

NOW THEREFORE the Council of the Corporation of the City of Mississauga ENACTS as follows:

1. The attached explanatory text, constituting Amendment No. XXX to the Official (Mississauga) Plan, of the City of Mississauga Planning Area, is hereby adopted.
2. That Appendix I: Lester B. Pearson International Airport Operating Area, be amended in accordance with Appendix 2, attached to this amendment.

ENACTED and PASSED this ____ day of _____, 2008.

Signed _____

Signed _____

MAYOR

CLERK

SEAL OF THE CORPORATION

Certified that the above is a true copy of By-law No. _____ as Enacted and Passed by the Council of the City of Mississauga on the ____ day of _____, 2008.

SIGNED _____

CLERK OF THE MUNICIPALITY

APPENDIX J

**PROPOSED DRAFT AMENDMENT TO MISSISSAUGA PLAN (OPA NO. 25),
THE GATEWAY DISTRICT POLICIES & LAND USE MAP REGARDING THE
GATEWAY DISTRICT NODE ON BEHALF OF ORLANDO CORPORATION**

**AMENDMENT No. -2008
to the Official (Mississauga) Plan for the**

City of Mississauga Planning Area

The following text attached hereto constitutes Amendment No. ____ -2008

PURPOSE

The purpose of this amendment to Mississauga Plan is to facilitate a specific exception recognizing new Day Care facilities as permitted accessory uses within the Gateway District Node of the Gateway District, located within the Lester B. Pearson International Airport (LBPIA) Operating Area below the 35 NEF/NEP composite noise contour.

In order to achieve the above purpose, specific amendments are required to the following sections of Mississauga Plan to recognize Day Care facilities as permitted accessory uses within the Gateway District Node. The following Section 3.11.2.1.7 which has been appealed to the Ontario Municipal Board;

Airport 3.11, Section 3.11.2.1.7

Notwithstanding 3.11.2.1.6., redevelopment or infilling for hospitals, nursing homes, daycare facilities and public and private schools within the Malton, Meadowvale Village and East Credit Districts, may be permitted inside the LBPIA Operating Area on an individual basis below the 35 NEP/NEF composite noise contour.

Also reference, Section 3.3.1.1.(e), regarding Permitted uses under Business Employment;

And, Section 3.19.2.1, Policies, Community Uses;

Amendment to Mississauga Plan Gateway District Land Use Map;

And, any other appropriate amendments as determined to achieve the purpose.

Appendices I and J, concerning the Lester B. Pearson International Airport (LBPIA) Operating Area are provided for descriptive purposes;

LOCATION

The lands subject to this amendment are located within the Lester B. Pearson International Airport (LBPIA) Operating Area and the Gateway District Node, as outlined on the Gateway District Land Use Map, per Mississauga Plan.

HISTORY

This Official Plan Amendment permits Day Care facilities as accessory uses within existing and planned office commercial centres comprising the Gateway District Node, central to the Gateway District and the City of Mississauga.

On July 11, 2002 Region of Peel Council approved Regional Official Plan Amendment No. 5. This was followed by City Council approval of Official Plan Amendment No. 125 to City Plan on October 9, 2002. Mississauga Plan maintained Official Plan Amendment No. 125 policies. Subsequently, Mississauga Plan OPA No. 25 was approved on September 10, 2007, subject to certain appeals, including an appeal by Orlando Corporation regarding the prohibition of accessory use Day Care facilities under the Aircraft Noise policies.

Mr. Leo Longo's July 17, 2007 Notice of Appeal letter on behalf of Orlando Corporation, to the City of Mississauga reads as follows:

“Our client believes that public policy and good planning would be advanced if accessory daycare uses were permitted within the Gateway District Node below the 35 NEP/NEF composite noise contour. Accordingly, section 3 (bb) 3.11.2.1.7 ought to be revised by inserting reference therein to the Gateway District Node.”

BASIS

The proposed location of accessory use Day Care facilities is within the Gateway District Node of the Gateway District Plan, below the 35 NEF composite noise contour. The Gateway District Node is located within the Lester B. Pearson International Airport (LBPIA) Operating Area, with the majority of the lands situated below the 35 NEF composite noise contour as per Appendix J, Mississauga Plan.

Consistent with Regional Official Plan Amendment No. 5, Policy 5.6.6.2.4 prohibits Day Care facilities, among new residential and other sensitive land uses in the LBPIA Operating Area. Section 5.6.6.2.6. includes specific exceptions to Policy 5.6.6.2.4. in the municipal official plan. Such exceptions already exist for Malton, Meadowvale Village and the East Credit Districts. Orlando Corporation has sought an amendment to include the Gateway District Node being added to Regional Official Plan Policy 5.6.6.2.6.; where work-place oriented Day Care facilities will serve office commercial centres as accessory uses within the Gateway District Node, and will be permitted subject to satisfying the acoustical design standards of the Ministry of Environment.

The Region of Peel can direct the City of Mississauga to define specific exceptions to Regional Policy 5.6.6.2.4 in terms of Mississauga Plan.

Similarly, Mississauga Plan also provides policies for exceptions allowing sensitive community uses, such as Day Care facilities where they are located below the 35 NEF/NEP composite noise contour of the LBPIA Operating Area...on an individual basis, i.e. the Malton, Meadowvale Village and East Credit Districts.

Both private and public sectors acknowledge the importance of LBPIA as a significant economic factor, attracting and serving industry/business/governmental requirements. It is also acknowledged that community services, such as work-place oriented Day Care facilities, serve the needs of working families. Employment Nodes, having higher density built form and major employment are appropriate locations for community uses.

The Region of Peel's Official Plan policy refers to LBPIA as providing, "*national and international transportation linkages, creates significant employment and generates many direct and indirect economic benefits.*"

Among other policies in Mississauga Plan, Airport Policies, Section 3.11.1.2 read as follows:

"Because of the economic importance of LBPIA to the City of Mississauga, Region of Peel, and the Province of Ontario, development should be either complementary or compatible with airport operations and allow the airport to function at maximum efficiency to achieve full economic potential having regard for:

- a. existing and future industry;*
- b. business and employment opportunities;*
- c. the interests of existing and future residents;*

The Gateway District Node is emerging as a major Employment Node where a major restriction compromising the full development and planned function of the Gateway District Node is the current inability to accommodate certain land uses which are deemed sensitive to aircraft noise, such as Child Care Centres/Day Care facilities.

Today's social climate includes family structures with single parents who work, and/or families where both parents work. This situation places demand on the need to deliver adequate child care services in the Region of Peel. Employers acknowledge that the growing problem of employee absenteeism may be reduced by recognizing and minimizing work-life conflicts. Conveniently located, work place oriented child care assists in relieving work-life conflicts as it provides workers the option of having their children closer to them during their work day. While there are various options regarding the delivery of child care services, licensed child care services are preferred, as working parent(s) are better able to conveniently respond to their children during working hours.

There is a major shortfall in the provision of Child Care Centres/Day Care facilities in the Region of Peel today. Given that working families are in need of child care services, it is appropriate to consider the availability and accessibility of this service, particularly in areas of major employment activity, like the Gateway District Node. Further, the Airport Operating Area is substantial in land area providing employment to about 185,000 persons. As such it is appropriate to consider locational opportunities for work-place oriented Day Care facilities, particularly where it substantially fulfils broader provincial, regional and local planning policy objectives. In further support of the amendment:

- i) Provincial Policy Statements (PPS) and Places to Grow/Growth Plan reinforce the importance of the Region's and City's major Employment Areas like the Gateway District Node in achieving Ontario's planning vision. The planned function and form of this Major Employment Node, combined with the function of the central Hurontario Corridor, (which bisects the Node connecting two Urban Growth Centres), deserves special attention.
- ii) A basic planning principle in Places to Grow includes '*complete*' communities, and in terms of a '*complete*' employment community, the Gateway District Node would be one which is supported by a broad range of complementary or accessory uses to effectively minimize work life conflicts and trip generation. Employment opportunities and multiple service opportunities in situ, makes employment communities stronger and working conditions easier.
- iii) Nodes are based on design principles that encourage high quality urban design, distinctive architecture, landscaping and pedestrian activity. It is a principle that "*...employment density should be sufficiently high to support transit usage*". As well, "*community, cultural, and recreational facilities should be encouraged to locate in Nodes.*" The City of Mississauga has embarked on a major land/use transportation study on Hurontario Street to determine the feasibility of accommodating higher order transit to support major office and transit oriented development. Mississauga Staff advise, '*We are working with the City of Brampton to improve this important connection between the two cities. We want this study to set the vision and focus of development and future transit needs of this vital corridor. Both Mississauga's and Brampton's transportation plans have recognized the potential significance of this high-order transit corridor for many years.*'
- iv) The planned function of the Gateway District Node includes high employment density, major offices and a mix of supporting land uses, further strengthened by planning objectives to establish high levels of accessibility to public services including existing and planned public transit facilities along the Hurontario Corridor, among other attributes. According to City Staff, '*Hurontario Street carries the highest transit*

ridership of any Mississauga Transit Corridor, with 25,000 riders each day. It also links to GO Transit commuter Rail stations and future BRT routes.'

- v) The Gateway District Node provides community focus and identity, being part of a centrally located corridor in Mississauga, and as such functions as a well located and major Employment Node with future opportunities for compact, mixed use.
- vi) The Gateway District Node provides a focus of activity for the surrounding areas as this central Node has excellent accessibility, a prestigious profile and a relatively high level of existing transit services; and major future transit possibilities to support growth and intensification in the future.
- vii) A long term planning objective is to create compact urban form in the Gateway District Node. Transit oriented development supports intensified density and major office investment and broadens access. The provision for work-place oriented Child Care Centres/Day Care facilities will enhance opportunities for pedestrian circulation distinguishing the significance of this Node from the surrounding area.
- viii) Important community service amenities such as Child Care Centres/Day Care facilities support the function of prestigious companies that choose to locate in higher density multi-storey office campuses. The availability of community service amenities supports new office building investments, contributing to planned function and form. Employment Nodes support regional and local property tax assessment.
- ix) Noise sensitive land use such as Child Care Centres/Day Care facilities, including an outdoor playground will be located as an accessory use in high quality office buildings, or free-standing buildings as part of an office campus, well insulated from aircraft noise. This will require an Acoustical Report to be approved as part of the building permit process.
- x) Community service amenities such as accessory use Child Care Centres/Day Care facilities support companies located in higher density office campuses and support planned function and form. From a corporate tenant/employee personal service point of view, work-place oriented Day Care facilities serve an important function within the business community. The ability to attract high quality corporate office investment is in part dependent being able to accommodate this desirable community amenity.

DETAILS OF THE AMENDMENT AND POLICIES RELATIVE THERETO

1. In Section 3.11 Airport, Sub Section 3.11.2.1.7, is amended by adding “*and the Gateway District Node*” to read as follows:

*Notwithstanding 3.11.2.1.6., redevelopment or infilling for hospitals, nursing homes, daycare facilities and public and private schools within the Malton, Meadowvale Village, East Credit Districts, **and the Gateway District Node** may be permitted inside the LBPIA Operating Area on an individual basis below the 35 NEP/NEF composite noise contour.*

2. In Section 3.3 Business Employment and Section 3.3.1 Permitted Uses, Section 3.3.1.1. (e) is amended by adding to the end of the policy, “*unless otherwise permitted per this Plan.*” to read as follows:

*(e) community uses, provided that public and private schools, day care facilities hospitals, and nursing homes will not be permitted as a principal or accessory use within the LBPIA Operating Area **unless otherwise permitted per this Plan;**”*

3. In Section 3.19 Community Uses, Policy 3.19.2.1. is amended by adding “*and the Gateway District Node*” to read as follows:

*Community Uses are permitted in all land use designations, except Greenbelt. Notwithstanding the forgoing, development, infilling and redevelopment for public and private schools, day care facilities and hospitals will not be permitted as a principal or accessory use within the LBPIA Operating Area except for those parts of the East Credit, Malton, and Meadowvale Village Districts, **and the Gateway District Node** within the LPBIA Operating Area below the 35 NEF/NEP Composite Noise Contour, subject to the aircraft noise policies of this Plan.*

IMPLEMENTATION

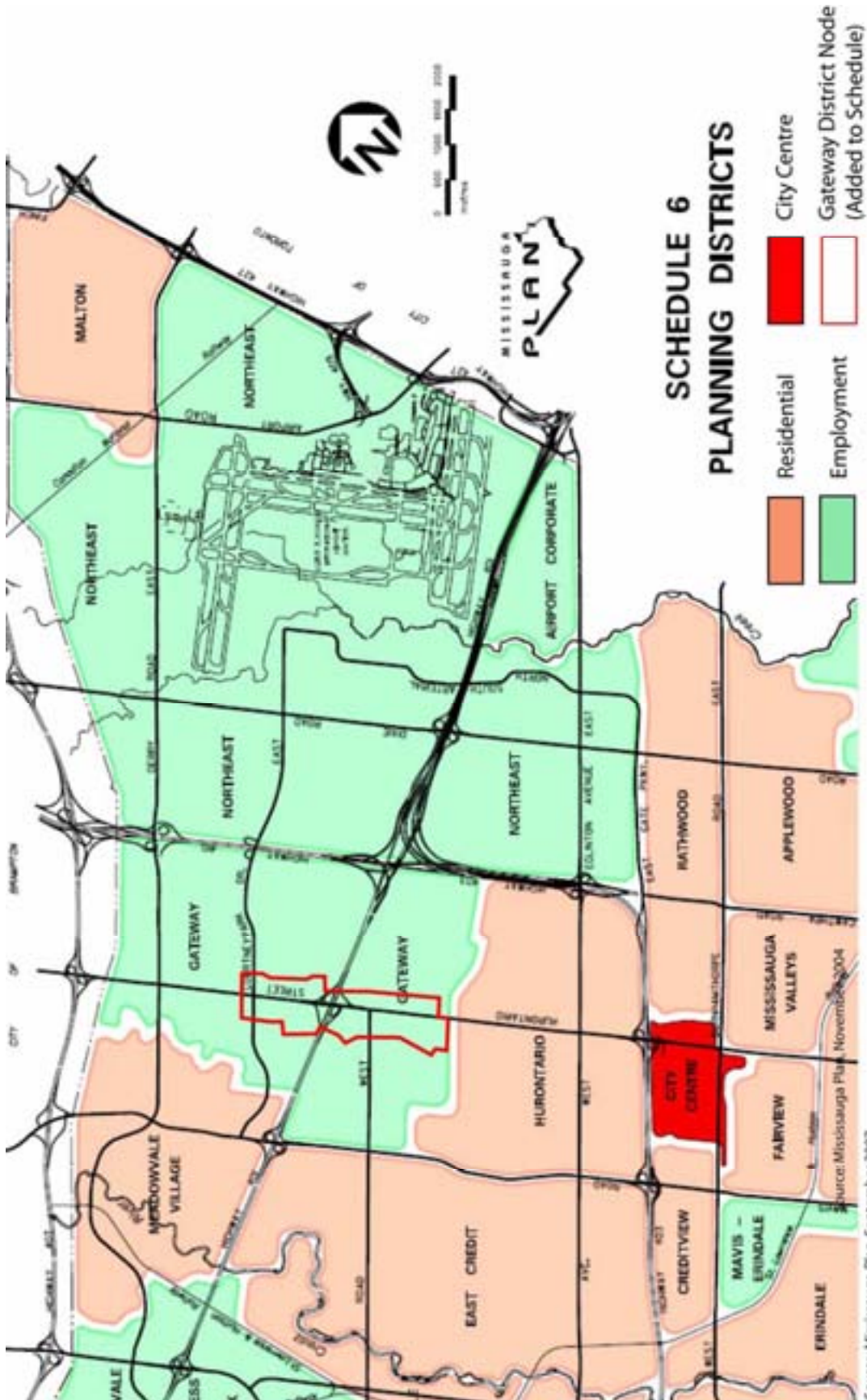
Upon the approval of this Amendment by the City of Mississauga, the Zoning By-law applicable to the subject lands will be amended to the appropriate classification, in accordance with the intent of the Amendment.

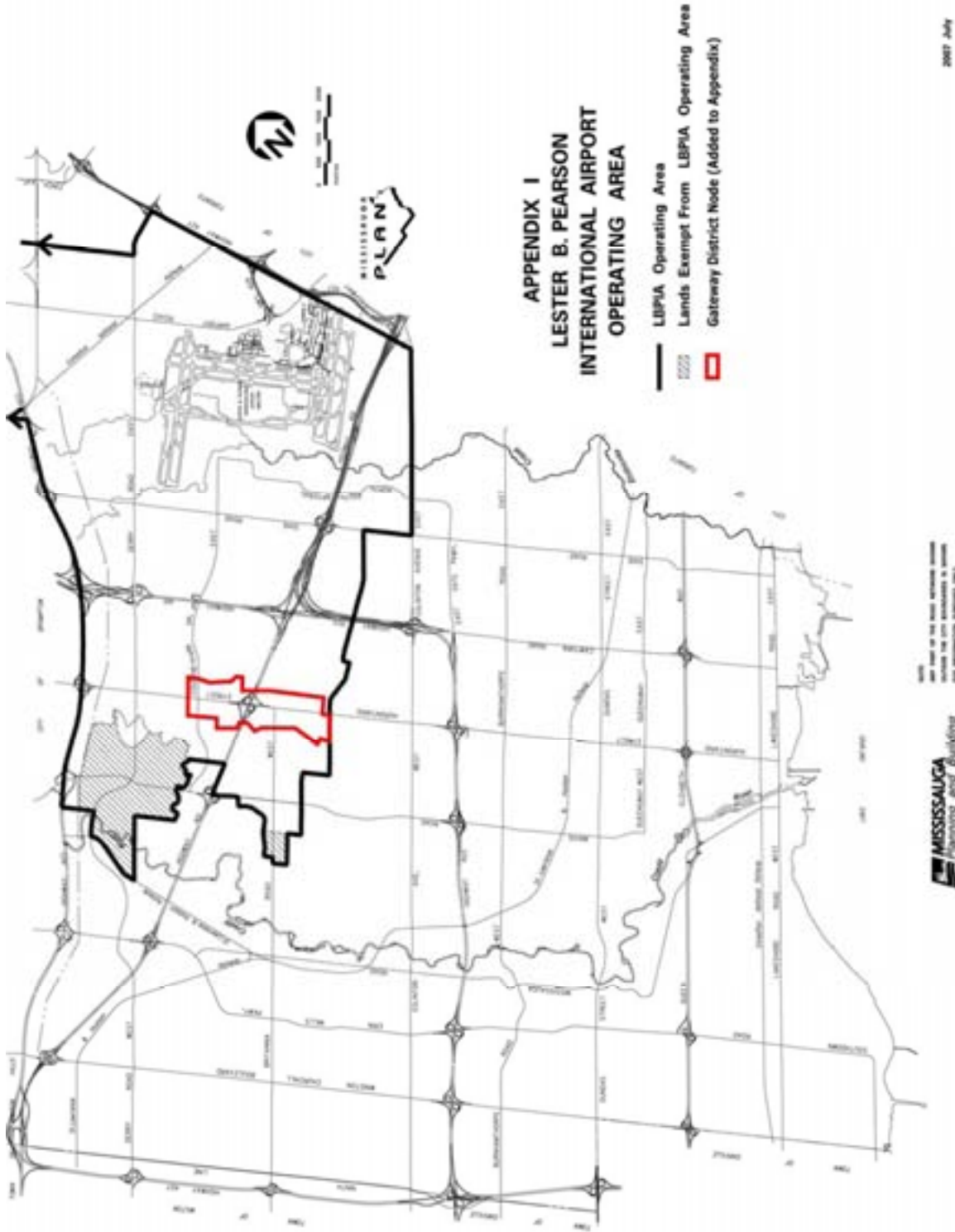
INTERPRETATION

The provision of the Official (Mississauga) Plan, as amended from time to time regarding the interpretation of that Plan, shall apply in regard to this amendment.

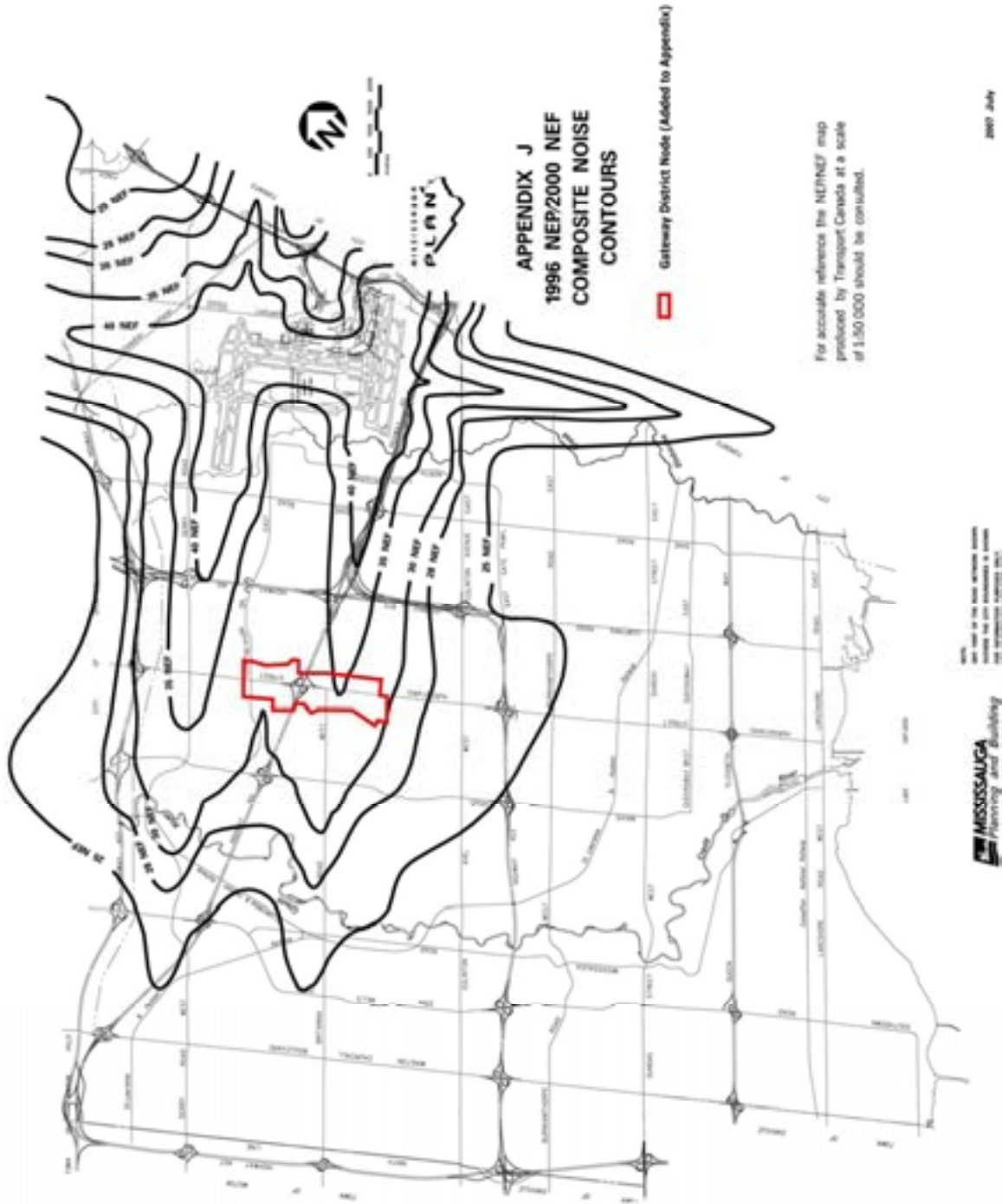
This Amendment supplements the intent and policies of Mississauga Plan.

Upon approval of this Amendment, Sections 3.11.2.1.7, 3.3.1.1 (e), 3.19.2.1., and Appendix I of the Mississauga Plan (Official Plan), will be amended in accordance with the intent of this Amendment as appropriate.





2007 July



APPENDIX K

**PROPOSED DRAFT AMENDMENT TO ZONING BY-LAW NO. 0225-2007,
REGARDING THE GATEWAY DISTRICT NODE ON BEHALF OF ORLANDO
CORPORATION**

**THE CORPORATION OF THE CITY OF MISSISSAUGA
ZONING BY-LAW NUMBER ____-2008**

A by-law to amend By-law No. 0225-2007, as amended.

WHEREAS pursuant to section 34 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, the Council of a local municipality may pass a zoning by-law or an amendment to a zoning by-law;

AND WHEREAS Council intends to amend City of Mississauga Zoning By-law No. 0225-2007, by providing that accessory use Day Care facilities shall be permitted uses within the Lester B. Pearson International Airport Operating Area as defined within Mississauga Plan (Official Plan) where such sensitive land uses are situated in that part identified as certain lands comprising that portion of the Gateway District Node, below the 35 NEP/NEF Composite Noise Contour, more specifically referred to as Employment Nodes, as Exceptions E1-14, E1-15 and E1-16.

NOW THEREFORE the Council of The Corporation of the City of Mississauga **ENACTS** as follows:

PURPOSE

The purpose of this amendment to City of Mississauga Zoning By-law No. 0225-2007 is to facilitate specific exceptions recognizing new Day Care facilities as permitted accessory uses within the that portion of the Gateway District Node of the Gateway District, located within the Lester B. Pearson International Airport (LBPIA) Operating Area, below the 35 NEP/NEF composite noise contour as Exceptions on lands zoned E1-14, E1-15 and E1-16, along with supporting amendments.

In order to achieve the above purpose, specific amendments are required to the following sections of Zoning By-law No. 0225-2007 to recognize Day Care facilities as permitted accessory uses within the Gateway District Node.

THE FOLLOWING IS SUBJECT TO ONTARIO MUNICIPAL BOARD APPEAL

The following Sections have been appealed to the Ontario Municipal Board per Appeal No. 3:

- 1) Employment in Nodes (E1) on lands zoned Exception E1-14, E1-15 and E1-16 below the 35 NEP/NEF composite noise contour so as to permit new accessory use Day Care facilities as an additional permitted use.
- 2) Subsection 2.1.23 which reads as follows: *Lester B. Pearson International Airport (LBPIA) Operating Area Restrictions*

Notwithstanding any other provisions of this By-law, a day care, hospital, long-term care dwelling, public school or private school shall not be permitted within the hatched area identified on Schedule 2.1.23 of this Subsection.

- 3) Subsection 8.1.2.1 which reads as follows:

An accessory use shall only be permitted accessory to an Office or medical office and shall be contained wholly within the building or structure used for an office and/or medical office.

DETAILS OF THE AMENDMENT AND POLICIES RELATIVE THERETO

- 1) Employment 8.2.2 Exceptions zones, Employment Nodes on lands zoned E1-14, E1-15 and E1-16 below the 35 NEP/NEF composite noise contour so as to permit new accessory use Day Care facilities as an additional permitted use as follows:

Line 8.2.2.14.1 of Exception E1-14 to add; new accessory Day Care

Line 8.2.2.15.1 of Exception E1-15 to add; new accessory Day Care

Line 8.2.2.16.1 of Exception E1-16 to add; new accessory Day Care

- 2) Subsection 2.1.23 which reads as follows: *Lester B. Pearson International Airport (LBPIA) Operating Area Restrictions*

Notwithstanding any other provisions of this By-law, a day care, hospital, long-term care dwelling, public school or private school shall not be permitted within the hatched area identified on Schedule 2.1.23 of this Subsection.

Schedule 2.1.23 to be amended to recognize that Exception E1-14, E1-15 & E1-16 lands.

3) Subsection 8.1.2.1 which reads as follows:

An accessory use shall only be permitted accessory to an Office or medical office and shall be contained wholly within the building or structure used for an office and/or medical office.

Be amended to add the wording “...unless otherwise excepted.”

This By-law shall not come into force until Official Plan Amendment Number _____ comes into force.

ENACTED and PASSED this _____ day of _____ 2008.

MAYOR

CLERK

APPENDIX ‘A’ – TO BY-LAW NO. _____-2008

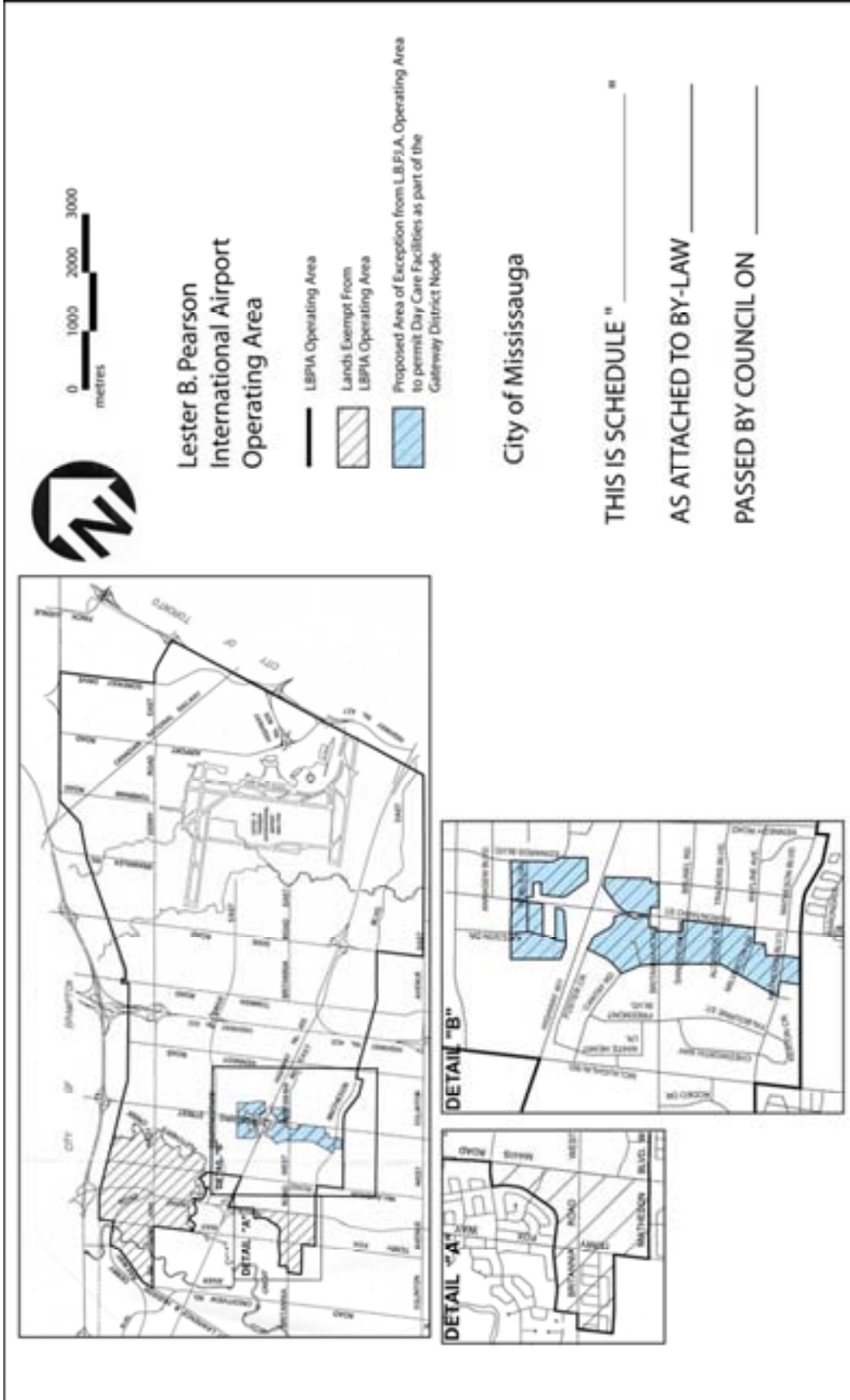
Explanation of the Purpose and Effect of the By-law

This By-law amends the Employment in Nodes (E1), more specifically Exceptions E1-14, E1-15 and E1-16 to permit new work-place oriented Day Care facilities as an additional permitted accessory use within a portion of the Gateway District Node where the use is permitted only below the 35 NEP/NEF composite noise contour.

Also required to support the use is an amendment permitting new accessory Day Care facilities per section 8.1.2.1 by adding the words “*unless otherwise excepted*” at the end of that regulation to recognize outdoor playground use related to the operations of permitted accessory Day Care facilities.

Schedule 2.1.23 “Lester B. Pearson International Airport (LBPIA) Operating Area Restrictions” prohibits certain land uses and identifies those lands affected. The E1-14, E1-15 and E1-16 lands are identified on Schedule 2.1.23 comprising a portion of the Gateway District Node below the 35 NEP/NEF composite noise contour.

Further information regarding this By-law may be obtained from _____ of the City of Mississauga Planning and Building Department at (905) 615-_____.



DEFINITIONS AS SET OUT IN SELECTED DOCUMENTS

NOTE: ONLY DOCUMENTS WITH DEFINITIONS ARE DISPLAYED

	Child Care	Day Care	School	Private School	Playground	Development	Redevelopment	Infill	Sensitive Use
Transport Canada TP1247E	NS	No definition, however for the purposes of this program, day cares are in the same land use category as a “school”.	No definition, however permitted between 30 and 35 NEF under reference “D”, which reads as follows: “These uses should not be approved unless a detailed noise analysis is conducted and the required noise insulation features are considered by the architectural consultant responsible for the building design.”	No definition, however permitted between 30 and 35 NEF under reference “D”, which reads as follows: “These uses should not be approved unless a detailed noise analysis is conducted and the required noise insulation features are considered by the architectural consultant responsible for the building design.”	No definition, however, as stated in the report “the indicated land use is not considered to be adversely affected by aircraft noise and no special noise insulation should be required for new construction or development of this nature” between 30 and 35 NEF. Furthermore, this land use is permitted between 35 and >40 under reference “K”, which reads as follows: “It is recommended that serious consideration be given to an analysis of peak noise levels and the effects of these levels on the specific land use under consideration.”	NS	NS	NS	NS
Ministry of Environment LU-131	NS	“Noise sensitive land uses” mean the following sensitive land uses: <ul style="list-style-type: none"> residential developments; seasonal residential developments; hospitals, nursing/retirement homes, schools, day care centres, etc 	“Noise sensitive land uses” mean the following sensitive land uses: <ul style="list-style-type: none"> residential developments; seasonal residential developments; hospitals, nursing/retirement homes, schools, day care centres, etc 	“Noise sensitive land uses” mean the following sensitive land uses: <ul style="list-style-type: none"> residential developments; seasonal residential developments; hospitals, nursing/retirement homes, schools, day care centres, etc 	NS	NS	NS	NS	“Sensitive land uses” a land use that is sensitive in accordance with the definition of Reference [15], and that must be planned and/or designed using appropriate land use land use compatibility principles.

Note: NS means Not Specified in selected document

	Child Care	Day Care	School	Private School	Playground	Development	Redevelopment	Infill	Sensitive Use
Provincial Policy Statement, 2005	See "Sensitive Use"	See "Sensitive Use"	See "Sensitive Use"	See "Sensitive Use"	NS	means the creation of a new lot, a change in land use, or the construction of buildings and structures, requiring approval under the <u>Planning Act</u> ; but does not include a. activities that create or maintain <i>infrastructure</i> authorized under an environmental assessment process; b. works subject to the Drainage Act. c. For the purposes of policy 2.1.3(b), underground or surface mining of minerals or advanced exploration on mining lands in significant areas of mining potential in Ecoregion 5E, where advanced exploration has the same meaning as under the mining Act. Instead, those matters shall be subject to policy 2.1.4(a)	means the creation of new units or lots on previously developed land in existing communities, including <i>brownfield sites</i> .	NS	means buildings, amenity areas, or outdoor spaces where routine or normal activities occurring at reasonably expected times would experience one or more adverse effects from contaminant discharges generated by a nearby major facility. Sensitive land uses may be a part of the natural or built environment. Examples include: residences, day care centres, educational and health facilities.
Region of Peel Official Plan	NS	NS	NS	NS	NS	The subdivision of land, or construction of buildings and structures, requiring approval under the <u>Planning Act</u> but does not include activities that create or maintain <i>infrastructure</i> authorized under an environmental assessment process or works subject to the <u>Drainage Act</u> .	The creation of new units in existing buildings or on previously developed, serviced land. Redevelopment includes infill, accessory apartments and rooming houses. Also see "Infill".	Defined under "Intensification": The <i>development</i> of a property or site at a higher density than previously existed. It includes: <i>redevelopment</i> , infill , conversion and the creation of apartments or other accommodation in houses. Also see "Redevelopment".	NS

	Child Care	Day Care	School	Private School	Playground	Development	Redevelopment	Infill	Sensitive Use
Day Nurseries Act	NS	<p>“day nursery” means a premises that receives more than five children who are not of common parentage, primarily for the purpose of providing temporary care, or guidance, or both temporary care and guidance, for a continuous period not exceeding twenty-four hours, where the children are,</p> <p>(a) under eighteen years of age in the case of a day nursery for children with a developmental disability, and</p> <p>(b) under ten years of age in all other cases,</p> <p>but does not include,</p> <p>(c) part of a public school, separate school or private school under the <i>Education Act</i>; (“garderie”)</p>	NS	NS	NS	NS	NS	NS	NS

PLANNING FOR CHILDCARE IN THE GATEWAY DISTRICT NODE: CITY OF MISSISSAUGA

	Child Care	Day Care	School	Private School	Playground	Development	Redevelopment	Infill	Sensitive Use
City of Mississauga Mississauga Plan	NS	Defined under “Community Uses”: Means public and private services and facilities such as schools, emergency services, libraries, cultural activities, recreational activities, day care centres , and places of religious assembly but does not include residential dwellings and special housing. Also see “Sensitive Use”.	Defined under “Community Uses”: Means public and private services and facilities such as schools , emergency services, libraries, cultural activities, recreational activities, day care centres, and places of religious assembly but does not include residential dwellings and special housing. Also see “Sensitive Use”.	Defined under “Community Uses”: Means public and private services and facilities such as schools , emergency services, libraries, cultural activities, recreational activities, day care centres, and places of religious assembly but does not include residential dwellings and special housing. Also see “Sensitive Use”.	NS	Means the creation of a new lot, a change in land use, or the construction of buildings and structures, requiring approval under the <i>Planning Act</i> ; but does not include: a. activities that create or maintain infrastructure authorized under an environmental assessment process; or b. works subject to the <i>Drainage Act</i> .	Means the creation of new units, uses or lots on previously developed land in existing communities, including brownfield sites.	Defined under “Infilling” Means development on vacant lots or underdeveloped lots in a developed area.	Means buildings, amenity areas, or outdoor spaces where routine or normal activities occurring at reasonably expected times would experience one or more adverse affects from contaminant discharges generated by a nearby major facility. Sensitive land uses may be part of the natural or built environment. Examples include: residences; day care centres; and health facilities.
Mississauga Zoning By-law, 0225-2007	NS	means a building, structure or part thereof, with or without an outdoor play area, used for temporary care which does not exceed twelve (12) consecutive hours in one (1) day, of more than five (5) persons. Care may be provided for children, seniors and/or disabled persons.	Defined under “Public School” means a building, structure or part thereof, where academic instruction in a full range of the subjects of the elementary or secondary school courses of study, continuing education and any other educational activities are provided under the jurisdiction of the Peel District School Board, the Dufferin-Peel Catholic District School Board, the Conseil Scolaire de District Centre-Sud-Ouest, or the Conseil Scolaire de District Catholique Centre-Sud.	means a building, structure or part thereof, where academic instruction in a full range of the subjects of the elementary or secondary school courses of study and any other educational activity is provided, and may include a nursery school.	No definition, however, “Play Equipment” is defined as: means a structure that is designed and used for play and recreation.	NS	NS	NS	NS

PLANNING FOR CHILDCARE IN THE GATEWAY DISTRICT NODE: CITY OF MISSISSAUGA

	Child Care	Day Care	School	Private School	Playground	Development	Redevelopment	Infill	Sensitive Use
City of Richmond Official Community Plan	NS	NS	Defined under "Institution": An organization established for civic, political, religious, social, cultural, educational or like purposes, but specifically excluding commercial uses.	Defined under "Institution": An organization established for civic, political, religious, social, cultural, educational or like purposes, but specifically excluding commercial uses.	NS	NS	NS	NS	NS
City of Calgary Calgary Plan	NS	NS	NS	NS	Defined under "Joint Use Site": Municipal Reserve lands jointly owned by The City of Calgary, the Calgary Board of Education and/or the Calgary Roman Catholic Separate School District #1 through the Joint Use Agreement. Provisions concerning planning, development and maintenance of sites are included in the agreement. Sites may contain schools, play fields , community association facilities, recreation facilities, dry ponds, etc.	Defined under "Community Development": A dynamic process where all members of the community have the opportunity to experience a good quality of life and a healthy sustainable community. The community development process encourages people to participate in decisions about their needs and uses their collective resources to develop and implement strategies to meet those needs. The process of community development is specifically intended to assist communities in achieving self-determination and self reliance.	NS	Development occurring on a vacant site after completion of the initial development of the area.	NS

	Child Care	Day Care	School	Private School	Playground	Development	Redevelopment	Infill	Sensitive Use
<p>City of Calgary By-Law 2P80</p>	<p>Means the use of a building or portion thereof for the provision of care, instruction, maintenance or supervision of seven or more children under the age of 13 years, by persons other than on related by blood or marriage, for periods not exceeding 24 consecutive hours and includes all day-care centres, early childhood services, nurseries and after-school or baby-sitting programs which meet this definition.</p>	<p>NS</p>	<p>Means a place of instruction operated with public funds pursuant to the School Act.</p>	<p>Means a school, other than a school operated by a School Board under the School Act, that provides grade and secondary school instruction to pupils through courses prescribed or approved by the Minister of Education.</p>	<p>NS</p>	<p>Means:</p> <ul style="list-style-type: none"> a. an excavation or stockpile and the creation of either of them, b. a building or an addition to, or replacement or repair of a building and the construction or placing in, on, over or under land of any of them, c. a change of use of land or a building or an act done in relation to land or a building that results in or is likely to result in a change in the use of the land or building, or d. a change in the intensity of use of land or a building or an act done in relation to land or a building that results in or is likely to result in a change in the intensity of use of the land or building. 	<p>See "Infill".</p>	<p>Means development or redevelopment occurring on a vacant site following completion of the initial development of the area.</p>	<p>NS</p>