

**By-law 2016-238Z**

**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 "I", Institutional and "I(24)", Institutional Special to a revised "I(24)", Institutional Special.

- (2) Property Description: PIN 02138-0081 (LT) & Part of PIN 02138-0079 (LT)  
Parts 5 to 23, Plan 53R-8612 and  
Parts 1 to 3, Plan 53R-20753  
Part of Lots 5 and 6, Concession 4  
Township of McKim, City of Greater Sudbury

2. That Part 11, Section 5, Subsection (1), Paragraph (x) pertaining to the I(24) special zoning be deleted and replaced with the following Paragraph:

**(x) I(24) (Retirement home)  
McKim Township Maps Lot 5, Con 4; Lot 6, Con 4**

Notwithstanding any other provision hereof to the contrary, within any area designated I(24) on the Zone Maps, all provisions of this By-law applicable to the I Zone shall apply subject to the following modifications:

- (i) In addition to the uses permitted in the "I", Institutional zone, a *retirement home* shall be limited to a maximum 198 *guest rooms* and related *accessory uses*;
- (ii) A minimum 0.25 *parking spaces* per *guest room* shall be required;
- (iii) A minimum 10 bicycle *parking spaces* shall be provided;
- (iv) The minimum easterly *interior side yard* shall be 5 metres;
- (v) The minimum *rear yard* shall be 3 metres; and,
- (vi) The location of the *existing building* 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 13th day of December, 2016

  
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Mayor

  
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Clerk

