

**NOTICE OF APPLICATION FOR CONSENT  
PURSUANT TO SECTION 53(5)(a) OF THE PLANNING ACT,  
R.S.O. 1990, CHAPTER P.13  
AND NOTICE OF PUBLIC HEARING CONCERNING A PROPOSED MINOR VARIANCE  
TO ZONING BY-LAW 2014-23 OF THE MUNICIPALITY OF FRENCH RIVER**

Respecting an application for consent by Lise & Murrell, Katherine  
to the Sudbury East Planning Board  
PLAN 53M-1273, Lot 17  
now in the Municipality of French River  
Territorial District of Sudbury  
Parcel 53M-1273-17 Sudbury East Section  
(Roll No. 5201-060-000-374-00)  
(SEPB File No. B/24/18/FR & A/04/18/FR)

**TAKE NOTICE THAT** the Sudbury East Planning Board will analyze and discuss Application B/24/18/FR at its meeting on **November 8<sup>th</sup>, 2018 at 5:30 p.m. at the Sudbury East Planning Board Office, 39 Lafontaine Street, Unit 4, Warren, Ontario.**

**TAKE NOTICE THAT** the above noted application for minor variance, A/04/18/FR, will be heard by the Municipality of French River Committee of Adjustment on **October 3<sup>rd</sup>, 2018 at 5:30 p.m. at the French River Municipal Office, 44 St. Christophe Street, Noelville, Ontario.**

**PUBLIC HEARING** - You are entitled to attend the Public Hearing in person to express your view about this application or you may be represented by counsel for that purpose. If you are aware of any person interested in or affected by this application who has not received a copy of this notice, you are requested to inform that person of this Hearing. If you wish to make written comments on this application they may be forwarded to the Secretary-Treasurer (Municipality of French River Committee of Adjustment, 44 St. Christophe Street, Suite 1, Noelville, Ontario, P0M 2N0). For further information (i.e. - additional information for public review or a written copy of this Notice), please contact Matthew A. Dumont, Director of Planning (Sudbury East Planning Board), during office hours Monday to Friday (8:30 a.m. to 4:00 p.m.).

**FAILURE TO ATTEND HEARING** - If you do not attend the Hearing, it may proceed in your absence and, except as otherwise provided in the Planning Act, you will not be entitled to any further notice in the proceedings.

**IF YOU WISH TO BE NOTIFIED OF THE DECISION** of the Sudbury East Planning Board in respect of the proposed consent or of the Municipality of French River Committee of Adjustment in respect of the proposed minor variance, you must make a written request to the **Sudbury East Planning Board, 39 Lafontaine Street, Unit 4, P.O. Box 250, Warren, Ontario, P0H 2N0.**

Dated at Warren, this 24<sup>th</sup> day of September, 2018.

Matthew Dumont, MCIP, RPP  
Secretary-Treasurer

39 Lafontaine Street, Unit 4, P.O. Box 250 Warren, Ontario P0H 2N0  
Telephone: (705) 967-2174 Fax: (705) 967-2177 Watts: 1-877-540-7372  
[www.sepb.org](http://www.sepb.org)

**ADDITIONAL INFORMATION** is available for public review or a written copy of this Notice can be obtained Monday to Friday (8:30 a.m. to 4:00 p.m.) at the Sudbury East Planning Board Office.

**IF A PERSON OR PUBLIC BODY THAT FILES AN APPEAL** of a decision of the Sudbury East Planning Board in respect of the proposed consent does not make written submissions to the Sudbury East Planning Board before it gives or refuses to give a provisional consent, the Local Planning Appeal Tribunal may dismiss the appeal.

**DESCRIPTION OF THE APPLICATIONS:** the consent application proposes to sever Lot 17, Plan 53M-1273 and add a portion to the lot to the south (being Lot 18, 53M-1273) 191 Forest Hill Road. The lot is slightly undersized in terms of lot area and lot frontage. The lot addition to 191 Forest Hill Road will provide sufficient lot area to rectify the construction of an addition to the seasonal dwelling which encroaches onto the subject property (201 Forest Hill Road). The associated application for minor variance is to permit a reduced setback from the interior side yard for the addition to the seasonal dwelling instead of the required 3.0 metres.

The following variance(s) to the regulations of the 'Waterfront Residential (WR)' Zone have been requested for the proposed enlarged lot (191 Forest Hill Road) in order to facilitate the construction of the addition to the seasonal dwelling:

Relief from Section 7.2.2(b)(ii) Minimum interior side yard – permit a side yard of 2.12 metres instead of the required 3.0 metres for the proposed enlarged lot.

SHANTY LAKE  
WEST ARM OF LAKE NIPISSING



CROWN

CONTROLLED WATER'S EDGE

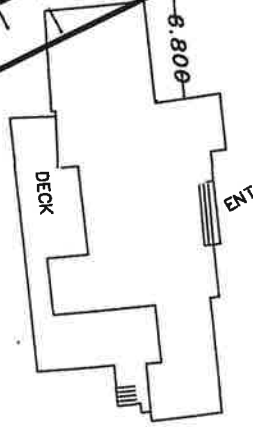
ELEVATION = 195.94  
94 METRES  
AS SHOWN ON 53M-1273

$N05^{\circ}02'35'' W$   
49.776(P1)

4.3+

FRONTAGE=45.47+-

CLEAR  
NEW LINE  
OVER  
0.876



**RETAIN**  
AREA=6,373 +/- SQ METRES

PIN 73451-0080  
126.540

$N62^{\circ}07'20'' E$  148.50+-

**SEVER PART 1**  
AREA=596 +/- SQ METRES

$N62^{\circ}07'20'' E$  149.50(P1)

LOT 17  
PIN 73451-0079

PIN 73451-0078

LOT 18

DRIVEWAY

LOT 17  
LOT 18

FD SIDE

FRONTAGE 42.00

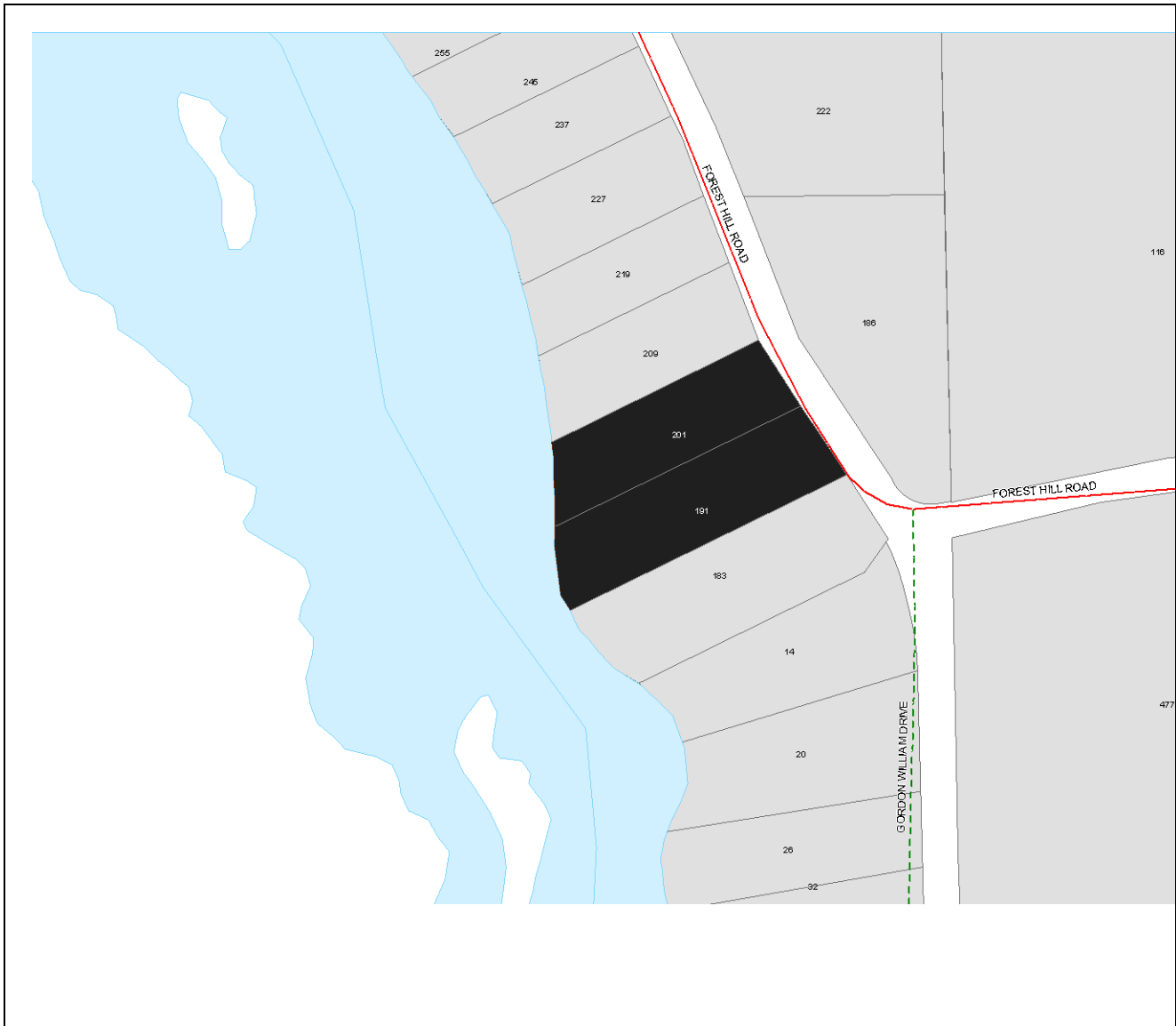
46.01(P1&MS)

FOREST HILL ROAD (53M-1276)

PIN 73451 0312  
 $N91^{\circ}59' W$  92.010(P1&MS)

46.00(P1&MS)

RPL(1429)



**KEY MAP**

Consent and Minor Variance Application  
(Paden, Lise & Murrell, Katherine)  
Plan 53M 1273, Lot 17 & Plan 53M 1273, Lot 18  
now in the Municipality of French River  
Territorial District of Sudbury  
Parcel 53M 1273-17 & Plan 53M 1273, Lot 18 S.E.S.  
(Roll No. 5201-060-000-374-00 & 5201-060-000-373-00)  
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**AERIAL PHOTOGRAPHY**

Consent and Minor Variance Application  
(Paden, Lise & Murrell, Katherine)  
Plan 53M 1273, Lot 17 and Plan 53M 1273, Lot 18  
now in the Municipality of French River  
Territorial District of Sudbury  
Parcel 53M 1273-17 & Parcel 53M 1273-18 S.E.S.  
(Roll No. 5201-060-000-374-00 and 5201-060-000-373-00)  
(SEPB File No. B/24/18/FR and A/04/18/FR)