

**By-law 2016-241P**

**A By-law of the City of Greater Sudbury to  
Adopt Official Plan Amendment No. 79 to  
the Official Plan for the City of Greater Sudbury**

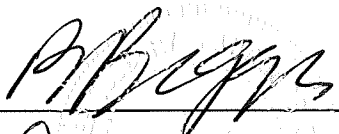
**Whereas** the Official Plan for the City of Greater Sudbury was adopted by City Council on June 14, 2006 by By-law 2006-200 and partly approved by the Ontario Municipal Board on December 17, 2007, January 22, 2008 and April 10, 2008;

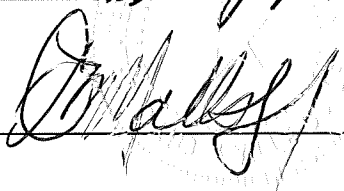
**And Whereas** the Council of the City of Greater Sudbury deems it desirable to adopt Amendment No. 79 to the Official Plan for the City of Greater Sudbury pursuant to subsection 17(22) of the *Planning Act*, as amended;

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

1. Amendment No. 79 to the Official Plan for the City of Greater Sudbury attached hereto as Schedule "A" is hereby adopted.

**Read and Passed in Open Council** this 13th day of December, 2016

  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
Clerk

**Schedule "A"**  
to By-law 2016-241P of the City of Greater Sudbury

**Amendment Number 79**  
**to the City of Greater Sudbury Official Plan**

**Components of  
the Amendment:**

Part A, the Preamble, does not constitute part of this Amendment.

Part B, the Amendment, which consists of the following map entitled Schedule "A", constitutes Amendment 79 to the City of Greater Sudbury Official Plan.

**Part A - The Preamble**

**Purpose of the  
Amendment:**

The proposed amendment is a site specific amendment to provide an exception to Section 5.2.2. 2 b) of the Official Plan to permit the severance two lots in the Rural designation, where the original parent parcel has already had the maximum 3 lots allowed to be severed from the property in the Rural designation since June 14, 2006.

**Location:**

PIN 73348-0743, Parts 5 and 6, Plan 53R-19355, except Part 1, Plan 53R-20635 in Lot 2, Concession 2, Township of Balfour (Lavallee Road, Chelmsford)

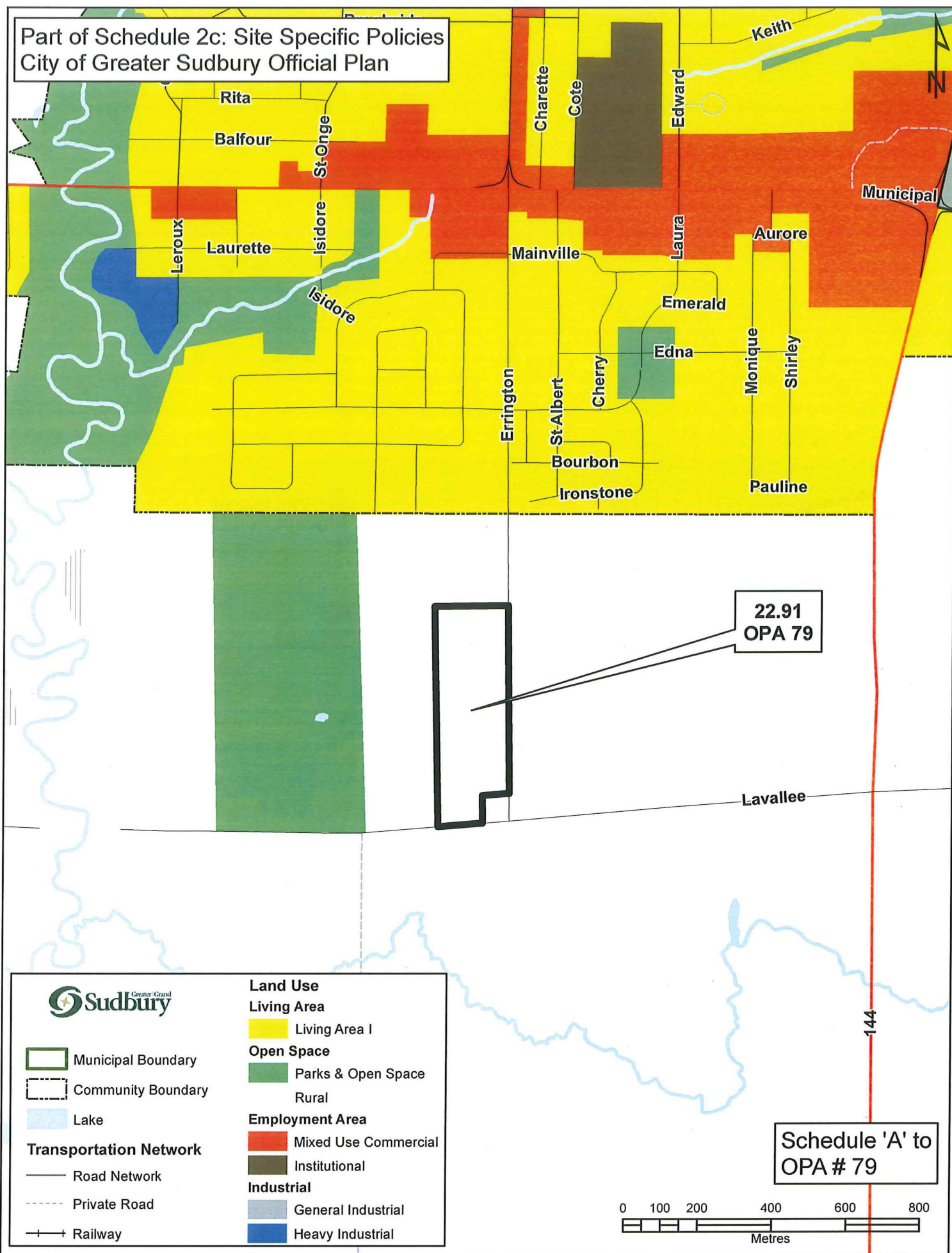
**Basis:**

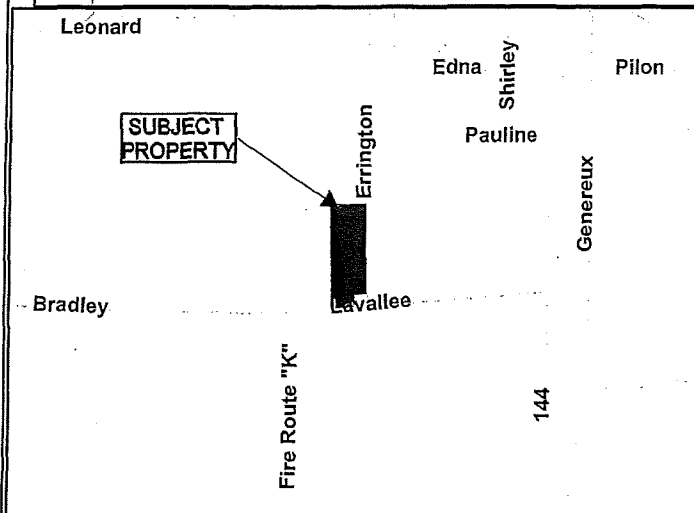
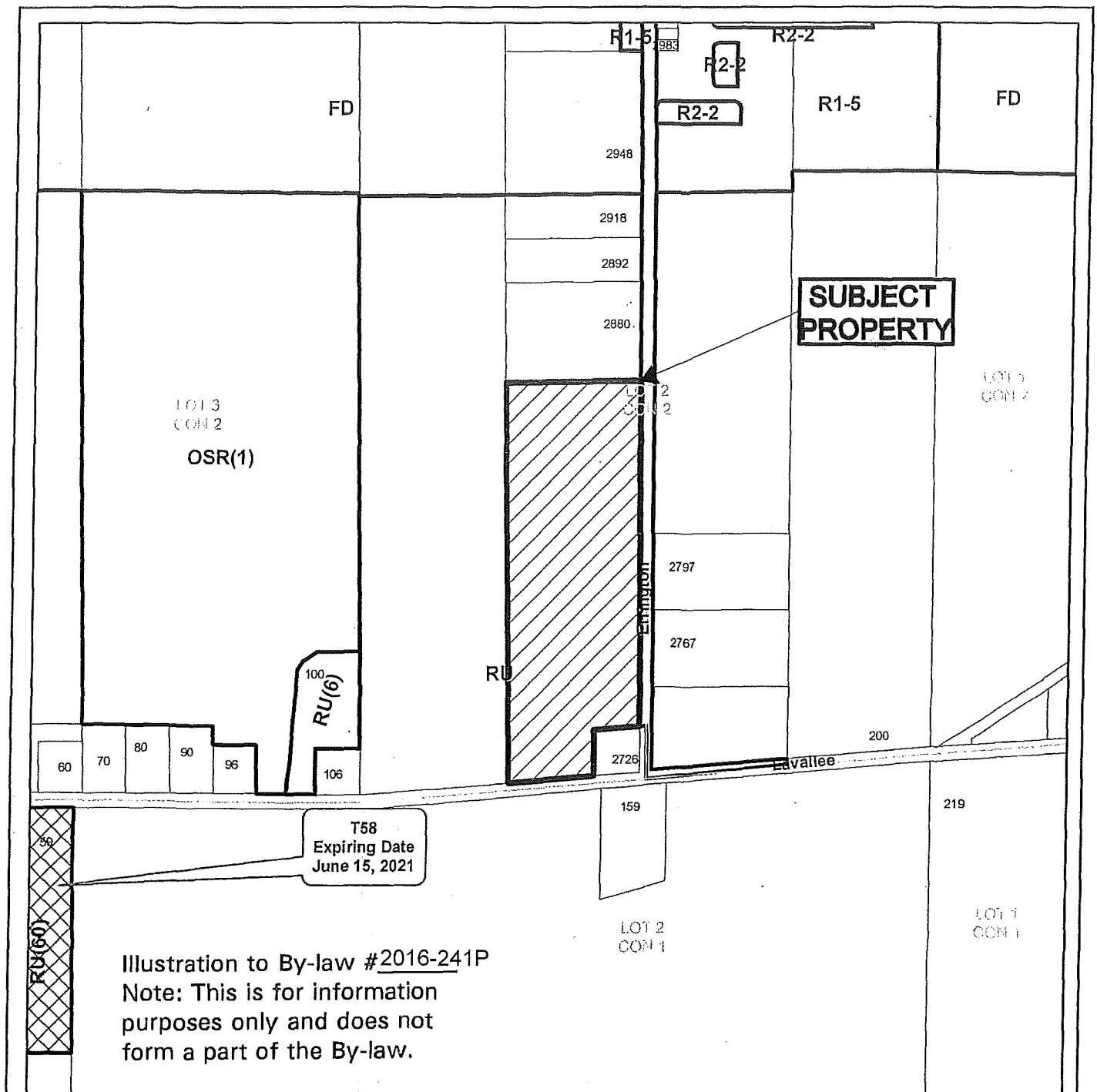
An application for Official Plan Amendment (File #701-5/16-7) has been submitted for consideration by Planning Committee and Council in order to permit the severance of two lots, each with a minimum area of 2 ha and a retained parcel with an area of 5.7 ha. City Council Recommendation #2016-358 approved of the application, which included amending the Official Plan for the City of Greater Sudbury in order to add a policy permitting the proposed development of the subject lands.


**Part B - The Amendment**

- 1) By adding to Part 22, Site Specific Policies the following Section:
  - 22.91 Notwithstanding anything to the contrary those lands described as Parts 5 and 6, Plan 53R-19355, except Part 1, Plan 53R-20635 in Lot 2, Concession 2, Township of Balfour may permit the severance of two lots, each with a minimum area of 2 ha and a retained parcel with an area of 5.7 ha, where the original parent parcel has already had the maximum 3 lots allowed to be severed from the property in the Rural designation since June 14, 2006.
- 2) Schedule 2c Site Specific Policies of the Official Plan for the City of Greater Sudbury is hereby amended by adding a site specific policy 22.91 on Parts 5 and 6, Plan 53R-19355, except Part 1, Plan 53R-20635 in Lot 2, Concession 2, Township of Balfour as shown as Schedule "A" attached to this amendment.

Part of Schedule 2c: Site Specific Policies  
City of Greater Sudbury Official Plan





<b>Growth and Development Department</b> 	
Subject Property being PIN 73348-0743, Parts 5 & 6, Plan 53R-19355, except Pt. 1, Plan 53R-20635, Lot 2, Con 2, Twp. of Balfour, Lavallee Road, Chelmsford, City of Greater Sudbury	
NTS Sketch 1	701-5/16-7 Date: 2016 09 06