

**By-law 2017-154Z**

**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 "C1", Local Commercial to "R3(63)", Medium Density Residential Special.

(2) Property Description: PIN 73377-0828 (lt)  
Parcel 23592 SWS  
Lot 656, Plan M-925  
Part of Lot 7, Concession 5  
Township of Waters, City of Greater Sudbury

2. That the following paragraph be added to Part 11, Section 1, Subsection (10):

**(kkk) R3(63) (FOURPLEX)  
Waters Township Map 7**

Notwithstanding any other provision hereof to the contrary, within any area designated R3(63) on the *Zone Maps*, all provisions of this By-law applicable to R3 Zones shall apply subject to the following modifications:

(i) That the minimum *landscaped open space* shall be 22%

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.

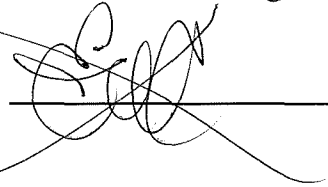
If these materials and fees have not been filed with the City Clerk within this period, this By-law shall be deemed to have come into force on the day it was passed.

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 22nd day of August, 2017

  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
Deputy  
Clerk

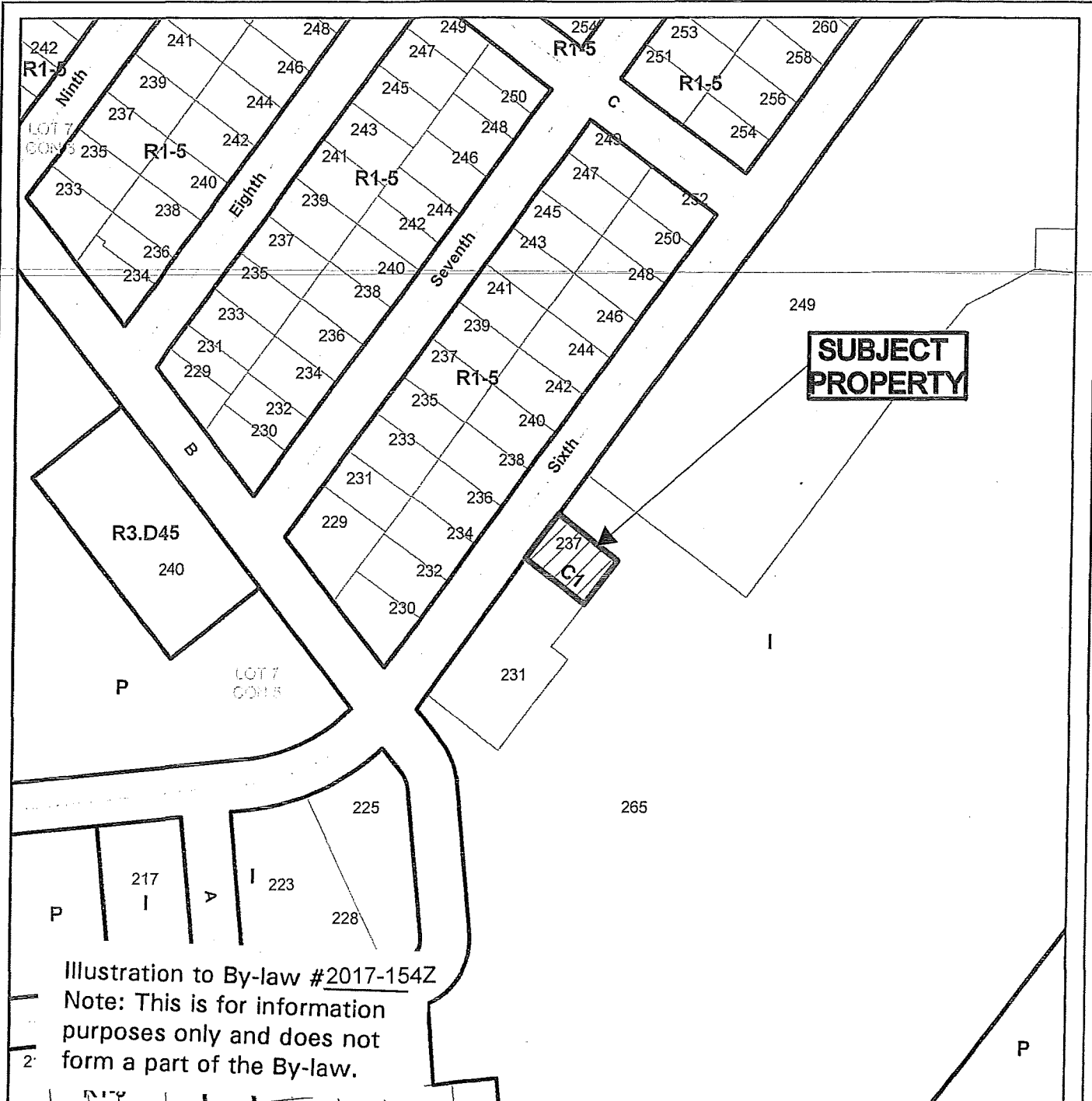
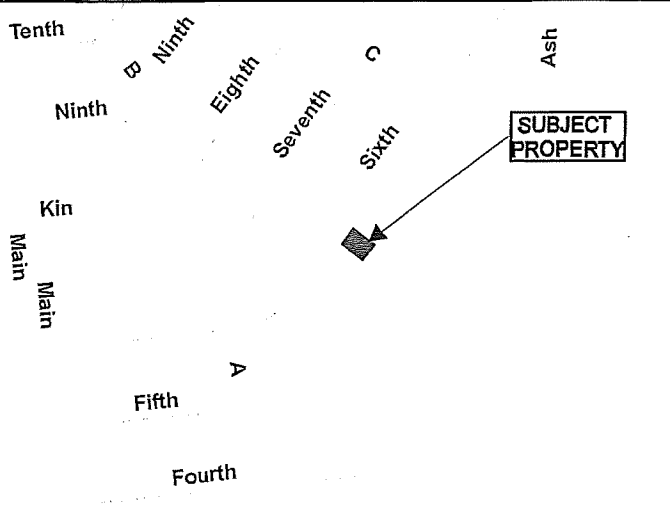


Illustration to By-law #2017-154Z  
 Note: This is for information purposes only and does not form a part of the By-law.



Growth and Development Department



Subject Property being PIN 73377-0828,  
 Pcl 23592, Lot 656, Plan M-925,  
 Lot 7, Concession 5, Township of Waters,  
 237 Sixth Avenue, Lively,  
 City of Greater Sudbury

NTS  
 Sketch 1

751-8/17-5  
 Date: 2017 04 21