

## **EXPLANATORY NOTE**

### **BY-LAW 2012-265**

**A By-law to amend By-law 177-96, as amended.**

**St. Mary and St. Samuel The Confessor Coptic Orthodox Church  
9377, 9389 and 9401 McCowan Road  
CON 7, PART OF LOT 16, CON 7, PART OF LOT 16 RSR 1316 PARTS 2  
AND 1**

#### **Lands Affected**

The proposed by-law amendment applies to a 1.19 hectare (2.94 acre) parcel of land located on the east side of McCowan Road, north of 16<sup>th</sup> Avenue, and municipally known as 9377, 9389 and 9401 McCowan Road.

#### **Existing Zoning**

The lands subject to this By-law are presently zoned Rural Residential One (RR1) in By-law 304-87, as amended.

#### **Purpose and Effect**

The purpose of this By-law is to incorporate the subject land into the designated area of By-law 177-96, as amended which will facilitate the zoning of the subject land to “Major Commercial \* 489”.

The effect of this By-law is to permit a place of worship and day nursery.



## BY-LAW 2012-265

A By-law to amend 177-96, as amended

THE COUNCIL OF THE CORPORATION OF THE CITY OF MARKHAM  
HEREBY ENACTS AS FOLLOWS:

1.0 By-law 177-96, as amended, be and the same is hereby further amended as follows:

1.1 By expanding the designated area of the By-law to include lands comprising Concession 7, Part of Lot 16, Concession 7, Parts of Lot 16, RSR 1316 Parts 2 and 1, and municipally known as 9377, 9389 and 9401 McCowan Road, respectively.

1.2 By zoning the lands identified on Schedule 'A' attached hereto:

Major Commercial \* 489

MJC\*489

1.3 By adding the following new subsection to Section 7 -  
EXCEPTIONS to By-law 177-96, as amended.

**"7.489 St. Mary and St. Samuel The Confessor Coptic Orthodox Church**

Notwithstanding any other provision of this By-law, the provisions in this Section shall apply to those lands denoted by symbol \*489 on Schedule 'A' to this By-law. All other provisions, unless specifically modified or amended by this Section, shall continue to apply:

7.489.1 Only Uses Permitted  
The following are the only uses permitted:

- a) Place of worship
- b) Day Nursery

7.489.2 Zone Standards

The following zone standards shall apply:

- a) Minimum LOT AREA – 1.1 ha
- b) Minimum LOT FRONTAGE – 80m
- c) Minimum required INTERIOR SIDE YARD –
  - i) North Side – 18m
  - ii) South Side – 1.5m
- d) Minimum required REAR YARD – 40m
- e) Minimum width of LANDSCAPED OPEN SPACE adjacent to the:
  - i) EAST LOT LINE – 5m
  - ii) WEST LOT LINE – 1.5m
  - iii) SOUTH LOT LINE – 1.5m
- f) Maximum HEIGHT
  - i) Place of Worship – 20m
  - ii) Day Nursery – 9m
- g) Maximum GROSS FLOOR AREA
  - i) Place of Worship – 3,000 m<sup>2</sup>
  - ii) Day Nursery – 460 m<sup>2</sup>

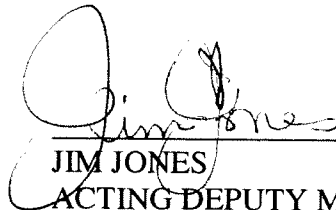
- 2.0 All other provisions of By-law 177-96, as amended, not inconsistent with the provisions of this by-law shall continue to apply.

READ A FIRST, SECOND, AND THIRD TIME AND PASSED THIS  
18<sup>TH</sup> DAY OF DECEMBER, 2012.



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MARTHA PETTIT  
ACTING CITY CLERK




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JIM JONES  
ACTING DEPUTY MAYOR



BY-LAW SCHEDULE 'A' TO AMEND BY-LAW 177-96

 BOUNDARY OF AREA COVERED BY THIS BY-LAW SCHEDULE

☒ MJC MAJOR COMMERCIAL ☐ \*No. EXCEPTION SECTION NUMBER  
☐ RR1 RURAL RESIDENTIAL ONE

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BY-LAW AMENDMENT No. 2012-265 PASSED 18, 2012

 DEVELOPMENT SERVICES COMMISSION

 (MAYOR)

(CLERK)

NOTE: This Schedule should be used in conjunction with the stated schedule and the Town of Markham Official Code.

Drawn By: CPW

Checked By: SM

DATE: 11/02/2012