



Regional File No.: LOPA.18.R.0065
Applicant: City of Richmond Hill
Date of this notice: **October 11, 2023**
Last date of appeal: **October 31, 2023**

Notice of Decision to Approve an Amendment to the Official Plan of the City of Richmond Hill

The Regional Municipality of York is the approval authority for this Official Plan Amendment. This notice of decision is given in accordance with Section 17(35) of the *Planning Act*, R.S.O. 1990, c. P.13. The decision of The Regional Municipality of York is to **MODIFY** and **APPROVE** Amendment No. 41 to the City of Richmond Hill Official Plan.

Lands Subject to this Official Plan Amendment:

Municipality: City of Richmond Hill
Location: Richmond Hill Centre (see Subject Lands on Key Map)

Purpose and effect of this Official Plan Amendment:

The Richmond Hill Centre Secondary Plan establishes area-specific policies identifying permitted land uses, built form, urban design, transportation and mobility, public realm, parks and open spaces, community facilities and facilities, sustainability, servicing, stormwater management, and district energy.

The Richmond Hill Centre is planned to be the focus for business, arts and culture, a leader in innovation, a key Regional destination, and will be a transit oriented urban community defined by its diversity of architecture and building types, its vibrant urban spaces, and fine-grained walkable neighbourhoods.

Proposed modifications to this Official Plan Amendment:

Please see Appendix A

Effect of Written Submissions on Decision:

The City of Richmond Hill Council received written and/or oral submissions before and/or during their meetings and has taken these submissions into consideration when making its decision to adopt Amendment No. 41.

Other applications affecting the subject lands:

N/A

For additional information:

A copy of the proposed Official Plan Amendment and the decision is available for inspection electronically upon request. To make a request, obtain a copy, for assistance or for any inquiries, please contact Augustine

Ko, Senior Planner, at 1-877-464-9675, extension 71524 or augustine.ko@york.ca or York Region Development Services at 1-877-464-9675, extension 71550 or developmentservices@york.ca.

Who may appeal:

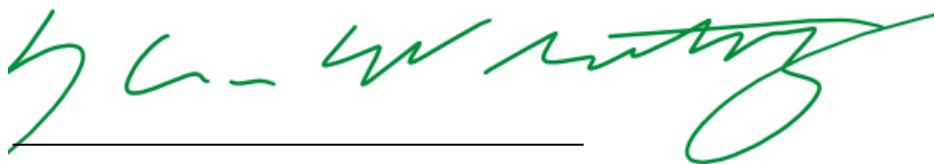
If applicable, only individuals, corporations or public bodies may appeal a decision of the approval authority to the Ontario Land Tribunal (“Tribunal”). A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the plan was adopted, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

When and how you may appeal:

The last day for filing an appeal is no later than 4:30 pm on October 31, 2023 and it must be received in writing. A notice of appeal may not be sent by email. A notice of appeal must:

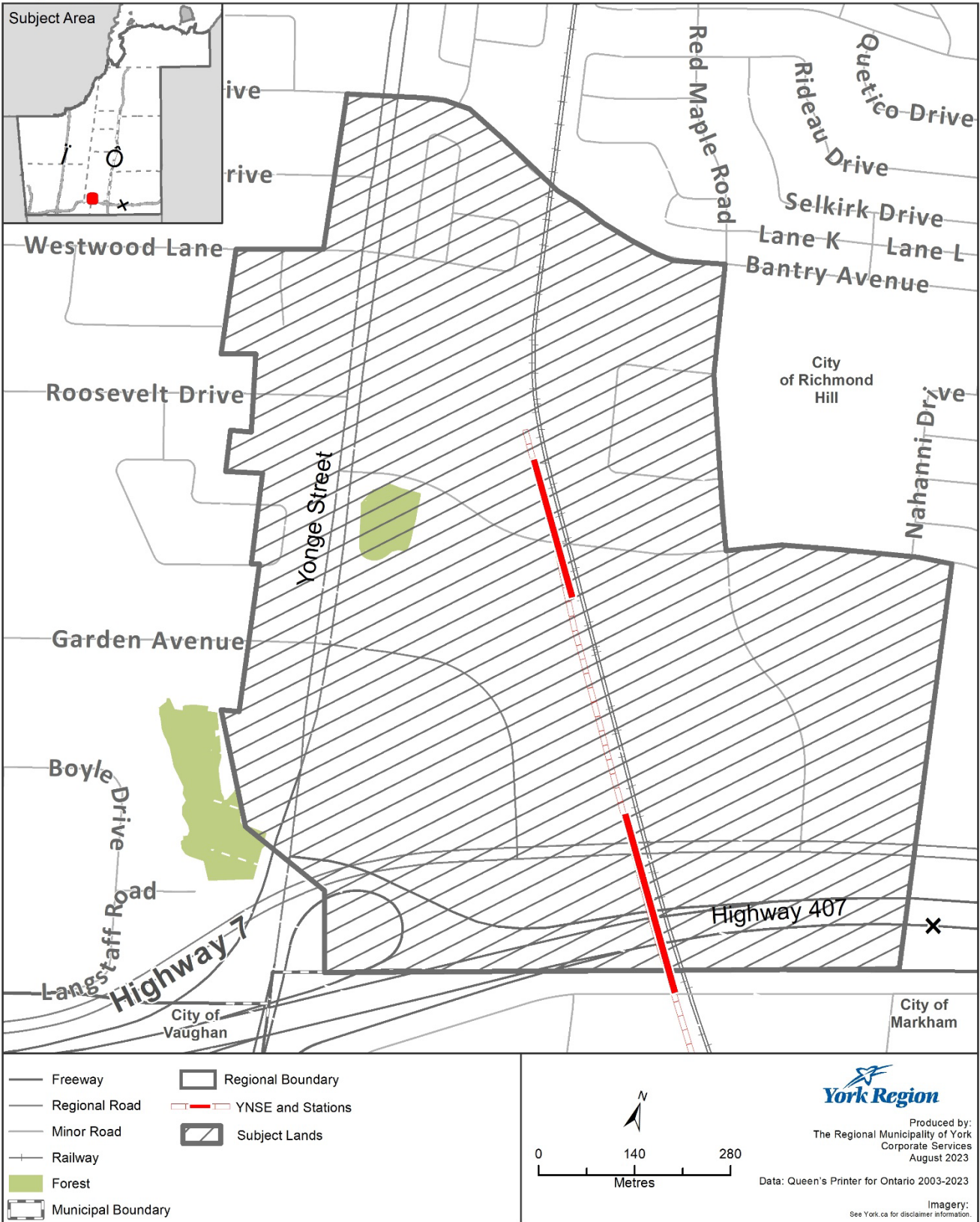
1. Be filed with the approval authority, addressed to:
Ms. Karen Whitney, MCIP, RPP
Director of Development Services
Corporate Services Department
York Region Administrative Centre
17250 Yonge Street
Newmarket, Ontario L3Y 6Z1
2. Be accompanied by the completed Tribunal appeal form, setting out the reasons for the appeal and the specific part of the proposed Official Plan or Official Plan Amendment to which the appeal applies; and,
3. Be accompanied by the fee required by the Tribunal and a fee of \$620.00 payable to The Regional Municipality of York for preparing the record to be submitted to the Tribunal.



Karen Whitney, MCIP, RPP
Director of Development Services

Dated: October 11, 2023

Key Map



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APPENDIX A

Modifications to Richmond Hill OPA 41

- 1) Policy 10.7.1.2: add a period (.) at the end of, “according to the definition of affordability in York Region”. Then delete the following text, “with the exception of development on the lands subject to Ontario Regulation 344/22 as shown in Schedule 2 of this Plan.”
- 2) Add a new policy 10.7.1.3, as follows, “In accordance with the Minister’s Zoning Order for the Richmond Hill Centre Transit Oriented Community lands, policy 10.7.1.2 shall not apply to lands that are subject to Ontario Regulation 344/22 as shown on Schedule 2 of this Plan. Notwithstanding this exemption, development on these lands will be encouraged to provide affordable ownership and purpose-built rental housing units to the greatest extent possible.”
- 3) Renumber subsequent policies numbers 10.7.1.3 and 10.7.1.4 to policy numbers 10.7.1.4 and 10.7.1.5.