

TOWN OF SUSSEX, N.B.
ZONING BY-LAW AMENDMENT
BY-LAW # 1350-10-28

The Council of the Town of Sussex, under authority vested in it by Section 34 of the Community Planning Act, amends the Zoning By-Law enacted on the 21st day of March, 2011, by Section 34 of the Community Planning Act and enacts as follows:

Schedule "A" of the Town of Sussex Zoning By-Law is amended by rezoning a parcel of land located on the east side of Church Avenue with civic address of 14 Church Avenue and being a portion of P.I.D. # 30277065 amending the permitted uses on the lands by permitting multiple dwelling on or above the main floor within the area as shown on the plan Schedule "A-25", dated October 2017 hereto attached, and;

Section 210, Central Business District "CBD" Uses, of Zoning By-Law # 1350-10 enacted on March 21, 2011, under Section 1.0 Permitted Uses, is hereby amended for the parcel of land located on the east side of Church Avenue with civic address of 14 Church Avenue and being a portion of P.I.D. # 30277065 by:

1.0 deleting the Section 210 Subsection (1) of A Zoning By-Law 1350-10:

1.0 USES

1.1 Any land, building or structure may be used for the purposes of and for no other purpose than:

- (a) one or more of the following main uses:
 - (i) a municipal or provincial building,
 - (ii) a bank or financial institution,
 - (iii) a museum or library,
 - (iv) a church or a building ancillary thereto,
 - (v) a restaurant,
 - (vi) a retail store,
 - (vii) a personal or repair service shop,
 - (viii) a service station or public garage,
 - (ix) an office or office building,
 - (x) a motor vehicle dealership,
 - (xi) a hotel, motel or motor inn,
 - (xii) a multiple dwelling above the main floor,

Town of Sussex, N.B.
Zoning By-Law Amendment
By-Law # 1350-10-28
Page 2/3

- (xiii) a park or playground,
- (xiv) a shopping center,
- (xv) a car wash,
- (xvi) senior citizen housing,
- (xvii) a veterinary services business,
- (xviii) a laundry, bakery or dairy,
- (xix) a printing establishment or a cleaning or dyeing establishment,
- (xx) a grocery store,
- (xxi) a bus or other public transportation terminal,
- (xxii) an entertainment place,
- (xxiii) a take-out restaurant,
- (xxiv) an amusement place or arcade, a health services business; and an institutional use;

and;

2.0 inserting Section 210 Subsection (1) of A Zoning By-Law 1350-10;

1.0 USES

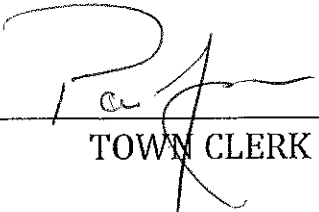
1.1 Any land, building or structure may be used for the purposes of and for no other purpose than:

- (a) one or more of the following main uses:
 - (i) a municipal or provincial building,
 - (ii) a bank or financial institution,
 - (iii) a museum or library,
 - (iv) a church or a building ancillary thereto,
 - (v) a restaurant,
 - (vi) a retail store,
 - (vii) a personal or repair service shop,
 - (viii) a service station or public garage,
 - (ix) an office or office building,
 - (x) a motor vehicle dealership,
 - (xi) a hotel, motel or motor inn,
 - (xii) a multiple dwelling on or above the main floor,
 - (xiii) a park or playground,

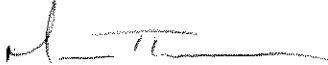
Town of Sussex, N.B.
Zoning By-Law Amendment
By-Law # 1350-10-28
Page 3/3

- (xiv) a shopping center,
- (xv) a car wash,
- (xvi) senior citizen housing,
- (xvii) a veterinary services business,
- (xviii) a laundry, bakery or dairy,
- (xix) a printing establishment or a cleaning or dyeing establishment,
- (xx) a grocery store,
- (xxi) a bus or other public transportation terminal,
- (xxii) an entertainment place,
- (xxiii) a take-out restaurant,
- (xxiv) an amusement place or arcade, a health services business; and an institutional use;

FIRST READING BY TITLE	<u>November 27, 2017</u>
SECOND READING BY TITLE	<u>November 27, 2017</u>
READ IN ENTIRETY	<u>December 18, 2017</u>
THIRD READING BY TITLE & ENACTED	<u>December 18, 2017</u>

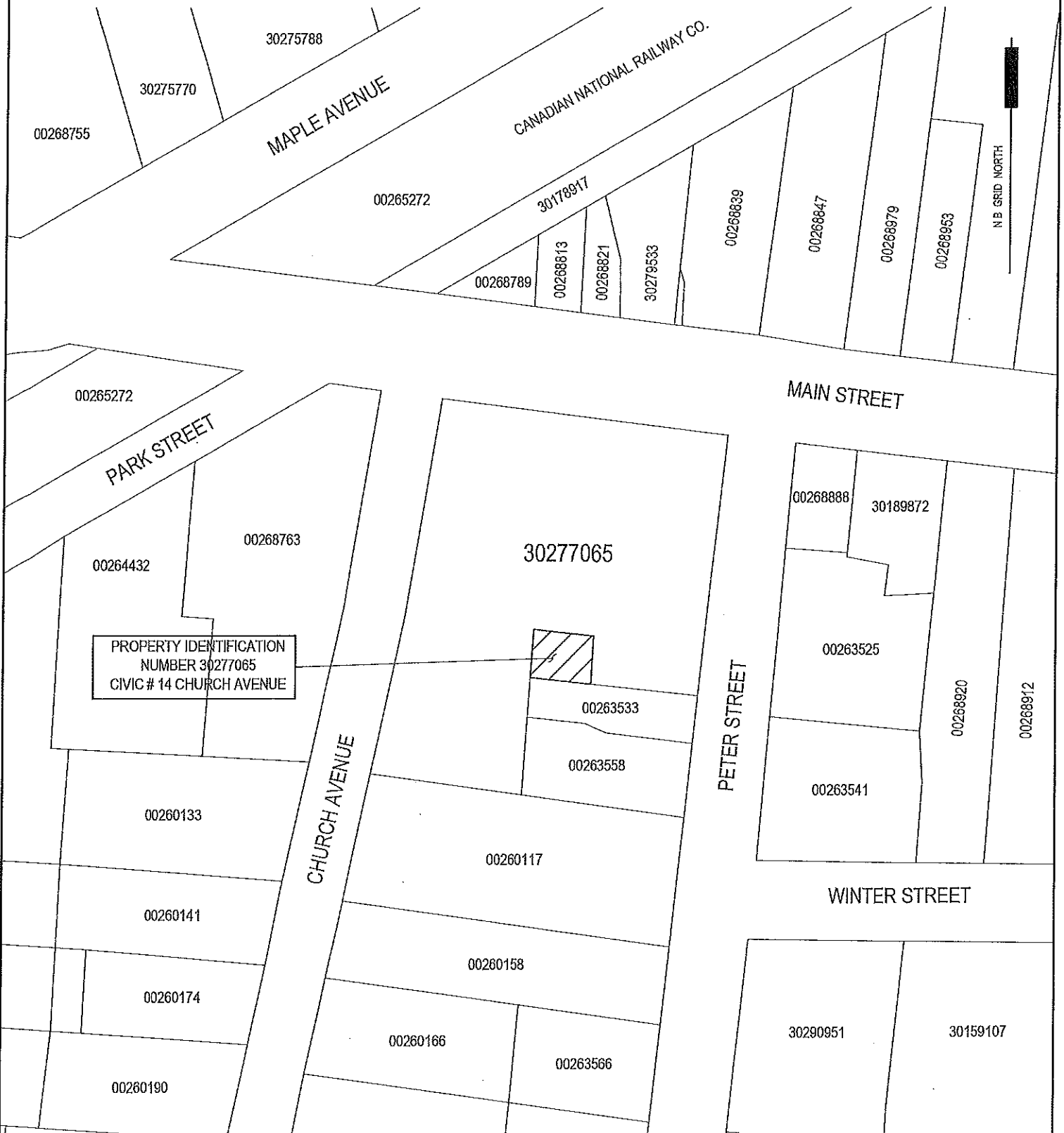


TOWN CLERK



MAYOR

ZONING PLAN BY-LAW AMENDMENT BY-LAW # 1350-10-28



SCHEDULE "A-25"
OCTOBER 2017

