

May 17, 2022
HPGI File: 21733

Region of York
17250 Yonge Street
Newmarket, ON
L3Y 6Z1

**Re: Comments on behalf of Iron Construction and Development Inc.
 Region of York Official Plan Review
 Draft Official Plan**

Humphries Planning Group represents Iron Construction and Development Inc. owners of approximately 17.26 ha of land located at 3501 King Road in the Hamlet of Laskay, King Township.

The proposed Hamlet policies as contained in Section 5.4 of the draft Official Plan state among other things that:

- local official plans are to limit future growth to minor infilling subject to the ability to service development on private services;
- consents may be considered subject to the provision of private services;
- only limited small-scale residential, industrial, commercial, institutional and recreational uses may be permitted in Hamlets.

All of the above matters cause great concern as it is noted that the 17.26ha size of the subject land affords the potential for a variety of land uses ie) employment or residential to occur by way of consent or draft plan of subdivision on the subject site given the size and geographical location of the property.

We request that a site specific provision be incorporated into the Hamlet policies for the subject site/Laskay Hamlet that does not limit development to private services, consent applications/minor infilling. We note that the Official Plan 2019 for the Township of King provides specific policies for the Laskay Hamlet and associated development application process and therefore it is appropriate for the Region Official Plan to specifically state “additional growth and development in the Hamlet of Laskay may be permitted in accordance with the Approved 2019 King Official Plan”.

We request all notice of decisions regarding this matter.

Yours truly

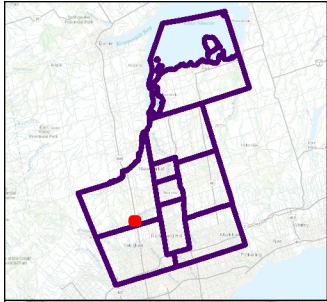
HUMPHRIES PLANNING GROUP INC.

A handwritten signature in black ink, appearing to be 'Rosemarie L. Humphries', written over a faint, illegible printed name.

Rosemarie L. Humphries BA, MCIP, RPP
President

Encl: Location Plan
King Township OP Schedule - Laskay Hamlet

cc. Iron Construction and Development Inc.
Township of King



1: 7,117
March 18, 2022




Notes





This map was printed from a YorkMaps application.

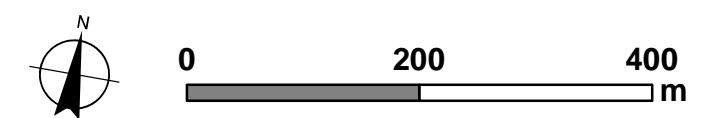
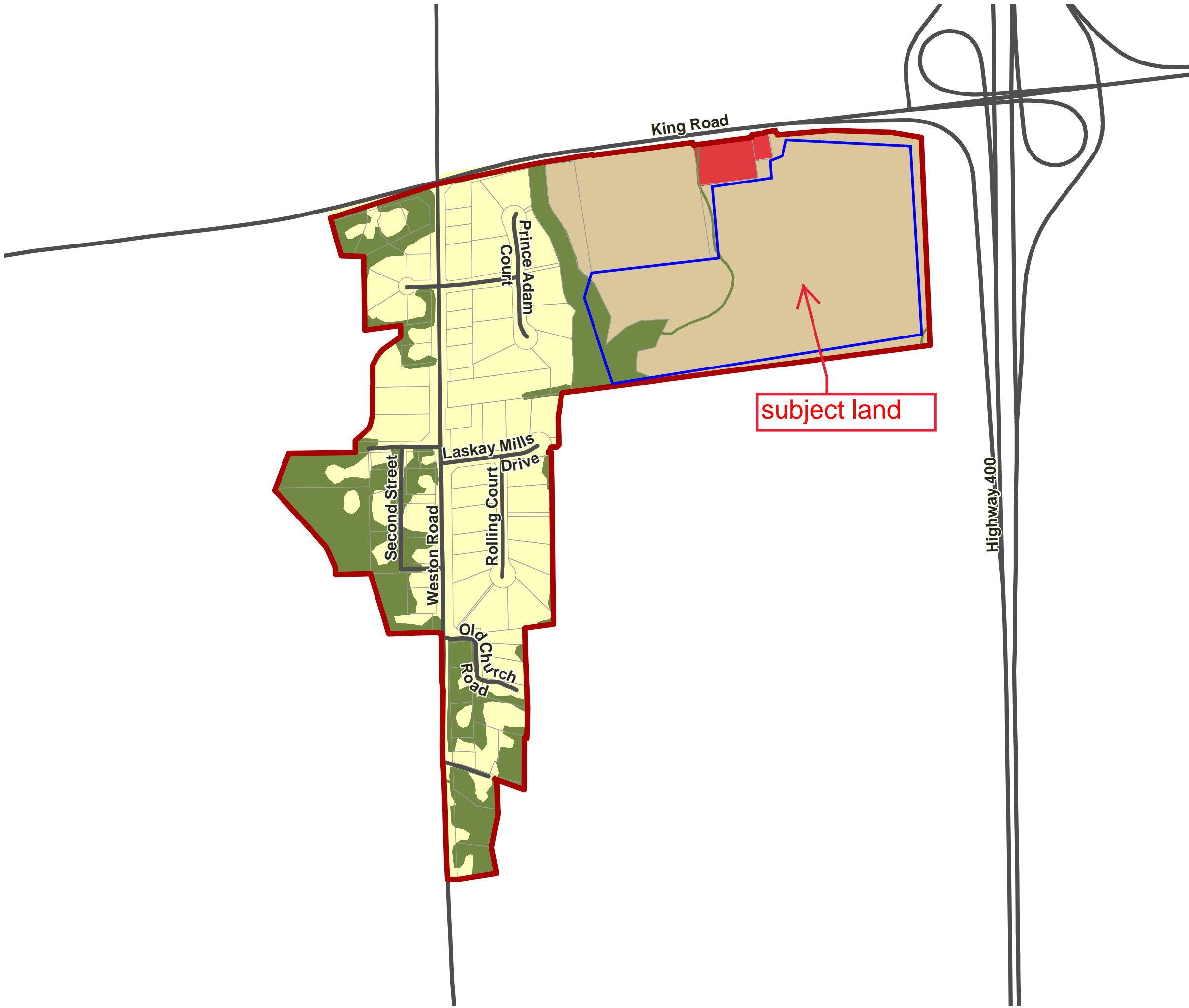
**SCHEDULE 'E2'
HAMLET OF LASKAY
LAND USE DESIGNATIONS**

**TOWNSHIP OF KING
OFFICIAL PLAN**

 Hamlet Boundary

Land Use Designations

-  Hamlet Residential
-  Hamlet Commercial
-  Hamlet Rural Area
-  Hamlet Natural Heritage System



Produced by:
WSP

Sources:
Base Data: MNR, York Region & Township of King
Projection: UTM NAD83 Zone 17

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Proposed Modifications – August 10, 2020