

City Clerk's Office
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NOTICE OF PUBLIC MEETING

**To be held by the Toronto and East York Community Council
(Under the Planning Act)**

Request to Amend the Official Plan and Zoning By-law Application Number 25 175195 STE 10 OZ

Location of Application: 324 Cherry Street and 429 and 455 Lake Shore Boulevard East
Applicant: Svn Architects + Planners

Date: July 9, 2026
Time: 10:00 a.m., or as soon as possible thereafter
Place: Committee Room 1, Toronto City Hall and by Video Conference

PROPOSAL

Application to amend the Official Plan and Zoning By-law 438-86 for the property at 324 Cherry Street and 429 and 455 Lake Shore Boulevard East. The Official Plan amendments seek to permit a development concept covering four blocks consisting of 14 mixed-use buildings. The Zoning By-law amendment is primarily focused on addressing the first Phase of development, contained within the northwest block, but also implements some broader site matters to correspond to the proposed Official Plan changes, including the removal of Promenade Road, allocation of densities and identification of interim uses.

Tower heights across the development range from 28-storeys to 53-storeys. The Zoning By-law amendment addresses the first four towers of the development concept, all situated within the northwest block. The proposed total gross floor area is 325,000 square metres of which 308,860 square metres will be residential and 16,141 square metres will be dedicated to non-residential uses. The proposal contains 4,994 new dwelling units.

Detailed information regarding the proposal, including background information and material and a copy of the proposed Official Plan and Zoning By-law Amendments may be obtained by contacting Steven Barber, Senior Planner, Community Planning at 416-338-8567, or by e-mail at Steven.Barber@toronto.ca.

Further information can be found at <http://www.toronto.ca/324CherrySt>.

PURPOSE OF PUBLIC MEETING

The Toronto and East 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.

You can follow the meeting at www.youtube.com/TorontoCityCouncilLive.

MAKE YOUR VIEWS KNOWN

You may send written comments by e-mail to teycc@toronto.ca or by mail to the address below. You can submit written comments up until City Council gives final consideration to the proposal.

You are also invited to address the Toronto and East York Community Council, in person, by video conference or by telephone, to make your views known regarding the proposal.

If you wish to address the Toronto and East York Community Council directly, please register by e-mail to teycc@toronto.ca or by phone at **416-392-7033**, no later than **12:00 p.m. on July 8, 2026**. If you register, we will contact you with instructions on how to participate in the meeting.

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

For more information about the matter, including information about appeal rights, please contact: **City Clerk, Attention: Cathrine Regan, Administrator, Toronto and East York Community Council, 100 Queen Street West, 2nd Floor, West Tower, Toronto, ON, M5H 2N2, Phone: 416-392-7033, Fax: 416-392-2980, e-mail: teycc@toronto.ca.**

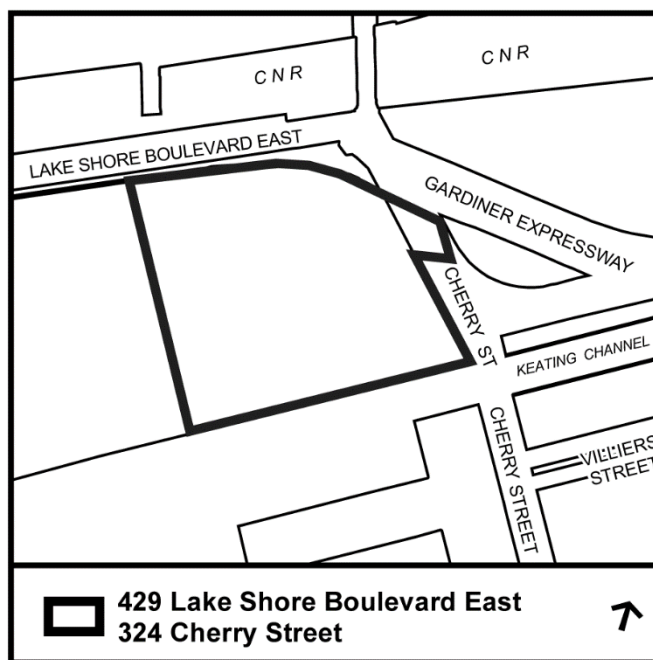
Special Assistance: City Staff can arrange for special assistance with some advance notice. If you need special assistance, please call 416-392-7033, TTY 416-338-0889 or e-mail teycc@toronto.ca.

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: Cathrine Regan, Administrator, at the address, fax number or e-mail set out above.

Official Plan and Zoning By-law Amendment

Appeal: If a specified person or public body as defined under the Planning Act or the registered owner of any land to which the plan or by-law would apply would otherwise have an ability to appeal the decision of the Council of the City of Toronto to the Ontario Land Tribunal, but the specified person or public body as defined under the Planning Act or the registered owner of any land to which the plan or by-law would apply does not make oral submissions at a public meeting or make written submissions to the City of Toronto before the proposed Official Plan Amendment is adopted or Zoning By-law Amendment is passed, the specified person or public body as defined under the Planning Act or the registered owner of any land to which the plan would apply is not entitled to appeal the decision to adopt the proposed Official Plan Amendment or the by-law.



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 City Clerk's Office at the telephone number or email address set out above.

An online version of this Notice is available at <https://www.toronto.ca/city-government/public-notices-bylaws/>.

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

Dated at the City of Toronto on June 19, 2026.

John D. Elvidge
City Clerk