

## The Corporation of the City of Richmond Hill

### By-law 152-21

A By-law to Amend By-law 313-96, 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 November 24, 2021, 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 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 rezoning those lands shown on Schedule "A" to this By-law 152-21 (the "Lands") from "Single Detached Four (R4) Zone" to "Semi-Detached One (RD1) Zone" under By-law 313-96, as amended; and,
  - b) by adding the following to Section 7 – Exceptions  
"7.239  
Notwithstanding any inconsistent or conflicting provisions of By-law 313-96 of the Corporation, as amended, the following special provisions shall apply to the lands zoned "Semi-Detached One (RD1) Zone" and more particularly shown as "RD1" on Schedule "A" to By-law 152-21 and denoted by a bracketed number (7.239):
    - i) Minimum Lot Frontage: 13.7 metres (44.95 feet)"
2. 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.
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 152-21 is declared to form a part of this by-law.

Passed this 24<sup>th</sup> day of November, 2021.

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Joe DiPaola  
Acting Mayor

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Stephen M.A. Huycke  
City Clerk

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

### **Explanatory Note to By-law 152-21**

By-law 152-21 affects the lands described as Part of Lots 157 and 158, Plan 202, municipally known as 22 Elm Grove Avenue.

By-law 313-96, as amended, presently zones the subject lands “Single Detached Four (R4) Zone” which permits a single detached dwelling.

By-law 152-21 will have the effect of rezoning the subject lands to “Semi-Detached One (RD1) Zone” under By-law 313-96, as amended, with a site specific provision to facilitate the construction of two semi-detached dwelling units.

DRAFT



## SCHEDULE " A "

### TO BY-LAW NO. 152-21

This is Schedule "A" to By-Law 152-21 passed by the Council of the Corporation of the City of Richmond Hill on the 24th day of November, 2021

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Joe DiPaola  
Acting Mayor

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Stephen M.A. Huycke  
City Clerk

 AREA SUBJECT TO THIS BYLAW

