

The Corporation of the City of Richmond Hill

By-law __ -24

A By-law to Amend By-law 184-87, 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 _____, 2024 directed that this By-law be brought forward to Council for its consideration;

The Council of The Corporation I enact as follows:

1. That By-law 184-87, as amended, of The Corporation ("By-law 184-87") be and hereby is further amended as follows:

a) by adding the following to Section 11 – Exceptions

"11. __

Notwithstanding any other Provisions of Section 10 of By-law 184-87 of the Corporation, as amended, the following special provisions shall apply to the lands zoned "High Performance Industrial (M1) Zone" and more particularly shown as "M1" on Schedule "A" to By-law __ - 24:

- i. In addition to the permitted uses within Section 10, a **Recreational Use** (multi-purpose recreational building and sports field) shall be permitted on the Subject Site.
- ii. To permit a **Minimum Front Yard** setback of 6.00m.
- iii. To permit a **Minimum Side Yard** setback of 4.20m.
- iv. The minimum parking rate on the Subject Site shall be 0.
- v. For the purposes of Section 11. __, Section 10.2 (3) to By-law 184-87, as amended, shall not apply.

Notwithstanding any other Provisions of Section 10 of By-law 184-87 of the Corporation, as amended, the following special provisions shall apply to the lands zoned "High Performance Commercial Industrial (MC-1) Zone" and more particularly shown as "MC-1" on Schedule "A" to By-law __ - 24:

- i. In addition to the permitted uses within Section 10, a **Private School** shall be permitted on the Subject Site.

2. All other provisions of By-law 184-87, as amended, not consistent with the provisions set out in this By-law __ - 24 shall continue to apply to the Subject Site. Where a conflict or inconsistency exists, the provisions set out in this By-law __ - 24 shall prevail.

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 ___-24 is declared to form part of this By-law.

Passed this ___ day of _____, 2024

David West
Mayor

Stephen M.A. Huycke
City Clerk

THE CORPORATION OF THE CITY OF RICHMOND HILL

EXPLANATORY NOTE TO BY-LAW NO. ___-24

By-law No. ___-24 affects the Subject Site known as, Part of Lots 39, 40, 45 and 46, Plan 2766, municipally known as 93 Edward Avenue and 500 Elgin Mills Road East.

The lands are currently zoned “High Performance Industrial (M1) Zone” and “High Performance Commercial Industrial (MC-1) Zone” under By-law 184-87 of the Corporation of the City of Richmond Hill, as amended.

The By-law would have the effect of rezoning the subject site to “High Performance Industrial (M1) Zone” and “High Performance Commercial Industrial (MC-1) Zone” with site specific development standards to facilitate the development of a recreational purpose building and outdoor sports field associated with existing private school.

SCHEDULE "A"

TO BY-LAW NO. _____ 24

This is Schedule "A" to By-law
No. _____ passed by the
Council of the Corporation of the
City of Richmond Hill on the
____ Day of _____, 2024

Mayor Clerk

EDWARD AVENUE

ROSE BRANCH DRIVE

"M1"
(11.XX)

"MC-1"
(11.XX)"



NTS

————— Area Subject to this By-Law