 FOR FLOOR PLAN.
3. REFER TO DRAWING 4954-03 FOR ELEVATIONS.
4. REFER TO DRAWING 4954-04 FOR ELEVATIONS.



PLOT PLAN



KEY PLAN

LOT 3
CONCESSION 3
TOWN OF CHELMSFORD
WILSON



THIS DRAWING WAS PREPARED BY THE ENGINEER OR ARCHITECT FOR THE CLIENT AND IS NOT TO BE USED FOR ANY OTHER PROJECT WITHOUT THE WRITTEN CONSENT OF THE ENGINEER OR ARCHITECT. THE ENGINEER OR ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT. THE CLIENT IS RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT. THE ENGINEER OR ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT.

REFERENCE DRAWING NO.	REF DRAW REV	REFERENCE DRAWING TITLE	REVISION	REVISION DESCRIPTION	REV BY	APPR BY	DATE
			0	ISSUE FOR CONSTRUCTION	M.L.	A.L.	2025-09-30
			1	REVISED ADDITION SIZE	M.L.	A.L.	2025-09-12
			2	ADDED EXISTING SHED TO SITE PLAN	M.L.	A.L.	2025-09-18

CLIENT NAME	SITE	PROJECT DESCRIPTION	DRAWING DESCRIPTION
KYLE JORSTAD	208 BALFOUR, CHELMSFORD, ON	16' X 24' GARAGE ADDITION	SITE PLAN

DATE CHECKED	DATE DRAWN	CHECKED BY	DRAWN BY	APPROVED BY	SCALE	DRAWING NUMBER	REVISION
2025-09-30	2025-08-25	M. JOYAL	M. BELANGER	A. BOZZO	1/8" = 1'-0"	4954-P1	2



PL-MV-2026-00080
Sketch 2

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:

TODD BURTON AND DORIE BURTON

The Owner(s) of: PIN(s) 734820229, Parcel 53M1272-7 SEC SES, Lot 7, Plan 53M-1272, Part Lot 8, Concession 4, Township of Dryden, 132 Forestview Court, Wahnapiatae P0M 3C0

For the following reason(s): Approval to permit a detached additional dwelling providing a location 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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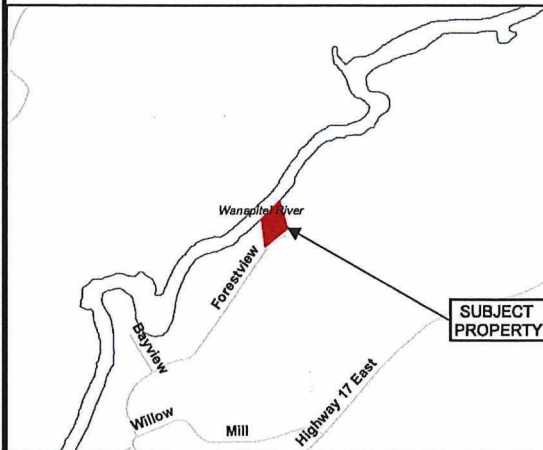
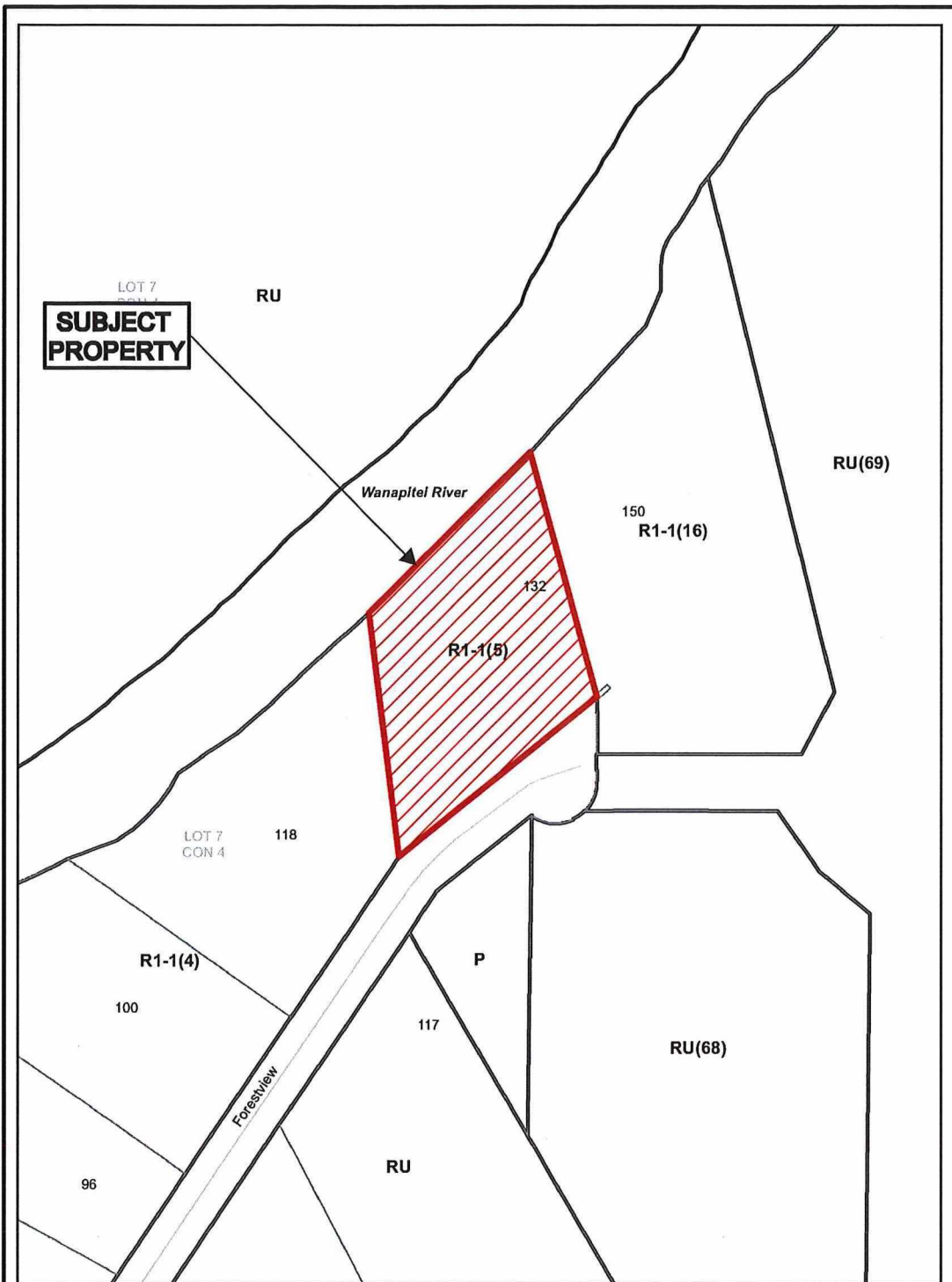
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R1-1(5)



Application for Minor Variance or Permission

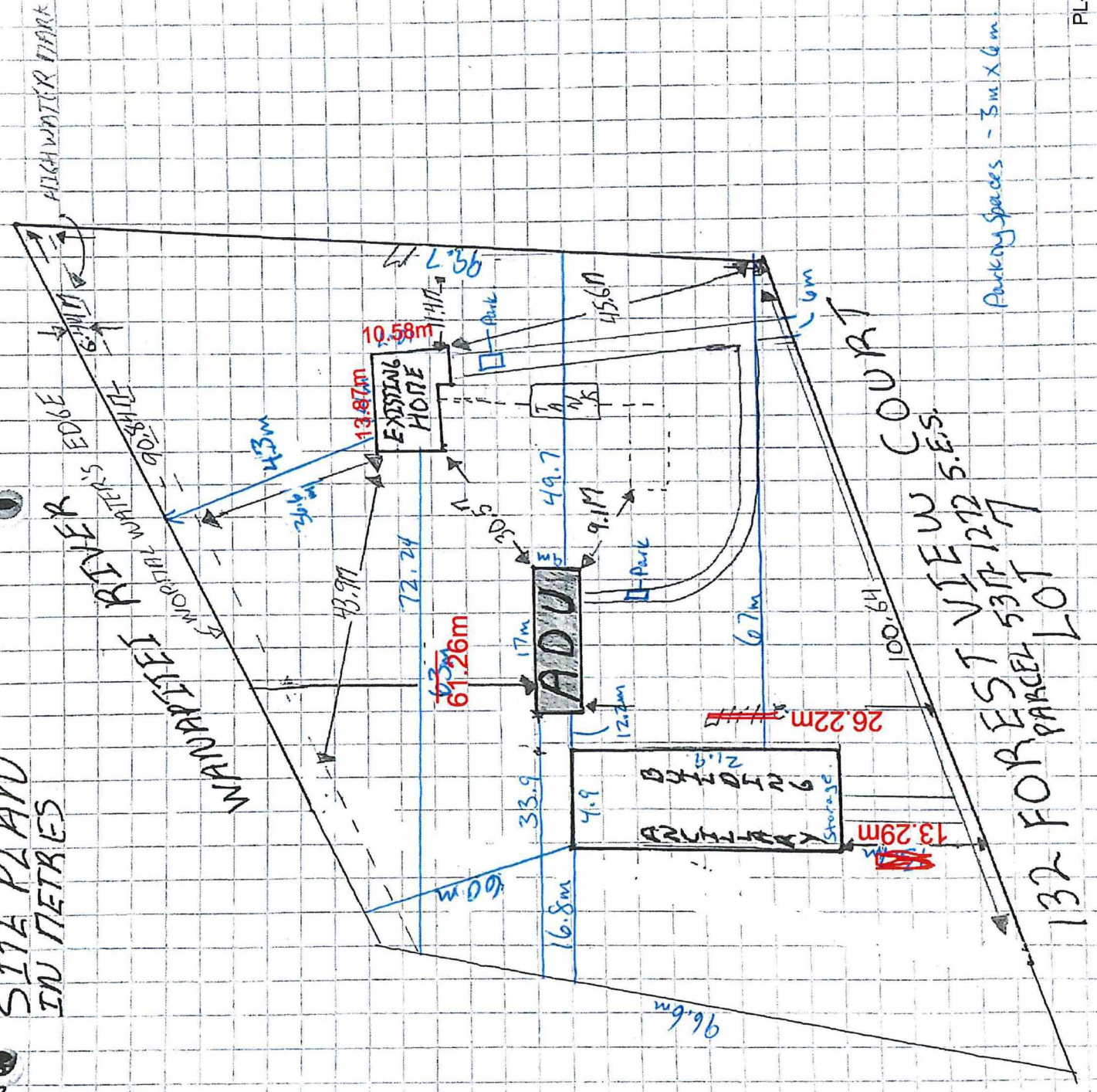
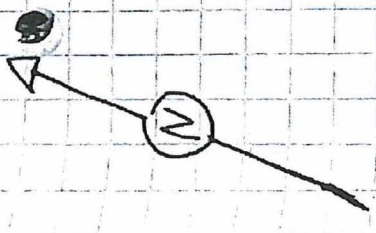


Subject Property being PIN 73482-0229,
Parcel 53M1272-7 SEC SES,
Lot 7, Plan 53M-1272,
Part Lot 8, Concession 4,
Township of Dryden,
132 Forestview Court, Wahnapiatae,
City of Greater Sudbury

Sketch 1, NTS
NDCA

PL-MV-2026-00084
Date: 2026 06 09

SITE PLAN
IN METRES



NOTICE OF PUBLIC HEARING

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Take notice that an application has been made by:

ERIC RANCOURT

The Owner(s) of: PIN(s) 734790027, Parcel 53037 SEC SES SRO, Lot 14, Plan M-433, Part Lot 12, Concession 6, Township of Dill, 2554 Laforge Street, Sudbury P3G 1A2

For the following reason(s): Approval to construct a detached accessory building providing a height at variance to the By-law.

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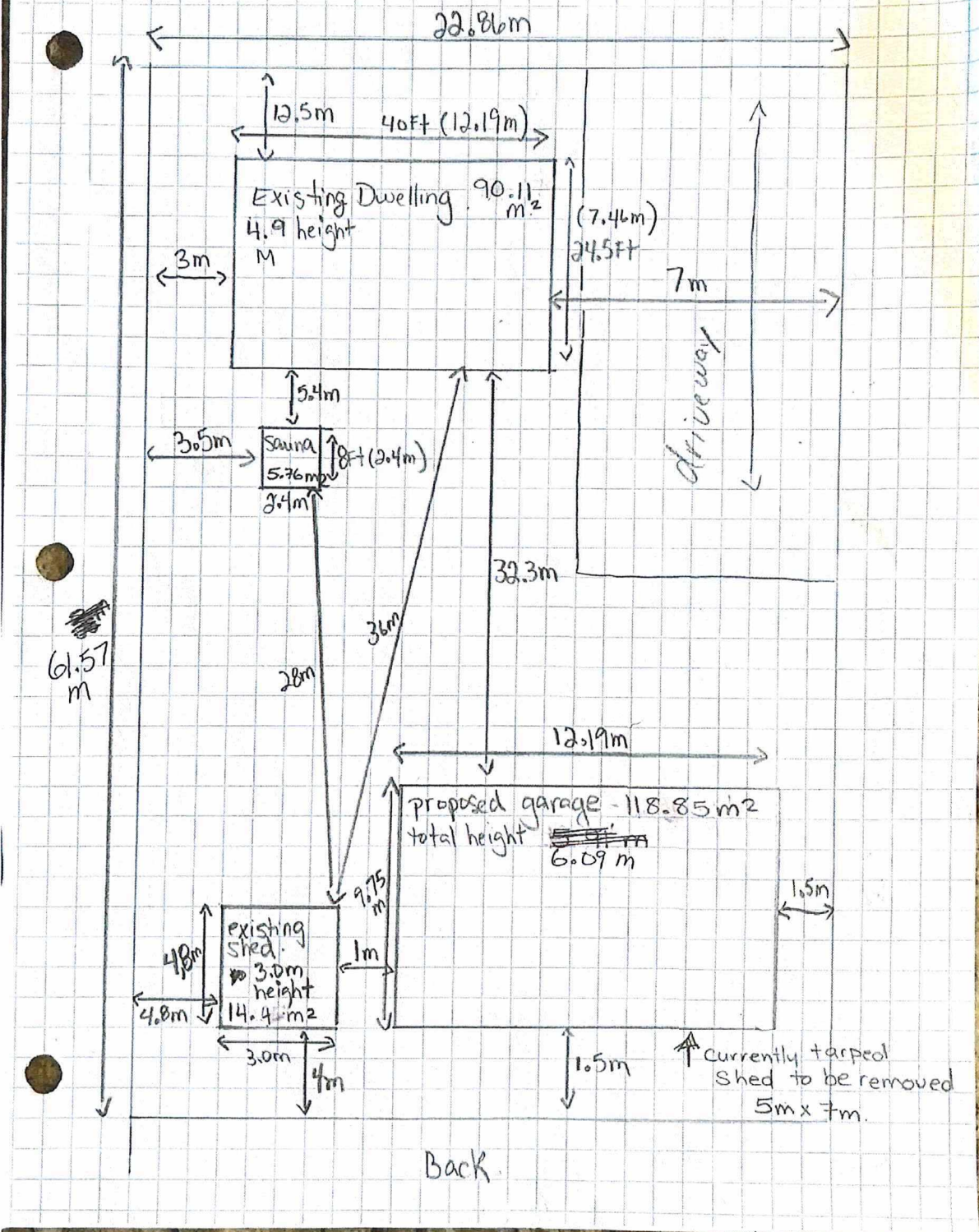
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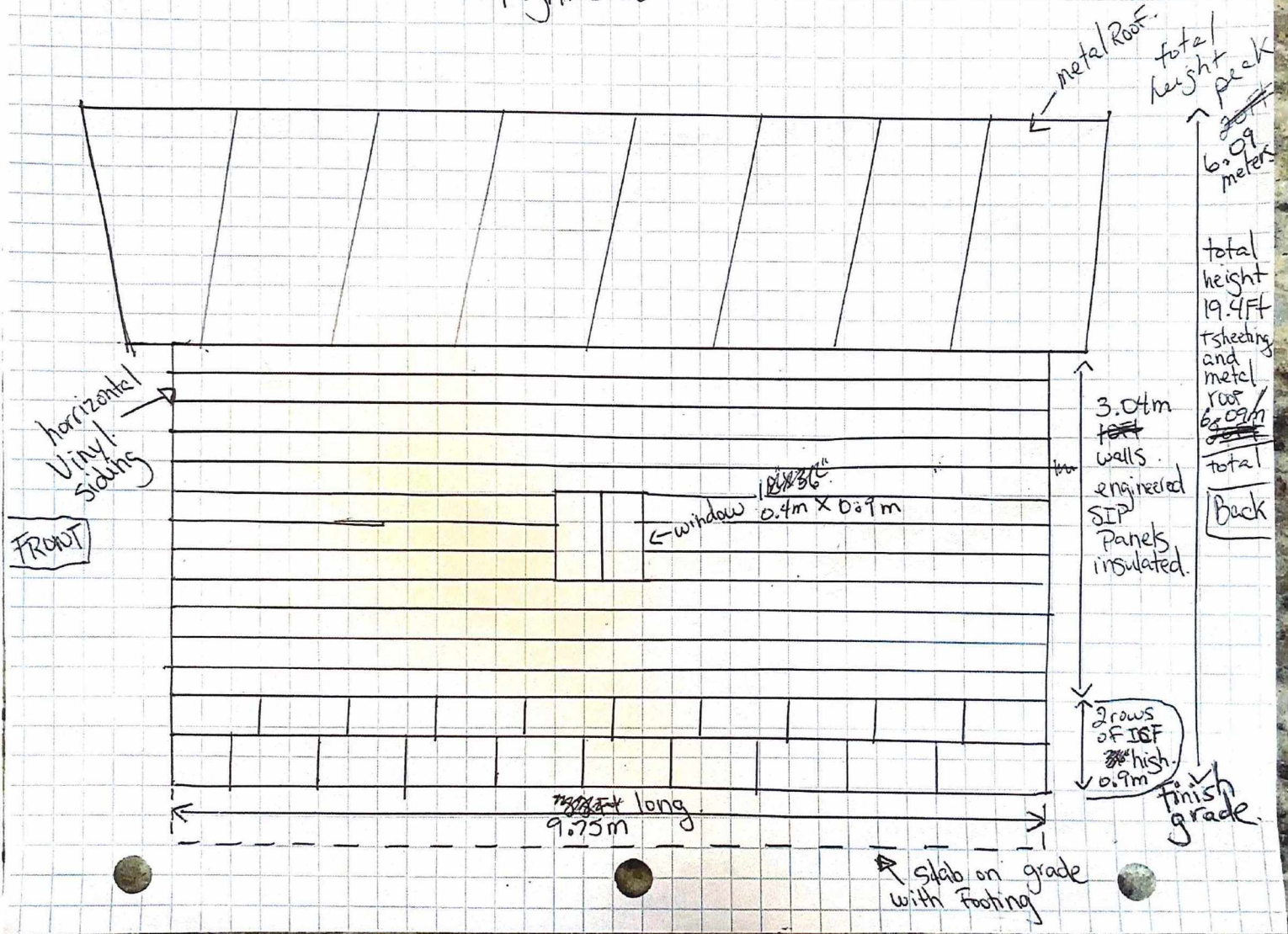
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R1-2

FRONT 2554 laforge street P3G 1A2



right side.



NOTICE OF PUBLIC HEARING

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Take notice that an application has been made by:

MARGUERITE JOHNSTON AND WAYNE JOHNSTON

The Owner(s) of: PIN(s) 734010244, Parcel 11128 SEC SWS, Summer Resort Location A.E. 172, except Part 1, Plan 53R-11954, Township of Dieppe, 651 Panache North Shore Road, Whitefish P0M 3E0

For the following reason(s): Approval to construct a private cabin on the subject property high water mark setback at variance to the By-law.

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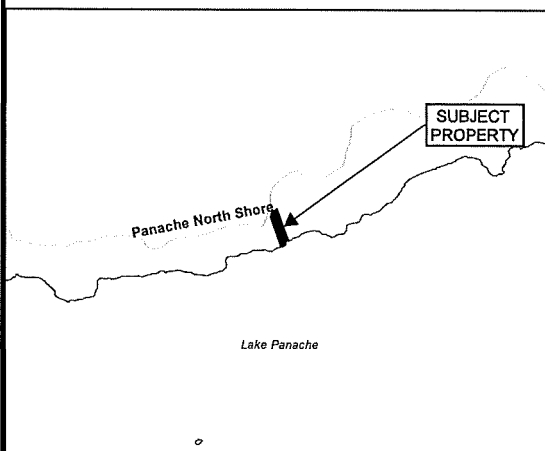
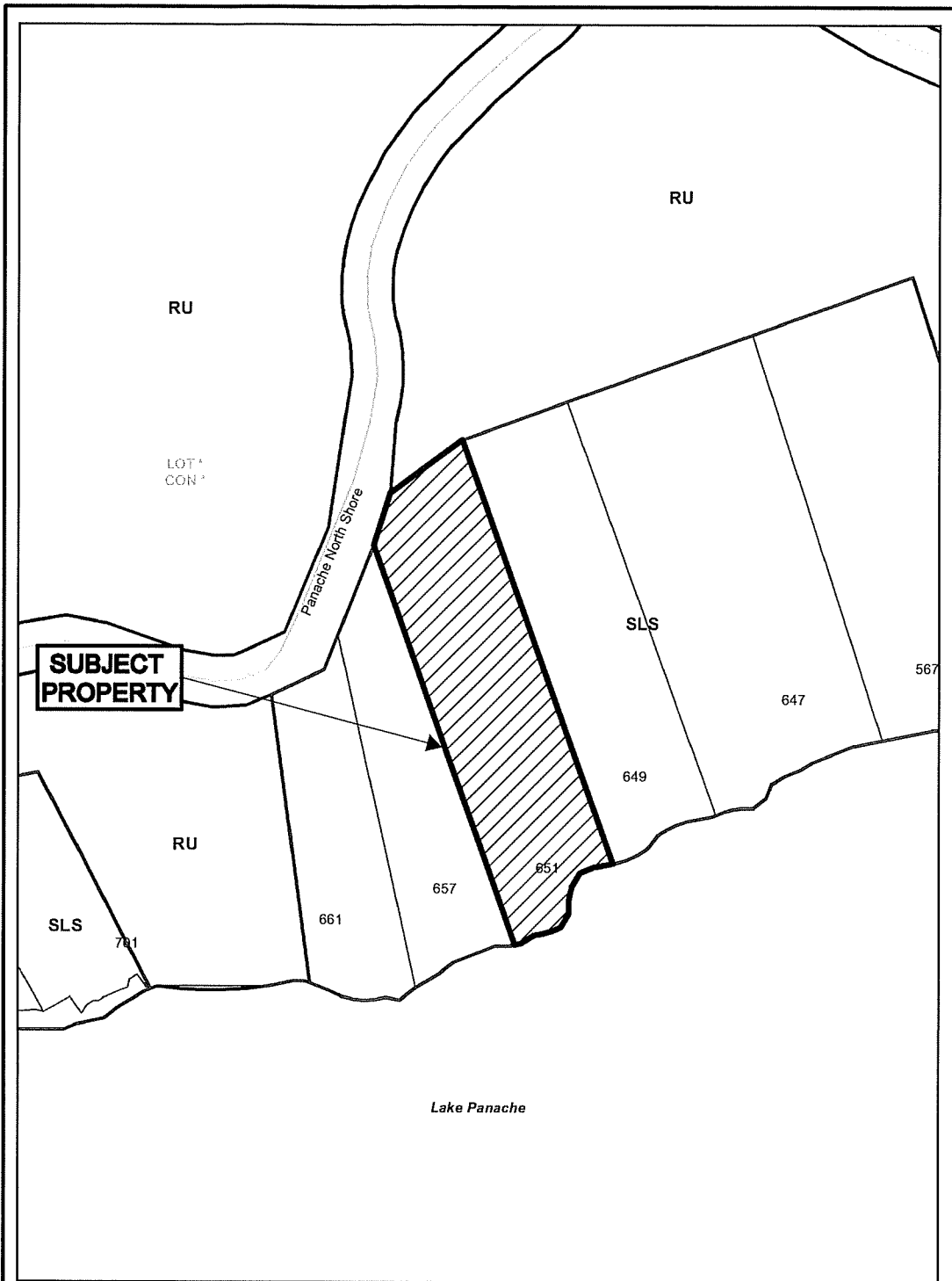
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SLS



**Application for Minor
Variance or Permission**



Subject Property being PIN 73401-0244,
Parcel 11128 SEC SWS,
Summer Resort Location A.E. 172,
except Part 1, Plan 53R-11954,
Township of Dieppe,
651 Panache North Shore Road, Whitefish,
City of Greater Sudbury

Sketch 1, NTS
MNR

PL-MV-2026-00086
Date: 2026 06 11

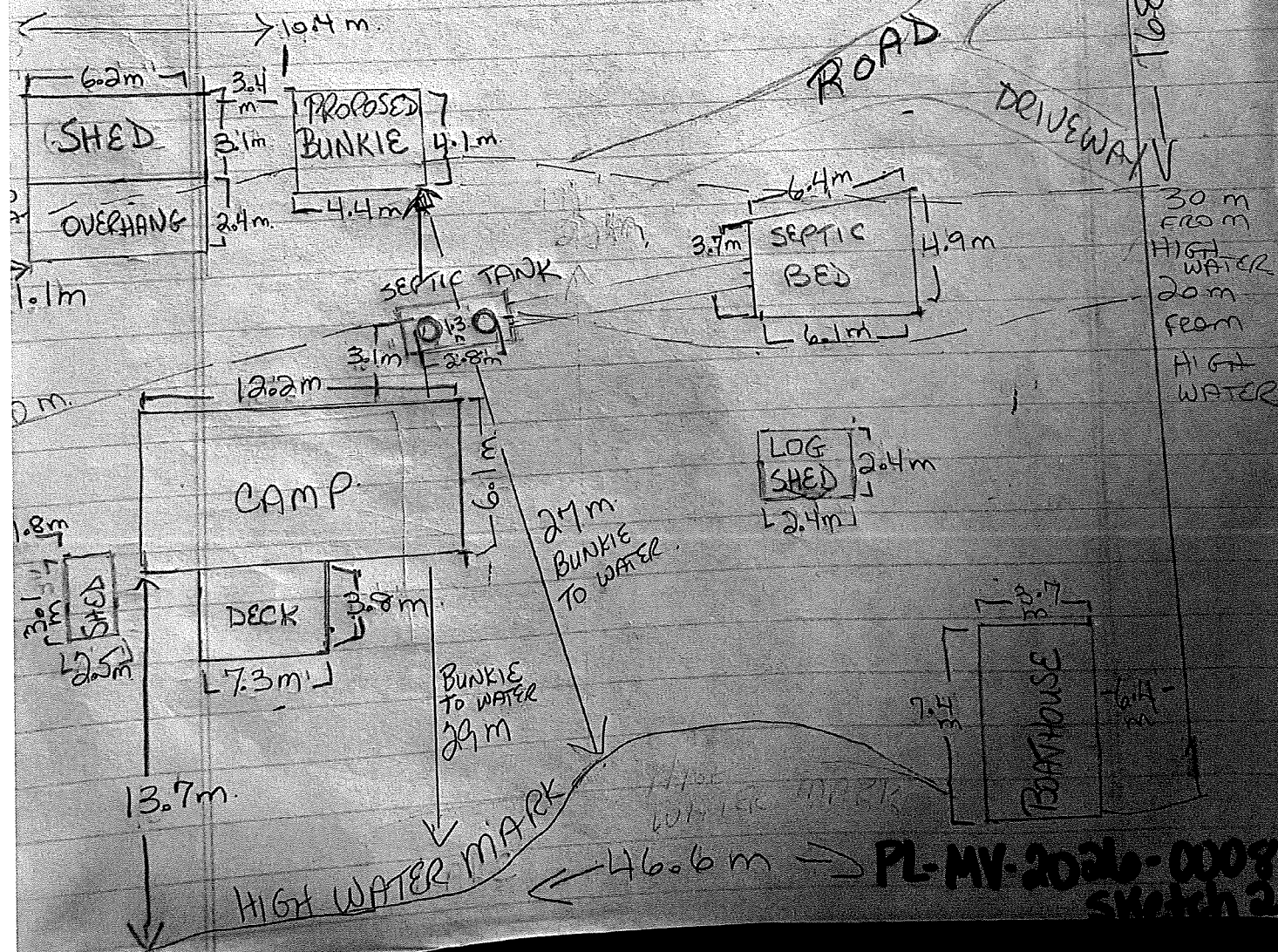
← 44.2 m →

JOHNSTON - 651 NORTH SHORE ROAD LAKE PENNAGE

ALL DIMENSIONS ARE
APPROXIMATE
REVISED JUNE 21, 2026

← 170.4 m →

← 168.8 m →



PL-MV-2026-00086
Sketch 2

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Sudbury, Ontario P3A 5P3
(705) 671-2489 ext 4376 or 4346
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Take notice that an application has been made by:

AVERY MACDONALD

The Owner(s) of: PIN(s) 735020563, Parcel 18355 SEC SES, Part Lot 6, Concession 6, Part Lot 2, Plan M-323, Part 1, Plan 53R-6659, Township of Blezard, 3172 Municipal Road 80, Val Caron P3N 1G6

For the following reason(s): Approval to construct a detached accessory building providing a height at variance to the By-law.

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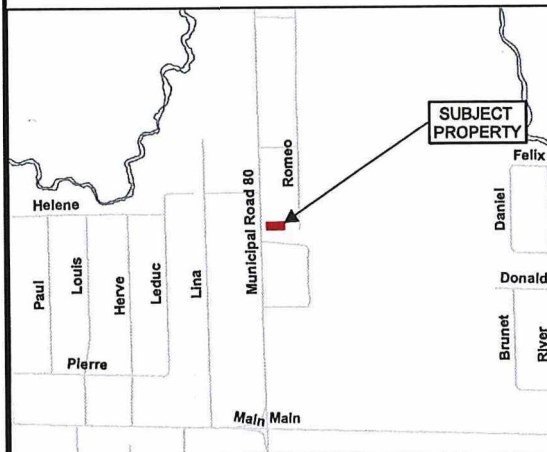
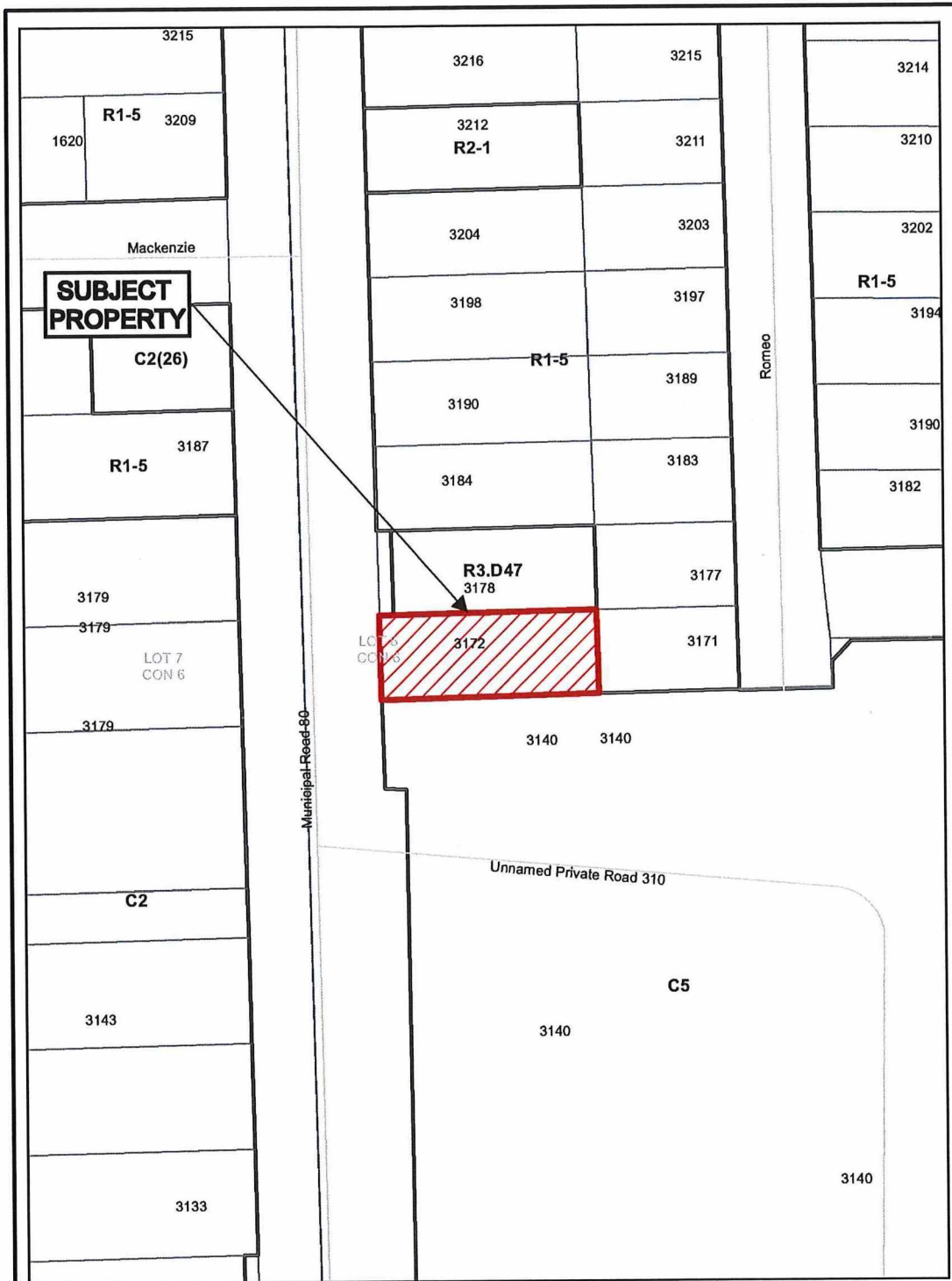
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The meeting agenda, related applications and sketches can be found on our website at <https://www.greatersudbury.ca/do-business/planning-and-development/committee-of-adjustmentsign-variance-committee/>. The recording of the meeting will be posted on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

R1-5



Application for Minor Variance or Permission



Subject Property being PIN 73502-0563, Parcel 18355 SEC SES, Part Lot 6, Concession 6, Part Lot 2, Plan M-323, Part 1, Plan 53R-6659, Township of Blezard, 3172 municipal Road, Val Caron, City of Greater Sudbury

Sketch 1, NTS
NDCA

PL-MV-2026-00088
Date: 2026 06 12

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:

STEVE PANKOW AND MELANIE JUNGE

The Owner(s) of: PIN(s) 735090155, Parcel 1309 SEC SES, West half of Lot 7, Concession 1, except LT62651, LT192821 and Parts 1-2, Plan 53R-13399, Township of Capreol, 1325 Radar Road, Hanmer P3P 0B4

For the following reason(s): Approval to construct a detached accessory building providing a height 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, July 8, 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 July 3, 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.

Comments submitted on the matter, including the originator's name and address, become part of the public record, may be viewed by the public and published in the Committee of Adjustment minutes. By submitting information, including print or electronic information, you are indicating that you have obtained the consent of the persons whose personal information is included in the information disclosed to the public.

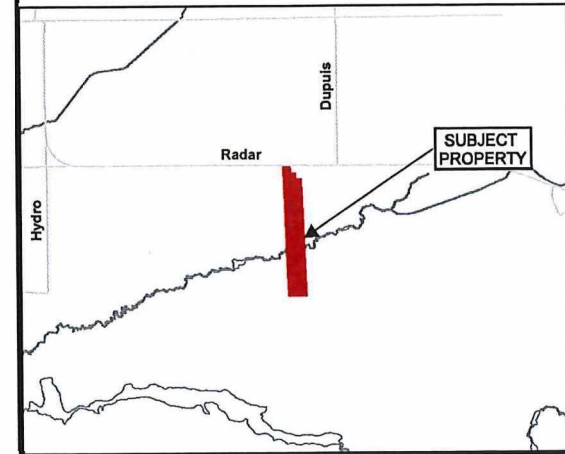
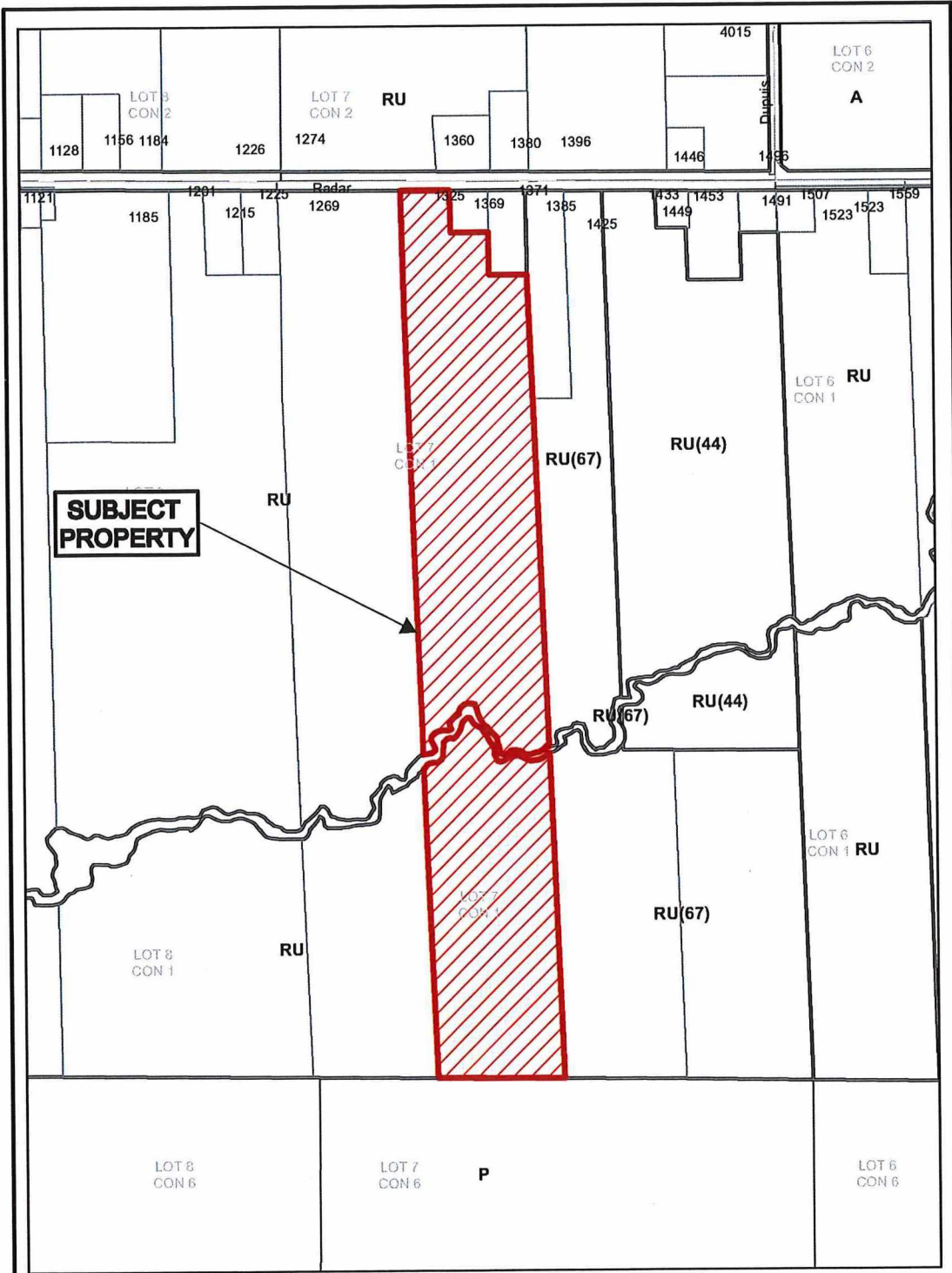
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RU



Application for Minor Variance or Permission



Subject Property being PIN 73509-0155,
 Parcel 1309 SEC SES,
 West half of Lot 7, Concession 1,
 except LT62651, LT192821 and
 Parts 1-2, Plan 53R-13399,
 Township of Capreol,
 1325 Radar Road, Hanmer,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

PL-MV-2026-00089
 Date: 2026 06 12

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:

NATHAN GRAVEL AND KYLLIKKI PILBACKA

The Owner(s) of: PIN(s) 734750865, Parcel 14593 SEC SES, Lot 16, Plan M-204, Part Lot 6, Concession 6, Township of Broder, 393 Ester Street, Sudbury P3E 5C5

For the following reason(s): Approval to construct a detached accessory building providing accessory lot coverage and height 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, July 8, 2026

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LOCATION: Council Chamber, Lionel E Lalonde Centre, 239 Montee Principale, Azilda and via electronic participation.

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R1-5

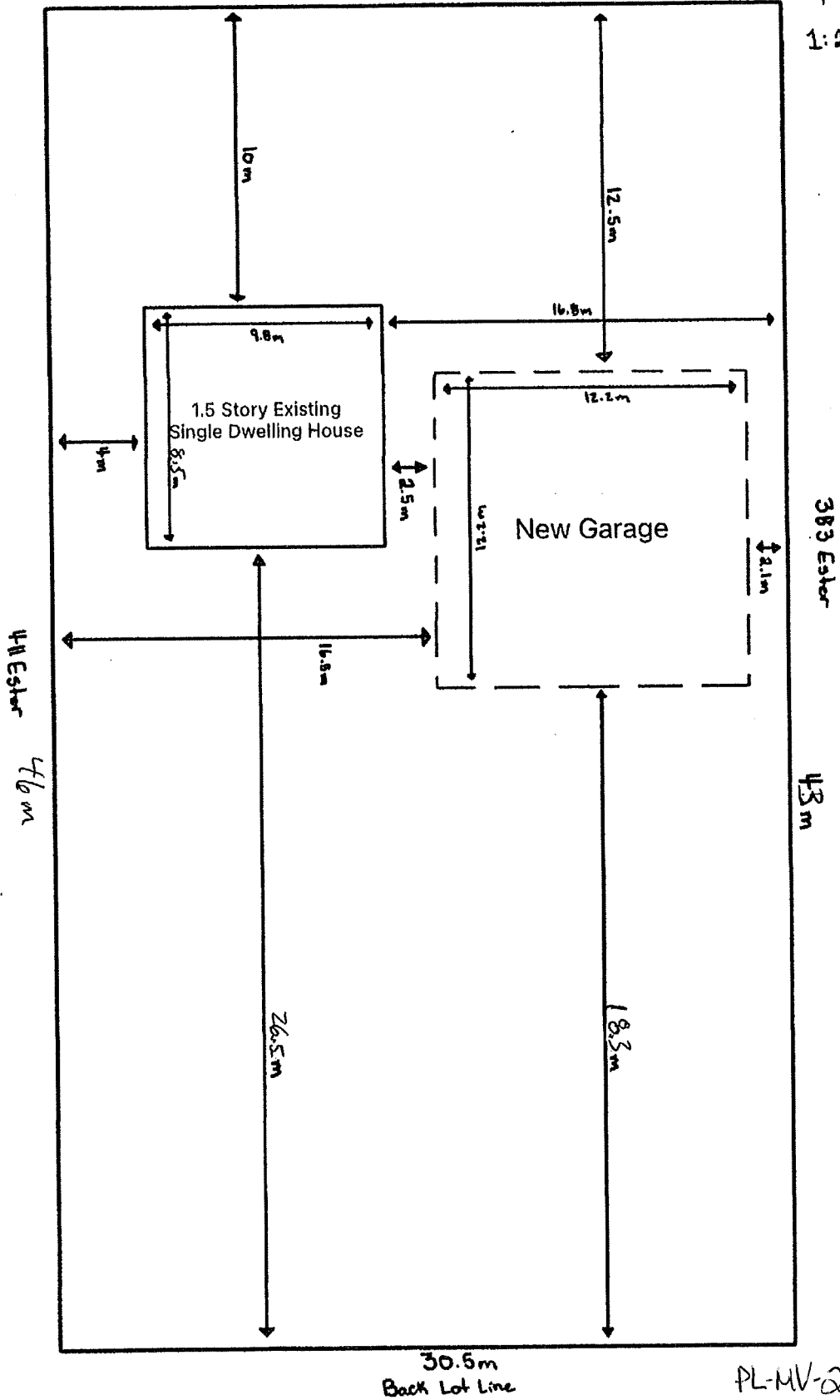
New Garage Plot Plan
393 Ester St.

Ester St.

Front Lot Line 30.5m



1:200



383 Ester

43m

41 Ester
46m

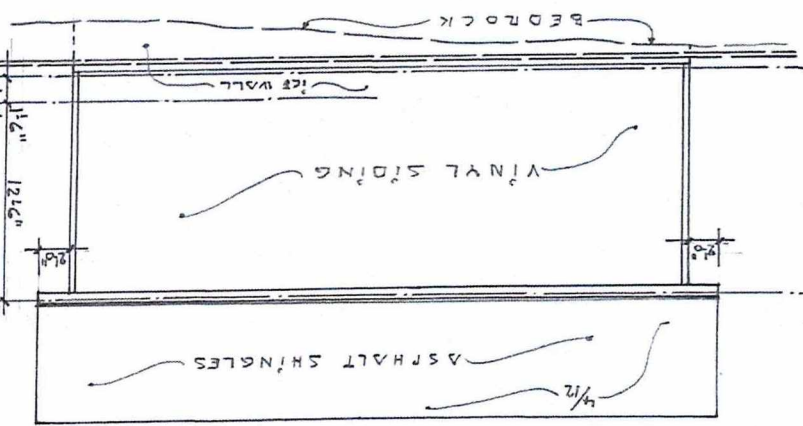
30.6m
Back Lot Line

PL-MV-2026-0091
Sketch 2

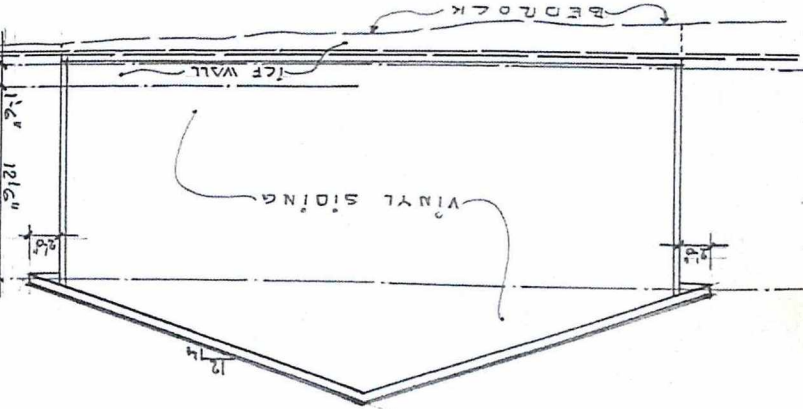
Sketch 3
 PL-M-20310-0001

SHEET 4 of 4

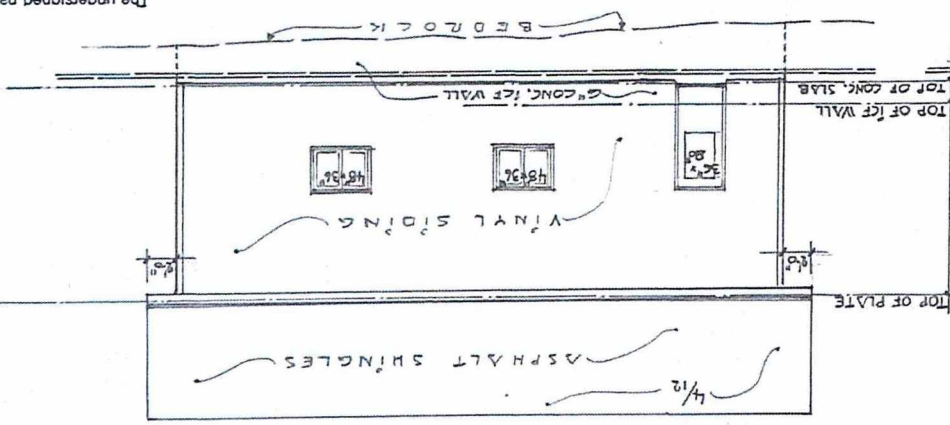
LEFT SIDE ELEVATION
 SCALE: 1/8" = 1'-0"



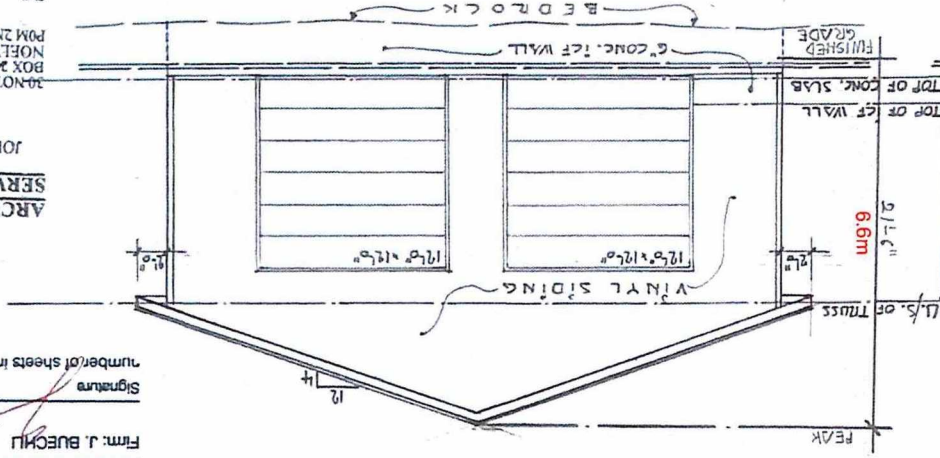
BACK ELEVATION
 SCALE: 1/8" = 1'-0"



RIGHT SIDE ELEVATION
 SCALE: 1/8" = 1'-0"



FRONT ELEVATION
 SCALE: 1/8" = 1'-0"



The undersigned has reviewed and takes responsibility for this design, and has the qualifications and meets the requirements to be a Designer as set out in the Ontario Building Code (as amended to date).

QUALIFICATION INFORMATION
 Name: JOERG BUECHLI BCIN 30115
 REGISTRATION INFORMATION
 Firm: J. BUECHLI BCIN 34774
 Signature: *[Signature]*
 Date: *June 4/2026*

number of sheets in this set: 4

ARCHITECTURAL SERVICES
 JOERG BUECHLI DESIGNER
 BCIN: 30115
 20 NOTRE DAME ST. W. BOX 343
 NOBLEVILLE ON P0M 2N0
 Cell:

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:

PERRY MCKINNY

The Owner(s) of: PIN(s) 734781250, Part Lot 4, Plan M-265, Parts 3-4, Plan 53R-21406, Part Lot 1, Concession 5, Township of Broder, 0 Cawthorpe Street, Sudbury, ON

For the following reason(s): Approval to construct a dwelling containing two dwelling units with attached garages and a detached accessory structure providing a circular driveway, lot coverage and height at variance to the By-law.

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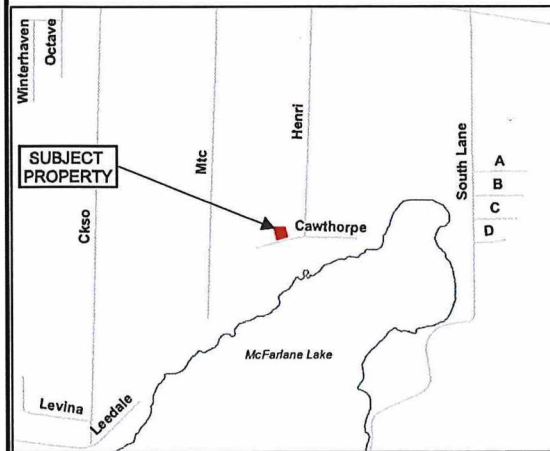
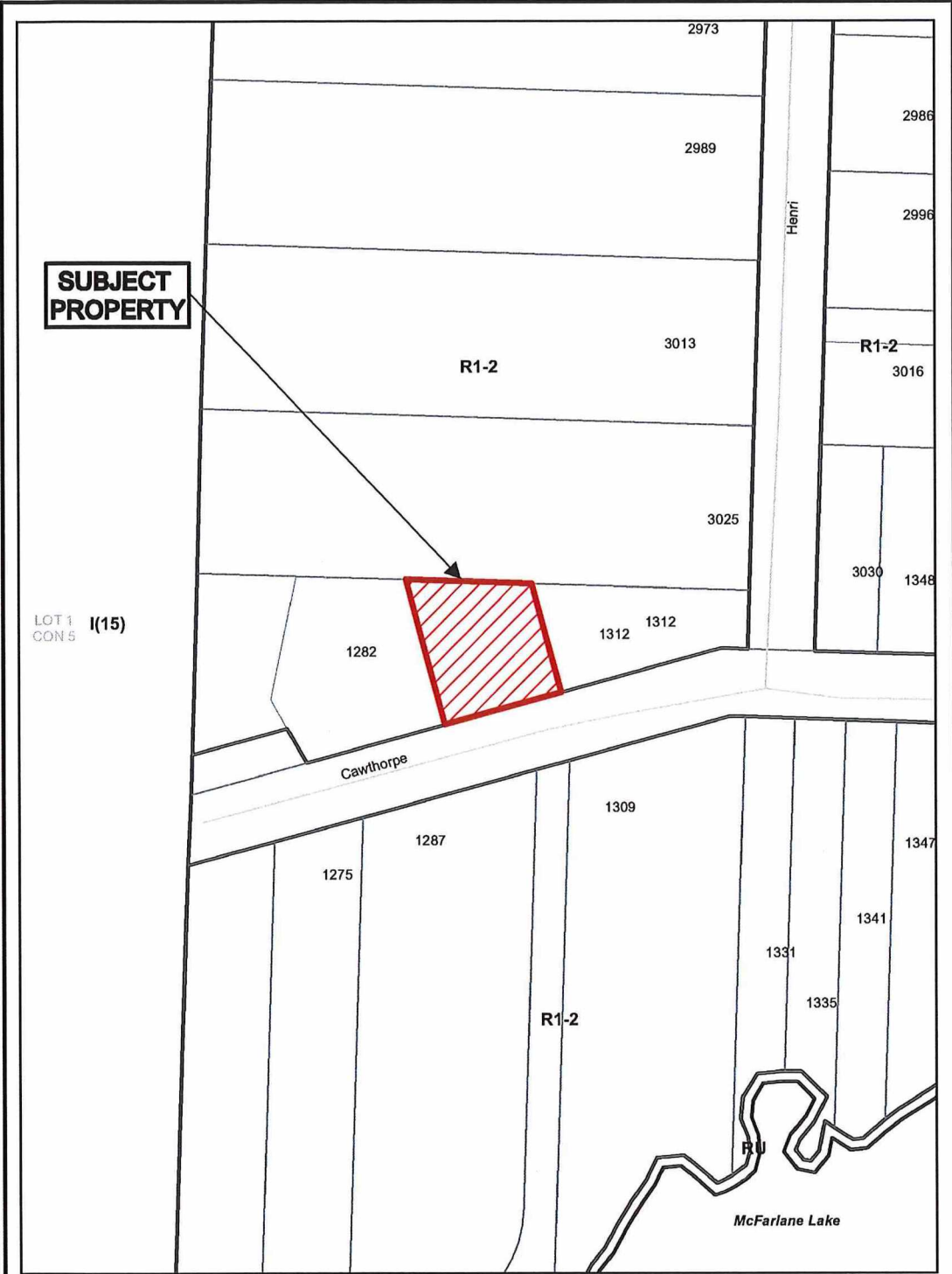
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R1-2

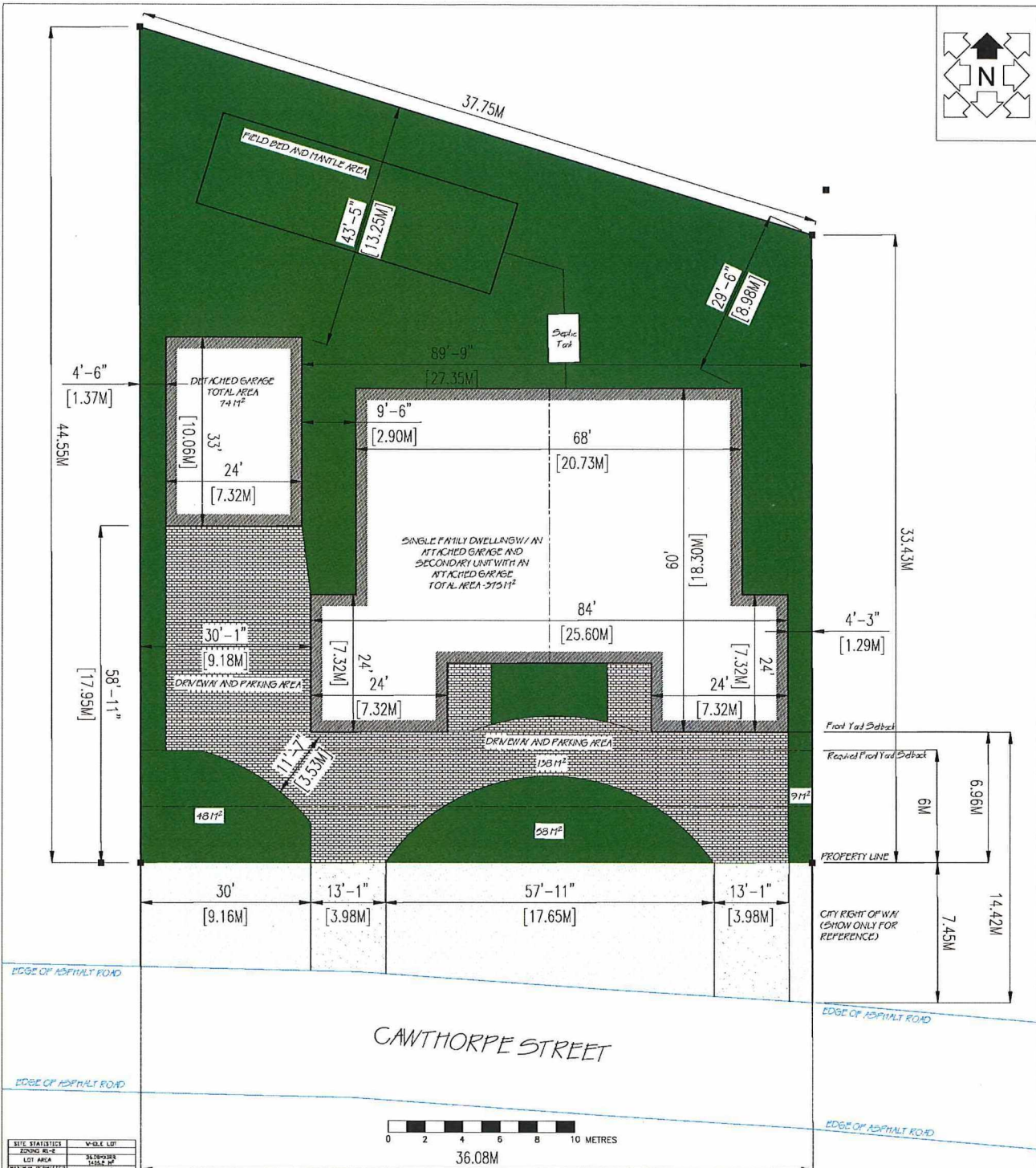
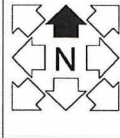


**Application for Minor
Variance or Permission**

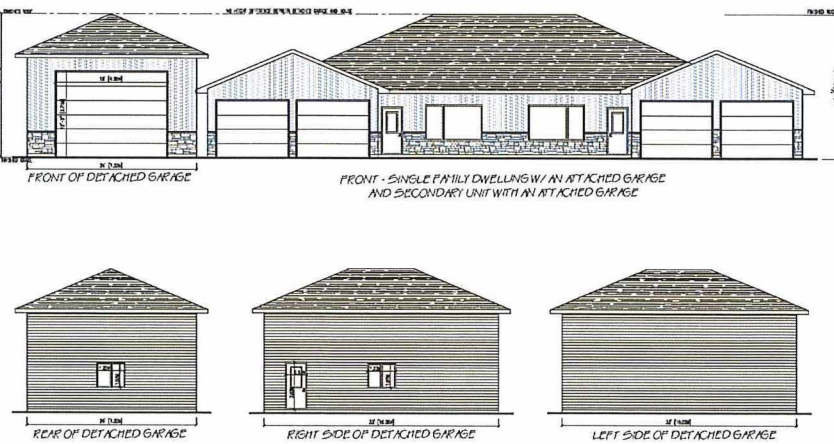


Subject Property being PIN 73478-1250,
Part Lot 4, Plan M-265,
Parts 3-4, Plan 53R-21406,
Part Lot 1, Concession 5,
Township of Broder,
0 Cawthorpe Street, Sudbury,
City of Greater Sudbury

Sketch 1, NTS PL-MV-2026-00093
NDCA Date: 2026 06 18



SITE STATISTICS	WHOLE LOT
ZONING	RESUBURBAN
LOT AREA	3418.00 SQ. FT.
PERMITTED USES	RESUBURBAN
LOT COVERAGE	4.00%
TOTAL LOT COVERAGE	4.00%
PERCENTAGE OF LOT COVERED BY PROPOSED STRUCTURE	17.00%
PROPOSED CIRCULAR DRIVEWAY AREA AS PER S.4.3.2.1.1	120.00 SQ. FT.
PROPOSED CIRCULAR DRIVEWAY PER PER S.4.3.2.1.1	120.00 SQ. FT.
DIFFERENCE OF REQUIRED SETBACK FROM THE STREET LINE	0.00 FT.
CIRCULAR DRIVEWAY AREA AS PER S.4.3.2.1.1	120.00 SQ. FT.
PROPOSED CIRCULAR DRIVEWAY AREA AS PER S.4.3.2.1.1	120.00 SQ. FT.
ALLOWED AREA OF CIRCULAR DRIVEWAY AS PER S.4.3.2.1.1	120.00 SQ. FT.
REQUIREMENTS FOR ALL REQUIRED FRONT YARD SPACE OF REQUIRED FRONT YARD SPACE	120.00 SQ. FT.
PROPOSED LANDSCAPE OPEN SPACE OF REQUIRED FRONT YARD SPACE	120.00 SQ. FT.
TOTAL LANDSCAPE AREA OF ENTIRE LOT	736.00 SQ. FT.
REAR YARD SPACE OF REQUIRED FRONT YARD SPACE	0.00 SQ. FT.
PROPOSED LANDSCAPE OPEN SPACE OF REQUIRED FRONT YARD SPACE	0.00 SQ. FT.
TOTAL LANDSCAPE AREA OF ENTIRE LOT	736.00 SQ. FT.
REAR YARD SPACE OF REQUIRED FRONT YARD SPACE	0.00 SQ. FT.
PROPOSED LANDSCAPE OPEN SPACE OF REQUIRED FRONT YARD SPACE	0.00 SQ. FT.
TOTAL LANDSCAPE AREA OF ENTIRE LOT	736.00 SQ. FT.



- EXISTING AREA - OWNER'S PROPERTY
- DRIVEWAY / PARKING AREA - OWNER'S PROPERTY
- EXISTING AREA - CITY RIGHT OF WAY
- DRIVEWAY - CITY RIGHT OF WAY

CR Design

PROJECT: Sfd w/ Att. Garage and 2nd unit w/ Att. Garage
 ADDRESS: CANTHORPE ROAD - LOT 4
 DATE: 2025.06.17
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 SCALE: 1/8"=1'-0"

PP

PL-MV-2026-00093 sketch 2