

EXPLANATORY NOTE IN RESPECT OF ZONING BY-LAW 2020-160

SUBJECT PROPERTY: 36 Wright Street

The purpose of Zoning By-law 2020-160 is to rezone the property from R2 (Single Detached Residential) zone to R3.5 (Low Density Residential) zone with a “Special Exception” to permit, in addition to the uses permitted in an R3 zone, the following special exceptions:

- 1) Permit a multiple attached building.
- 2) Permit parking spaces in the required front yard.
- 3) Reduce the required front yard setback from 7.5 metres to 5.8 metres.
- 4) Reduce the required rear yard setback from 10 metres to 6.7 metres.

The location of the subject property is shown on the map attached hereto.

This by-law is in conformity with the Official Plan for the City of Sault Ste. Marie.

The subject property has been designated an area of site plan control.

