



EXPLANATORY NOTE

BY-LAW 2016-151

A By-law to amend By-law 122-72, as amended

Tinglai Huang

15 Oakcrest Avenue

PLAN 3684 LOT 7

File No. ZA 16-168731

Lands Affected

This By-law applies to approximately 0.2 hectares of land municipally known as 15 Oakcrest Avenue. The lands are located south of Highway 7 East, on the east side of Oakcrest Avenue.

Existing Zoning

The subject lands are zoned Single Family Rural Residential (RRH) by By-law 122-72, as amended.

Purpose and Effect

The purpose and effect of this By-law amendment is to rezone the subject lands from Single Family Rural Residential (RRH) to Single Family Residential (R3) including site-specific development standards, in order to facilitate a severance to create two building lots, the demolition of the existing dwelling and the construction of two new two-storey dwellings, one on each lot.



By-law 2016-151

A By-law to amend By-law 122-72, as amended

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

1.0 That By-law 122-72, as amended, is hereby further amended as it applies to the lands outlined on Schedule 'A' as follows:

1.1 By rezoning the lands outlined on Schedule 'A' attached hereto from

Single Family Rural Residential (RRH) Zone

to

Single Family Residential (R3) Zone

1.2 By adding the following subsection to Section 19 - Exceptions:

"19.27

15 Oakcrest Avenue, Tinglai Huang

Notwithstanding any other provisions of this By-law, the provisions in this Section shall apply to those lands outlined on Schedule 'A' attached to this by-law:

19.27.1

By-law 16-93 shall not apply to the lands shown on Schedule 'A' attached to this By-law

19.27.2

The following specific ZONE standards apply:

Minimum LOT FRONTAGE	19 m
Minimum LOT AREA	1,000 m ²
Minimum SIDE YARD	2.3 m
Maximum number of STOREYS	2
Maximum HEIGHT	9.8 m

PART 1


Minimum REAR YARD	23 m
Minimum FRONT YARD	9.5 m

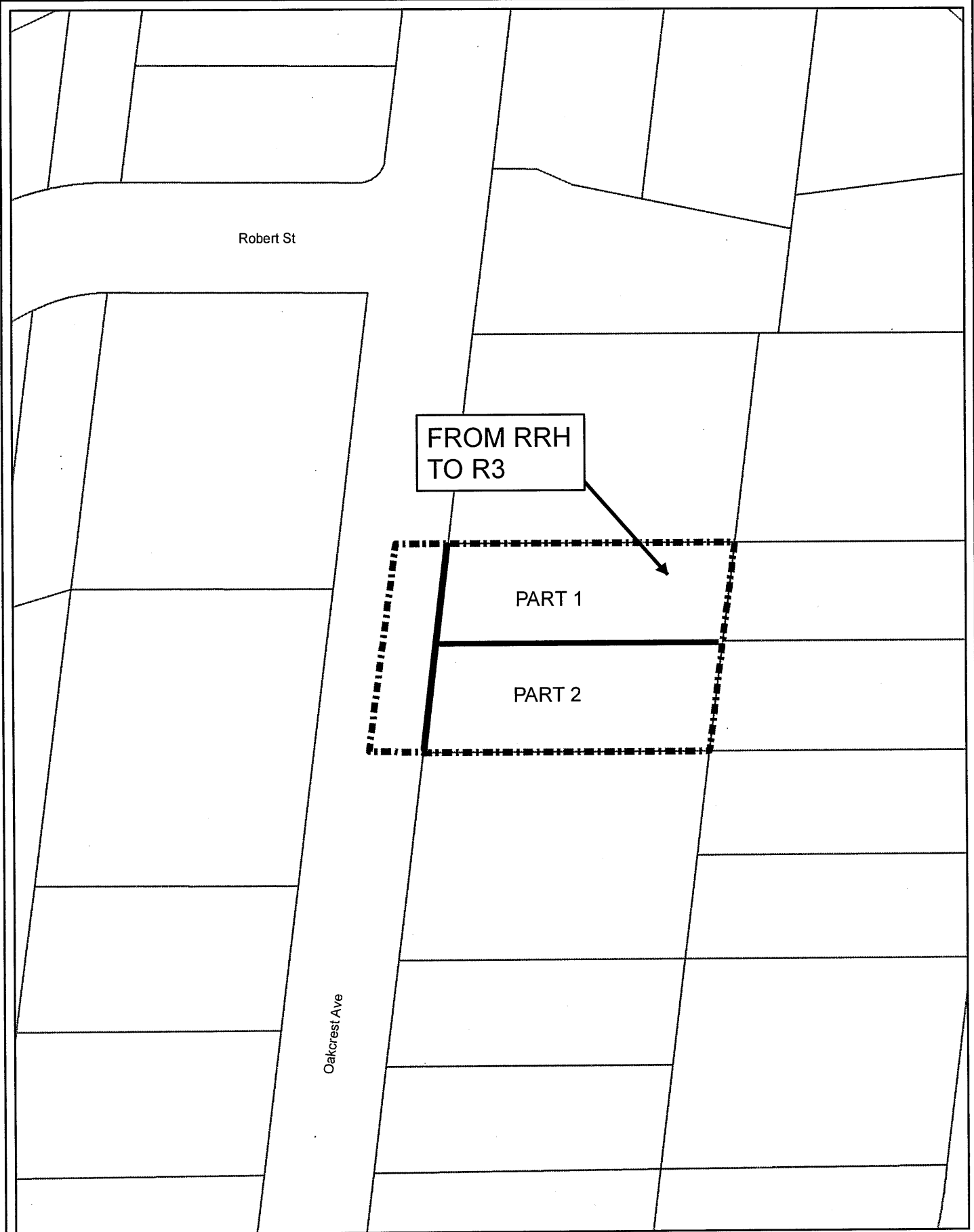
PART 2

Minimum REAR YARD	20 m
Minimum FRONT YARD	9 m."

Read a first, second, and third time and passed on December 13, 2016.


Kimberley Kinteringham
City Clerk


Frank Scarpitti
Mayor



SCHEDULE " A " TO BY-LAW 2016-151

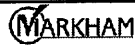
AMENDING BY-LAW 122-72 DATED December 13, 2016



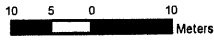
 BOUNDARY OF AREA COVERED BY THIS SCHEDULE

 SINGLE FAMILY RURAL RESIDENTIAL  SINGLE FAMILY RESIDENTIAL

Q:\Geomatics\New Operation\By-Laws\ZA\ZA 16168731\ZA 16168731.mxd



DEVELOPMENT SERVICES COMMISSION



Drawn By:LW Checked By:DB

DATE:19/10/2016

NOTE: This Schedule should be read in conjunction with the signed original By-Law filed with the City of Markham Clerk's Office