

MINUTES OF THE BUSINESS MEETING OF THE NORTH BAY COMMITTEE OF
ADJUSTMENT HELD IN THE 7TH FLOOR BOARDROOM, CITY HALL, 200 MCINTYRE
STREET EAST, ON TUESDAY, MARCH 17, 2020
FILE NO. B-01-20

PRESENT: J. Rogerson
D. Young
P. Walker

SUMMARY OF THE APPLICATION:

A Consent to sever application has been submitted by John & Sandy Best, 700 Tower requesting to sever approximately 8ac from their holdings for the purpose of a lot addition to be added to 680 Tower Drive.

OTHERS IN ATTENDANCE:

Sandy Best

The Chairman called the Hearing to Order at 9:30 a.m. and outlined the procedure to be followed and read the Notice of Hearing. A Planning Report was prepared and distributed prior to the Hearing. The Report referenced the Zoning By-law, the Official Plan, the Provincial Policy Statements and the Growth Plan for Northern Ontario and concluded the application was good planning. Comments received offered no objections.

The Chairman invited Mrs. Best to discuss the application. Mrs. Best described the proposal and agreed the property was a mess as is. They want to square off their property at 700 Tower Drive by adding this portion to the adjacent property they own in order to increase the small lot area and frontage for a proposed garage.

Being no questions or comments, the following resolution was then passed:

RESOLUTION NO. 1

MOVED BY: Don Young

SECONDED BY: Paul Walker

“THAT the Consent to sever application submitted by John & Sandy Best, 700 Tower requesting to sever approximately 8ac from their holdings for the purpose of a lot addition to be added to 680 Tower Drive, **BE APPROVED.”**

REASONS:

- 1) The general intent and purpose of the City of North Bay's Official Plan and Zoning By-law 2015-30 are being maintained.
- 2) As no public comment, written or oral has been received, there was no effect on the Committee's Decision.

CONDITIONS:

- 1) That a copy of the new survey be filed with the City.
- 2) Confirmation that all taxes are paid up to date.
- 3) That all conditions must be met on or before March 17, 2021, being one year from the giving of notice or the consent will be deemed not to have been given as per Section 53(20) of the Planning Act, R.S.O. 1990, as amended.
- 4) That a Transfer/Deed of Land be submitted to the Secretary-Treasurer for the issuance of a Certificate of Consent.
- 5) Subject to the transfer to the City of North Bay of any portion of the abutting road allowance to either the retained or the severed parcel which may still be in the paper title of the applicants. This transfer shall be free and clear of all encumbrances.

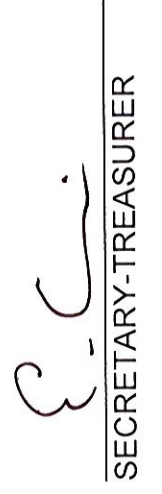
"CARRIED"
J. Rogerson, Chairman

CONCURRING MEMBERS

J. Rogerson, Chair
D. Young
P. Walker


CHAIRMAN

NON-CONCURRING MEMBERS


SECRETARY-TREASURER