

City Clerk's Office  
Etobicoke York Community Council  
c/o 2<sup>nd</sup> Floor, West Tower  
100 Queen Street West  
Toronto, Ontario M5H 2N2

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**NOTICE OF PUBLIC MEETING**  
**To be held by the Etobicoke York Community Council**  
**(Under the Planning Act)**

**Request to Amend the Zoning By-law Application No. 17 208607 NNY 08 OZ**

**Location of Application:** 2839 JANE STREET  
**Applicant:** Adam Layton

**DATE:** March 3, 2021  
**TIME:** 9:30 a.m. or as soon as possible thereafter  
**PLACE:** By Video Conference, details below

**PROPOSAL**

The applicant proposes to amend the Zoning By-law to permit a 13 storey building containing 190 dwelling units, with retail units on the ground floor for the property at 2839 Jane Street. The 13<sup>th</sup> floor contains no residential units and is only for rooftop amenity space. The development would consist of 14,049 square metres of gross floor area, representing 3.83 times the lot area. The proposed development would be 42.2 metres in height (including the mechanical penthouse and rooftop amenity area). Parking is proposed to be provided in 250 spaces, of which 40 are for visitors and 17 are for commercial use.

**Detailed information regarding the proposal, including background information and material may be obtained by contacting Matt Armstrong, Community Planner at 416-392-3521, or by e-mail at [marmstr3@toronto.ca](mailto:marmstr3@toronto.ca).**

**PURPOSE OF PUBLIC MEETING**

Etobicoke York Community Council will receive input and review the proposal and any other material placed before it, in order to make recommendations on the application. These recommendations will then be forwarded to Toronto City Council for its consideration.

Due to the current state of emergency Etobicoke Civic Centre is closed. The meeting will take place by video conference and streamed live online. You can follow the meeting at [www.youtube.com/TorontoCityCouncilLive](http://www.youtube.com/TorontoCityCouncilLive).

You are invited to make representations to Etobicoke York Community Council to make your views known regarding the proposal.

Send written comments by email to [etcc@toronto.ca](mailto:etcc@toronto.ca) or by mail to the address below. You can submit written comments up until City Council gives final consideration to the proposal.

If you wish to address the Etobicoke York Community Council directly, please register by email to [etcc@toronto.ca](mailto:etcc@toronto.ca) or by phone at 416-394-8101, no later than 12:00 p.m. on **March 2, 2021**. If you register we will contact you with instructions on connecting to the meeting.

For more information about this matter, including information about appeal rights, contact the City Clerk's Office, City Clerk, Attention: **Nancy Martins, Administrator, Etobicoke York Community Council, 100 Queen Street West, 2<sup>nd</sup> Floor, Toronto, ON M5H 2N2, Phone: 416-394-8101, Fax: 416-392-2980, e-mail: [etcc@toronto.ca](mailto:etcc@toronto.ca).**

The Community Council may request you to file an outline of your presentation with the Clerk.

**Special Assistance:** City Staff can arrange for special assistance with some advance notice. If you need special assistance, please call 416-394-8101, TTY 416-338-0889 or e-mail [etcc@toronto.ca](mailto:etcc@toronto.ca).

## FURTHER INFORMATION

**If you wish to be notified** of the decision of the City of Toronto on the passing or refusal of the proposed Zoning By-law Amendment, you must make a written request to the City Clerk attention: Nancy Martins, Administrator, Etobicoke York Community Council, at the address, fax number or e-mail set out in this notice.

**Zoning By-law Amendment Appeal:** If a person or public body would otherwise have an ability to appeal the decision of the Council of the City of Toronto to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the City of Toronto before the proposed Zoning By-law Amendment is passed or refused, the person or public body is not entitled to appeal the decision and may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal there are reasonable grounds to do so. You may submit comments to the City Clerk, attention: Nancy Martins, Administrator, Etobicoke York Community Council, at the address, fax number or e-mail set out in this notice.

**People writing or making presentations at the public meeting:** The *City of Toronto Act, 2006*, the *Planning Act*, and the City of Toronto Municipal Code authorize the City of Toronto to collect any personal information in your communication or presentation to City Council or its committees.

The City collects this information to enable it to make informed decisions on the relevant issue(s). If you are submitting letters, faxes, e-mails, presentations or other communications to the City, you should be aware that your name and the fact that you communicated with the City will become part of the public record and will appear on the City's website. The City will also make your communication and any personal information in it - such as your postal address, telephone number or e-mail address - available to the public, unless you expressly request the City to remove it.

Many Committee, Board and Advisory Body meetings are broadcast live over the internet for the public to view. If you speak at the meeting you will appear in the video broadcast. Video broadcasts are archived and continue to be publicly available. Direct any questions about this collection to the City Clerk's Office at 416-394-8101 or e-mail [etcc@toronto.ca](mailto:etcc@toronto.ca).

Compliance with Provincial laws respecting Notice may result in you receiving duplicate notices.

Dated at the City of Toronto on January 29, 2021

John D. Elvidge  
Interim City Clerk

