



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

MONDAY, MARCH 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
<https://www.king.ca/meetings>

Purpose of the Public Planning Meeting

The purpose of this virtual Public Planning Meeting is to receive information and provide comments on a proposed Zoning By-law Amendment Application for 13054 Keele Street, submitted to the Township of King in accordance with Section 34 of the Planning Act, R.S.O. 1990, Chapter P. 13, as amended.

Public Participation

Anyone wishing to submit comments, which will form part of the public record, may submit written comments to the Township Clerk at clerks@king.ca by 12:00 p.m. (noon) on the day of the meeting in order that they can be circulated to Members of Council prior to the start of the meeting.

Anyone wishing to speak to Council virtually (audio-telephone in) must register by contacting the Clerks Department at 905-833-4068 or email clerks@king.ca no later than Monday, March 1st, 2020 at 12:00 p.m. (noon). When your registration is received, a confirmation message and instructions for participating in the virtual public meeting will be provided.

Please provide your full name, address, contact details and the item you wish to speak to when contacting the Clerks Department. **Please note that all comments will become part of the public record.**

SUBJECT PROPERTY

Location: 13054 Keele Street, King City
PLAN 85 S PART LOT 59

Owner: Andrea Robins

Agent: Dan Stone, Thorstone Consulting Services Inc.

Our File Number: Zoning By-law Amendment Z-2021-02

The proposed Zoning By-law Amendment Application, Planning file Z-2021-02, was submitted by Thorstone Consulting Services Inc., on behalf of the owner, Andrea Robins. The Application concerns a property located on the west side of Keele Street, north of King Road in the Village of King City. The subject property measures approximately 0.32 acres (1295 square metres) and has 15 metres of frontage on Keele Street. The subject property contains a two storey detached dwelling. The Zoning By-law Amendment Application proposes to permit the establishment of a retail store known as "Molly's Market" and an office use. The business operation is to operate as a healthy food market and will include locally sourced products together with on-site nutritional counselling services.

What Are The Proposed Amendments?

The subject property is designated 'Existing Low Density Residential Area' by the King City Community Plan (OPA #540) and is designated 'Village Core' by the Township's New Official Plan, Our King. The subject property is zoned 'Residential Single Detached C (R1C)' by Zoning By-law #2017-66, as amended. The purpose of the Zoning By-law Amendment is to rezone the property to 'Core Area - King City (CAK)' to permit an office and retail use. The establishment is to operate within the existing building located on the subject property. A commercial parking lot is to be established at the rear of the property and will make use of an existing paved area. No new structures and/or development are being proposed.

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

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 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.

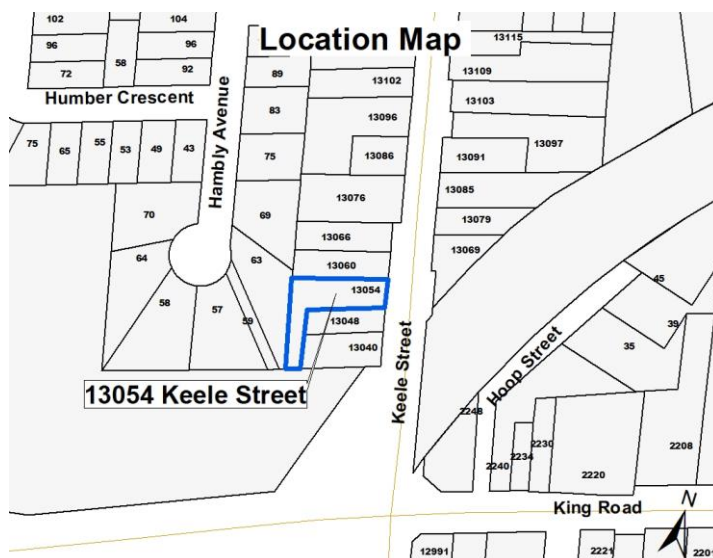
How To Stay Informed

If you wish to be notified of the decision of Council of the Township of King regarding the 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.

Additional Information

A copy of the Zoning By-law Amendment, as well as related background and supporting information, are available for inspection by contacting Giuliano La Moglie by email at glamoglie@king.ca or by telephone at 905-833-5331 ext. 1018, between the hours of 8:30 a.m. and 4:30 p.m., quoting **File Numbers Z-2021-02**. Written comments may be mailed or emailed to the Planning Division and will become part of the public record.

Dated at the Township of King this 4th day of February, 2021.



Kathryn Moyle
Director, Corporate Services
Township Clerk
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.