



Council Public Meeting

Wednesday, June 17, 2020

Concerning a Proposed Official Plan Amendment and Zoning By-law Amendment

A Public Meeting is scheduled for Wednesday, June 17, 2020 at 7:30 PM to notify the public and receive comments on the following applications that have been received by the City. In support of the efforts of our public health partners and the Province of Ontario to stop the spread of COVID-19, the meeting will be held using electronic video conference technology. Details on how you can participate in the meeting are included in this notice. You can also view the livestream of the meeting at RichmondHill.ca/CouncilMeetings.

Inquiries Refer To:

City Files: D01-20002 and D02-20007

City Planner: Doris Cheng, Senior Planner – Site Plans

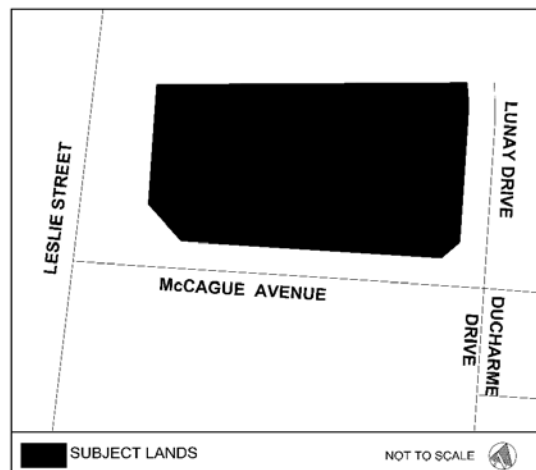
Telephone: 905-771-5563

Email: doris.cheng@richmondhill.ca

A request has been received from **Leslie Elgin Developments Inc.** to amend the Official Plan and Zoning By-law for lands described as Block 284, Plan 65M-4571 and municipally known as 0 McCague Avenue. The subject lands have a frontage of approximately 57 metres (187 feet) along Leslie Street, approximately 125 metres (410 feet) along McCague Avenue, and a total area of 0.958 hectares (2.37 acres).

The Official Plan Amendment application proposes to delete Policies 9.6.3.2 (b) and (j) from the North Leslie Secondary Plan in their entirety to permit stand-alone residential uses on the subject lands.

The Zoning By-law Amendment application proposes to rezone the subject lands from “Mixed Use Three (MU3) Zone” to “Mixed Use One (MU1) Zone” under Zoning By-law 55-15, as amended, with site specific provisions to permit a medium density residential development comprised of 19 live-work and 16 back-to-back townhouse dwelling units on a private condominium road on the subject lands. The development proposal includes a total of 117 parking spaces and a site density of 41.77 units per hectare.



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, subject to the below notice regarding the Covid-19 Emergency, may attend the meeting and/or make written or verbal representation either in support of or in opposition to the proposed Official Plan Amendment and Zoning By-law Amendment. Written comments by any person unable to attend the meeting should be made by email to clerks@richmondhill.ca, or by mail to the City Clerk, The Corporation of the City of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario, L4B 3P4, or fax to 905-771-2502, and is to be received no later than 12:00 p.m. (noon) on Wednesday, June 17, 2020. Please ensure that you include your name and address so that you may be contacted if necessary.

COVID-19 Emergency: During the COVID-19 Declaration of Emergency (declared by the Province of Ontario and the City of Richmond Hill under the provisions Section 7.0.1 and Section 4(1) of the *Emergency Management and Civil Protection Act*, R.S.O. 1990, c.E.9, respectively) the City of Richmond Hill Council is holding electronic meetings, and in-person meeting attendance is restricted to electronic attendance only. Any person, who wishes to make a verbal presentation is required to do so electronically via the internet or telephone, and is required to register with the Office of the Clerk by 12:00 p.m. (noon) on the date of the meeting. Registrations can be submitted by email to clerks@richmondhill.ca. The Clerk will provide any such person with instructions on how to make their electronic delegation. Notwithstanding the foregoing, in the event that the City of Richmond Hill declares the COVID-19 Emergency terminated prior to the scheduled June 17, 2022 public meeting, this meeting will be held in person in the Council Chambers of the Municipal Offices, 225 East Beaver Creek Road. Visit RichmondHill.ca/CouncilMeetings for updates in regards to City-held meetings including this matter.

Official Plan Amendment and 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 City 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 City of Richmond Hill before the proposed Official Plan is adopted and the proposed Zoning By-law is passed, the person or public body is not entitled to appeal the decision of the City 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 City of Richmond Hill before the proposed Official Plan Amendment is adopted and the 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 adoption, passing or refusal of the proposed Official Plan Amendment and/or Zoning By-law Amendment, you must make a written request to the City Clerk, The Corporation of the City 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 City 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 City to remove their personal information. 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 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 Official Plan Amendment and 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. The Staff Report will be available on Wednesday, June 10, 2020 after 3 PM. You can email the Office of the Clerk at clerks@richmondhill.ca for an electronic copy. It will also be available on RichmondHill.ca. To find it, select the Calendar and click on the relevant meeting for a list of items.

City 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, City Clerk

Dated this 28th day of May, 2020

Council Public Meeting

Wednesday, June 17, 2020

Concerning a Proposed Draft Plan of Subdivision

A Public Meeting is scheduled for Wednesday, June 17, 2020, at 7:30 PM to notify the public and receive comments on the following application that has been received by the City. In support of the efforts of our public health partners and the Province of Ontario to stop the spread of COVID-19, the meeting will be held using electronic video conference technology. Details on how you can participate in the meeting are included in this notice. You can also view the livestream of the meeting at RichmondHill.ca/CouncilMeetings.

Inquiries Refer To:

City File: D03-20003

Related City Files: D01-18008 and D02-16036

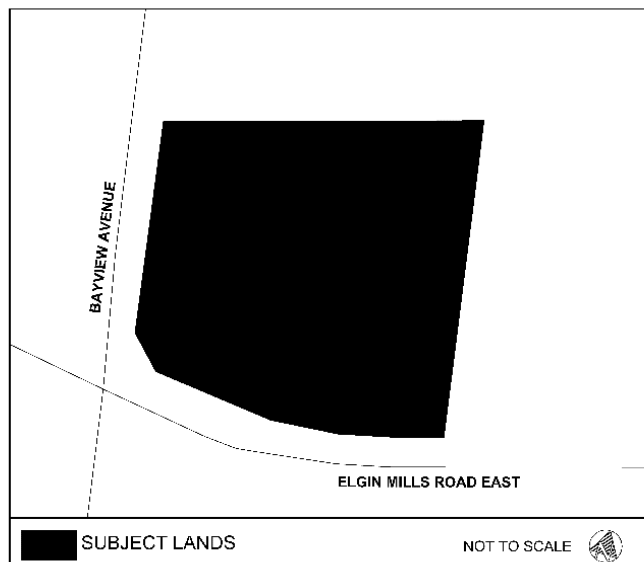
City Planner: Jeff Healey, Senior Planner - Subdivisions

Telephone: 905-747-6452

Email: jeff.healey@richmondhill.ca

A request has been received from **1430518 Ontario Limited** to approve a proposed draft Plan of Subdivision, for lands described as Part of Lot 26, Concession 2, E.Y.S. and municipally known as 0 Elgin Mills Road East. The subject lands have a frontage of approximately 196.88 metres (645.93 feet) along Elgin Mills Road East and 169.92 metres (557.48 feet) along Bayview Avenue, and a total area of 4.1 hectares (10.13 acres).

The draft Plan of Subdivision application proposes to create blocks for open space, mixed use and townhouse purposes, in support of a proposed mixed use residential/commercial development comprised of 472 apartment dwelling units, 48 common element condominium townhouse dwelling units and ground related commercial uses 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, subject to the below notice regarding the Covid-19 Emergency, may attend the meeting and/or make written or verbal representation either in support of, or in opposition to the proposed draft Plan of Subdivision. Written comments by any person unable to attend the meeting should be made by email to clerks@richmondhill.ca or by mail to the City Clerk, The Corporation of the City of Richmond Hill, 225 East Beaver Creek Road, Richmond Hill, Ontario, L4B 3P4, or fax to 905-771-2502, and is to be received no later than 12:00 p.m. (noon) on Wednesday, June 17, 2020. Please ensure that you include your name and address so that you may be contacted if necessary.

COVID-19 Emergency: During the COVID-19 Declaration of Emergency (declared by the Province of Ontario and the City of Richmond Hill under the provisions Section 7.0.1 and Section 4(1) of the *Emergency Management and Civil Protection Act*, R.S.O. 1990, c.E.9, respectively) the City of Richmond Hill Council is holding electronic meetings, and in-person meeting attendance is restricted to electronic attendance only. Any person, who wishes to make a verbal presentation is required to do so electronically via the internet or telephone, and is required to register with the Office of the Clerk by 12:00 p.m. (noon) on the date of the meeting. Registrations can be submitted by email to clerks@richmondhill.ca. The Clerk will provide any such person with instructions on how to make their electronic delegation. Notwithstanding the foregoing, in the event that the City of Richmond Hill declares the COVID-19 Emergency terminated prior to the scheduled June 17, 2022 public meeting, this meeting will be held in person in the Council Chambers of the Municipal Offices, 225 East Beaver Creek Road. Visit RichmondHill.ca/CouncilMeetings for updates in regards to City-held meetings including this matter.

Proposed Draft Plan of Subdivision Appeal: If a person or public body does not make oral submissions at the public meeting or make written submissions to the City of Richmond Hill 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 City 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 City of Richmond Hill 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 decision of the Council of the City of Richmond Hill in respect of the proposed plan of subdivision, you must make a written request to the City Clerk, The Corporation of the City 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 City 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 City to remove their personal information. 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 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 Draft Plan of Subdivision Staff Report should be directed to the Planning & Regulatory Services Department by calling 905-771-8910 between 8:30 AM and 4:30 PM. The Staff Report will be available on Wednesday, June 10, 2020 after 3 PM. You can email the Office of the Clerk at clerks@richmondhill.ca for an electronic copy. It will also be available on RichmondHill.ca. To find it, select the Calendar and click on the relevant meeting for a list of items.

City 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, City Clerk

Dated this 28th day of May, 2020