



By-law 2021-xx

A By-law to amend By-law 194-82, as amended

The Council of the Corporation of the City of Markham hereby enacts as follows:

- 1. That By-law 194-82, as amended, is hereby further amended as follows:
- 2. By adding the following subsections to Section 12 – EXCEPTIONS

Exception 12.14	Indrajit Chakraborty & Ujjaini Sircar	Parent Zone RRH
File ZA 19 126535	Southeast corner of 9 th Line and 14 th Avenue (LOT 5, CONCESSION 9) Part 1, Registered Plan 64R-2266	Amending By-law 0000-000
Notwithstanding any other provisions of By-law 194-82, as amended, the following provisions shall apply to the land shown on Schedule “A” attached to this By-law. All other provisions, unless specifically modified/amended by this section, continue to apply to the lands subject to this section.		
12.14.1 Special Zone Standards		
a)	Minimum LOT FRONTAGE : 26 m	
b)	Minimum LOT AREA : 1000 m2	
c)	Minimum FRONT YARD : 2.90 m	
d)	Minimum FLANKAGE YARD : 0.5 m	
e)	Maximum PRIVATE GARAGE width : 7.0 m	
f)	Minimum setback of a door used for vehicular access from a FRONT or FLANKAGE YARD: 5.8 m	
f)	The provisions of Section 4.5.1 (a) with respect to a minimum building SETBACK to 9 th Line Shall not apply	
h)	The provision of Section 4.6.1 with respect to LANDSCAPING ADJOINING STREETS OR HIGHWAYS shall not apply	
i)	Notwithstanding the provisions of section 6.2, ACCESSROY BUILIDNGS shall be located no closer than 1.2 metres from the nearest INTERIOR SIDE or REAR LOT LINE. This setback may be reduced to 1 metre where there a no doors or windows facing the LOT LINE.	

- 3. All other provisions of By-law 194-82, as amended, not inconsistent with the foregoing, shall continue to apply to the lands shown on Schedule “A” attached hereto.

Read a first, second and third time and passed on _____ , 2021

Kimberley Kitteringham
City Clerk

Frank Scarpitti
Mayor



EXPLANATORY NOTE

BY-LAW 2021-

A By-law to amend By-law 194-82, as amended
(to delete lands from the designated area of By-law 194-82)

Indrajit Chakraborty & Ujjaini Sircar

Southeast corner of 9th Line and 14th Avenue (LOT 5, CONCESSION 9)
Part 1, Registered Plan 64R-2266

(Proposed Infill Redevelopment)

File No. ZA 19 126535

Lands Affected

The proposed by-law amendment applies 0.207 hectares (ac) of land located at the southeast corner of 9th Line and 14th Avenue, in the City of Markham.

Existing Zoning

The lands are zoned RRH – SINGLE FAMILY RURAL RESIDENTIAL ZONE within with By-law 194-82, as amended.

Purpose and Effect

The purpose and effect of this By-law is to amend By-law 194-82, as amended with site-specific development standards to permit the existing detached dwelling on site.

Notice Regarding Further Planning Applications on this Property

In accordance with Section 45(1.3) and 45(1.4) of the Planning Act, R.S.O. 1990, c.P.13, as amended on July 1, 2016 through the enactment of Bill 73, no person shall apply for a minor variance from the provisions of the by-law in respect of land, building or structure before the second anniversary of the day on which the by-law was amended, unless Council has declared by resolution that such an application is permitted.