

THE CORPORATION OF THE CITY OF SAULT STE. MARIE

BY-LAW NO. 2025-14

ZONING: A by-law to amend Sault Ste. Marie Zoning By-laws 2005-150 and 2005-151 concerning lands located at 550 Second Line East (Orlando Rosa for Second Line Properties Ltd., Harvey West).

THE COUNCIL of The Corporation of the City of Sault Ste. Marie, pursuant to section 34 of the *Planning Act*, R.S.O. 1990, c. P.13 and amendments thereto, **ENACTS** as follows:

1. **550 SECOND LINE EAST; LOCATED ON THE NORTH SIDE OF SECOND LINE EAST APPROXIMATELY 287M WEST OF GREAT NORTHERN ROAD; CHANGE FROM M2 TO M2.S WITH A “SPECIAL EXCEPTION”**

The zone designation on the lands described in Section 2 of this by-law, which lands are shown on Map 84/1-94 of Schedule “A” to By-law 2005-150, is changed from M2 (Medium Industrial) zone to M2.S (Medium Industrial) zone with a “Special Exception”.

2. **BY-LAW 2005-151 AMENDED**

By-law 2005-151 is amended by adding section (440) and heading as follows:

“(440) – 550 SECOND LINE EAST

Despite the provisions of By-law 2005-150, the zone designation on the lands located on the north side of Second Line East approximately 287m west of Great Northern Road and having civic no. 550 Great Northern Road and outlined and marked “Subject Property” on the map attached as Schedule 440 hereto is changed from M2 (Medium Industrial) zone to M2.S (Medium Industrial) zone with a “Special Exception” to, in addition to those uses permitted in an M2 zone:

1. Office use up to 250m² in size.”

3. **SCHEDULE “A”**

Schedule “A” hereto forms a part of this by-law.

4. **CERTIFICATE OF CONFORMITY**

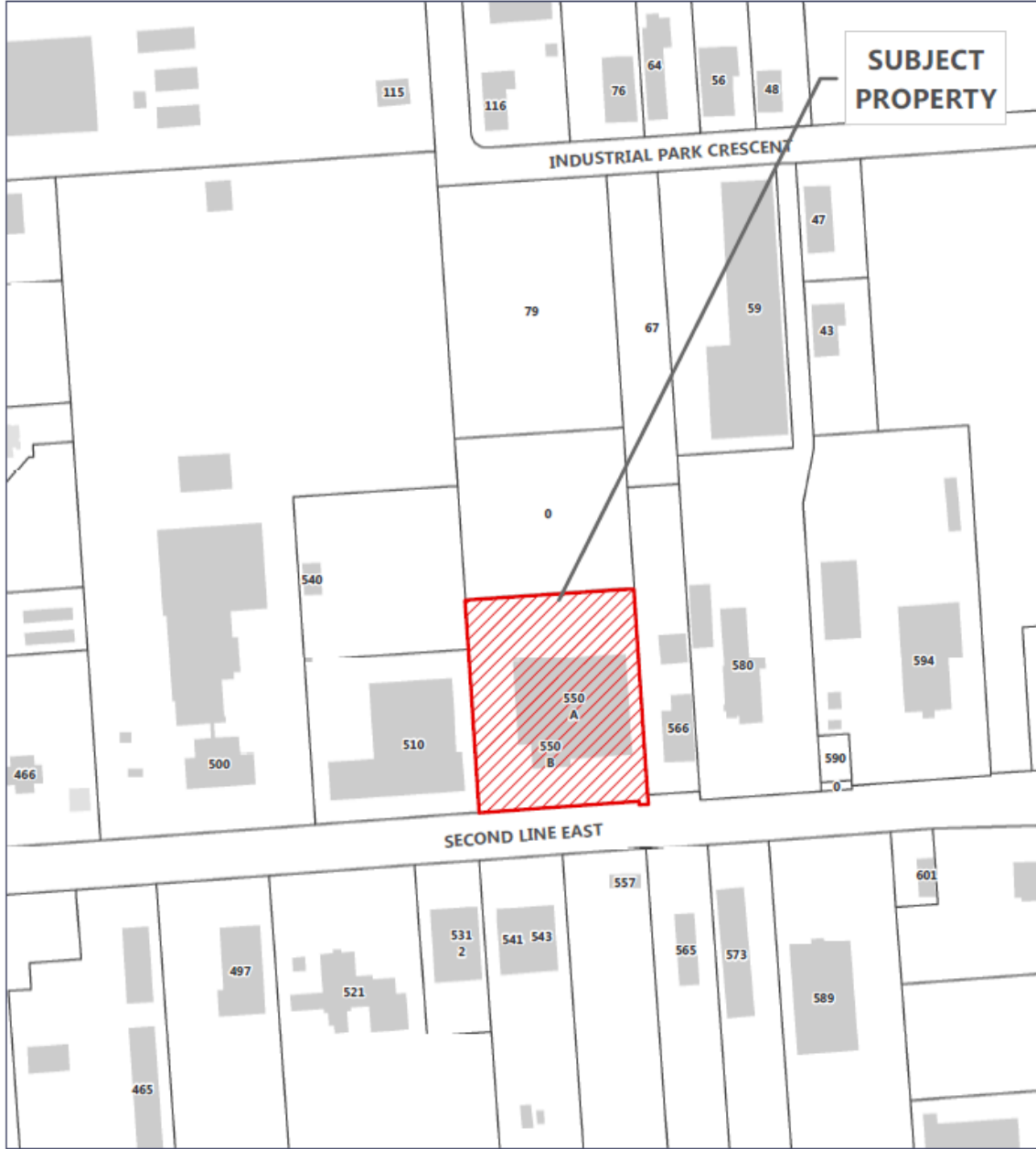
It is hereby certified that this by-law is in conformity with the Official Plan for the City of Sault Ste. Marie authorized and in force on the day of the passing of this by-law as amended by Official Plan Amendment No. 257.

PASSED in Open Council this 3rd day of February, 2025.

MAYOR – MATTHEW SHOEMAKER

CITY CLERK – RACHEL TYCZINSKI

SCHEDULE "A" TO BY-LAW 2025-14 AND
SCHEDULE 440 TO BY-LAW 2005-151



Application A-14-24-Z.OP: Subject Property

Property Information



Planning and Enterprise Services

Community Development and Enterprise
Services Department
99 Foster Drive, Sault Ste Marie, ON P6A 5X6
saultstemarie.ca | 705-759-5368 | planning@cityssm.on.ca

- Parcel Fabric
- Subject Property: 550 Second Line East

Civic Address: 550 Second Line East
Roll No.: 030062008010000
Map No.: 84/1-94
Date Created: December 30, 2024

0 30 60 m 1:3,000
This map is for general reference only.