TORONTO

John D. Elvidge
City Clerk

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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 and Draft Plan of Subdivision
Application Numbers 19 263252 WET 07 OZ and 19 263255 WET 07 SB

Location of Application:	**20 Wallasey Avenue**
Applicant:	**Kate Cooper**
Date:	**July 3, 2025**
Time:	**9:30 am or as soon as possible thereafter**
Place:	**Council Chamber, Etobicoke Civic Centre, 399 The West Mall and by Video Conference**

PROPOSAL

The application to amend the Zoning By-law proposes to regulate and establish performance standards to permit the intensification of the subject site for a total of 18 units with six detached dwellings fronting Wallasey Avenue and six semi-detached dwellings (12 units) facing the interior of the new street. As part of this rezoning application, the subject site, which is currently subject to the former City of North York By-law 11,737, would be brought into city-wide Zoning By-law 569-2013.

The Draft Plan of Subdivision application proposes to create 18 new residential lots and a new public road with cul-de-sac for the property at 20 Wallasey Avenue.

Detailed information regarding the proposal, including background information and material may be obtained by contacting Tyler Marr, Planner at 416-392-7591, or by e-mail at Tyler.Marr@toronto.ca.

Further information can be found at https://www.toronto.ca/city-government/planning-development/application-details/?id=4698405&pid=336650&title=20-WALLASEY-AVE.

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 applications. 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 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.

You are also invited to address Etobicoke 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 Etobicoke York Community Council directly, please register by e-mail to etcc@toronto.ca or by phone at 416-397-4579 no

later than **12:00 p.m. on July 2, 2025**. If you register, we will contact you with instructions on how to participate in the meeting.

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

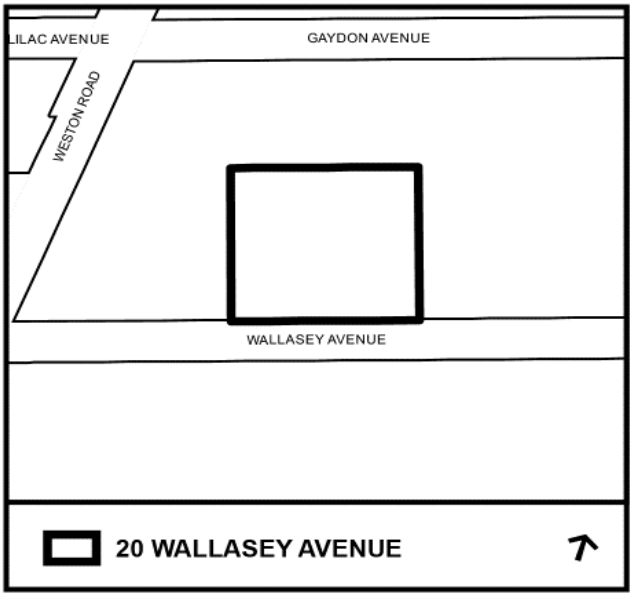
For more information about matter, including information about appeal rights, please contact: **City Clerk, Attention: City Clerk, Attention: Nancy Martins, Administrator, Etobicoke York Community Council, Toronto City Hall, 100 Queen Street West, 2nd Floor, Toronto, ON, M5H 2N2, Phone: 416-397-4579, Fax: 416-392-2980, e-mail:** etcc@toronto.ca**.**

Special Assistance: City Staff can arrange for special assistance with some advance notice. If you need special assistance, please call 416-397-4579, TTY 416-338-0889 or e-mail etcc@toronto.ca.

FURTHER INFORMATION

If you wish to be notified of the decision of the City of Toronto on 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 above.

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 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 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 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 by-law would apply is not entitled to appeal the by-law.



Draft Plan of Subdivision Appeal:
If a person or public body does not make oral submissions at the public meeting or make written submissions to the Council of the City of Toronto in respect of the proposed plan of subdivision before approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body is not entitled to appeal the decision of the Council of the City of Toronto to the Ontario Land Tribunal.

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 3, 2025.

John D. Elvidge
City Clerk