

Appendix “B”

The Corporation of the Town of Richmond Hill

By-law XX-18

A By-law to Amend By-law 66-71, as amended of

The Corporation of the Town of Richmond Hill

Whereas the Council of The Corporation of the Town of Richmond Hill (the “Corporation”) at its Meeting of XXX, 2018, directed that this by-law be brought forward to Council for its consideration;

The Council of The Corporation of the Town of Richmond Hill enacts as follows:

1. That By-law 66-71, as amended of The Corporation of the Town of Richmond Hill (“By-law 66-71”) be and is hereby further amended as follows:
 - a) by rezoning the Lands to “Residential Multiple First Density – Special (RM1-S) Zone” under By-law 66-71 as shown on Schedule “A” of this By-law XX-18; and,
 - b) by adding the following to Section 11 – SPECIAL PROVISIONS

“11.XXX

Notwithstanding any inconsistent or conflicting provisions of By-Law 66-71, the following special provisions shall apply to the lands zoned “Residential Multiple First Density – Special (RM1-S) Zone” shown as “RM1-S” on Schedule “A” to By-law XX-18:

- i) Minimum Lot Frontage: 6.6 metres (21.65 feet)
- ii) Minimum Side Yard: 1.2 metres (3.94 feet)
- iii) No doors are permitted in any wall adjacent to the side lot line. Notwithstanding the foregoing, a door may be permitted in a wall adjacent to a side lot line if the door is recessed into the wall and no stairs project beyond the main side wall into the minimum required side yard;
- iv) For a semi-detached dwelling, one side yard may have a side yard setback of 0 metres where the dwelling units are attached by a common wall.

2. All other provisions of By-law 66-71 as amended, not inconsistent with the foregoing, shall continue to apply to the lands shown on Schedule "A" attached hereto.
3. The imperial measurements found in this by-law in brackets are provided for information purposes only and are intended to be an approximate conversion of the metric measurements. The metric or SI measurements shall be deemed to be the standards established by this by-law and, wherever there is a variance between the metric or SI measurements and the imperial measurements, the metric or SI measurement shall apply.
4. Schedule "A" attached to By-law XX-18 is declared to form a part of this by-law.

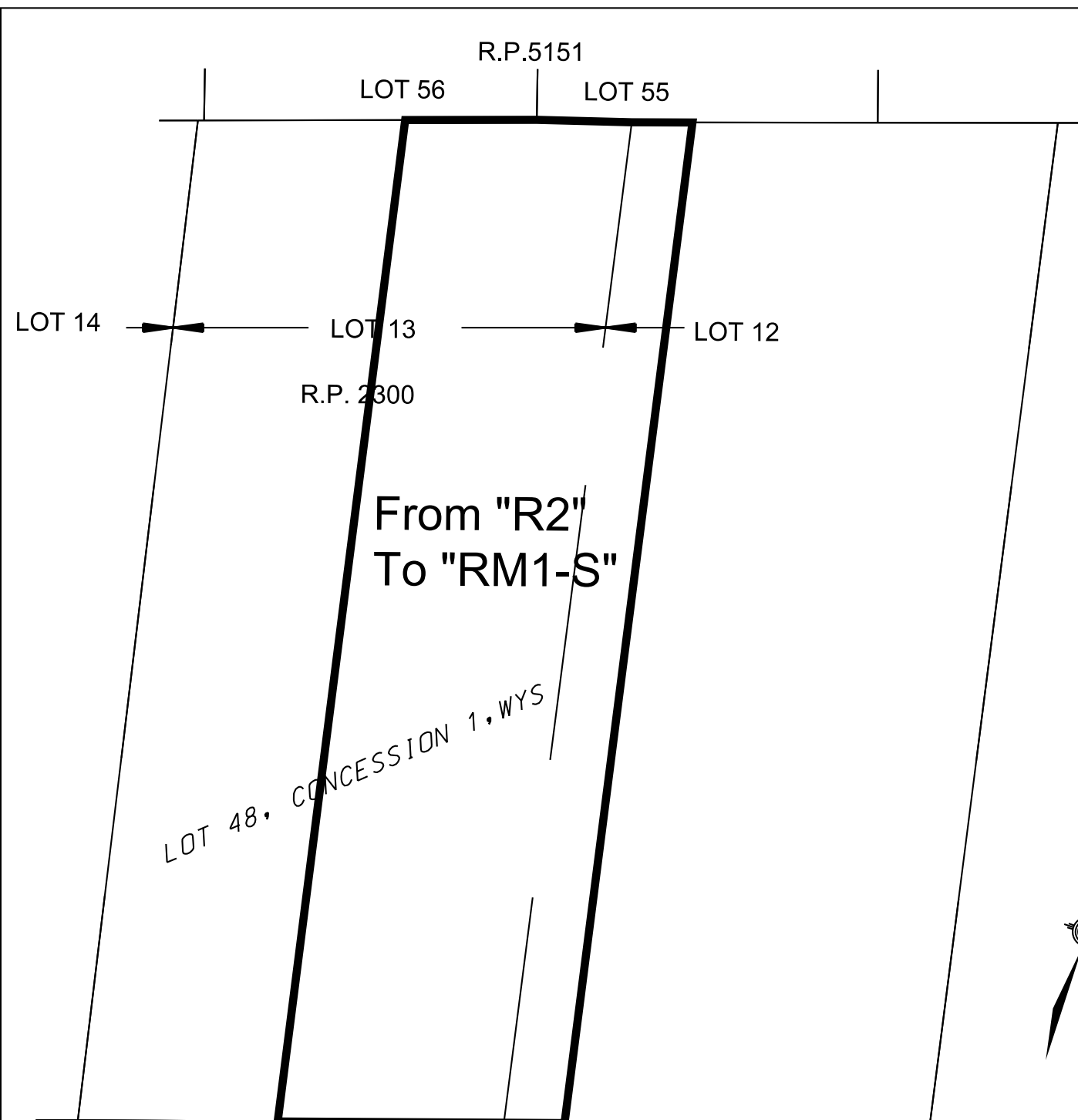
The Corporation of The Town Of Richmond Hill

Explanatory Note to By-Law XX-18

By-law XX-18 affects the lands described as Part of Lots 12 and 13, Plan 2300 and municipally known as 79 Hunt Avenue.

By-law 66-71, as amended zones the subject lands **Residential Second Density (R2) Zone** and permits a single detached dwelling.

By-law XX-18 will have the effect of rezoning the subject lands to **Residential Multiple First Density – Special (RM1-S) Zone** with site specific development standards to facilitate the construction of two (2) semi-detached dwelling units.



SCHEDULE "A"

TO BY-LAW No. XXX-18

This is Schedule "A" to By-Law
No. XXX-18 passed by the Council
of The Corporation of the
Town of Richmond Hill on the
Day of , 2018.

HUNT AVENUE

 AREA SUBJECT TO THIS BY-LAW