

Tom Davies Square

200 Brady St

Wednesday, September 7, 2022

PUBLIC HEARINGS

A0122/2022

**EVA GERVAIS
TIM GERVAIS**

Ward: 4

PIN 73345 0134, Parcel 16653 SEC SWS, Lot Pt 2, Concession 5, Township of Rayside, 757 Montée Rouleau, Blezard Valley, [2010-100Z, RU (Rural)]

For relief from Part 4, Section 4.2, Table 4.1 and Part 9, Section 9.3, Table 9.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of a secondary dwelling unit addition to the existing single detached dwelling providing a minimum required front yard setback of 6.71m with eaves encroaching 0.6m into the proposed 6.71m front yard setback, where 10.0m is required and where eaves may encroach 1.2m into the required front yard but not closer than 0.6m to the lot line.

A0123/2022

**RONALD GOSSELIN
LISE GOSSELIN**

Ward: 3

PIN 73368 0337, Survey Plan 53R-21523 Part(s) 4, 5 and 6, Lot Part 12, Concession 6, Township of Creighton - Davies, 0 Vermilion Lake Road, Chelmsford, [2010-100Z, RU (Rural)]

For relief from Part 9, Section 9.3, Table 9.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to approve the lands to be severed subject of Consent Application B0046/2022 providing, firstly, a minimum lot area of 1.445ha, where 2.0ha is required, and secondly, a minimum lot frontage of 30.48m, where 90.0 is required.

PREVIOUSLY SUBJECT TO CONSENT APPLICATIONS B67/2020 TO B69/2020 (NOV 23/20), B37/18 TO B39/18 (OCT 29/18), B127/15 TO B129/15 (FEB 1/16), B86/15 TO B88/15 (SEPT 8/15), B80/14 (AUG 25/14), B65/14 (JUL 31/14), B19/14 TO B21/14 (JUL 31/14), B67/12 TO B69/12 (JAN 17/13), B125/11 TO B127/11 (DEC 1/11), B184/08 TO B186/08 (SEPT 5/08) AND MINOR VARIANCE APPLICATIONS A120/21 to A121/21 (OCT 27/21), A17/19 TO A19/19 (MAR 6/19), A27/16 (MAR 9/16), A99/15 (SEPT 30/15), A122/14 TO A124/14 (OCT 15/14), A2/12 TO A4/12 (FEB 6/12) AND A193/08 & A194/08 (JAN 26/09)

A0124/2022

**DAN SAUMUR
VICTORIA SAUMUR**

Ward: 11

PIN 73578 0185, Parcel 32907 SEC SES, Lot(s) 51, Subdivision M-201, Lot Part 12, Concession 3, Township of Neelon, 1997 Wiltshire Street, Sudbury, [2010-100Z, R1-5 (Low Density Residential One)]

For relief from 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 approve the lands to be severed subject of a Consent Application B0075/2022, providing a required minimum lot frontage of 14.74m, where 15.0m is required.

PREVIOUSLY SUBJECT TO CONSENT APPLICATION B0714/1976 (OCT 25/76 - LAPSED)

A0125/2022

MATTHEW GRAHAM DAVIS

Ward: 4

PIN 02129 0106, Parcels 5887 SEC SES & 3264 SEC SES, Lot(s) Part 103, Subdivision M109, Lot Part 6, Concession 4, Township of McKim, 323 Eva Avenue, 327 Eva Avenue, Sudbury, [2010-100Z, R2-3 (Low Density Residential Two)]

For relief from Part 5, Section 5.5, Table 5.5 and Part 6, Section 6.3, Table 6.4 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to approve the lands to be retained containing a single detached dwelling, subject of Consent Application B0066/2022, providing firstly, no parking spaces, where a minimum of 1 parking space is required, secondly, a minimum lot frontage of 11.876m, where 12.0m is required, thirdly, a minimum lot depth of 25.496m, where 30.0 is required, and fourthly, a minimum required interior side yard of 1.643m, where 1.8m is required.

ALSO SUBJECT TO CONSENT APPLICATION B0066/2022

PREVIOUSLY SUBJECT TO CONSENT APPLICATIONS B0087/2010 (JUL 22/10-LAPSED) AND MINOR VARIANCE APPLICATION A0118/2022 (AUG 24/22)

A0126/2022

SONYA PIDUTTI

Ward: 10

PIN 73594 0389, Parcel 13842 SEC SES, Lot(s) 10, Subdivision M-203, Lot Part 5, Concession 1, Township of McKim, 193 Walford Road, 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 permit the existing detached garage providing an interior side yard setback of 0.77m with eaves encroaching 0.38m into the proposed 0.77m interior side yard, where an accessory building greater than 2.5m in height shall be no closer than 1.2m from the side lot line and where eaves may encroach 0.6m into the required interior side yard but not closer than 0.6m to the lot line.

PREVIOUSLY SUBJECT TO MINOR VARIANCE APPLICATION A0078/1975 (JUN 30/75) AND CONSENT APPLICATION B0032/2022 (AUG 15/22)

A0128/2022

**MIGNONNE EDWARDS
TYLER EDWARDS**

Ward: 7

PIN 73519 0189, Parcel 37483 SEC SES, Survey Plan 53R-4335 Part(s) 2, Lot(s) 8, Subdivision M-497, Lot 2, Concession 1, Township of Rathburn, 232 Kukagami Lake Road, Wahnapiatae, [2010-100Z, RS (Rural Shoreline)]

For relief from Part 4, Section 4.41, subsection 4.41.2 and Part 9, Section 9.3, Table 9.3 of By-law 2010-100Z, being the Zoning By-law for the City of Greater Sudbury, as amended, to facilitate the construction of an addition on the existing seasonal dwelling which maintains a 17.3m high water mark setback, providing firstly, a high water mark setback of 26.4m, where no person shall erect any residential building or other accessory structure closer than 30.0m to the high water mark of a lake or river, and secondly, a minimum required rear yard setback of 6.4m, where 7.5m is required.

A0129/2022

**RICHARD BARLOW
ASHLEE BARLOW**

Ward: 2

PIN 73599 0659, Parcel 40843 SEC SRO, Lot(s) 190, Subdivision M-1023, Lot Parts 1 and 12, Concession 2, Township of Snider, 43 Finland Street, Copper Cliff, [2010-100Z, R1-5 (Low Density Residential One)]

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 an uncovered deck providing a 3.26m encroachment into the required front yard and maintaining a 2.74m front yard setback, where uncovered decks 1.2m or less in height above finished grade may encroach 1.2m into the required front yard.

**A REMINDER... THE NEXT SCHEDULED MEETING IS
WEDNESDAY, SEPTEMBER 21, 2022**



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 01221 0022	
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): <u>TIM GERVAIS, EVA GERVAIS</u>	Email: <u>[REDACTED]</u>
Mailing Address: <u>757 MONTEE ROULEAU</u>	Home Phone: <u>[REDACTED]</u>
	Business Phone: _____
City: <u>CHELMSFORD</u>	Postal Code: <u>P0M 1L0</u>
	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: <u>Tim Gervais</u>	Email: <u>[REDACTED]</u>
Mailing Address: <u>see above</u>	Home Phone: _____
<u>757 Montee Rouleau</u>	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: <u>Reese Holdings</u>
Mailing Address: <u>Windermere Cir.</u>
City: <u>Midland</u>
Postal Code: _____

- 4) Current Official Plan designation: Agricultural Reserve Current Zoning By-law designation: RU

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

Variance To	By-law Requirement	Proposed	Difference
Minimum Required Front Yard (9.3)	10.0 m	6.71 m	3.29 m

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

c) Description of Proposal:
Construct a side yard attached SDU addition to the north side, where front face will encroach into existing front yard as a result of the location and proximity to the existing rear onsite sewage system.

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
The existing single family dwelling already does NOT comply with the By-law, therefore any addition neither.

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

PIN(s): 530716002311500 Township: RAYSIDE
 Lot No.: 2 Concession No.: 5 Parcel(s): 16653
 Subdivision Plan No.: Lot: Reference Plan No.: Part(s):
 Municipal Address or Street(s): 757 Montee Rouleau

7) Date of acquisition of subject land.

8) Dimensions of land affected.

Frontage 30.5 (m) Depth 45.7 (m) Area 1393.5 (m²) Width of Street 6 (m)

9) Particulars of all buildings:

	Ex Dw	Garage Existing	COOP		Proposed	
Ground Floor Area:	113.2	41.6	9.3 (m ²)		47.66	(m ²)
Gross Floor Area:	161.2	41.6	9.3 (m ²)		47.66	(m ²)
No. of storeys:	1	1	1		1	
Width:	9.75	4.9	3 (m)		5.64	(m)
Length:	6.7	8.5	3 (m)		8.69	(m)
Height:	4.5	4.9	3 (m)		5	(m)

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

	Ex Dw	Garage Existing	COOP		Proposed	
Front:	8.5	37.19	41.5 (m)		6.7	(m)
Rear:	27.05	0.6	1.2 (m)		27.05	(m)
Side:	3.35	1.2	3.0 (m)			(m)
Side:		24.38	24.38 (m)		11.9	(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 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.

MAIN DWELLING - 1959, DETACHED GARAGE - 2003.

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

Use(s): PRIVATE HOME Length of time:

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

Same as #13 OR, PRIVATE HOME WITH SECONDARY DWELLING

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? Yes No

If "yes", how many? Allow the creation of a Secondary Dwelling Unit

17) Existing uses of abutting properties: FARM, PRIVATE HOME

APR 22 / 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, TIM & EVA GERVAIS (please print all names), the registered owner(s) of the property described as 757 Montee Rouleau Chelmsford, ON, P0M 1L0 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 4 day of Aug, 20 22

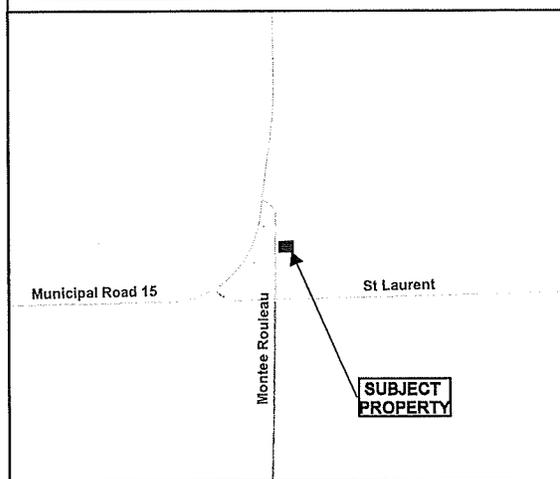
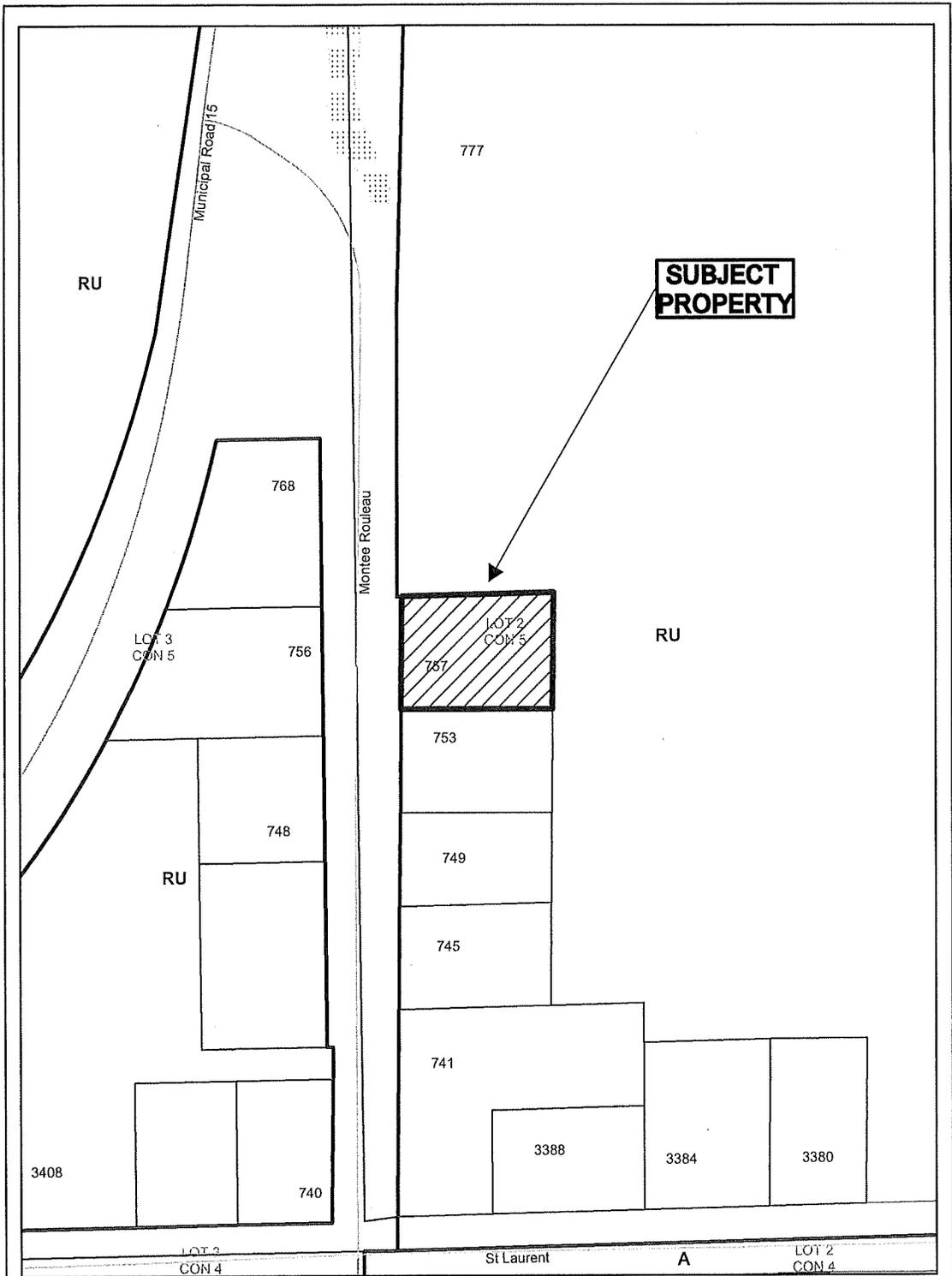
[Signature]
(witness)

T. Gervais, Eva Gervais
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Tim Gervais, Eva Gervais

*I have authority to bind the Corporation

AD 22 / 2022



Application for Minor Variance or Permission



Subject Property being
 IN 73345-0134,
 Parcel 16653 SEC SWS,
 Part Lot 2, Concession 5 as in LT158898,
 Township of Rayside,
 757 Montée Rouleau, Blezard Valley,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

A0122/2022
 Date: 2022 08 08



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

\$ 1345.00 w/NDCA

Office Use Only 2022.01.01	
AO123/2022	
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

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PLEASE PRINT. SCHEDULES MAY BE INCLUDED, IF NECESSARY.

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

Registered Owner(s): Ronald & Lise Gosselin Email: [REDACTED]
Mailing Address: 1381 Vermilion Lks. Rd. Home Phone: [REDACTED]
City: Chelmsford Postal Code: P0M1L0 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: N/A 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: N/A
Mailing Address: _____
City: _____ Postal Code: _____

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

RY
LJ

- (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
Property Width Frontage	296' (90 m)	100' (30.48 m)	195' (59.02 m)
Property Area	2.0 (ha)	1.445 ha	0.555 ha

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

c) Description of Proposal: Water front property with river frontage of 145' - 4" (45 m) as per by-law

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

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

PIN(s): 73360-0333 Township: Creighton
 Lot No.: 12 Concession No.: 6 Parcel(s): Part 6
 Subdivision Plan No.: N/A Lot: _____ Reference Plan No.: 53R-21523 Part(s): 6
 Municipal Address or Street(s): VERMILION LK. RD.

7) Date of acquisition of subject land. 1981

8) Dimensions of land affected.

Frontage 52.35[±](m) Depth 335[±](m) Area 1445[±](m²) Width of Street 30.48 (m)

9) Particulars of all buildings:

	Existing	Proposed
Ground Floor Area:	_____ (m ²)	<u>None</u> (m ²)
Gross Floor Area:	_____ (m ²)	_____ (m ²)
No. of storeys:	_____	_____
Width:	_____ (m)	_____ (m)
Length:	<u>N/A</u> (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:	_____ (m)	<u>None</u> (m)
Rear:	_____ (m)	_____ (m)
Side:	<u>N/A</u> (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.

N/A Vacant land

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

Use(s): Rural Agriculture Length of time: 34 yrs.

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

Same as #13 or, Rural Building lot

15) What is the number of dwelling units on the property? N/A (NONE)

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: Rural Building lot & Bush lot

Handwritten initials

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): A193/08, A194/08, A122/14, A123/14, A124/14, A99/15, A25/10, A26/16, A27/16 and A17/18

Handwritten initials

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): B184/08, B185/08, B186/08, B125/11, B126/11, B127/11, B67/12, B68/12, B69/12 and B14/14, B20 to B21/14, B80/14, B86 to B88/12, B27 to B29/15, B37/18 to B39/18 and B67 to B69/20

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, Ronald & Lise Gosselin (please print all names), the registered owner(s) of the property described as Part of Plan 53R-21523 VERMILION LK RD in the City of Greater Sudbury:

Collection, Use and Disclosure of Information:

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

Authority to Enter Land and Photograph

- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- 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 N/A (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 2 day of June, 2022

Ma Leus
(witness)

Lise Gosselin Ronald Gosselin
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: _____

*I have authority to bind the Corporation

Handwritten: A0123/2022

PART B: OWNER OR AUTHORIZED AGENT DECLARATION

I/We, Ronald & Lise Gosselin (please print all names),
the registered owner(s) or authorized agent of the property described as

VERMILION HILL RD.

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 2 day of June, 20 22

Nia Lewis

Commissioner of Oaths

Ronald Gosselin Lise Gosselin

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

Nia Sian Lewis,
a Commissioner, etc.,
Province of Ontario,
for the City of Greater Sudbury.
Expires May 20, 2023.

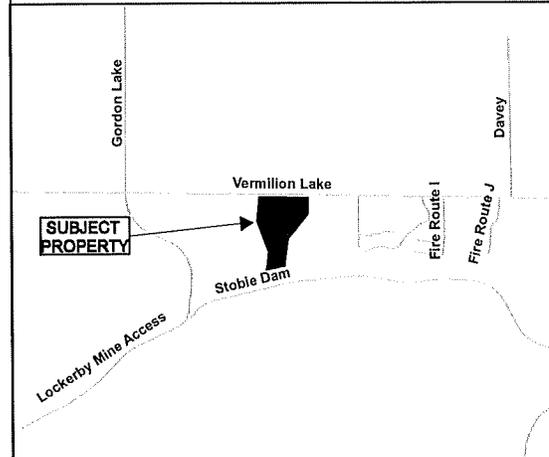
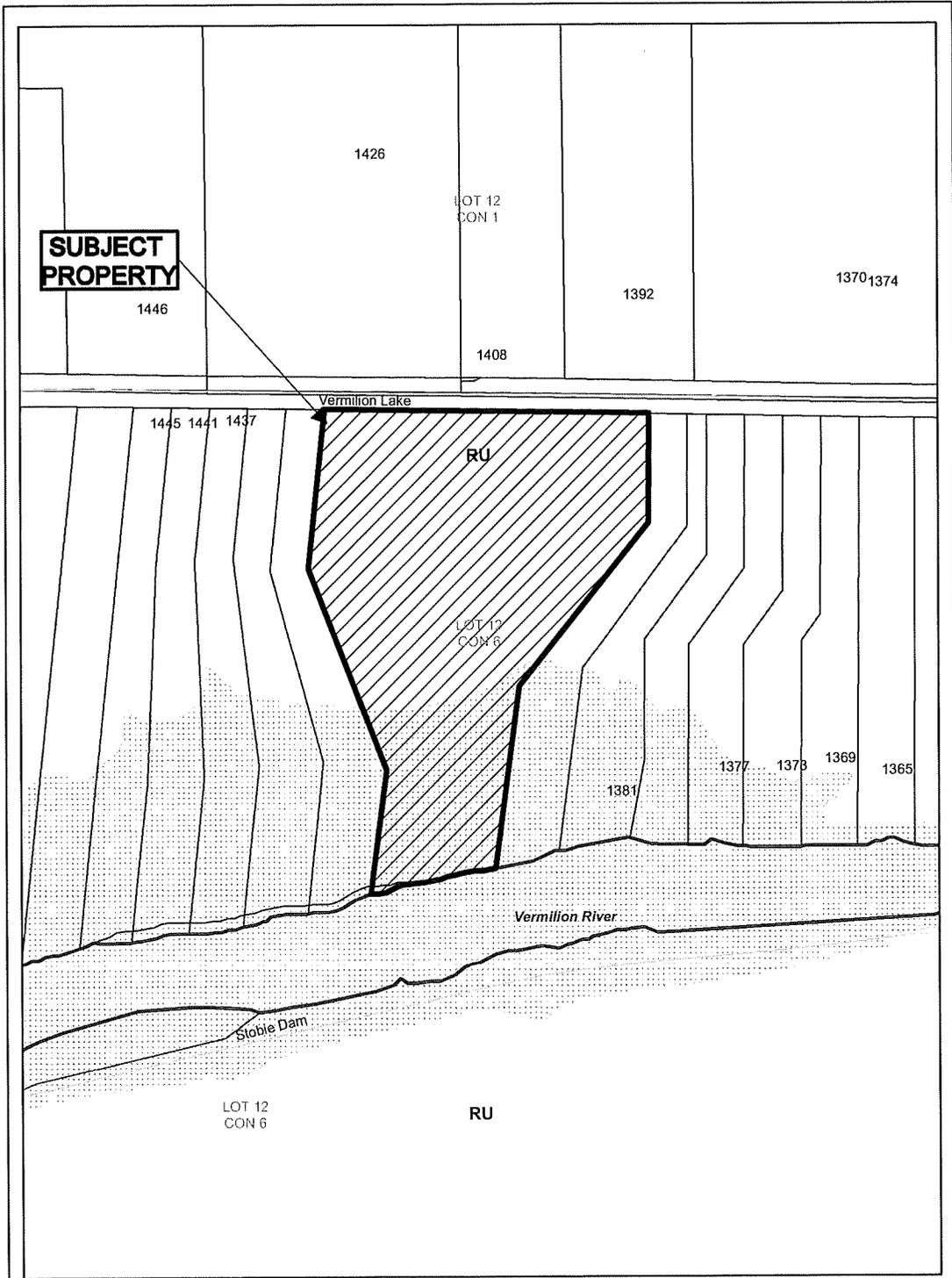
Print Name: Ronald Gosselin Lise Gosselin
*I have authority to bind the Corporation

* 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: <u>Aug. 9/22</u>	Hearing Date: <u>Sept. 7/22</u>	Received By: <u>N. Lewis</u>
Zoning Designation: <u>R2U</u>	Resubmission: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Previous File Number(s): <u>B0045/2022, B0046/2022</u>	* see below for related applications	
Previous Hearing Date: <u>Not scheduled</u>		
Notes: <u>B0184/2008, B0185/2008 and B0186/2008 (Sept. 5, 2008)</u>		
<u>A0193/2008 and A0194/2008 (Jan. 26/09)</u>		
<u>A0002/2012, A0003/2012 and A0004/2012 (Feb 6/12)</u>		
<u>B0067/2012, B0068/2012 and B0069/2012 (Jan. 17/13)</u>		
<u>B0019/2014, B0020/2014 and B0021/2014 (July 31/14)</u>		
<u>B0065/2014 (July 31/14)</u>		
<u>B0086/2015, B0087/2015 and B0088/2015 (Sept. 8/15)</u>		
<u>A0099/2015 (Sept. 30/15)</u>		
<u>B0127/2015, B0128/2015 and B0129/2015 (Feb 1, 2016)</u>		
<u>B0067/2020, B0068/2020 and B0069/2020 (Nov 23/20)</u>		
<u>A0120/2021 and A0121/2021 (Oct. 27/21)</u>		
<u>B0037/2018, B0038/2018 and B0039/2018 (Oct 29, 2018)</u>		
<u>B0080/2014 (Aug 25, 2014)</u>		
<u>B125/2011, B0126/2011 and B0127/2011 (Dec 1, 2011)</u>		
<u>A0017/2019, A0018/2019, and A0019/2019 (Mar 6, 2019)</u>		
<u>A0027/2016 (Mar 9, 2016)</u>		
<u>A0122/2014, A0123/2014 and A0124/2014 (Oct 15, 2014)</u>		

A0123/2022



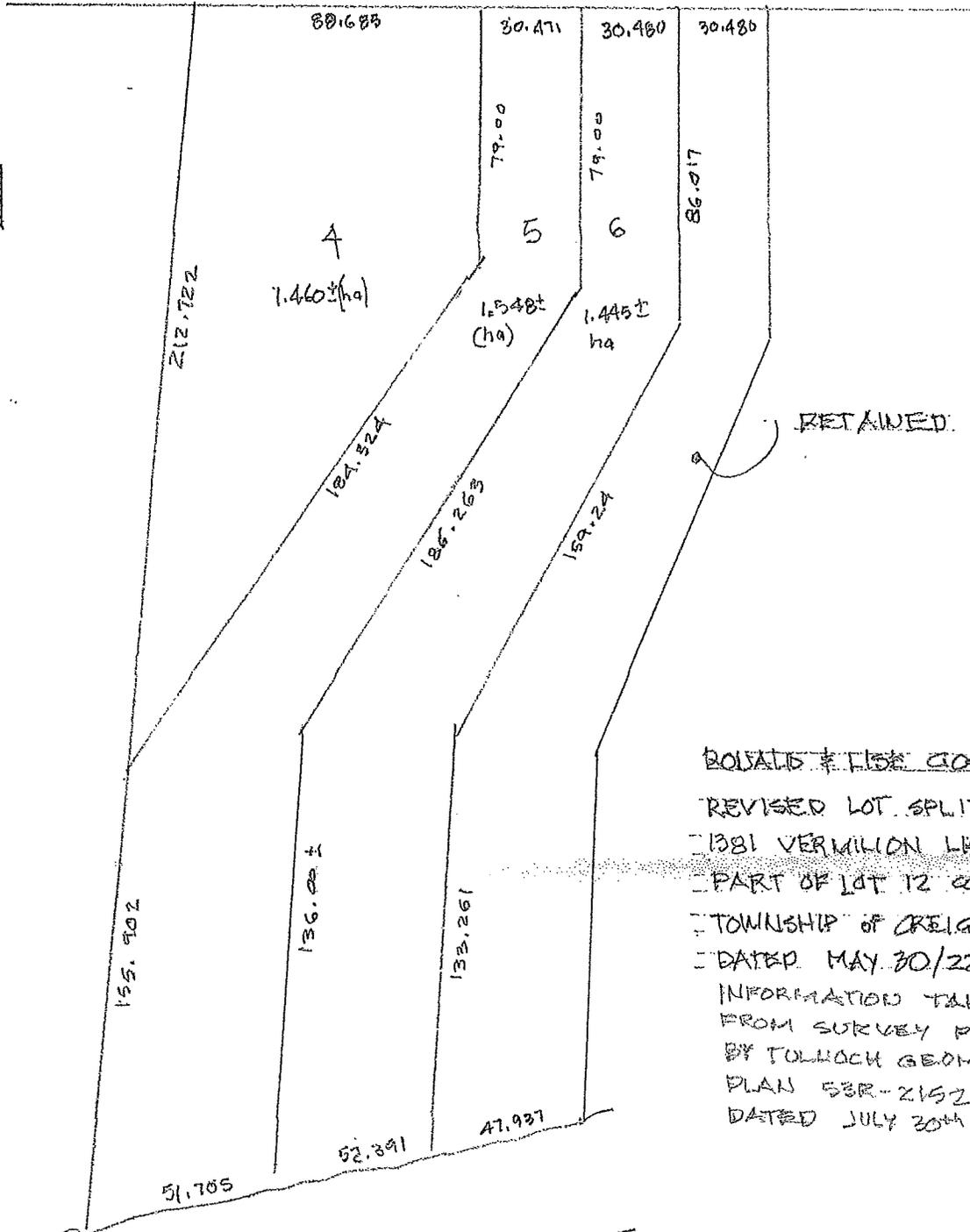
Application for Minor Variance or Permission 

Subject Property being
 PIN 73368-0337, Part Lot 12,
 Concession 6, Parts 4, 5 and 6 on,
 Plan 53R-21523,
 Township of Creighton-Davies,
 0 Vermilion Lake Road, Chelmsford,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

A0123/2022
 Date: 2022 08 19

VERMILION LAKE ROAD



RETAINED LOT 1.43±(ha)

BOVATIS & FISE GOSSELIN
 REVISED LOT SPLIT
 1381 VERMILION LK RD.
 PART OF LOT 12 CONC 6
 TOWNSHIP OF CREIGHTON
 DATED MAY 30/22
 INFORMATION TAKEN
 FROM SURVEY PREPARED
 BY TULLOCH GEOMATICS INC.
 PLAN 53R-21523
 DATED JULY 30th 2021

VERMILION RIVER



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

\$1060.00

Office Use Only	
2022.01.01	
A0124/2022	
S.P.P. AREA	
YES	NO
<input checked="" type="checkbox"/>	<input type="checkbox"/>
NDCA REG. AREA	
YES	NO
<input type="checkbox"/>	<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): Don & Victoria Saumur Email: [REDACTED]
 Mailing Address: 1997 Wiltshire St Home Phone: [REDACTED]
 City: Sudbury Postal Code: P3B1Y3 Business 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: Not Applicable 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: TD Canada Trust
 Mailing Address: Not Applicable 2208 Lasalle Blvd. P3A2A8
 City: Sudbury Postal Code: _____

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
MIN. LOT FRONTAGE	15 m	14.74 m	.26 m

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

c) Description of Proposal: Split lot

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
Proposed lot is .26 of a Meter short of the Required 15m.

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

PIN(s): _____ Township: Neelon
 Lot No.: 12 Concession No.: 3 Parcel(s): 32907
 Subdivision Plan No.: M201 Lot: 51 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): 1997 Wiltshire St.

7) Date of acquisition of subject land. 2003 ±

8) Dimensions of land affected.

Frontage 15.24 (m) Depth 36.546 (m) Area 557.418 (m²) Width of Street N/A (m)

9) Particulars of all buildings:

	(garage) Existing	(house) Existing	(garage) Proposed	(house) Proposed
Ground Floor Area:	<u>29.20</u>	<u>103.86</u> (m ²)		
Gross Floor Area:	<u>0</u>	<u>207.72</u> (m ²) <u>basement</u>		
No. of storeys:	<u>1</u>	<u>1</u>	<u>NO CHANGES</u>	
Width:	<u>4.359</u>	<u>7.925</u> (m)		
Length:	<u>6.706</u>	<u>13.106</u> (m)		
Height:	<u>5.486</u>	<u>5.486</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).

	Garage Existing	House Existing	Garage Proposed	House Proposed
Front:	<u>25.247</u>	<u>6.35</u> (m)	<u>25.247</u>	<u>6.35</u> (m)
Rear:	<u>4.877</u>	<u>17.012</u> (m)	<u>4.87</u>	<u>17.12</u> (m)
Side: <u>EAST</u>	<u>10.236</u>	<u>1.397</u> (m)	<u>1.22</u>	<u>1.397</u> (m)
Side: <u>West</u>	<u>15.94</u>	<u>30.535</u> (m)	<u>10.236</u>	<u>6.078</u> (m)
		<u>21.213</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
- 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.
house (1973 ±) & detached garage (1973 ±)

13) Existing use(s) of the subject property and length of time it / they have continued.
 Use(s): residential Length of time: 49 yrs. ±

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

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

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

17) Existing uses of abutting properties: residential

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): N/A
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): file # not yet assigned

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): N/A

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 & Victoria Saumur (please print all names), the registered owner(s) of the property described as 1997 Wiltshire St. Sudbury 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 Dan Saumur (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 10th day of August, 2022

[Signature]
(witness)

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

Print Name: Victoria Saumur

*I have authority to bind the Corporation

A01 24/2022

140	1983	1987	1993	1995	2003	2005	2015	2023		
134										
128				R1-5 LOT 12 CON 4				67		R1-5
118	1984	1992	1998		2004	2010	2016	2024		Adams

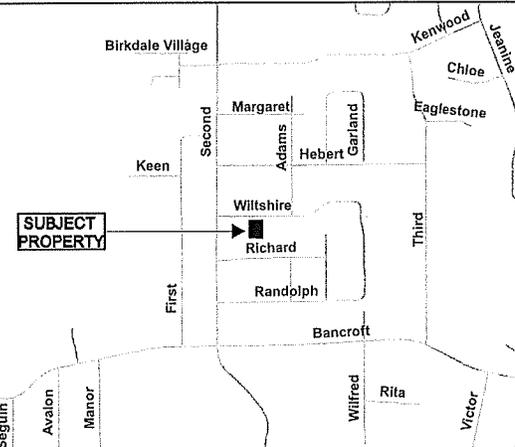
Wiltshire

1973	1979	1985	1991	1997	2009	2013	2021	2027	2033	
				1997						
88										
80	1986	1992	1992	1998	2010	2016	2022	2028	2034	
				LOT 12 CON 3						

**SUBJECT
PROPERTY**

Richard

66		1987	1993	1995	2005	2013	2021		
58				R1-5					
52							55		
									Bethune



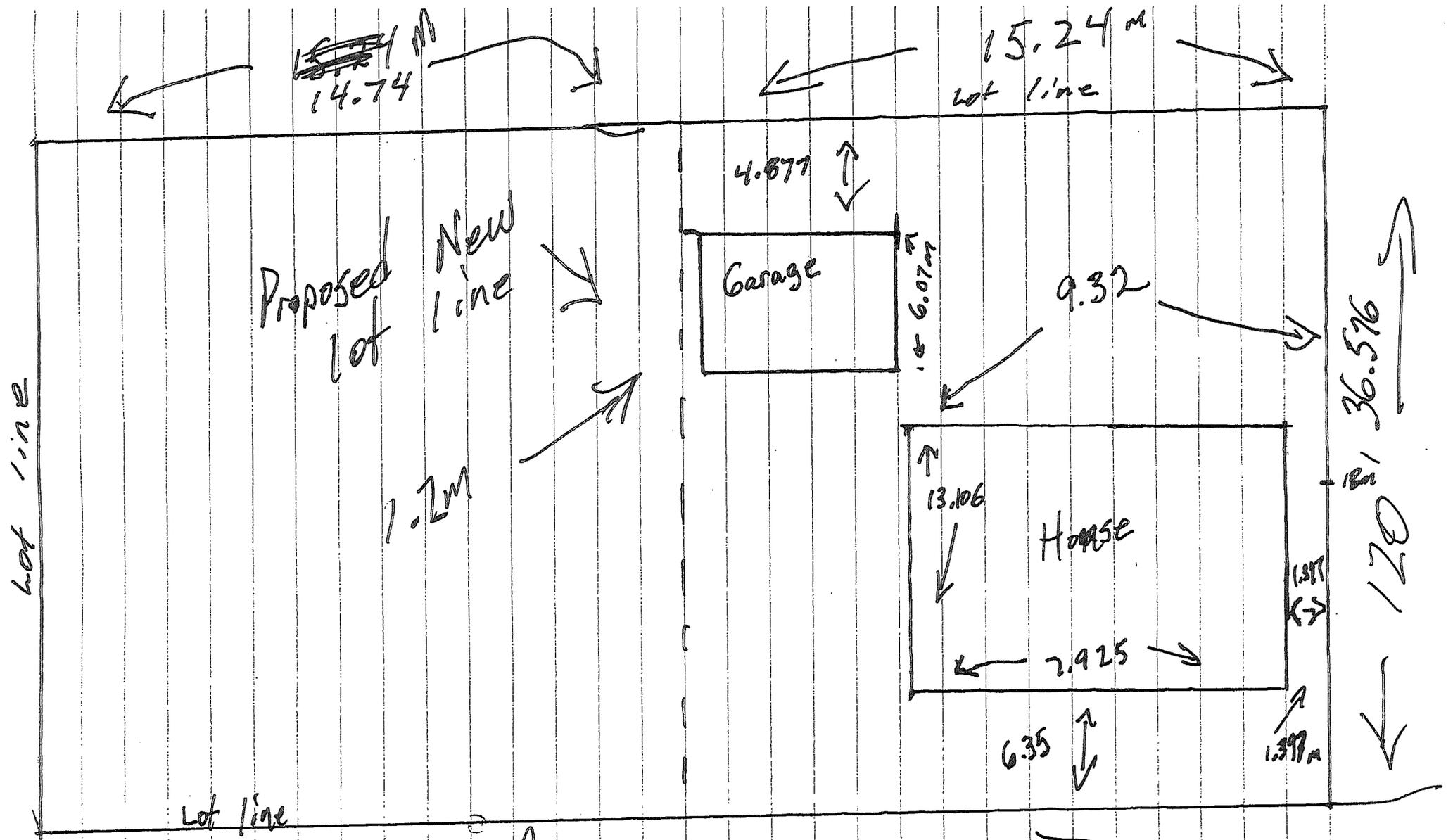
**Application for Minor
Variance or Permission**



Subject Property being
PIN 73578-0185,
Parcel 32907 SEC SES,
Lot 51, Plan M-201,
Part Lot 12, Concession 3,
Township of Neelon,
1997 Wiltshire Street, Sudbury,
City of Greater Sudbury

Sketch 1, NTS
NDCA

A0124/2022
Date: 2022 08 19



1997
 Wiltshire St.

A0124/2020
 Sketch 2



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

Office Use Only 2022.01.01	
A 0125 / 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): DAVIS, MATTHEW GRAHAM	Email: [REDACTED]
Mailing Address: 601-627 Moberly Road	Home Phone: [REDACTED]
	Business Phone:
City: Vancouver	Postal Code: V5Z 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: TULLOCH Engineering	Email: [REDACTED]
Mailing Address: 1942 Regent Street Unit L	Home Phone: [REDACTED]
	Business Phone: [REDACTED]
City: Sudbury	Postal Code: P3E 5V5
	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:	
Mailing Address:	
City:	Postal Code:

- 4) Current Official Plan designation: Living Area I 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 RETAINED LOT	By-law Requirement	Proposed	Difference
Minimum Lot Frontage (Table 6.4)	12m	11.876m	0.124m
Minimum Lot Depth (Table 6.4)	30m	25.496m	4.504m
Minimum Parking Space Requirements (Table 5.5)	2 PS (1/unit)	0	2
Minimum Required Interior Side Yard (Table 6.4)	1.8m	1.643m	0.157m

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

c) Description of Proposal:
This application is to be submitted concurrently with a consent application for the subject property. The minor variances described above are required as a result of the proposed severance.

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
The proposal can not comply with the provisions of the Zoning By-law due to existing conditions. Both dwellings were constructed prior to any by-laws and given existing conditions, no legal parking spaces can be provided.

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

PIN(s): 02129-0106 Township: Sudbury
 Lot No.: Concession No.: Parcel(s):
 Subdivision Plan No.: M109 Lot: 103 Reference Plan No.: Part(s):
 Municipal Address or Street(s): 323 Eva Ave, Sudbury, P3C4N2

7) Date of acquisition of subject land. May 04, 2021

8) Dimensions of land affected.

Frontage ±21.934 (m) Depth ±23.577 (m) Area ±457.623 (m²) Width of Street 20 (m)

Particulars of all buildings:	Existing	Proposed
Ground Floor Area:	North Dwelling ±64.9 South Dwelling ±70.1 (m ²)	Same (m ²)
Gross Floor Area:	North Dwelling ±64.9 South Dwelling ±70.1 (m ²)	Same (m ²)
No. of storeys:	North Dwelling 1 South Dwelling 2	Same
Width:	North Dwelling ±7.6 South Dwelling ±7.2 (m)	Same (m)
Length:	North Dwelling ±9.7 South Dwelling ±8.5 (m)	Same (m)
Height:	North Dwelling 1 Storey South Dwelling 2 Storey (m)	Same (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 attached sketch (m)	Same (m)
Rear:	" " (m)	Same (m)
Side:	" " (m)	Same (m)
Side:	" " (m)	Same (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 checked="" type="checkbox"/>
Individual Well	<input type="checkbox"/>	Maintained Seasonal	<input type="checkbox"/>
Communal Well	<input type="checkbox"/>	Right-of-way	<input type="checkbox"/>
Individual Septic System	<input type="checkbox"/>	Water	<input type="checkbox"/>
Communal Septic System	<input type="checkbox"/>	If access is by water only, provide parking and docking facilities to be used.	
Pit Privy	<input type="checkbox"/>		
Municipal Sewers/Ditches/Swales	<input type="checkbox"/>		

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

Unknown. Pre 1950s.

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

Use(s): Residential Length of time: Unknown

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

Same as #13 or,

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

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

If "yes", how many?

17) Existing uses of abutting properties: Residential

A0125/2022

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

Subject to a Consent Application being submitted, If "yes", indicate application number(s) and status of application(s): granted planning approvals for the minor variances.

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, DAVIS, MATTHEW GRAHAM (please print all names), the registered owner(s) of the property described as PCL 5887 AND PCL 3264 SEC SES FIRSTLY PT LT 103 PLAN M109 COMM AT THE N ELY ANGLE OF THE SAID LT CITY OF SUDBURY (PIN 02129-0106) 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 TULLOCH Engineering (please print name of Agent), to act as my/our agent with regard to this application to the City of Greater Sudbury, including but not limited to receiving all correspondence, attending at any hearings, fulfilling any conditions, and providing any approvals or consents and ratify, confirm, and adopt as my/our own, the acts, representations, replies and commitments made by the agent on my/our behalf.

Dated this 8 day of AUGUST, 2022

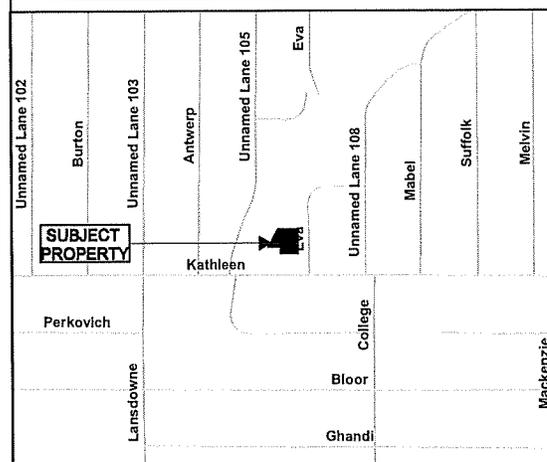
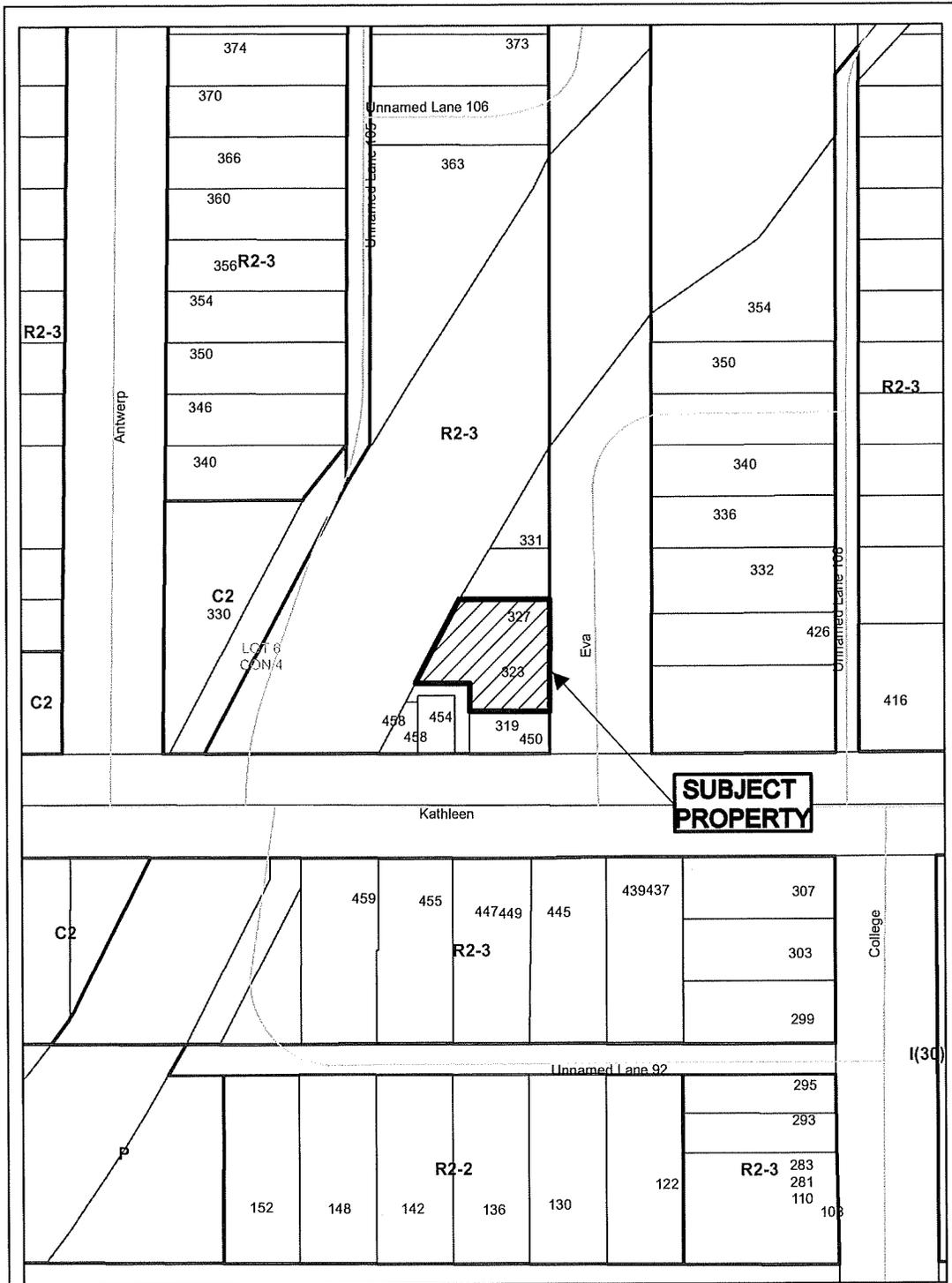
X Connor Whitley
(witness)

X Matt Davis
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: X Matt Davis

*I have authority to bind the Corporation

A0125/2022



Application for Minor Variance or Permission

N

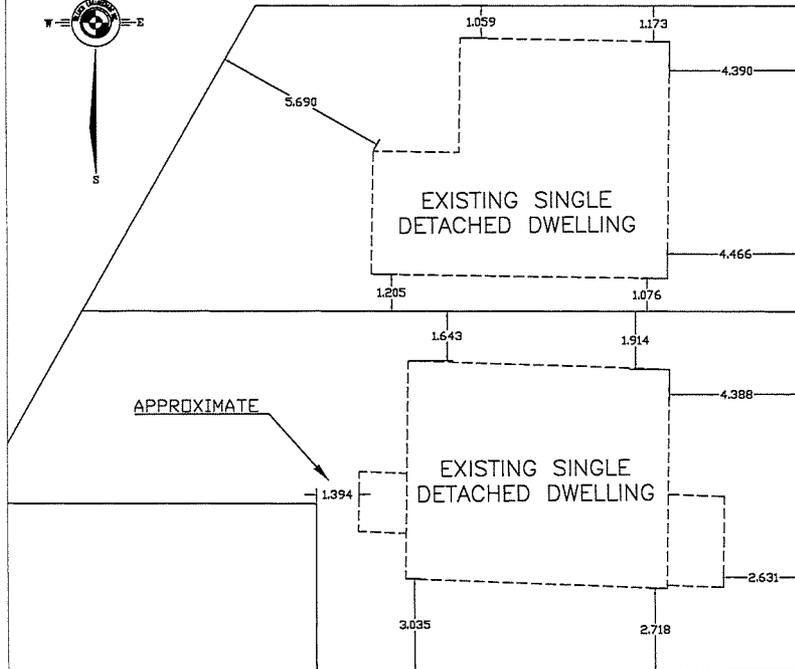

Subject Property being
 PIN 02129-0106,
 Parcel 5887 and 3264 SEC SES,
 Part Lot 103, Plan M-109,
 Part Lot 6, Concession 4,
 Township of McKim,
 323 Eva Avenue and 327 Eva Avenue, Sudbury,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

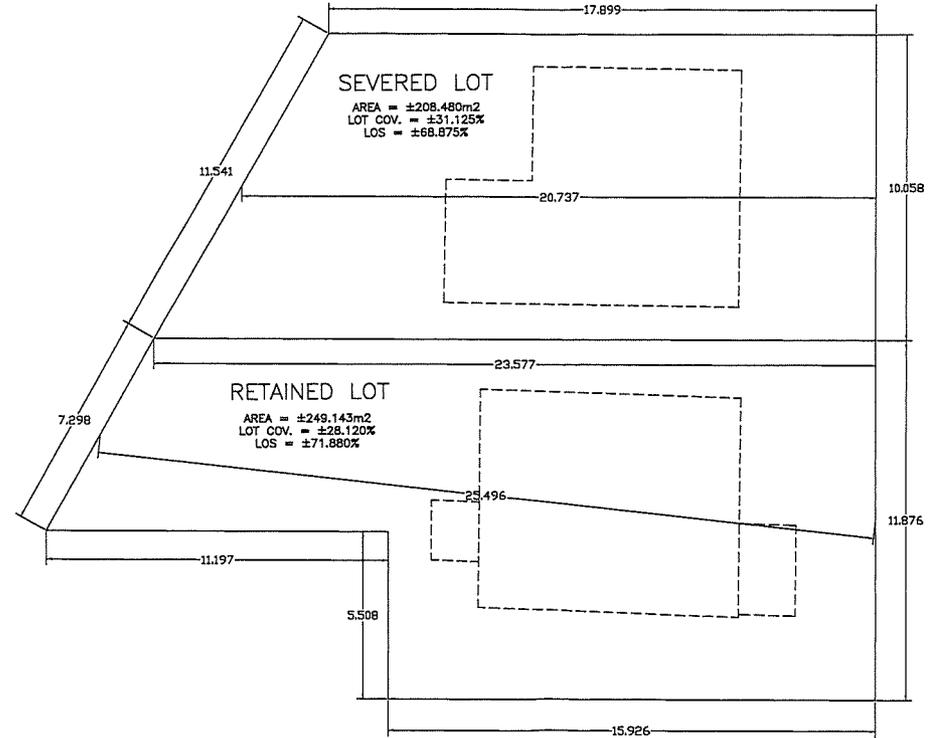
A0125/2022
 Date: 2022 08 19

SKETCH OF PROPOSED SEVERANCE
 323 EVA AVENUE
 CITY OF GREATER SUDBURY

TULLOCH ENGINEERING



EVA AVENUE



CAUTION

THE PROPERTY BOUNDARIES AND DWELLINGS ILLUSTRATED ON THIS PLAN HAVE BEEN COMPILED FROM REGISTRY PLANS AND OTHER SOURCES AND HAVE NOT BEEN CONFIRMED.

THIS SKETCH IS NOT A PLAN OF SURVEY AND SHALL NOT BE USED EXCEPT FOR THE PURPOSE INDICATED IN THE TITLE.

NO PERSON MAY COPY, REPRODUCE, DISTRIBUTE OR ALTER THIS PLAN IN WHOLE OR IN PART WITHOUT THE WRITTEN PERMISSION OF TULLOCH ENGINEERING. © TULLOCH ENGINEERING, 2021.



TULLOCH
 1942 REGENT STREET SUDBURY, ONTARIO
 UNIT L P3E BVS 705-871-2295
 DRAWN BY: AA FILE: 220558

A0125/2022 Sketch 2



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

Office Use Only	
2022 01 01	
A0126/2022	
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): Ms Sonya Pidot Email: _____
 Mailing Address: #218 Southgate Cir Home Phone: _____
 Business Phone: _____
 City: Sudbury Postal Code: P3E 5J7 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: Adrian Bordegnoni Email: _____
 Mailing Address: 144 Elm St Home Phone: _____
 Business Phone: _____
 City: Sudbury Postal Code: P3C 1T7 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: _____
 Mailing Address: _____
 City: _____ Postal Code: _____

- 4) Current Official Plan designation: Living Area 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
Zoning Bylaw 2010-100E	SIDEYARD 1.2 m	0.77 m	0.43 m

- b) Is there an eave encroachment? Yes No If 'Yes', size of eaves: 0.38 (m)

- c) Description of Proposal: SIDEYARD OF 0.77 m WHERE 1.2 m REQUIRED

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

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

PIN(s): 73594-0389 Township: _____
 Lot No.: _____ Concession No.: _____ Parcel(s): _____
 Subdivision Plan No.: M-203 Lot: 10 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): #193 WALFORD ROAD

7) Date of acquisition of subject land. May 2022

8) Dimensions of land affected.

Frontage 16.47 (m) Depth 80.7 +/- (m) Area 1327 +/- (m²) Width of Street 20.112 (m)

Particulars of all buildings:	House	Existing	GARAGE	Proposed	
Ground Floor Area:	<u>107.6</u>	<u>12.35 (m²)</u>			<u>(m²)</u>
Gross Floor Area:	<u>107.6</u>	<u>12.35 (m²)</u>			<u>(m²)</u>
No. of storeys:	<u>1</u>	<u>1</u>			
Width:	<u>7.38</u>	<u>4.94 (m)</u>			<u>(m)</u>
Length:	<u>14.59</u>	<u>7.41 (m)</u>			<u>(m)</u>
Height:	<u>+/- 5.0</u>	<u>+/- 3.0 (m)</u>			<u>(m)</u>

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

	Existing	Proposed	
Front:	<u>9.02</u>	<u>14.21 (m)</u>	<u>(m)</u>
Rear:	<u>56.7</u>	<u>54.7 (m)</u>	<u>(m)</u>
Side:	<u>0.83</u>	<u>0.77 (m)</u>	<u>(m)</u>
Side:	<u>8.15</u>	<u>10.76 (m)</u>	<u>(m)</u>

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

What type of access to the land?

- | | | | |
|---|-------------------------------------|--|-------------------------------------|
| Municipally owned & operated piped water system | <input checked="" type="checkbox"/> | Provincial Highway | <input type="checkbox"/> |
| Municipally owned & operated sanitary sewage system | <input checked="" type="checkbox"/> | Municipal Road | <input type="checkbox"/> |
| Lake | <input type="checkbox"/> | Maintained Yearly | <input checked="" type="checkbox"/> |
| Individual Well | <input type="checkbox"/> | Maintained Seasonal | <input 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. +/- 1950's

13) Existing use(s) of the subject property and length of time it / they have continued.
 Use(s): SINGLE FAMILY DWELLING Length of time: +/- 70 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 - ALL SINGLE FAMILY DWELLINGS

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): A0078/1975
or, describe briefly, location of existing dwelling

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): B0032/2022
JUST CIRCULATING NOW

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, Sonyia Pidutti (please print all names), the registered owner(s) of the property described as #193 WALFORD ROAD 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 Adrian Borowussl (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 4th day of August, 20 22

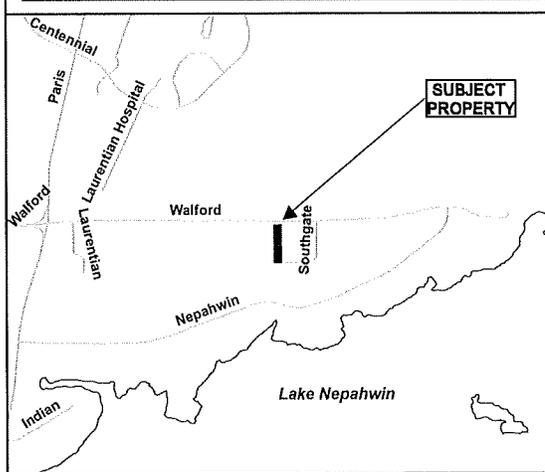
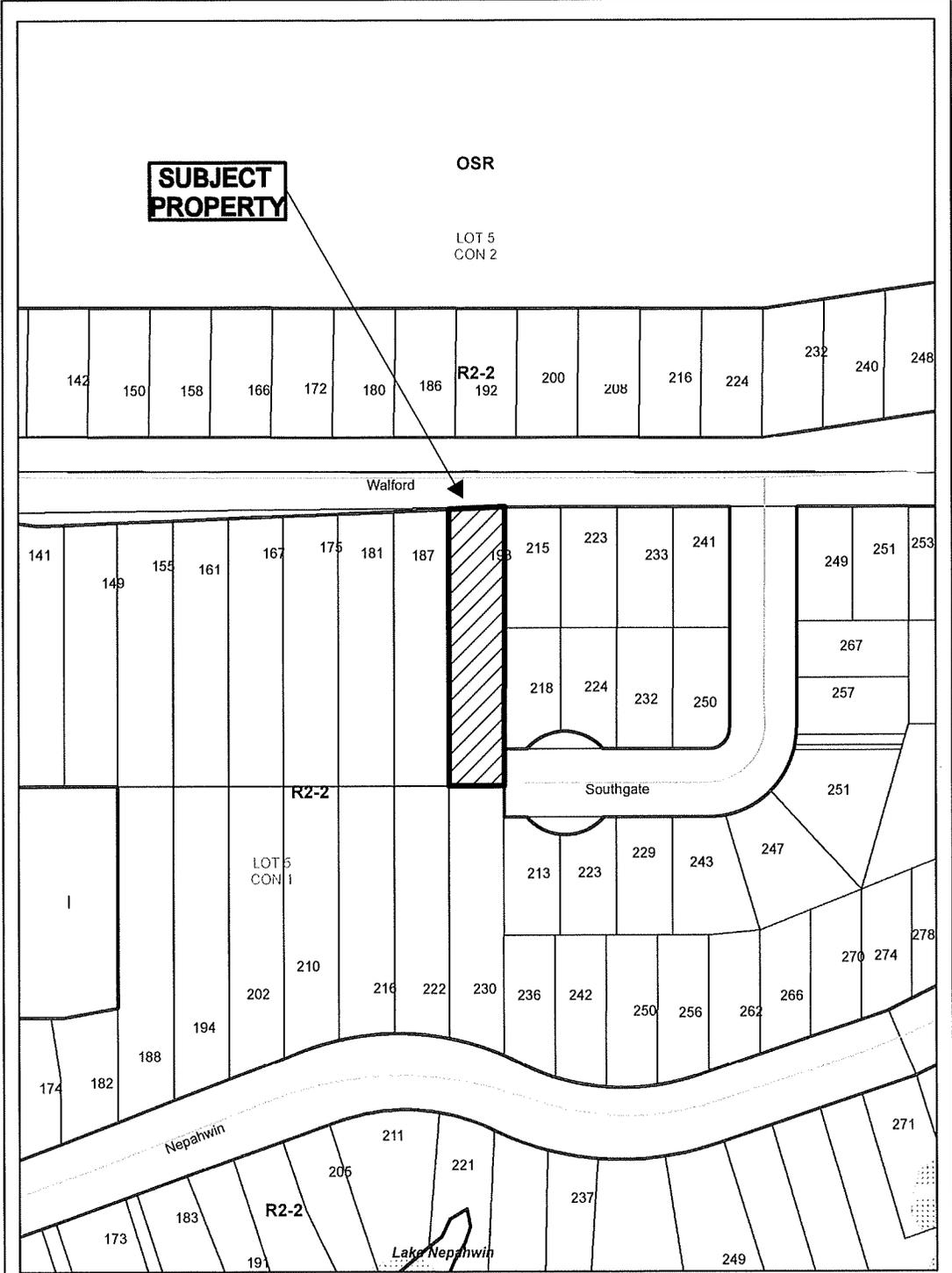
Chantal [Signature]
(witness)

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

Print Name: Sonyia Pidutti

*I have authority to bind the Corporation

A0126/2022

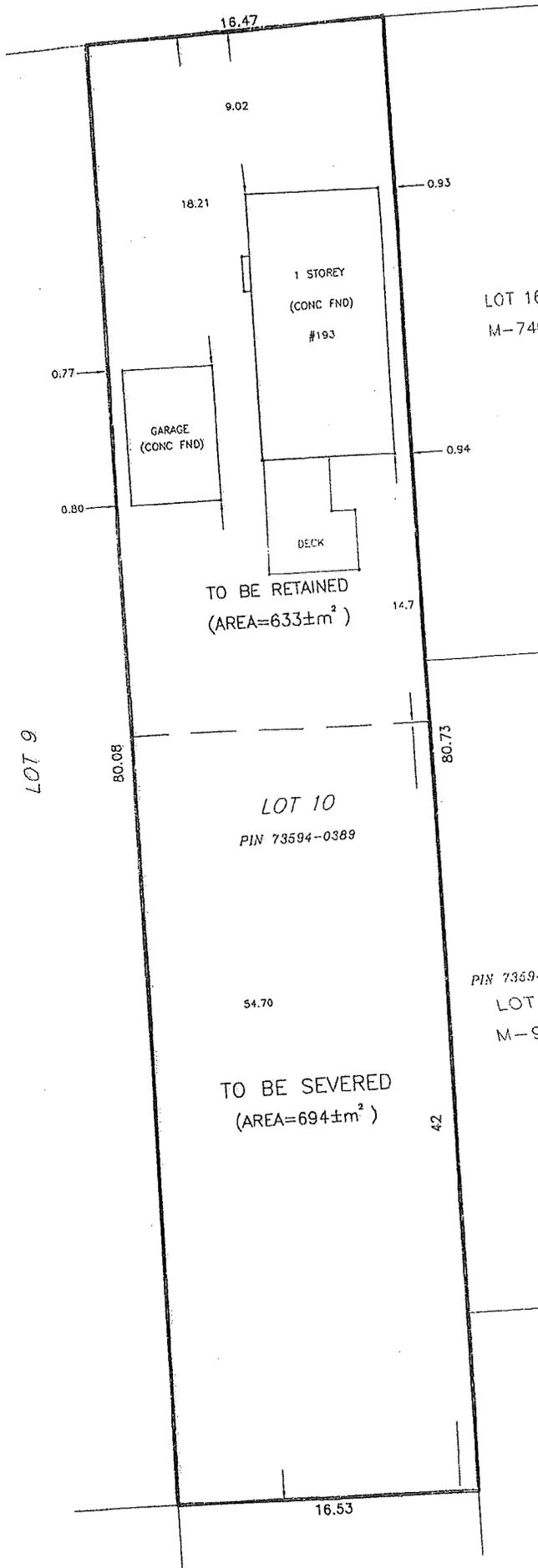


Application for Minor Variance or Permission

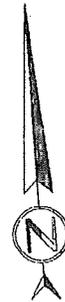
Subject Property being
 PIN 73594-0389,
 Parcel 13842 SEC SES,
 Lot 10, Plan M-203,
 Part Lot 5, Concession 1,
 Township of McKim,
 193 Walford Road, Sudbury,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA
 A0126/2022
 Date: 2022 08 22

WALFORD ROAD



SKETCH OF
 PROPOSED SEVERANCE
LOT 10
REGISTERED PLAN M-203
 SCALE : 1 : 300 metric



LOT 9

LOT 10
PIN 73594-0389

PIN 73594-0005
LOT 4
M-997

SOUTHGATE CR

A0126/2022
Sketch 2



Greater Sudbury
www.greatersudbury.ca
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	
2023-01-01	
A0128/2022	
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

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PLEASE PRINT. SCHEDULES MAY BE INCLUDED, IF NECESSARY.

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

Registered Owner(s): Mignonne and Tyler Edwards	Email:
Mailing Address: 232 Kukagami Lake Road	Home Phone:
	Business Phone:
City: Whanapitae	Postal Code: P0M3C0
	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: Centreline Architecture	Email:
Mailing Address: 158 Elgin	Home Phone:
232 KUKAGAMI LAKE RD	Business Phone:
City: Sudbury	Postal Code: P3E 3N5
	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 - no mortgage on property
Mailing Address:	
City:	
	Postal Code:

4) Current Official Plan designation: RURAL Current Zoning By-law designation: RS

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
Shoreline Setback	30m	26.4m	3.6m
Rear Yard Setback	7.5m	6.4m	1.1m

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

c) Description of Proposal:
ADDITION TO AN EXISTING DWELLING.

d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law:
NEW ADDITION EN-CROACHES IN THE SHORELINE SETBACK.

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

PIN(s): 73519 -0189		Township: RATHBUN	
Lot No.: 8 (PART 2)	Concession No.:	Parcel(s): 37483	
Subdivision Plan No.:	Lot:	Reference Plan No.:	Part(s):
Municipal Address or Street(s): 232 KUKAGAMI LAKE RD			

7) Date of acquisition of subject land. June 2020

8) Dimensions of land affected.

Frontage 27 (m) Depth 142 (m) Area 456 (m²) Width of Street 19 (m)

SEE ATTACHED

9) Particulars of all buildings: House Existing Garage House Proposed Garage

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

SEE ATTACHED

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

	House	Existing	Garage	House	Proposed	Garage
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	<input type="checkbox"/>	Provincial Highway	<input type="checkbox"/>
Municipally owned & operated sanitary sewage system	<input type="checkbox"/>	Municipal Road	<input checked="" type="checkbox"/>
Lake	<input checked="" type="checkbox"/>	Maintained Yearly	<input checked="" type="checkbox"/>
Individual Well	<input checked="" type="checkbox"/>	Maintained Seasonal	<input type="checkbox"/>
Communal Well	<input type="checkbox"/>	Right-of-way	<input type="checkbox"/>
Individual Septic System	<input checked="" 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.
1980

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

Use(s): SEASONAL RESIDENCE Length of time: _____

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

Same as #13 or, _____

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

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

If "yes", how many? _____

17) Existing uses of abutting properties: SEASONAL RESIDENCE

A0128/2022

A0128/2022

Application For Minor Variance
 232 Kukagami Lake Rd
 Sudbury, ON
 9)

Particulars of All Buildings:
 Existing

	Cottage	Cabin	Deck	Sauna
Ground Floor Area (m ²)	75	25	50	12
Gross Floor Area (m ²)	150	25	50	12
No. of Storeys	2	1	n/a	1
Width (m)	8	6.33	7.4	4.3
Length (m)	10	4	7.4	2.75
Height (m)	4.5	4.5	n/a	2.75

Proposed

	Cottage Addition	Deck
Ground Floor Area (m ²)	120	53
Gross Floor Area (m ²)	240	53
No. of Storeys	2	n/a
Width (m)	12.5	8.75
Length (m)	9.6	9
Height (m)	9.3	n/a

10)

Location of All Buildings and Structures on or Proposed For The Subject Lands (Specify Distances From Side, Rear and Front Lot Lines.)

Existing

	Cottage	Cabin	Deck	Sauna
Front (m)	84.4	55	108	109.4
Rear (m)	-3	33	-18	-21
Side (m)	11.3	2.3	8.5	2.75
Side (m)	7	17	10.4	19.3

Proposed

	Cottage Addition	Deck
Front (m)	74.17	94.4
Rear (m)	6.4	-8.3
Side (m)	7	12.5
Side (m)	6.65	5

*A negative distance denotes the encroachment of the building into crown land from the property line.

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, Tyler and Mignonne Edwards (please print all names), the registered owner(s) of the property described as 232 Kukagami Lake Road 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;

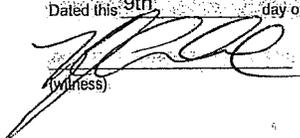
Authority to Enter Land and Photograph

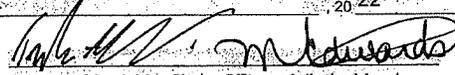
- e) grant the City permission to attend, photograph and conduct inspections of the lands subject to this application as part of the City's review and processing of this application;
- f) acknowledge that, in the event of a third party appeal of this application (where applicable) to the Ontario Land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

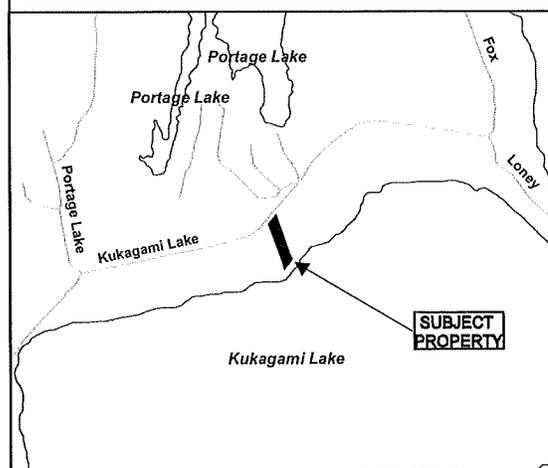
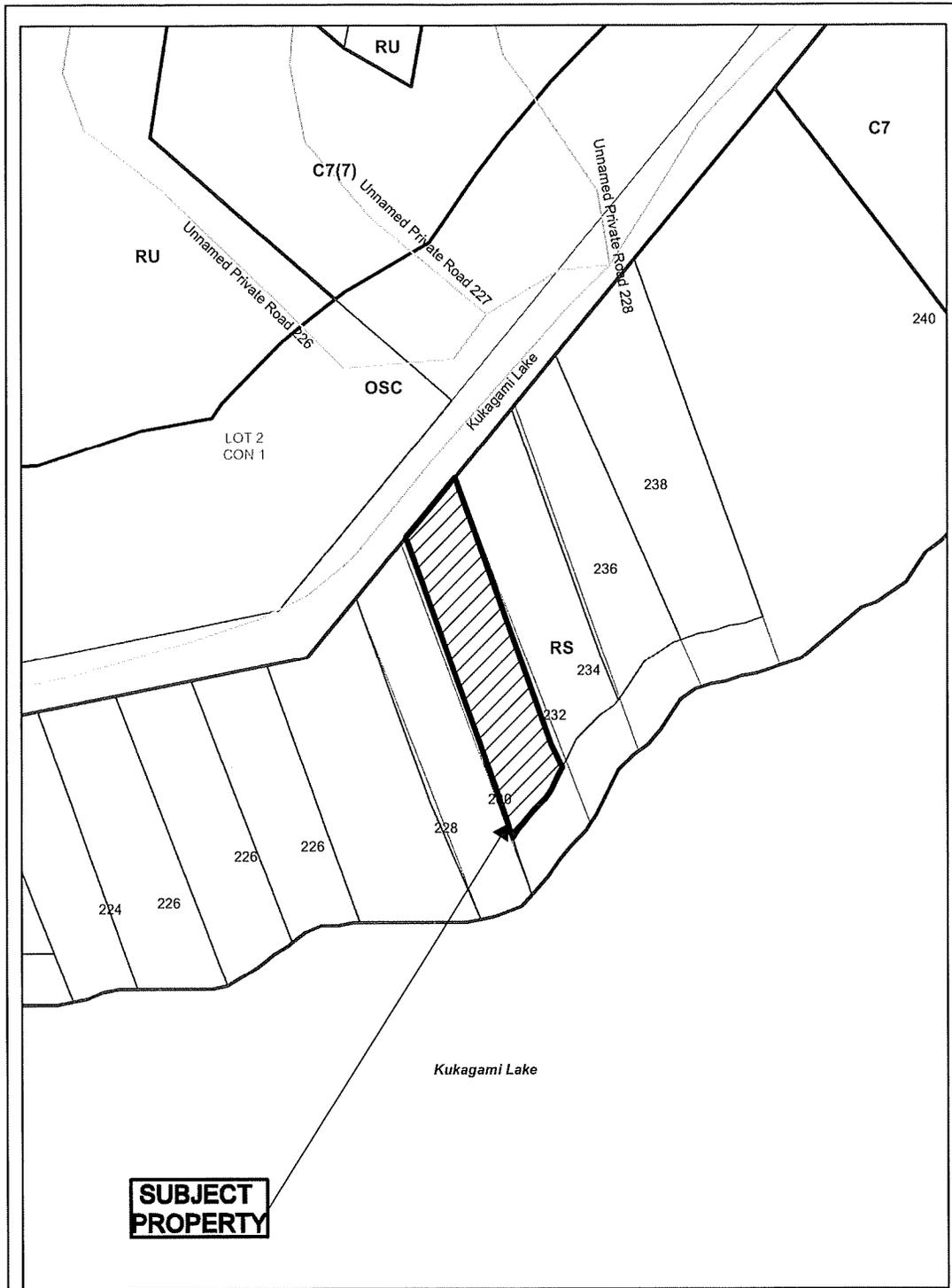
Dated this 9th day of August, 2022


(Witness)


signature of Owner(s) or Signing Officer or Authorized Agent
Print Name: Tyler and Mignonne Edwards

*I have authority to bind the Corporation

A0128/2022



Application for Minor Variance or Permission



Subject Property being
 PIN 73519-0189,
 Parcel 37483 SEC SES,
 Part Summer Resort Location Lot 8,
 Plan M-497, Part Lot 2 Concession 1,
 Part 2 on Plan 53R-4335,
 Township of Rathbun,
 232 Kukagami Lake Road, Wahnapiatae,
 City of Greater Sudbury

Sketch 1, NTS
 MNR

A0128/2022
 Date: 2022 08 23

SURVEYOR'S REAL PROPERTY REPORT

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 THE REPRODUCTION, ALTERATION, OR USE OF THIS REPORT IN WHOLE OR IN PART, WITHOUT THE
 EXPRESS PERMISSION OF JAMES E. KIRKLAND LTD IS STRICTLY PROHIBITED

METRIC NOTES

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

(PART 1)
PART OF LOT 8
REGISTERED PLAN M-497
(PART 2 53R-4336)
 GEOGRAPHIC TOWNSHIP OF RATHBUN
 CITY OF GREATER SUDBURY

DISTRICT OF SUDBURY

SCALE 1:800 

JAMES E. KIRKLAND O.L.S.

DESCRIPTION OF LAND

PN 73519-0199

REGISTERED EASEMENTS AND/OR RIGHT-OF-WAYS

ENCROACHMENTS

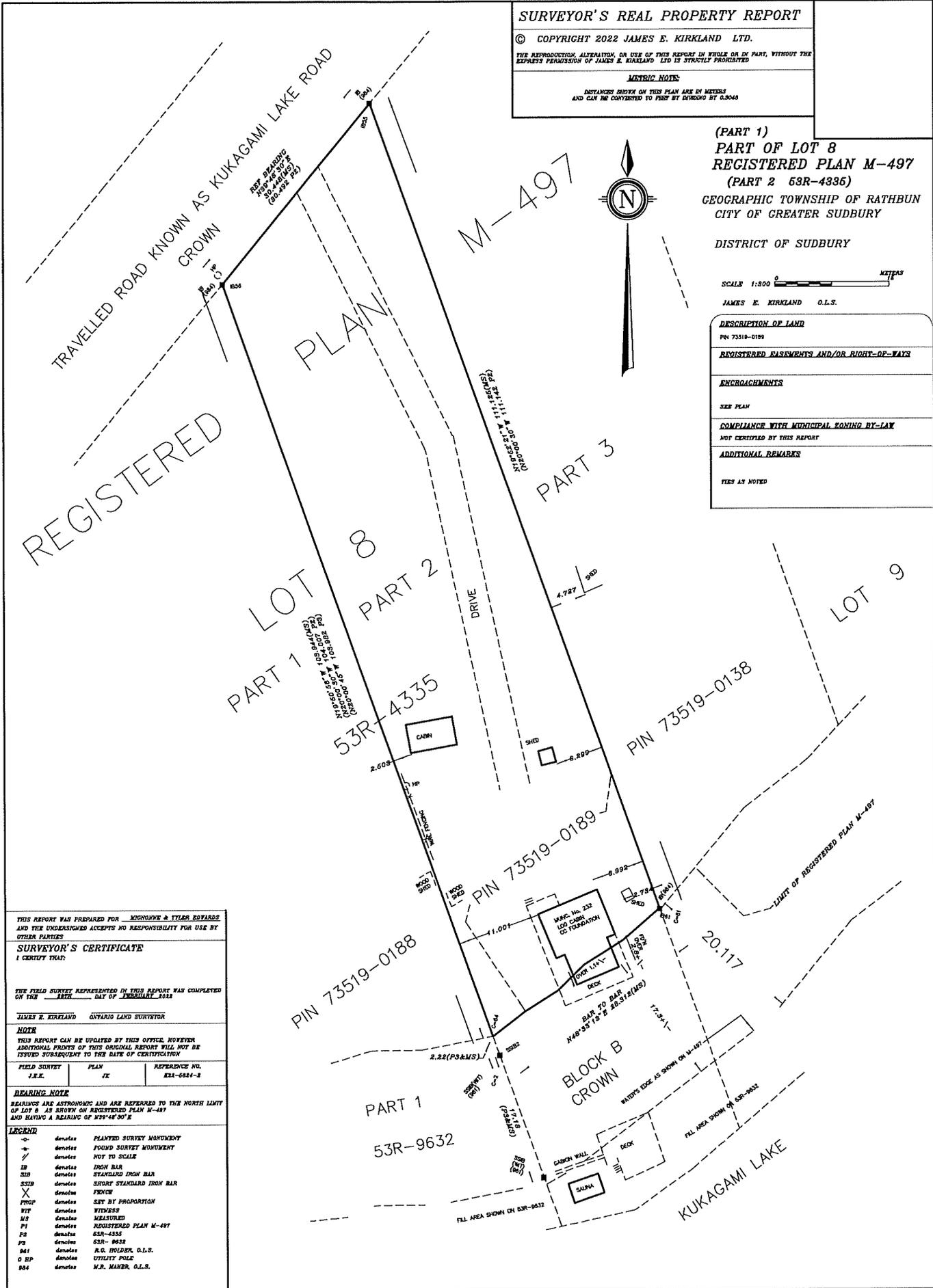
SEE PLAN

COMPLIANCE WITH MUNICIPAL ZONING BY-LAW

NOT CERTIFIED BY THIS REPORT

ADDITIONAL REMARKS

FEES AS NOTED



THIS REPORT WAS PREPARED FOR **MIGNOFFKE & TYLER EDWARDS**
 AND THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY
 OTHER PARTIES

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

THE FIELD SURVEY REPRESENTED IN THIS REPORT WAS COMPLETED
 ON THE 18TH DAY OF JANUARY 2022

JAMES E. KIRKLAND ONTARIO LAND SURVEYOR

NOTE

THIS REPORT CAN BE UPDATED BY THIS OFFICE, HOWEVER
 ADDITIONAL FEES OF THIS ORIGINAL REPORT WILL NOT BE
 DEDUCTED SUBSEQUENT TO THE DATE OF CERTIFICATION

FIELD SURVEY	PLAN	REFERENCE NO.
J.E.K.	JK	534-6444-2

BEARING NOTE

BEARINGS ARE ASTROMERIC AND ARE REFERRED TO THE NORTH LIMIT
 OF LOT 8 AS SHOWN ON REGISTERED PLAN M-497
 AND HAVING A BEARING OF N39°48'30"E

LEGEND

-o-	denotes	PLANTED SURVEY MONUMENT
-x-	denotes	FOUND SURVEY MONUMENT
∕	denotes	NOT TO SCALE
IB	denotes	IRON BAR
SB	denotes	STANDARD IRON BAR
SSIB	denotes	SHORT STANDARD IRON BAR
X	denotes	FENCE
PROP	denotes	SET BY PROPORTION
VTT	denotes	VINEYARD
M3	denotes	MEASURED
P1	denotes	REGISTERED PLAN M-497
P2	denotes	53R-4336
P3	denotes	53R-4336
941	denotes	R.G. BOLZEL, O.L.S.
O HP	denotes	UTILITY POLE
944	denotes	M.R. WABER, O.L.S.

A0128/2022
 Sketch 3



Greater Sudbury
www.greatersudbury.ca
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	
A0129/2022	
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

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PLEASE PRINT. SCHEDULES MAY BE INCLUDED, IF NECESSARY.

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

Registered Owner(s): Richard Barlow Ashlee Barlow	Email:	[Redacted]
Mailing Address: 43 Finland St.	Home	[Redacted]
PO Box 812	Business Phone:	
City: Copper Cliff	Postal Code: P6M 1N0	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: Ashlee Barlow	Email:	[Redacted]
Mailing Address: 43 Finland St.	Home	[Redacted]
PO Box 812	Business Phone:	
City: Copper Cliff	Postal Code: P6M 1N0	Fax Phone:

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

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

Name: Sudbury Credit Union	
Mailing Address: 9 2nd Ave N.	
City: Sudbury	Postal Code: P3B 3L7

- 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
Table 6.2/ Table 4.1	6 - 1.2 = 4.8	2.7	2.1

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

- c) Description of Proposal: To have front deck be placed 2.7m away from property line.

- d) Provide reason why the proposal cannot comply with the provisions of the Zoning By-law: We require a larger structure (not landing size) as we have a child, so larger area is easier with stroller and have place to put child down when handling items in and out of house. House is 4.8 metres away from property line so any deck would be unable to comply.

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

PIN(s): _____ Township: SMIBER
 Lot No.: 12 Concession No.: 2 Parcel(s): 40843
 Subdivision Plan No.: m1023 Lot: 190 Reference Plan No.: _____ Part(s): _____
 Municipal Address or Street(s): _____

7) Date of acquisition of subject land. April 14 2022

8) Dimensions of land affected.

Frontage 18.29 (m) Depth 30.48 (m) Area 557.48 (m²) Width of Street 7.32 (m)

9) Particulars of all buildings:

	House	Garage Existing	Back Deck		Proposed	
Ground Floor Area:	<u>52.6</u>	<u>21.5</u>	<u>31.22</u> (m ²)	<u>5.46</u>	4.4 <u>13</u>	(m ²)
Gross Floor Area:	<u>101.73</u>	<u>21.5</u>	<u>31.22</u> (m ²)	<u>5.46</u>	4.4 <u>13</u>	(m ²)
No. of storeys:	<u>2</u>	<u>1</u>	<u>1</u>		<u>1</u>	
Width:	<u>8.53</u>	<u>3.43</u>	<u>8.63</u> (m)		<u>2.77</u>	(m)
Length:	<u>6.35</u>	<u>6.4</u>	<u>3.64</u> (m)		<u>1.97</u>	(m)
Height:	<u>7.32</u>	<u>3.13</u>	<u>1</u> (m)		1 <u>1</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).

	n	6 Existing	80		Proposed	
Front:	<u>4.7</u>	<u>23.78</u>	<u>11.05</u> (m)		<u>2.74</u>	(m)
Rear:	<u>19.74</u>	<u>0.3</u>	<u>16.05</u> (m)		<u>27.79</u>	(m)
Side:	<u>6</u>	<u>0.3</u>	<u>6</u> (m)		<u>7.92</u>	(m)
Side:	<u>5.69</u>	<u>14.56</u>	<u>5.69</u> (m)		<u>8.23</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: 1946 Garage: Estimated 80s Back Deck: Unknown

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

Use(s): Family Residence Length of time: Since construction

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

Same as #13 or, _____

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

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

If "yes", how many? _____

17) Existing uses of abutting properties: Residential

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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, Richard Barlow & Ashlee Barlow (please print all names), the registered owner(s) of the property described as 43 Finland St, Copper Cliff, POM 1N0

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 Ashlee Barlow (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 August, 2022

X Eric Reasbeck
(witness)

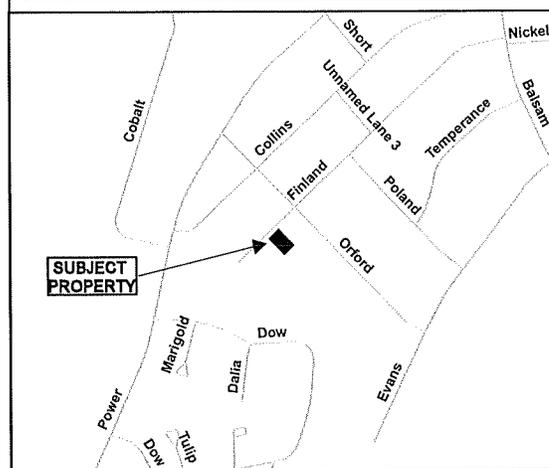
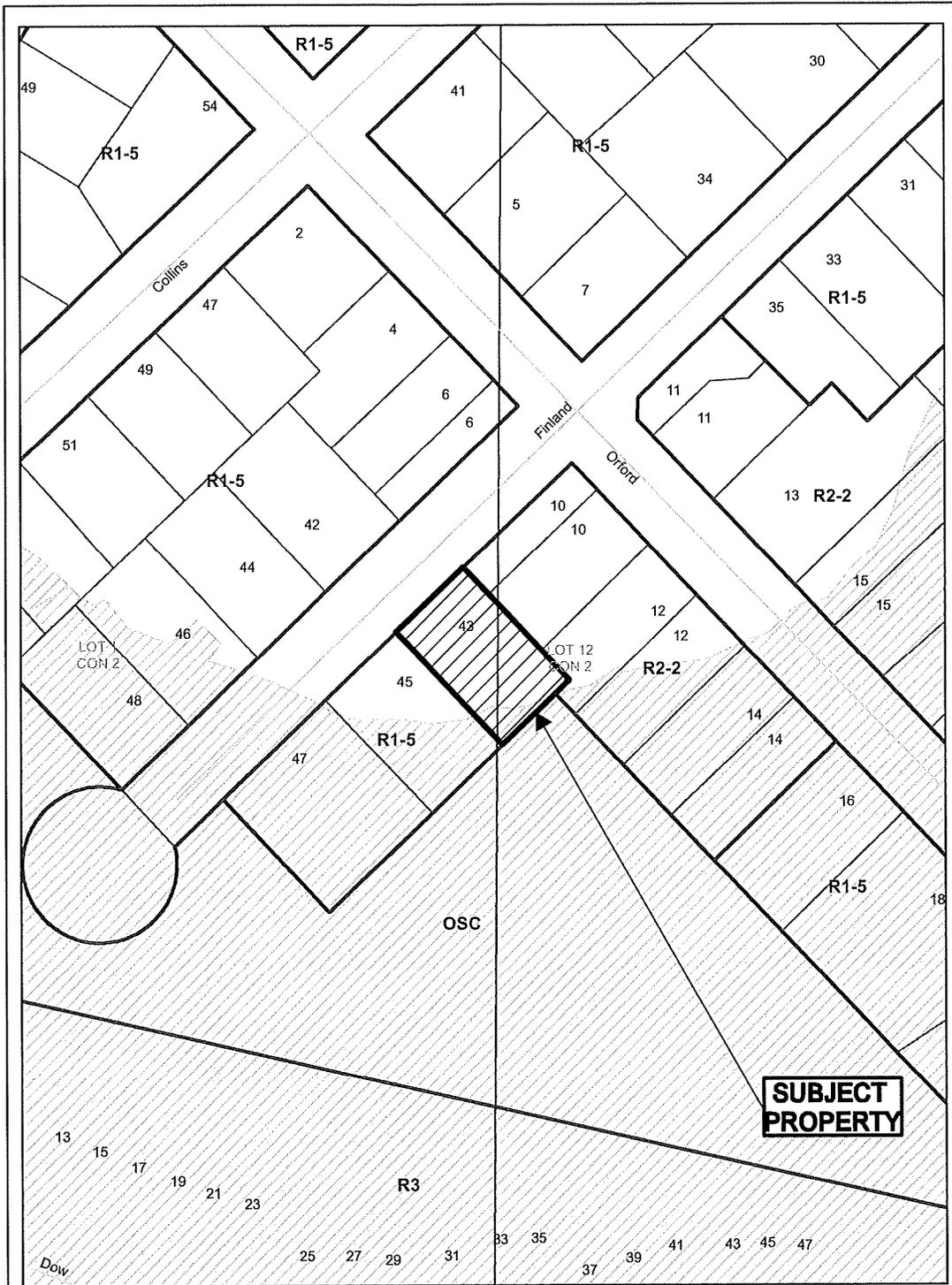
X [Signature] X [Signature]
signature of Owner(s) or Signing Officer or Authorized Agent

Print Name: Richard Barlow Ashlee Barlow

*I have authority to bind the Corporation

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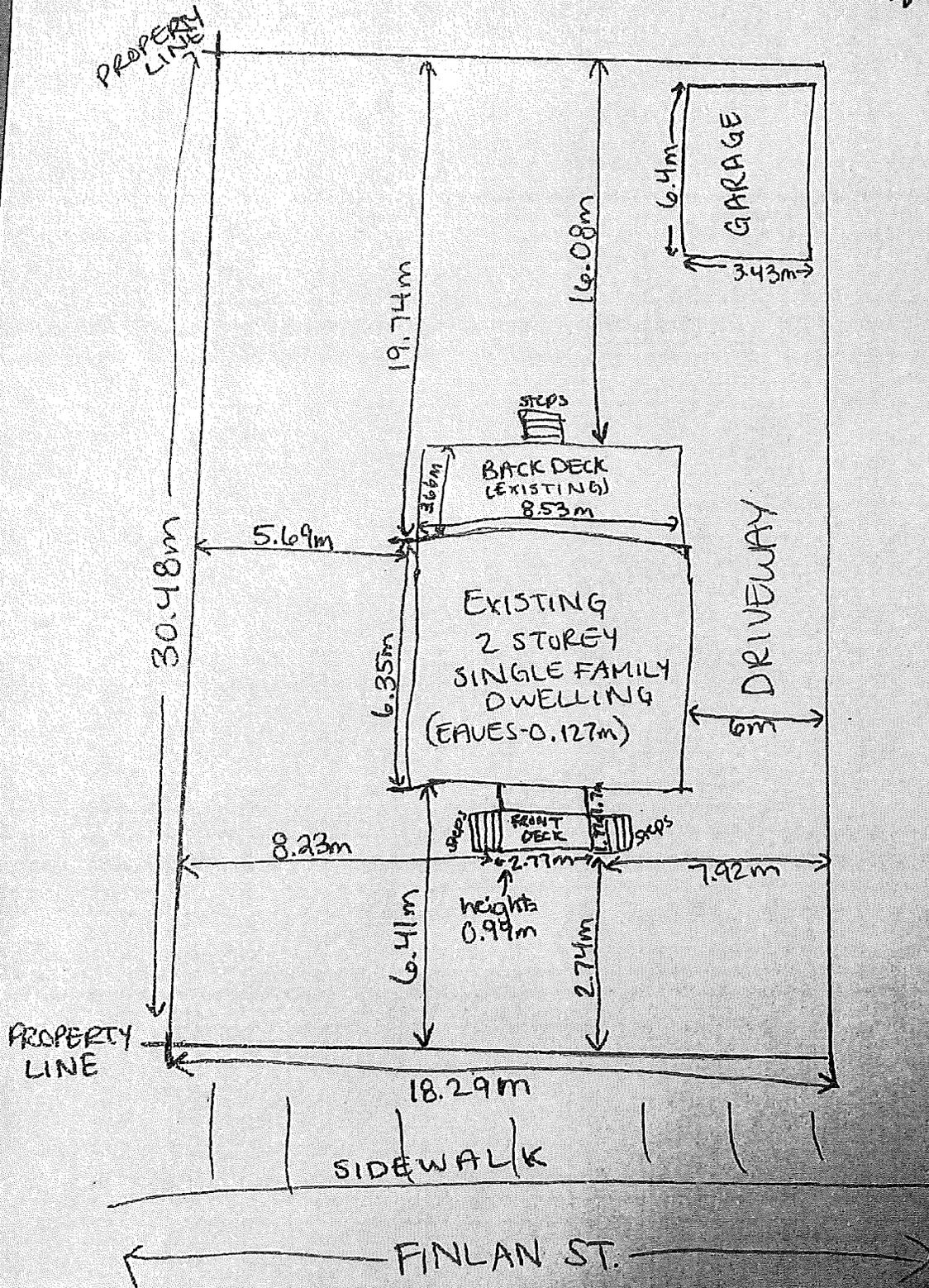
Application for Minor Variance or Permission

Subject Property being
 PIN 73599-0659,
 Parcel 40843 SES SRO,
 Lot 190, Plan M-1023,
 Part Lots 1 and 12, Concession 2,
 Township of Snider,
 43 Finland Street, Copper Cliff,
 City of Greater Sudbury

Sketch 1, NTS
 NDCA

A0129/2022
 Date: 2022 08 22

43 Finland St.
Copper Cliff, ON



A0129/2022
Sketch 2