



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

Planning and Building Department
Direct Line: (705) 474-0400, ext. 2401
Toll Free: 1-800-465-1882
sasha.fredette@northbay.ca

AGENDA

COMMITTEE OF ADJUSTMENT

Meeting Date: September 2nd, 2025

Time: 9:30 a.m.

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

1) A-12-25 (Minor Variance)

Applicant: Goodridge Goulet Planning & Surveying Ltd.

Subject Property Address: 836 Worthington St. East

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 Summary(s)

1) A-12-25 (Minor Variance):

A Minor Variance application has been submitted by Goodridge Goulet Planning & Surveying Ltd. on behalf of 28041612 Ontario Inc, seeking relief from Zoning By-law 2015-30 as follows:

- a) Table 5B to reduce Min. Lot Frontage from 22.8m to 11.7m
- b) Table 5B to reduce Min. Lot Area from 171m² to 110 m²
- c) Table 5B to reduce the Side Yard Setback from 1.8m to 1.45m
- d) Section 4.13 to reduce required parking spaces from (1.3) to (1) space per unit
- e) Section 4.4.3.2 to reduce required aisle width from 3.3m to 2.75m

for the purpose of building a fourplex on a vacant lot at 836 Worthington St East.