



**Notice of Public Planning Meeting
Concerning a Proposed Zoning By-law Amendment**

Monday, September 8th, 2025 at 6:00 p.m.

This Public Planning Council Meeting will be held in a hybrid format with in-person and electronic participation. Deputations may participate in the meeting remotely or in-person. Refer to the registration process below.

The public are invited to attend the Public Planning Meeting at the Township of King Council Chambers at 2585 King Road, King City to receive information and provide comments on the proposed Zoning By-law Amendment application, concerning 22 and 32 Snowberry Lane, in the Township of King in accordance with Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P.13, as amended.

If you have received this notice as an owner of a property that contains seven (7) or more residential units, please post this notice in a visible location to all residents of the land.

Subject Property

- Location: 22 Snowberry Lane & 32 Snowberry Lane, Village of King City, ON
Lots 29 and 30, Plan 473; Part Lot 8, Concession 4
- Owner(s): Vince Oppedisano, Lynn Cooke, & Marco D’Ercole
- Applicant: Steven McCarthy
- Agent: JKO Planning Services Inc. (c/o Jim Kotsopoulos)
- File Numbers: Z-2025-10
- Staff Report: The staff report will be available at www.king.ca/meetings on the Thursday prior to the meeting date.

Proposed Changes

The proposed Zoning By-law Amendment application seeks to amend the Township of King Zoning By-law 2017-66 to facilitate a lot boundary adjustment, whereby a portion of land from 22 Snowberry Lane would be conveyed to 32 Snowberry Lane. A subsequent severance of the adjusted 32 Snowberry Lane property would create a new lot intended to accommodate a single-detached residential dwelling. The existing dwelling at 32 Snowberry Lane would further be demolished to accommodate the construction of a new single-detached dwelling.

The proposed Zoning By-law Amendment seeks to implement site-specific provisions to establish the minimum lot area, minimum lot frontage, and maximum driveway width for each lot. 22 Snowberry Lane is proposed to have a minimum lot area of 7,387 m² and a minimum lot frontage of 47.75 metres. 32 Snowberry Lane is proposed to have a

minimum lot area of 6,808.80 m², a minimum lot frontage of 49.25 metres, and a maximum driveway width of 9.87 metres. The newly proposed lot is proposed to have a minimum lot area of 6,472.45 m² and a minimum lot frontage of 44.50 metres.

Accordingly, a re-zoning of the rear portions of the lots, containing Key Natural Heritage Features and the associated Minimum Vegetation Protection Zone, to an Environmental Protection (EP) Zone is proposed.

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

How to Participate in the Public Meeting

- 1) **View the meeting** in-person or watch virtually at <https://www.king.ca/meetings>. No pre-registration is required.
- 2) **Submit written comments** to the Township Clerk at clerks@king.ca by **12:00 p.m. (noon) on the day of the meeting**. Comments will be circulated to Council and Staff prior to the meeting.
- 3) **Speak to a staff report on the agenda in-person or virtually**, pre-register with the Township Clerk at 905-833-4068 or email clerks@king.ca **no later than 12:00 p.m. (noon) on the day of the meeting**. If you are pre-registering, you must indicate the item you wish to speak to, how you wish to participate (video, phone, or in-person), and provide your full name, address, telephone number and speaking notes. Upon receipt of your registration, you will receive a confirmation email with instructions for participating. All comments addressed to Council will form part of the public record.

How to Stay Informed

A copy of the proposed Zoning By-law Amendment application, as well as related background information and supporting information are available by contacting Iqra Chaudhry, Planner, between the hours of 8:30 a.m. and 4:30 p.m., with reference to the address or file number for more information. Written comments in advance of the staff report being published may be sent to:

Iqra Chaudhry, Planner
ichaudhry@king.ca, 905-833-4577

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

Preserving Your Appeal Rights

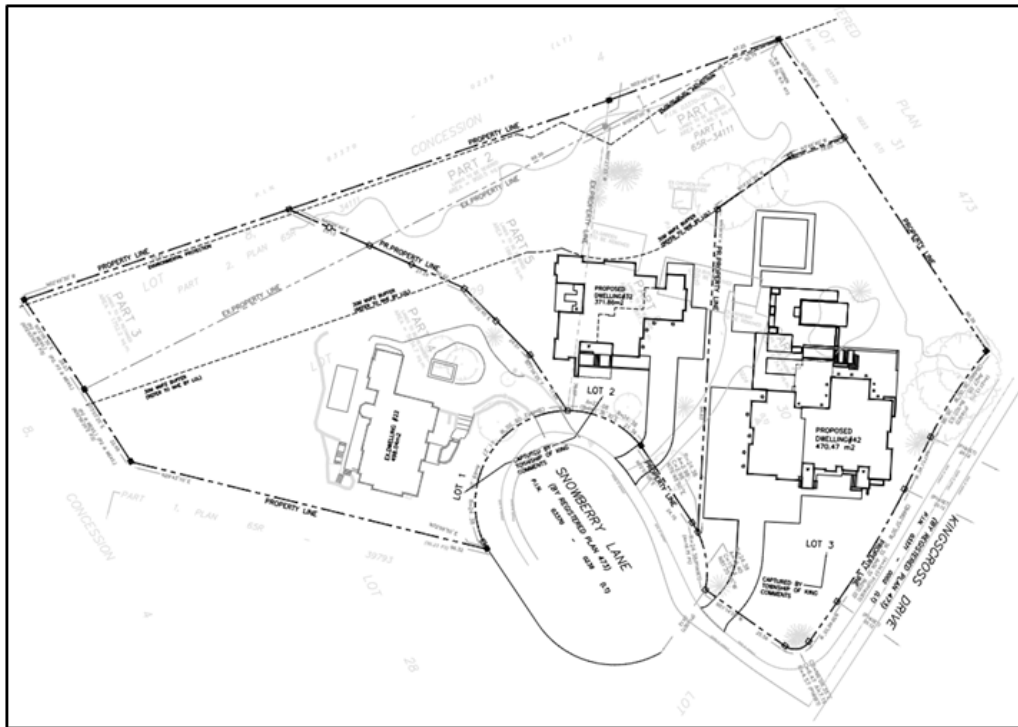
If a person or public body would otherwise have an ability to appeal the decision of the Council of the Corporation of the Township of King to the Ontario Land Tribunal but the

person or public body does not make oral submissions at a public meeting or make written submissions to the 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 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 Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Dated at the Township of King this 12th day of August, 2025.

Adam Foran
Deputy Clerk
Corporation of the Township of King
2585 King Road
King City, ON L7B 1A1



Comments and personal information are 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, and also become part of the public record. Should you have any questions or concerns regarding the collection of personal information, please contact the Planning Division, Township of King at (905) 833-5321.