

AGENDA

COMMITTEE OF ADJUSTMENT

Meeting Date: September 15th, 2026

Time: 9:30 a.m.

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

1) A-28-26 (Minor Variance):

Applicant: Tulloch Inc.

Subject Property Address: 1120 Premier Rd.

2) B-26-26 (Consent to Sever):

Applicant: Tulloch Inc.

Subject Property Address: 65 Stanley's Rd.

3) A-25-26 (Minor Variance):

Applicant: Lynda & Robert Link

Subject Property Address: 3580 Hwy 11 N

4) A-23-26 (Minor Variance)

Applicant: Iqra Sharmeen & Sadoon Mohiuddin

Subject Property Address: 20 Lakeshore Dr.

Appendix A - Application Summary(s)

1) A-28-26 (Minor Variance):

A Minor Variance Application has been submitted by Tulloch Engineering Inc. on behalf of Glen Langlois seeking relief from Zoning By-law 2015-30 for a proposed garage at 1120 Premier Rd. The application requests a variance from Section 3.20.1.6 to increase the maximum permitted building height from 4.1 m to 6.7m.

2) B-26 -26 (Consent to Sever):

A Consent to Sever application has been submitted by Tulloch Engineering Inc. on behalf of Dale & Karen Chamberlain, the owners of 65 Stanley's Road. The application proposes the creation of one new rural residential lot, measuring approximately 2.4ha, with 60m of frontage on Stanley's Road. The proposed lot is within the Trout Lake Influence Area.

3) A-25-26 (Minor Variance):

A Minor Variance Application has been submitted by Lynda and Robert Link seeking relief from Sections 3.6 and 3.48 of Zoning By-law 2015-30 to permit the expansion of a legal non-conforming use at 3580 Highway 11 North. The application proposes to reduce the minimum required side yard setback from 4.5m to 1.5m for the construction of a detached garage within the Industrial Zone.

4) A-23-26 (Minor Variance):

A Minor Variance Application has been submitted by Sadoon Mohiuddin and Iqra Sharmeen, owners of 20 Lakeshore Drive. The application seeks relief from Table 6B of Zoning By-law 2015-30 to permit residential dwelling units as the sole use within the building, whereas the Zoning By-law currently permits residential units only as an accessory use to a commercial use and requires such units to be located above or at the rear of the commercial space.