



The Corporation of the
City of North Bay
200 McIntyre St. East
North Bay, ON P1B 8V6
zoning@northbay.ca

AGENDA

COMMITTEE OF ADJUSTMENT

Meeting Date: March 19, 2024

Time: 9:30 a.m.

Location: City Hall – 200 McIntyre Street East, North Bay - 7th Floor
Executive Boardroom

1) A-04-24 (Minor Variance)

Applicant: Tulloch Geomatics on behalf of Chris Hughes & Susan Wardell

Subject Property Address: 717 Lakeshore Drive

2) A-05-24 (Minor Variance)

Applicant: Tulloch Geomatics on behalf of Jeffrey Forest

Subject Property Address: 1166 Metcalfe Street

For application summaries, see [Appendix A](#) attached to this agenda. If you require additional information on any of the applications listed above, please contact zoning@northbay.ca

Appendix A - Application Summaries

1) A-04 -24 (Minor Variance):

A Minor Variance application has been submitted by Tulloch Geomatics Inc. on behalf of Christopher Hughes & Susan Wardell seeking relief from Zoning By-law 2015-30 Accessory Buildings, Section 3.20.1.6 to increase the height from 4.1m to 4.5m and Section 3.21.2.2 to reduce the side yard setback from 1.2m to proposed 0.76m to construct a detached garage at 717 Lakeshore Drive.

2) A-05 -24 (Minor Variance):

A Minor Variance application has been submitted by Tulloch Geomatics Inc. on behalf of Jeffrey Forest, 1166 Metcalfe Street, seeking relief from Zoning By-law 2015-30 as follows:

- (a) Section 3.7 to permit an increase in height from 1.5 storey to a 2 storey dwelling for a legal non-complying side yard setback;
- (b) Table 5B to reduce the side yard setback for a 2 storey dwelling from 1.8m to existing 0.3m
- (c) Section 3.15.1 to allow eaves to encroach further into the required side yard setback from 0.8m to nil

for the purpose of reconstructing the dwelling destroyed by fire and build on the same footprint using the existing foundation.