

Appendix “B”

The Corporation of the Town of Richmond Hill

By-law 103-17

A By-law to Amend By-law 313-96, as amended,
of the Corporation of the Town of
Richmond Hill and By-law 986, as amended,
of the former Township of King

Whereas the Council of The Corporation of the Town of Richmond Hill at its Meeting of _____, _____, 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 986, as amended, of the former Township of King (“By-law 986”) be and hereby is further amended by removing those lands shown on Schedule “A” to this By-law 103-17 (the “Lands”) and any provisions of By-law 986, 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 Town of Richmond Hill (“By-law 313-96”) be and is hereby 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 Four (R4) Zone” under By-law 313-96; and,
 - c) by adding the following to Section 7 – EXCEPTIONS:

“7.180

Notwithstanding any other inconsistent or conflicting provision of By-law 313-96, as amended, of the Corporation, the following special provisions shall apply to the lands zoned “Single Detached Four (R4) Zone” and more particularly shown as “R4” on Schedule “A” to By-law 103-17 and denoted by a bracketed number (7.180):

- i) Minimum Lot Area (Corner Lot): 460 square metres (4,951.40 square feet)
- ii) Minimum Lot Area (Interior Lot): 360 square metres (3,875.01 square feet)
- iii) Maximum Lot Coverage: 43%”

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 103-17 is declared to form a part of this by-law.

Passed this day of , 2017.

Dave Barrow
Mayor

Stephen M.A. Huycke
Town Clerk

The Corporation of the Town of Richmond Hill

Explanatory Note to By-law 103-17

By-law 103-17 affects lands described as Lots 476, 479 and 480, Plan 133.

The lands are under the provisions of By-law 986 of the former Township of King, as amended.

By-law 103-17 will have the effect of rezoning the subject lands to “Single Detached Four (R4) Zone” under By-law 313-96, as amended, with site specific development standards to facilitate the future creation of three (3) new building lots for single detached dwellings. Permitted uses within the “Single Detached Four (R4) Zone” include a single detached dwelling, home occupation, private home daycare, and group home.