

By-law 2017-86Z

**A By-law of the City of Greater Sudbury
to Amend By-law 2010-100Z being the
Comprehensive Zoning By-law for the City of Greater Sudbury**

Whereas the Council of the City of Greater Sudbury deems it desirable to amend By-law 2010-100Z being the Zoning By-law for the City of Greater Sudbury;

Now therefore the Council of the City of Greater Sudbury hereby enacts as follows:

1.-(1) That By-law 2010-100Z being the Zoning By-law for the City of Greater Sudbury, Schedule "A" attached thereto, be and the same is hereby amended by changing the zoning classification of the following lands from "R1-2", Low Density Residential One to "R1-2(3)", Low Density Residential One Special.

- (2) Property Description: PINs 73513-0029 (LT), 73513-0072 (LT),
73513-0082 (LT) and 73513-0468 (LT)
Parts 1, 2, 3 and 12, Plan 53R-14175 and
Part 1, Plan 53R-19536
Part of Lot 6, Concession 4
Township of MacLennan, City of Greater Sudbury

2. That the following paragraph be added to Part 11, Section 1, Subsection (2):

- (c) R1-2(3) (Skead Heritage Homes)
MacLennan Township Map 4**

Notwithstanding any other provision hereof to the contrary, within any area designated R1-2 (3) on the *Zone Maps*, all provisions of this By-law applicable to R1-2 *Zones* shall apply subject to the following modifications:

- (i) The maximum number of *lots* within the lands comprised of Parts 1, 2, 3, and 12, Plan 53R14175, and Part 1, Plan 53R19536 shall be 14.
- (ii) The minimum *lot area* shall be 860 m²;
- (iii) The minimum *lot frontage* shall be 18 m; and
- (iv) The location of the *existing buildings* shall be permitted.

3. Any person or public body may appeal the passage of this By-law to the Ontario Municipal Board by filing with the City Clerk:

- (i) a Notice of Appeal setting out the objection to the By-law,
- (ii) reasons in support of the objection, and
- (iii) the fee prescribed under the *Ontario Municipal Board Act*,


within 20 days of the giving of notice of passage of the By-law by the City Clerk.

If these materials and fees have not been filed with the City Clerk within this period, this By-law shall be deemed to have come into force on the day it was passed.

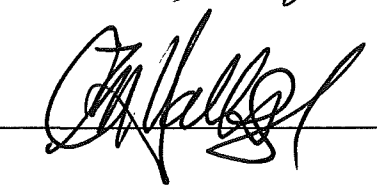
If these materials have been received within that time, this By-law shall not come into force until the appeal has been disposed of by the Ontario Municipal Board.

4. This By-law is in conformity with the City of Greater Sudbury Official Plan as amended.

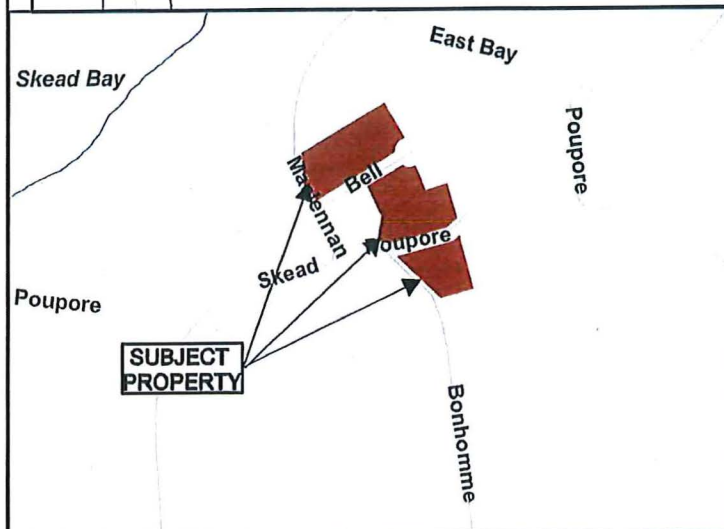
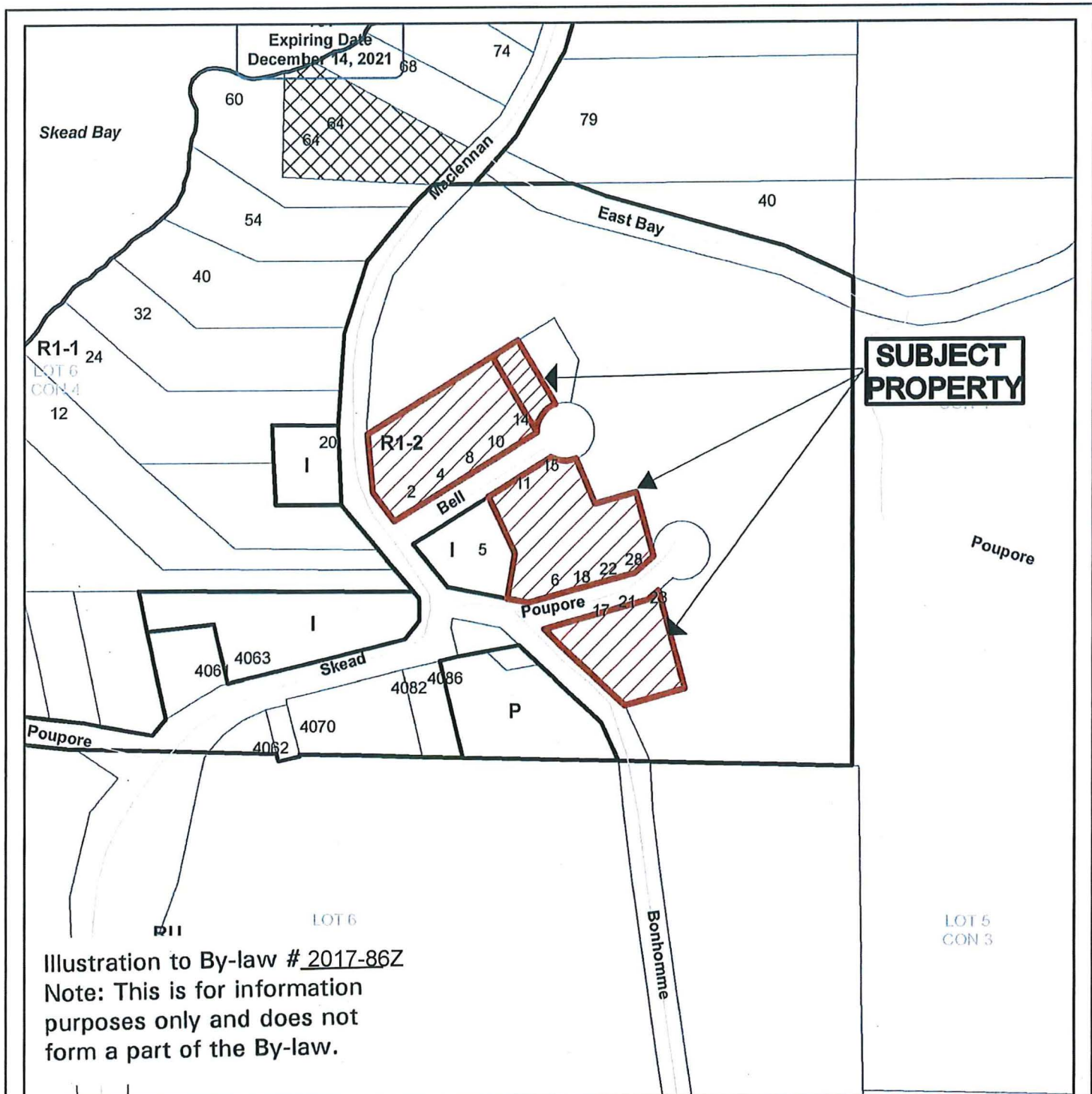
Read and Passed in Open Council this 30th day of May, 2017



Mayor



Clerk



Growth and Development Department



Subject Property being PINs 73513-0029, 73513-0072, 73513-0082 & 73513-0468, Parts 1, 2, 3 & 12, Plan 53R-14175, and Part 1, Plan 53R-19536, Lot 6, Con. 4, Twp. of MacLennan, 16 Bell Street, Skead, City of Greater Sudbury

NTS
Sketch 1

751-3/03-4 & 751-3/15-02
Date: 2017 05 05