



**NOTICE OF  
Public Planning Meeting Concerning a Proposed  
Zoning By-Law Amendment**

**MONDAY, FEBRUARY 1, 2021 at 6:00 P.M.**

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

**As the Municipal Centre is now closed to the public due to the COVID-19 pandemic, this is an electronic meeting held remotely and live streamed via <http://meeting.king.ca>.**

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**Purpose of the Public Planning Meeting**

The purpose of this Public Planning Meeting is to receive information and provide comments on a proposed Zoning By-law Amendment application to facilitate the proposed development at 22 Patton Street in accordance with Section 34 of the *Planning Act, R.S.O. 1990*, Chapter P.13, as amended.

**Public Participation – Speak at the Meeting or Provide Written Comments**

If you wish to speak to Council virtually about this matter (audio-telephone in), you must register by contacting the Corporate Services Department at 905-833-4068 or email [clerks@king.ca](mailto:clerks@king.ca) no later than Monday, February 1, 2021 at 12:00 p.m. (noon). Please provide your full name, address, contact details and the item you wish to speak to.

When your registration is received, a confirmation message and instructions for participating in the virtual public meeting will be provided. Please note that deputations are limited to ten (10) minutes in accordance with Procedural Bylaw 2018-060.

If you prefer to comment in writing or cannot participate virtually, please send written comments to the Corporate Services Department at [clerks@king.ca](mailto:clerks@king.ca) no later than Monday, February 1, 2021 at 12:00 p.m. (noon). Written comments will be circulated to Members of Council prior to the start of the Meeting. **All comments will become part of the public record.**

**Subject Property**

Location:	22 Patton Street, King City Plan 85, North Part Lot 36
Owner:	Paria Kargaran Kermoney Far, 2728324 Ontario Inc.
Applicant:	Deborah Alexander, Alexander Planning Inc.
Agent:	Deborah Alexander, Alexander Planning Inc.
File Numbers:	Z-2020-09

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.

**What Are The Proposed Amendments?**

The subject property is designated Village Core in the Township's new Official Plan, OurKing, and is zoned 'Residential 1 – 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). The rezoning is proposed to facilitate the change in use, as well as to permit an outdoor playground within the planting strip, to permit a revised parking rate of one space per 50 square metres of gross floor area, 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 will be required for the property to facilitate the proposed development.

**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 Local Planning Appeal Tribunal (“LPAT”), 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 Local Planning Appeal Tribunal (“LPAT”) unless, in the opinion of the Board, there are reasonable grounds to do so.

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.**

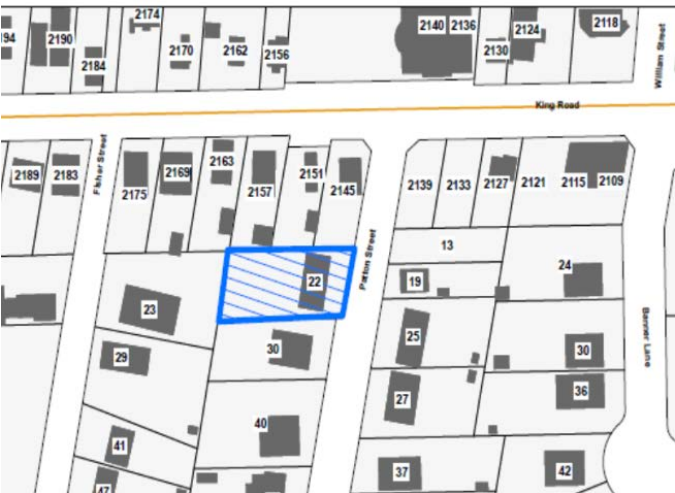
**How To Stay Informed**

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](mailto:clerks@king.ca).

**Additional Information**

The proposed Zoning By-law Amendment, including supporting information, are available by contacting the Planning Division by telephone at 905-833-1004, between the hours of 8:30 a.m. and 4:30 p.m., or by email to Aloma Dreher, Planner II, at [adreher@king.ca](mailto:adreher@king.ca), by referencing the address or file number. Written comments may be mailed or emailed to the Planning Division.

**Dated at the Township of King this 7<sup>th</sup> day of January, 2021.**



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.*