



**NOTICE OF
PUBLIC PLANNING MEETING CONCERNING A PROPOSED
ZONING BY-LAW AMENDMENT**

Monday, January 31st, 2022 at 6:00 p.m.

(Electronic Meeting pursuant to Section 238(3.1)(3.3) of the Municipal Act, 2001)

**As the Municipal Council Chambers is closed to the public due to the COVID-19 pandemic,
this is an electronic meeting held remotely and live streamed via
<https://www.king.ca/meetings> .**

The public are invited to remotely attend the Virtual Public Planning Meeting to receive information and provide comments on the proposed Zoning By-law Amendment applications to facilitate the development of a three-storey private child care facility, located at 22 Patton Street, King City, submitted to the Township of King in accordance with Section 34 of the *Planning Act, R.S.O. 1990*, Chapter P.13, as amended.

Subject Property

Location: 22 Patton Street, King City
Plan 85, North Part Lot 36

Owner: Paria Kargaran Kermoney Far, 2728324 Ontario Inc.

Applicant & Agent: Deborah Alexander, Alexander Planning Inc.

File Numbers: Z-2020-09, SPD-21-60

Staff Report: The staff report will be available at www.king.ca on the Thursday prior to the meeting date.

The proposed Zoning By-law Amendment Application, Planning File Z-2020-09 submitted by Alexander Planning Inc. on behalf of Paria Kargaran Kermoney Far, 2728324 Ontario Inc. concerns a property located on the east side of Keele Street, south of King Road in the Village of King City. The subject property measures approximately 1840 square metres and has a frontage of approximately 30.5 metres on Patton Street. The property is currently used for residential purposes.

A first statutory Public Meeting was held February 1, 2021. A second statutory Public Meeting is required as the Application has been revised to propose a three-storey private child care facility with a height measuring 14.3 m where the Application previously proposed a two-storey child care facility. The gross floor area of the proposed child care facility remains unchanged from the original proposal. The Application also proposes the development of parking areas and a playground associated with the private child care facility use.

What Are The Proposed Changes

The subject property is designated Village Core in the Township's new Official Plan, OurKing, and is zoned 'Residential Single Detached – C (R1C)' as per Zoning By-law 2017-66. The applicant has submitted a Zoning By-law Amendment application to facilitate the rezoning of the property from R1C to Core Area – King City, with exceptions (CAK-XX) to facilitate the development of a three-storey private child care facility.

The rezoning is proposed to facilitate the change in use, permit a maximum height of three storeys (14.3 m), to permit an outdoor playground within the planting strip, to permit a revised parking rate, to permit a reduced planting strip along the rear lot line, to remove the requirement for a loading space, to permit one parking space in the front yard and to permit a maximum floor space index of 0.7. A Site Plan Development Application has also been submitted for the subject property to facilitate the proposed development.

Any person may attend the virtual public meeting and/or make written or verbal representation either in support of or in opposition to the proposed Zoning By-law Amendment. **Written comments will become part of the public record.**

Lead Planner

The proposed Zoning By-law Amendment, including supporting information, are available by contacting Aloma Dreher, Policy Planner, between the hours of 8:30 a.m. and 4:30 p.m., with reference to the address or file numbers for more information. Written comments in advance of the staff report being published may be sent to:

Aloma Dreher, Policy Planner
Email: adreher@king.ca
Phone: 905-833-5321 ext. 1004

How to Participate in the Public Meeting

- 1) **VIEW THE MEETING** live virtually at <https://www.king.ca/meetings> . No pre-registration is required.
- 2) **SUBMIT WRITTEN COMMENTS** to the Township Clerk at clerks@king.ca by **12:00 p.m. (noon) on the day of the meeting.** Comments will form part of the public record and will be circulated to Council and the Planning Division.
- 3) **SPEAK TO COUNCIL** remotely (by audio-telephone) by pre-registering with the Clerk’s Division at 905-833-4068 or email clerks@king.ca **no later than 12:00 p.m. (noon) on Monday January 31, 2022.** Provide your full name, address, telephone number and the item you wish to speak to. Upon receipt of your registration, you will receive a confirmation email with instructions for participating by telephone. All comments addressed to Council will form part of the public record.

How To Stay Informed

If you wish to be notified of the decision of Council of the Township of King regarding the proposed Zoning By-law Amendment, you must make a written request to the Clerk of the Township of King, 2585 King Road, King City, ON L7B 1A1, or by email at clerks@king.ca .

Appeal Procedure

If a person or public body that would otherwise have an ability to appeal the decision of the Council of the Corporation of the Township of King to the Ontario Land Tribunal (“OLT”), does not make oral submissions at a virtual public meeting or make written submissions to the Township of King before the Zoning By-law Amendment is passed, the person or public body is not entitled to appeal the decision.

If a person or public body does not make oral submissions at a virtual public meeting, or make written submissions to the Township of King before the proposed Zoning By-law Amendment is passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal (“OLT”) unless, in the opinion of the Board, there are reasonable grounds to do so.

Dated at the Township of King this 6th day of January, 2022.



Kathryn Moyle
Director, Corporate Services
Township Clerk
Township of King
2585 King Road
King City, ON L7B 1A1
(905) 833-5321

Comments and personal information (PI) are being collected in accordance with the requirements of the Planning Act, R.S.O. 1990 c.P.13 as amended, and become part of the decision making process of the application as noted on this form, also become part of the public record. Should you have any questions or concerns with regard to the collection of personal information (PI), please contact the Planning Department, Township of King at (905) 833-5321.

