

Appendix	B
SRPRS	20.114
File(s)	D02-19009

# The Corporation of the City of Richmond Hill

## By-law 107-20

A By-law to Amend By-law 2523, as amended, of

The Corporation of the former Township of Vaughan

Whereas the Council of The Corporation of the City of Richmond Hill (the "Corporation") at its Meeting of \_\_\_\_\_, 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 2523, as amended, of the former Township of Vaughan ("By-Law 2523"), be and hereby is further amended by:
  - a) by adding the following to Section 7 - Exceptions

"RH 193

Notwithstanding any inconsistent or conflicting provisions of By-Law 2523 of the Corporation, as amended, the following special provisions shall apply to the lands zoned "Third Density Residential (R3) Zone" and more particularly shown as "R3" on Schedule "A" to By-law 107-20 and denoted by a bracketed number (RH 193):

- i) A **BUSINESS AND PROFESSIONAL USE** use shall be permitted;
- ii) Requirements found in Schedule "A" to By-law 2523 for Residential uses in the "Third Density Residential (R3) Zone" shall apply to the use permitted under Subsection (i) to this by-law;
- iii) Minimum number of **PARKING SPACES** to be provided by the use permitted under Subsection (i) of By-law (107-20):
  - a) 2.0 **PARKING SPACES** per 100 square metres of **GROSS FLOOR AREA**
- iv) A maximum of two (2) **PARKING SPACES** shall be permitted within the property's **FRONT YARD** area;
- v) Section 5.15 (f) of By-law 2523 shall not apply;
- vi) Section 5.15 (k) (iii) of By-law 2523 shall not apply;
- vii) The maximum **GROSS FLOOR AREA** occupied by the use permitted under Subsection (i) of By-law (107-20) shall not exceed 185 square metres (1,991 square feet); and,
- viii) The maximum **GROSS FLOOR AREA** occupied by the use permitted under Subsection (i) of By-law (107-20) shall not include any area in the basement or garage used for storage.

- b) Exception RH 193 shall remain in effect for three (3) years from the day of the passing of By-law No. 107-20.
2. All other provisions of By-law 2523 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 107-20 is declared to form a part of this by-law.

Passed this            day of            .

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Dave Barrow  
Mayor

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Stephen M.A. Huycke  
City Clerk

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

## **Explanatory Note to By-Law 107-20**

By-law 107-20 affects the lands described as Part of Lot 1, Plan 3403, municipally known as 2A Roosevelt Drive.

The lands are under the provisions of By-law 2523 of the former Township of Vaughan, as amended.

The by-law would have the effect of permitting a Business and Professional Office use on the subject lands within the area identified on Schedule "A" to the by-law for up to a period of three years from the enactment of the by-law. In addition to the preceding, the by-law would establish site-specific development standards on the subject lands, also up to a period of three years from the enactment of the by-law, in order to facilitate the Business and Professional Office within the existing residential dwelling and the associated proposed parking area.

# SCHEDULE "A"

TO BY-LAW 107-20

This is Schedule "A" to By-Law 107-20 passed by the Council of The Corporation of the City of Richmond Hill on the \_\_\_\_\_ Day of \_\_\_\_\_, 2020.

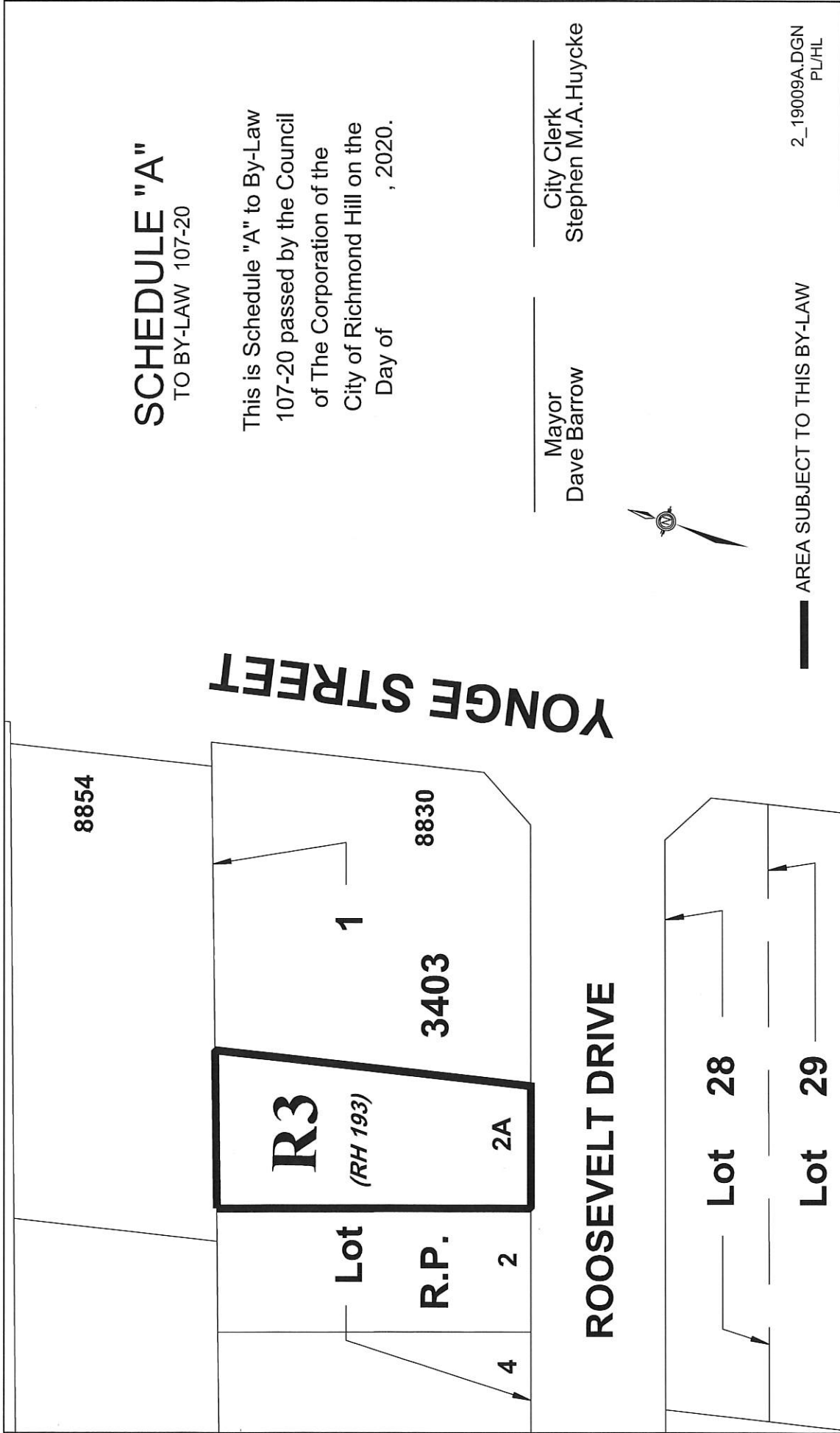
Mayor  
Dave Barrow

City Clerk  
Stephen M.A.Huycke



— AREA SUBJECT TO THIS BY-LAW

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