

The Corporation of the City of Richmond Hill

By-law 122-23

A By-law to Amend By-law 146-76 of The Corporation of the City of Richmond Hill and By-law 1275, as amended of the former Township of King

Whereas the Council of The Corporation of the City of Richmond Hill (the "Corporation") at its Meeting of _____, 2023, directed that this By-law be brought forward to Council for its consideration;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF RICHMOND HILL ENACTS AS FOLLOWS:

1. That By-law 1275, as amended, of the Corporation of the City of Richmond Hill is hereby further amended as follows:
 - a) That Paragraph 1(c) of By-law 146-76, as amended, of the Corporation of the City of Richmond Hill, shall not apply to the lands shown on Schedule "A" to By-law 122-23; and,
 - b) By rezoning a portion of the Lands from "Residential Urban (RU) Zone" to "Open Space (O) Zone" under By-law 1275, as amended, as shown on Schedule "A" of this By-law 122-23.
2. All other provisions of By-law 1275, as amended, of the former Township of King, not inconsistent with the foregoing, shall continue to apply to the lands shown on Schedule "A" attached hereto.
3. Schedule "A" attached to By-law 122-23 is declared to form a part of this by-law.

Passed this ____ day of _____, 2023.

David West
Mayor

Stephen M.A. Huycke
City Clerk

The Corporation of the City of Richmond Hill

Explanatory Note to By-law 122-23

By-law 122-23 affects the lands described as Lot 215, Registered Plan M-37, municipally known as 52 Beaufort Hills Road.

By-law 1275, as amended, presently zones the subject lands "Residential Urban (RU) Zone". By-law 146-76 amended By-law 1275 by adding a paragraph to Section 9 of By-law 1275, as amended, which states "notwithstanding the provisions of Section 3 respecting minimum lot frontage and size of building lot and ground floor area, the minimum lot frontage and lot area required for each lot shown on Schedules 'B' and 'B.1' to By-law 146-76 of The Corporation of the City of Richmond Hill shall be that shown for the lot on the said Schedule and no dwelling shall be erected on any such lot with a ground floor area of less than 1,250 square feet."

By-law 122-23 further amends the By-laws and exempts the subject lands shown on Schedule "A" to this By-law from the above-mentioned paragraph to permit a future severance on the subject property to create one new residential lot.

By-law 122-23 also rezones a portion of the subject lands to "Open Space (O) Zone" under By-law 1275, as amended, to prevent the construction of buildings or structures so as to protect a mature treed area.

SCHEDULE " A "

TO BY-LAW NO. 122-23

This is Schedule "A" to By-Law
passed by the Council
of the Corporation of the
City of Richmond Hill on the

David West
Mayor

Stephen M.A. Huycke
City Clerk

 AREA SUBJECT TO THIS BYLAW

