

# The Corporation of the City of Richmond Hill

## By-law XX-19

A By-law to Amend By-law 313-96, as amended, of

The Corporation of the City of Richmond Hill and

By-law 1703, as amended, of the former Township of Whitchurch

Whereas the Council of The Corporation of the City of Richmond Hill (the "Corporation") at its Meeting of XXX, 2019, directed that this by-law be brought forward to Council for its consideration;

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

1. That By-law 1703, as amended, of the former Township of Whitchurch ("By-law 1703"), be and hereby is further amended by:
  - a) removing those lands shown on Schedule "A" to this By-law XX-19 (the "Lands"), and that any provisions of By-law 1703, as amended, that previously applied to the Lands shall no longer apply to the Lands.
2. That By-law 313-96, as amended, of The Corporation of the City of Richmond Hill ("By-law 313-96") be and hereby is further amended as follows:
  - a) by expanding the area of By-law 313-96 to include the Lands;
  - b) by rezoning the Lands to "Single Detached Six (R6) Zone" under By-law 313-96 as shown on Schedule "A" of this By-law XX-19; and,
  - c) by adding the following to Section 7 - Exceptions

"7.XXX

Notwithstanding any inconsistent or conflicting provision of By-law 313-96, as amended, of the Corporation, the following special provision shall apply to the lands zoned "Single Detached Six (R6) Zone" and more particularly shown as "R6" on Schedule "A" to By-law XX-19 and denoted by a bracketed number (7.XXX):

- i) **MINIMUM REQUIRED SIDE YARD:** 1.2 metres (3.94 feet)"
3. All other provisions of By-law 313-96, as amended, not inconsistent with the foregoing, shall continue to apply to the lands shown on Schedule "A" attached hereto.

4. 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.
5. Schedule "A" attached to By-law XX-19 is declared to form a part of this by-law.

Passed this                      day of XX, 2019.

---

Dave Barrow  
Mayor

---

Stephen M.A. Huycke  
City Clerk

File: D02-18030 (JL)

# **The Corporation of the City of Richmond Hill**

## **Explanatory Note to By-law XX-19**

By-law XX-19 affects the lands described as Lot 6, Plan 558 and Part of Lot 3, Plan 163, municipally known as 99 and 105 Douglas Road.

By-law 1703, as amended, of the former Township of Whitchurch, zones the subject lands "Third Density Residential (R3) Zone".

By-law XX-19 will have the effect of rezoning the subject lands to "Single Detached Six (R6) Zone" under By-law 313-96, as amended, in order to facilitate the future creation of one (1) additional building lot, and to implement site-specific development standards for the future construction of three (3) single detached dwellings.

DOUGLAS ROAD



# SCHEDULE "A"

## TO BY-LAW XX-19

This is Schedule "A" to By-Law  
XX-19 passed by the Council  
of The Corporation of the  
City of Richmond Hill on the  
Day of , 2019

Dave Barrow  
Mayor

Stephen M.A.Huycke  
City Clerk

AREA SUBJECT TO THIS BY-LAW

2\_18030A.DGN  
JL/SS