

**Amendment 19  
to the Richmond Hill  
Official Plan**

**Richmond Hill Official Plan  
Official Plan Amendment 19**

The attached schedule and explanatory text constitute Amendment No. 19 to the City of Richmond Hill Official Plan.

This amendment was approved by the Local Planning Appeal Tribunal in accordance with Sections 17 and 22 of the *Planning Act* on the \_\_\_\_ day of \_\_\_\_\_, 2020.

**Part One - The Preamble** is not a part of the Amendment.

**Part Two - The Amendment**, consisting of text and maps, constitutes Amendment 19 to the Richmond Hill Official Plan.

## **Part One – The Preamble**

### **1.1 Purpose**

The purpose of this Amendment to the Richmond Hill Official Plan is to permit a six storey residential building on the subject lands, as described below.

### **1.2 Location**

The lands affected by this Amendment are legally described as Part of Lot 13, Plan 202 (Municipal Address: 13042 Yonge Street). The lands are located on the west Side of Yonge Street, north of King Road, south of Aubrey Avenue, and are shown on Schedule “1” attached hereto.

### **1.3 Basis**

The proposed amendment is considered appropriate in accordance with the reasons provided by the Local Planning Appeal Tribunal in its Decision dated \_\_\_\_\_ (Case No. PL171396).

## Part Two - The Amendment

### 2.1 Introduction

All of this part of the document entitled **Part Two – The Amendment**, consisting of the following text and the attached schedule designated as Schedule “1”, constitute Amendment 19 to the Richmond Hill Official Plan.

### 2.2 Details of the Amendment

The Richmond Hill Official Plan is amended as follows:

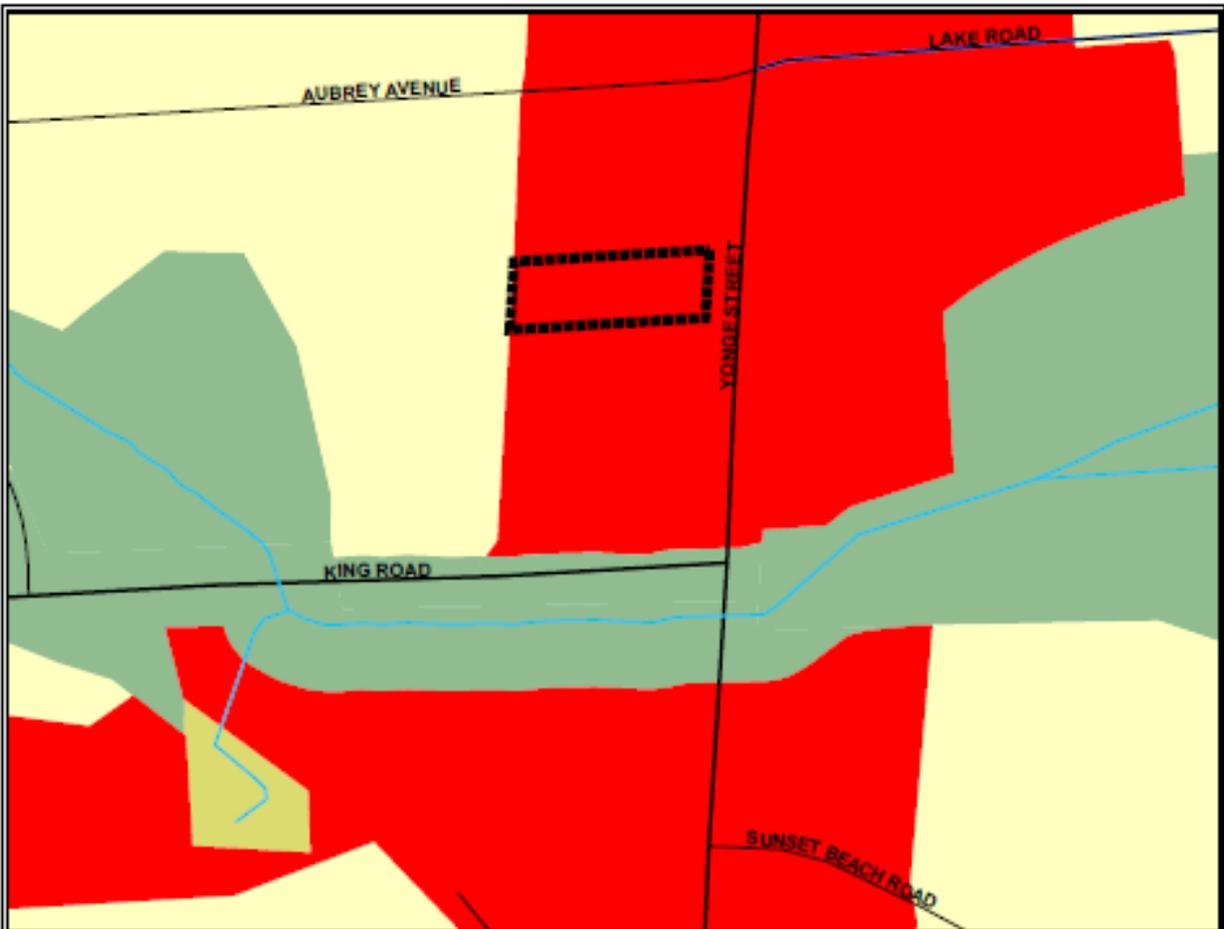
2.2.1 That **Schedule A11** (Exceptions) to the Richmond Hill Official Plan be amended to identify the subject lands as Exception Area Number 28, as shown on Schedule “1” attached.

2.2.2 By adding the following to Chapter 6 (Exceptions):

“6.28

Notwithstanding any other provision of this Plan to the contrary, in accordance with Local Planning Appeal Tribunal Decision dated \_\_\_\_\_ (Case No. PL171396) for the lands known as Part of Lot 13, Plan 202 (Municipal Address: 13042 Yonge Street) and shown as Exception Area Number 28 on **Schedule A11** (Exceptions) to this Plan, the following shall apply:

- a. It is intended that the subject lands be developed in the form of a mid-rise, medium density residential building;
- b. The maximum density permitted on the subject lands shall be 2.46 FSI (Floor Space Index); and,
- c. The maximum building height permitted on the subject lands shall be 6 storeys.”



**AMENDMENT No. 19 TO THE  
 OFFICIAL PLAN OF THE RICHMOND HILL PLANNING AREA  
 SCHEDULE 1  
 LAND USE PLAN**

**NOTE: THIS SCHEDULE FORMS PART OF AMENDMENT No. 19 TO THE  
 OFFICIAL PLAN OF THE RICHMOND HILL PLANNING AREA  
 AND MUST BE READ IN CONJUNCTION WITH THE WRITTEN TEXT**

**LEGEND**



Area affected by this amendment



Natural Core



Natural Linkage



Oak Ridges Local Centre



Neighbourhood

