



**NOTICE OF APPROVAL OF DRAFT PLANS OF SUBDIVISIONS
BY THE CORPORATION OF THE TOWNSHIP OF KING
UNDER SECTION 51(37) OF THE PLANNING ACT**

On the 29th day of March, 2021 the Council of the Corporation of the Township of King approved two Applications for Draft Plan of Subdivision under Section 51 of the *Planning Act*, R.S.O., 1990.

In accordance with the decision of the Council of the Corporation of the Township of King, the approval of the Applications for Draft Plan of Subdivision is effective on the date of fulfilment of various pre-conditions, being the receipt by the Township of certain executed agreements. The pre-conditions have now been fulfilled.

The Subject Lands are described as follows:

Location: 13450, 13500 and 13580-13582 Highway 27, Nobleton, ON
Part Lot 9, Concession 9
Applicant/Owner: TG Nobleton LP and Crisdan Holdings Inc.
Agent: Humphries Planning Group Inc.
File Number(s): 19T-19-K01 (Crisdan Holdings Inc.)
19T-19-K02 (TG Nobleton LP)

The Applications for each separate parcel are outlined in more detail below:

Applicant and Location	File No.	Description
Crisdan Holdings Inc. Part of Lot 9, Conc. 9; (North Parcel)	19T-19K01	<ul style="list-style-type: none">226 Single Detached Residential LotsOpen Space, Natural Heritage, and Buffer Area, Park/Storm Water Management Facility
TG Nobleton LP. Part of Lot 9, Conc. 9; (South Parcel)	19T-19K02	<ul style="list-style-type: none">238 Single Detached Residential LotsOpen Space, Natural Heritage, and Buffer Area, Park/Storm Water Management Facility

The proposed development also includes connections to the existing neighbourhood to the south, including a road connection at Holden Drive and a pedestrian/active transportation connection at McCutcheon Avenue, in addition to the proposed intersection at Regional Road 27.

Brief Explanation of Effect, if any, of Written and Oral Submissions on the Decision

All submissions were considered as part of the decision making process. Public, Staff and Agency submissions were considered and where applicable, are reflected in the Conditions of Approval and/or draft plans and Zoning By-laws. Public consultation on the Draft Plan of Subdivision took place in the form of public meetings held by Council on December 2, 2019, which was a formal statutory meeting under the Planning Act. All comments received were considered in Municipal Planning staff reports and were made available to the public. The comments were identified, discussed, and where appropriate, addressed in the conditions of draft plan of approval, draft plans, and Zoning By-laws, which were presented at Council on March 29th, 2021 and June 28th, 2021.

When and How to File an Appeal

Any appeal of the decision of Council to the Ontario Land Tribunal ("OLT") is made by filing with the Clerk of the Corporation of the Township of King, no later than 20 days from the date of this notice, a notice of appeal including the reasons for the appeal, together with a certified cheque or money order in the amount as specified on the OLT website (www.olt.gov.on.ca) *per appeal*, payable to the Minister of Finance to cover the prescribed OLT fee, and a cheque for \$231.00 *per appeal*, representing the Clerk's Division 2021 administrative processing fee, payable to the Township of King. **The last day for filing an appeal is September 21st, 2021.**

Should this date fall on a holiday or weekend, you will have until 4:30 p.m. of the next business day to file your appeal. If you wish to appeal to the Ontario Land Tribunal, a copy of an appeal form is available from their website at www.olt.gov.on.ca or from the Clerk of the Township of King. Please note the Tribunal will only accept filing fee payments by certified cheque or money order.

Who Can File an Appeal

Only individuals, corporations and public bodies may appeal a decision of Council to the Ontario Land 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 corporation or public body shall be added as a party to the hearing of the appeal of the decision of the Council of the Township of King, including the lapsing provisions or the conditions, unless the corporation or public body, before the decision of the Council of the Township of King, made oral submissions at a public meeting or written submissions to the Council of the Corporation of the Township of King, or made a written request to be notified of changes to the conditions or, in the Ontario Land Tribunal's opinion, there are reasonable grounds to add the corporation or public body as a party.

Right of Applicant or Public Body to Appeal Conditions of Draft Plan of Subdivision

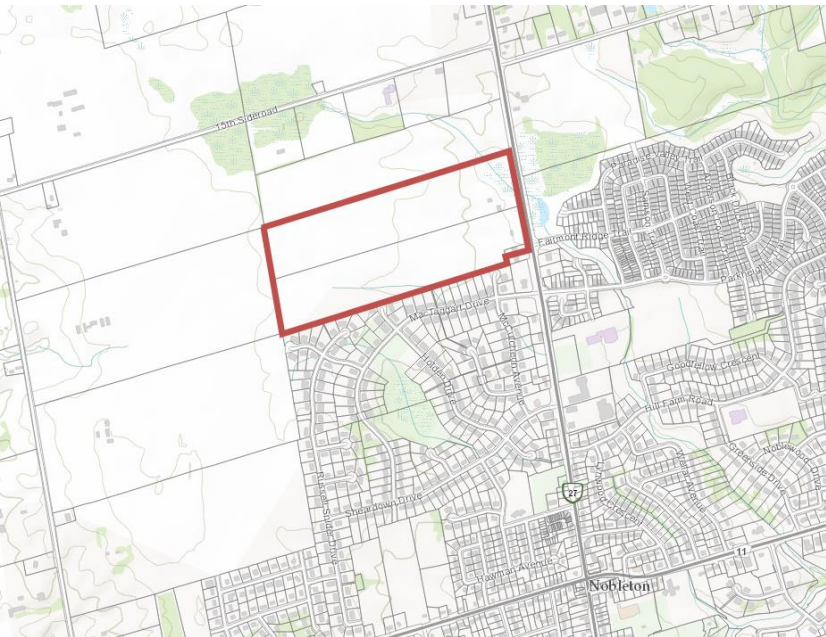
The applicant, the Minister of Municipal Affairs, or any public body that has made oral submissions at the public meeting or made written submissions to the Council of the Corporation of the Township of King before the proposed Draft Plans of Subdivisions were approved may, at any time before the approval of the Final Plan of Subdivision, appeal any of the conditions imposed by the Council of the Corporation of the Township of King to the Ontario Land Tribunal by filing a notice of appeal with the Clerk of the Corporation of the Township of King.

How to Receive Notice of Changed Conditions

The conditions of an approval of Draft Plans of Subdivision may be changed at any time before the final approval is given. You will be entitled to receive notice of any changes to the conditions of approval of the Draft Plan of Subdivision if you have made a written request to be notified of changes to the conditions of approval of the Draft Plans of Subdivision.

A key map showing the location of the lands, a copy of the decision of the Council and the conditions of approval of the Draft Plans of Subdivision are available for viewing on-line at www.king.ca , or are available for inspection by contacting Gaspere Ritacca, Manager of Growth Management Services (gritacca@king.ca) during regular office hours (8:30 a.m. to 4:30 p.m.).

DATED at the Township of King this 2nd day of September, 2021.



Kathryn Moyle
Director of Corporate Services
Township Clerk
Corporation of the Township of King
2585 King Road
KING CITY, ON L7B 1A1

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.