



Council Public Meeting

Wednesday, February 20, 2019

Concerning a Proposed Zoning By-law Amendment

A Public Meeting is scheduled for Wednesday, February 20, 2019 at 7:30 PM in the Council Chambers of the Municipal Offices, 225 East Beaver Creek Road, to notify the public and receive comments on the following application that have been received by the Town.

Inquiries Refer To:

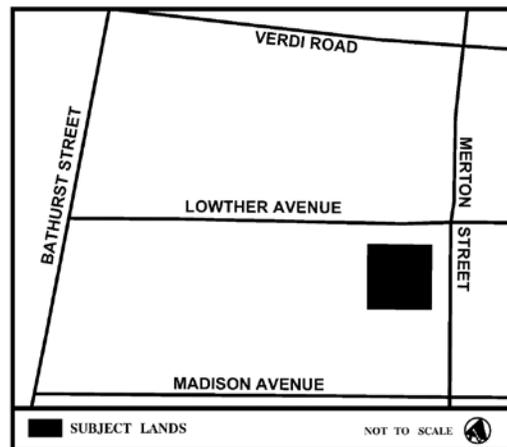
Town File: D02-18016

Town Planner: Sarah Mowder, Planner I – Subdivisions

Telephone: 905-771-5475

Email: sarah.mowder@richmondhill.ca

A request has been received from **Anix Development Inc.** to amend the Zoning By-law for lands described as Lots 981 to 984, Plan 133 and municipally known as 0 Lowther Avenue. The subject lands have a frontage of 30.48 metres (100 feet) along Lowther Avenue and a lot area of 465.28 square metres (0.11 acres). The Zoning By-law Amendment application seeks to remove the lands from By-law 986 and rezone the subject lands to “Semi-Detached One (RD1) Zone” under By-law 313-96, as amended, with site specific provisions to facilitate future land consolidation and severances for the construction of four (4) semi-detached dwelling units on the subject lands.



Lands Containing Seven (7) or More Residential Units: A copy of this notice must be posted by the owner of any land that contains seven (7) or more residential units in a location that is visible to all of the residents.

Any person may attend the meeting and/or make written or verbal representation either in support of or in opposition to the proposed Zoning By-law Amendment and draft Plan of Subdivision. Written comments by any person unable to attend the meeting should be made in person, or by mail to the Town Clerk, The Corporation of the Town of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario, L4B 3P4, or fax to 905-771-2502, or by email to clerks@richmondhill.ca and is to be received no later than 12:00 noon on Wednesday, February 20, 2019. Please ensure that you include your name and address so that you may be contacted if necessary.

Zoning By-law Amendment Appeal: If a person or public body would otherwise have an ability to appeal the decision of the Council of the Town of Richmond Hill to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at the public meeting or make written submissions to the Town of Richmond Hill before the proposed Zoning By-law is passed, the person or public body is not entitled to appeal the decision of Town Council. If a person or public body does not make oral submissions at the public meeting or make written submissions to the Town of Richmond Hill before the proposed Zoning By-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the passing or refusal of the proposed Zoning By-law Amendment, you must make a written request to the Town Clerk, The Corporation of the Town of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario L4B 3P4 or by e-mail at clerks@richmondhill.ca.

Notice of Collection: Personal information is collected under the authority of the *Planning Act*, R.S.O. 1990, c. P.13 and may be contained in an appendix of a staff report, published in the meeting agenda, delegation list and/or the minutes of the public meeting and made part of the public record. The Town collects this information in order to make informed decisions on the relevant issues and to notify interested parties of Council's decisions. It may also be used to serve notice of a Local Planning Appeal Tribunal hearing. Names and addresses contained in submitted letters and other information will be available to the public, unless the individual expressly requests the Town to remove their personal information when submitting their written comments. The disclosure of this information is governed by the *Municipal Freedom of Information and Protection of Privacy Act*, R.S.O. 1990, c.M.56. Questions about this collection and disclosure should be directed to the Office of the Clerk at 905-771-8800 or by e-mail at clerks@richmondhill.ca.

Additional Information: For more information about this matter, including information about appeal rights, please contact the Office of the Clerk at 905-771-8800 or by e-mail at clerks@richmondhill.ca.

Questions about the information and recommendations contained in the proposed Zoning By-law Amendment Staff Report should be directed to the Planning & Regulatory Services Department by calling 905-771-8910 between 8:30 AM and 4:30 PM. You can pick up the Staff Report at the Office of the Clerk, located on the Ground Floor of the Municipal Offices, on Wednesday, February 13, 2019 after 3 PM. The Staff Report will also be available on RichmondHill.ca. To find it, select the Calendar and click on the relevant meeting for a list of items.

Town of Richmond Hill
225 East Beaver Creek Road
Richmond Hill, Ontario L4B 3P4
Telephone: 905-771-8800
Fax: 905-771-2502
E-mail: clerks@richmondhill.ca

Stephen M.A. Huycke, Town Clerk

Dated this 24th day of January, 2019



Council Public Meeting

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A Public Meeting is scheduled for Wednesday, February 20, 2019 at 7:30 PM in the Council Chambers of the Municipal Offices, 225 East Beaver Creek Road, to notify the public and receive comments on the following application that has been received by the Town.

Inquiries Refer To:

Town File: D02-18011 (Related Files D06-18022 and D06-18023)

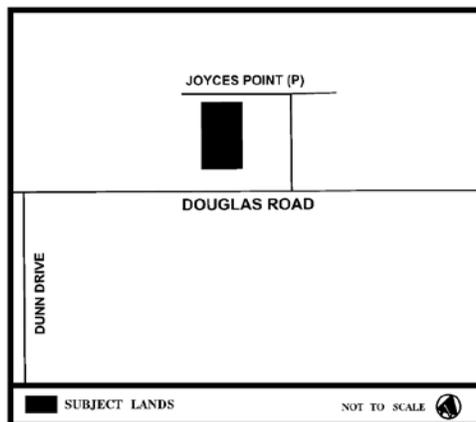
Town Planner: Sarah Mowder, Planner I – Subdivisions

Telephone: 905-771-5475

Email: sarah.mowder@richmondhill.ca

A request has been received from **Weilu He** to amend the Zoning By-law for lands described as Part of Lot 9, Plan 163, and municipally known as 262 Douglas Road. The subject lands have a frontage of 18.59 metres (60.99 feet) along Douglas Road and Joyces Point Road, and a lot area of 566.62 square metres (0.14 acres).

The Zoning By-law Amendment application proposes to rezone the lands from “Residential Third Density (R3) Zone” under By-law 1703, as amended, to the “Semi-Detached One (RD1) Zone” under By-law 313-96, as amended, with site specific provisions to facilitate a future severance and the construction of two (2) single detached dwellings on the subject lands.



Lands Containing Seven (7) or More Residential Units: A copy of this notice must be posted by the owner of any land that contains seven (7) or more residential units in a location that is visible to all of the residents.

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Zoning By-law Amendment Appeal: If a person or public body would otherwise have an ability to appeal the decision of the Council of the Town of Richmond Hill to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at the public meeting or make written submissions to the Town of Richmond Hill before the proposed Zoning By-law is passed, the person or public body is not entitled to appeal the decision of Town Council. If a person or public body does not make oral submissions at the public meeting or make written submissions to the Town of Richmond Hill before the proposed Zoning By-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the passing or refusal of the proposed Zoning By-law Amendment, you must make a written request to the Town Clerk, The Corporation of the Town of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario L4B 3P4 or by e-mail at clerks@richmondhill.ca.

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Additional Information: For more information about this matter, including information about appeal rights, contact the Office of the Clerk at 905-771-8800 or by e-mail at clerks@richmondhill.ca.

Questions about the information and recommendations contained in the proposed Zoning By-law Amendment Staff Report should be directed to the Planning & Regulatory Services Department by calling 905-771-8910 between 8:30 AM and 4:30 PM. You can pick up the Staff Report at the Office of the Clerk, located on the Ground Floor of the Municipal Offices, on Wednesday, February 13, 2019 after 3 PM. The Staff Report will also be available on RichmondHill.ca. To find it, select the Calendar and click on the relevant meeting for a list of items.

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Telephone: 905-771-8800
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E-mail: clerks@richmondhill.ca

Stephen M.A. Huycke, Town Clerk
Dated this 24th day of January, 2019



Council Public Meeting

Wednesday, February 20, 2019

Concerning a Proposed Zoning By-law Amendment and Draft Plan of Subdivision

A Public Meeting is scheduled for Wednesday, February 20, 2019 at 7:30 PM in the Council Chambers of the Municipal Offices, 225 East Beaver Creek Road, to notify the public and receive comments on the following applications that have been received by the Town.

Inquiries Refer To:

Town File: D02-18014 and D03-18007

Town Planner: Jeff Healey, Senior Planner- Subdivisions

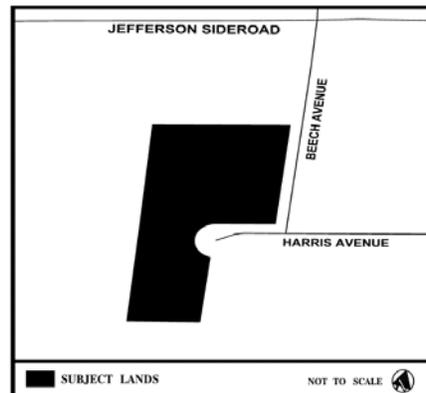
Telephone: 905-747-6452

Email: jeff.healey@richmondhill.ca

A request has been received from **Jefferson Heights Estates Ltd.** to amend the Zoning By-law and for approval of a draft Plan of Subdivision for lands described as Lots 54 to 56 and Part of Lot 57, Registered Plan 1916, and Lot 1, Plan 65M-2071, and municipally known as 12, 24 and 36 Beech Avenue and 319 Harris Avenue.

The Zoning By-law Amendment application proposes to amend Zoning By-law 128-04, as amended, by rezoning the subject lands from "Urban (UR) Zone" to "Semi-Detached One (RD1) Zone", "Multiple Residential One (RM1) Zone" and "Open Space (O) Zone" under By-law 235-97, as amended to facilitate a medium density residential development comprised of 14 semi-detached dwelling units, 38 townhouse dwelling units and a condominium road.

The draft Plan of Subdivision application proposes the creation of residential lots and blocks and an open space block to facilitate the applicant's development proposal.



Lands Containing Seven (7) or More Residential Units: A copy of this notice must be posted by the owner of any land that contains seven (7) or more residential units in a location that is visible to all of the residents.

Any person may attend the meeting and/or make written or verbal representation either in support of or in opposition to the proposed Zoning By-law Amendment and draft Plan of Subdivision. Written comments by any person unable to attend the meeting should be made in person, or by mail to the Town Clerk, The Corporation of the Town of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario, L4B 3P4, or fax to 905-771-2502, or by email to

clerks@richmondhill.ca and is to be received no later than 12:00 noon on Wednesday, February 20, 2019. Please ensure that you include your name and address so that you may be contacted if necessary.

Zoning By-law Amendment and Proposed Draft Plan of Subdivision: If a person or public body would otherwise have an ability to appeal the decision of the Council of the Town of Richmond Hill to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at the public meeting or make written submissions to the Town of Richmond Hill before the proposed Zoning By-law is passed, or in respect of the proposed plan of subdivision before the approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body is not entitled to appeal the decision of the Town of Richmond Hill to the Local Planning Appeal Tribunal.

If a person or public body does not make oral submissions at the public meeting or make written submissions to the Town of Richmond Hill before the proposed Zoning By-law is passed, or in respect of the proposed plan of subdivision before the approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the passing or refusal of the proposed Zoning By-law Amendment and/or the decision of the Council of the Town of Richmond Hill in respect of the proposed draft plan of subdivision, you must make a written request to the Town Clerk, The Corporation of the Town of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario L4B 3P4 or by e-mail at clerks@richmondhill.ca.

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Additional Information: For more information about this matter, including information about preserving your appeal rights, please contact the Office of the Clerk at 905-771-8800 or by e-mail at clerks@richmondhill.ca.

Questions about the information and recommendations contained in the proposed Zoning By-law Amendment and Draft Plan of Subdivision Staff Reports should be directed to the Planning & Regulatory Services Department by calling 905-771-8910 between 8:30 AM and 4:30 PM. You can pick up the Staff Reports at the Office of the Clerk, located on the Ground Floor of the Municipal Offices, on Wednesday, February 13, 2019 after 3 PM. The Staff Reports will also be available on RichmondHill.ca. To find them, select the Calendar and click on the relevant meeting for a list of items.

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Stephen M.A. Huycke, Town Clerk
Dated this 24th day of January, 2019



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Wednesday, February 20, 2019

Concerning Proposed Zoning By-law Amendments & Draft Plans of Subdivision

A Public Meeting is scheduled for Wednesday, February 20, 2019 at 7:30 PM in the Council Chambers of the Municipal Offices, 225 East Beaver Creek Road, to notify the public and receive comments on the following applications that have been received by the Town.

Inquiries Refer To:

Town Files: D02-18021 and D03-18010 (Related Files D05-18004 and D06-18036)

Town Planner: Amanda Dunn, Planner II – Site Plans

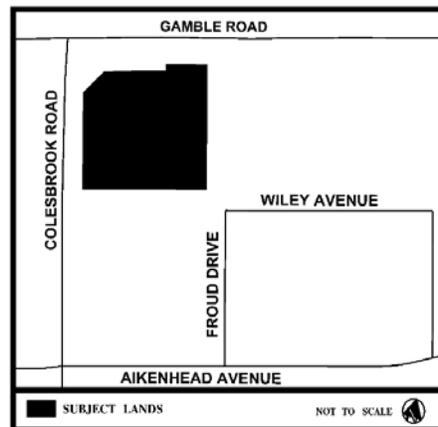
Telephone: 905-747-6480

Email: amanda.dunn@richmondhill.ca

A request has been received from **2539144 Ontario Inc.** to amend the Zoning By-law and for approval of a draft Plan of Subdivision for lands described as Part of Lot 13, Plan 4667 and municipally known as 15 Colesbrook Road. The subject lands are located on the southeast corner of Gamble Road and Colesbrook Road, and have a total lot area of approximately 0.42 hectares (1.03 acres).

The Zoning By-law Amendment application proposes to rezone the subject lands from Single Detached Four (R4) Zone to Multiple Residential One (RM1) Zone under Zoning By-law 190-87, as amended, with site specific provisions, to permit a medium density residential development comprised of 18 townhouse dwelling units serviced by a private laneway.

The draft Plan of Subdivision application proposes to create a residential development block to facilitate the development proposal.



Lands Containing Seven (7) or More Residential Units: A copy of this notice must be posted by the owner of any land that contains seven (7) or more residential units in a location that is visible to all of the residents.

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Stephen M.A. Huycke, Town Clerk
Dated this 24th day of January, 2019