

The Corporation of the City of Richmond Hill

By-law 41-21

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

The Corporation of the City of Richmond Hill

Whereas the Council of The Corporation of the City of Richmond Hill (the "Corporation") at its Meeting of October 13, 2021, directed that this by-law be brought forward to Council for its consideration;

The Council of the Corporation enacts as follows:

1. That By-law 66-71, as amended, of the Corporation ("By-law 66-71") be and hereby is further amended adding the following to Section 11 – SPECIAL PROVISIONS:

"11.156

Notwithstanding any inconsistent or conflicting provisions of By-law 66-71 of the Corporation, as amended, the following special provisions shall apply to the lands zoned "Residential Second Density (R2) Zone" and more particularly shown as "R2" on Schedule "A" to By-law 41-21 and denoted by a bracketed number (11.156):

 - i) Minimum Lot Area (Interior): 393.0 square metres (4,230.2 square feet)
 - ii) Minimum Lot Area (Corner): 420.0 square metres (4,520.8 square feet)
 - iii) Minimum Lot Frontage (Interior): 13.0 metres (42.65 feet)
 - iv) Minimum Lot Frontage (Corner): 14.2 metres (46.59 feet)"
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 41-21 is declared to form a part of this by-law.

Passed this day of , 2021.

Joe DiPaola
Acting Mayor

Stephen M.A. Huycke
City Clerk

The Corporation of the City of Richmond Hill

Explanatory Note to By-law 41-21

By-law 41-21 affects the lands described as Lots 1 and 2, Plan 4635, municipally known as 274 Kerrybrook Drive and 282 Richmond Street.

By-law 66-71, as amended, of the Corporation of the City of Richmond Hill, zones the subject lands “Residential Second Density (R2) Zone”. The “R2” Zone permits a single detached dwelling.

By-law 41-21 will have the effect of implementing site specific development standards within the current “R2” Zone in order to facilitate the severance of the subject lands into three lots for single detached residential purposes.

DRAFT



SCHEDULE " A "

TO BY-LAW NO. 41-21

This is Schedule "A" to By-Law 41-21 passed by the Council of the Corporation of the City of Richmond Hill on the ___th day of ____, 2021

Joe DiPaola Stephen M.A. Huycke
Acting Mayor City Clerk

☐ AREA SUBJECT TO THIS BYLAW

