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# AGENDA

## COMMITTEE OF ADJUSTMENT

**Meeting Date:** May 26<sup>th</sup>, 2026

**Time:** 9:30 a.m.

**Location:** City Hall – 200 McIntyre Street East, North Bay -7<sup>th</sup> Floor  
Executive Boardroom

### 1) B-05-26 (Consent to Sever)

**Applicant:** Tulloch Inc.

**Subject Property Address:** 650 Widdifield Station Rd.

### 2) A-09-26 (Minor Variance)

**Applicant:** Tulloch Inc.

**Subject Property Address:** 1875 Northshore Rd.

### 3) B-13-26 (Consent to Sever)

**Applicant:** Shirley Jones

**Subject Property Address:** 2190 Northshore Rd.

### 4) B-11-26 (Consent to Sever)

**Applicant:** Callon Dietz

**Subject Property Address:** 727 Tower Dr.

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](mailto:zoning@northbay.ca)

## **Appendix A - Application Summary(s)**

### **1) B-05 -26 (Consent to Sever):**

A Consent to Sever application has been submitted by Tulloch Engineering Inc. on behalf of 1558641 Ontario Inc., owner of 650 Widdifield Station Rd., requesting to sever their holdings for the purpose of creating (3) rural lots, each with a minimum area of approximate 5ha, and over 60m of frontage on Widdifield Station Rd.

### **2) A-09 -26 (Minor Variance):**

A Minor Variance application has been submitted by Tulloch Inc. on behalf of Dwayne & Sandra Ouellet, seeking relief from Section 3.20.1.6 of Zoning By-Law 2015-30. The application requests an increase in height for a rear yard accessory building from a maximum of 4.1m to 7m, to allow for the construction of a garage at 1875 Northshore Rd.

### **3) B-13 -26 (Consent to Sever):**

A Consent to Sever application has been submitted by Shirley Jones, owner of 2190 Northshore Rd, requesting to sever their holdings for the purpose of creating (3) new rural residential lots, each with a minimum size of 1.2ha and over 120m fronting on Northshore Rd. The proposed lots are within the Trout Lake Influence Area.

### **4) B-11 -26 (Consent to Sever):**

A Consent to Sever application has been submitted by Callon Dietz Inc. on behalf of Tina Stickland, owner of 727 Tower Drive, requesting to sever their holdings for the purpose of creating (3) new rural residential lots approximately 0.8ha, with 60m fronting on Tower Drive.