

Planning Services

Notice of Public Meeting for a Town-Wide Amendment to the Official Plan & the Zoning By-Law for the Town of Kingsville

Location: Main Street Corridor, Town of Kingsville (Main Street Neighbourhood, and Main Street Gateway East) sub-zones.

Applicant: The Town of Kingsville

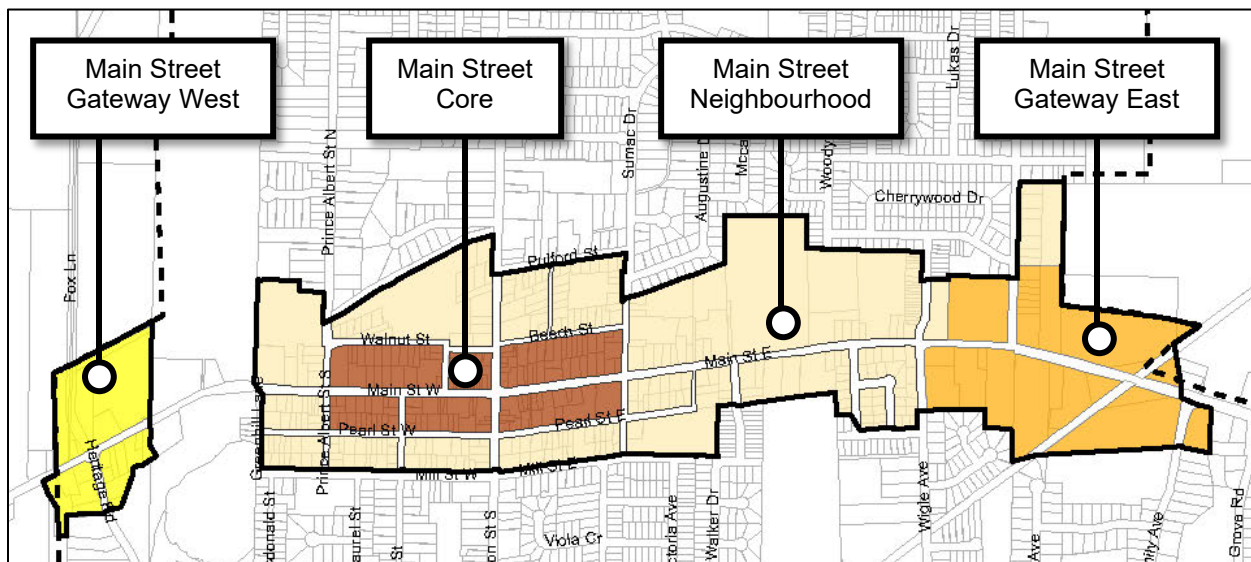
File No.: OPA & ZBA-2024-4

Description of Proposed Amendment:

The Town of Kingsville has initiated the above-noted amendments to the Official Plan and Zoning By-law which recommend changes to policies related to building heights within the Main Street Corridor. The amendments propose to increase building heights in the Main Street Neighbourhood and Main Street Gateway East zones from 14.5m (4 storeys) to 22m (6 storeys).

The amendments respond to legislative and policy changes that require municipalities to support increased intensification where “complete communities” can be best achieved: where existing services exist, where access to commercial and community services is easily facilitated within walkable distances, and where a range and mix of housing options can be provided.

Providing for mixed-use, medium density (i.e. up to 6 storeys) throughout the Main Street Corridor, with the exception of the Main Street Core, is in keeping with the *Planning Act*, changes to the Provincial Policy Statement 2024, and the new County Official Plan.



Planning Services

If you would like to know more about this application or to tell us what you think you can attend the Council Meeting.

WHEN: January 13, 2025 - 6:00 p.m.

WHERE: Virtual meeting on Zoom – Please see the “Electronic Participation” document for instruction, attached to this notice

OR

In-person by attending the public meeting at:

Unico Hall Community Centre, 37 Beech Street, Kingsville, ON N9Y 1A9

Your comments on these matters are important. The Town of Kingsville and municipal Council encourage your input on this application. Your comments can be submitted until 4:00 p.m. on January 13, 2025. Comments and opinions submitted on these matters, including your name and address, may become part of public record, be viewed by the general public, and be published in a Planning report, Council agenda, and minutes of the meeting.

For more information about this matter, including information about appeal rights, contact us by email planning@kingsville.ca, or by mail to:

**Town of Kingsville, Planning Services
2021 Division Road North
Kingsville, ON N9Y 2Y9**

If a person or public body would otherwise have an ability to appeal the decision of Kingsville Municipal Council, to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the Town of Kingsville before the by-laws are 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 public meeting nor make written submissions to the Town of Kingsville before the by-laws are passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the decision of Kingsville Municipal Council in respect of the proposed amendments, you must make a written request by email planning@kingsville.ca, or mail to the attention of:

**Town of Kingsville
Planning Services
2021 Division Road North
Kingsville, ON N9Y 2Y9**

This will also entitle you to be advised of an appeal, if one is submitted.

For more information about this matter, contact The Town of Kingsville, Planning Services, at planning@kingsville.ca, 519-733-2305 ext. 244, or visit www.kingsville.ca

DATED this 23rd day of December, 2024

Planning Services

Electronic Participation

This meeting will be held in person, with an electronic element, in accordance with Procedural By-law 77-2021. Delegates and presenters will be provided with the option to attend in-person or electronically and spectators will be allowed into the building to watch or can continue to use the livestream option.

If you wish to participate via zoom, please read the instructions below:

Delegates, participants, and members of the public wishing to participate electronically **must request Zoom details by 11:00 am on the date of the public meeting**, as per By-Law 77-2021. Please refer to the contact information provided with this notice.

Please note that neither a computer, nor a video sharing device, is required to participate in the meeting via Zoom. You may also opt to call in from a cell or landline.

Persons who intend to participate electronically during the meeting may wish to register/sign up in Zoom, if they have not already done so. The following information is provided for your consideration and guidance during remote participation in the meeting:

- **Please join the meeting by 5:55 PM in order to avoid any delays.** If you have not joined the public meeting while your Agenda Item is up for public comment you will have forfeited your request.
- When you join the meeting, either by phone or online, you will be admitted in as an attendee. You will not be greeted upon joining the call. You will be able to hear the meeting and see the active speaker (if you have video capability), but your mic will be muted until it is your turn to speak.
- If you join the Zoom meeting through your phone, please **Do not put the phone on hold at any time**, as this will result in broadcasting “hold music” online once your mic function is unmuted.
- To optimize call quality when using a laptop, a headset with microphone is recommended. If you are using your laptop microphone or cell phone, please speak directly into the receiver and do not use speaker phone
- **Please do not forward the Zoom meeting details with anyone or post through social media.** Only registered participants will be admitted to the Zoom meeting.
- **Participants should keep comments directly related to the matter to which they are speaking to.** Questions are to be directed to the Chairperson. Council Members may choose to ask you follow-up questions following your remarks, comment, or ask staff to respond to your comments.
- After providing your comments and answering any questions that may be directed to you, the Meeting Coordinator will disconnect you from the Zoom meeting.

For more information, please contact:

Town of Kingsville, Planning Services
Phone: 519-733-2305 Ext. 244
Email: planning@kingsville.ca
The Corporation of the Town of Kingsville
2021 Division Road North
Kingsville, Ontario N9Y 2Y9