

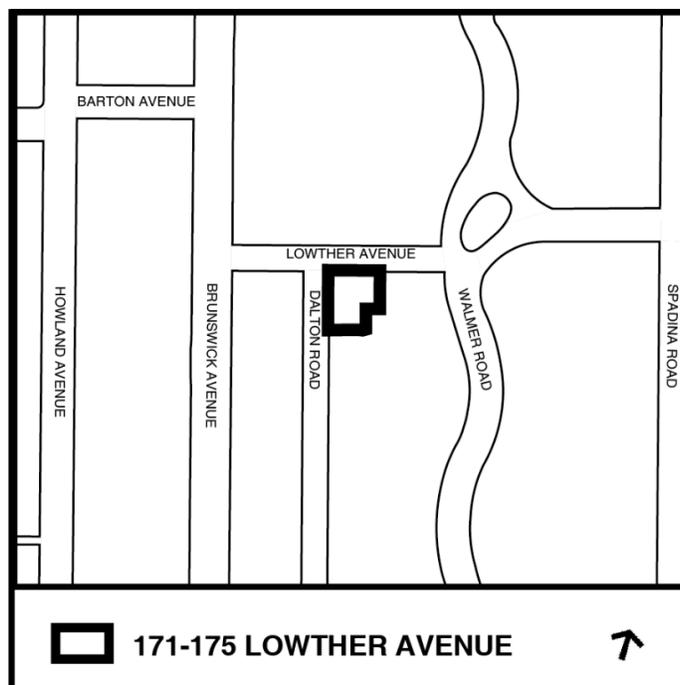
## NOTICE OF INTENTION TO REMOVE A HOLDING SYMBOL (H) FROM ZONING BY-LAW 410-2024 (Under the Planning Act)

The City has received the following application under Section 36 of the *Planning Act*:

**Application Number:** 25 261452 STE 11  
OZ  
**Address:** 171-175 Lowther Avenue  
**Ward:** Ward 11 - University-Rosedale  
**Contact:** Lawrie Surdon, Assistant Planner  
at 416-394-8189, by e-mail at  
[Lawrie.Surdon@toronto.ca](mailto:Lawrie.Surdon@toronto.ca), or by address at  
18th Floor East Tower, City Hall, 100  
Queen Street West, Toronto, ON, M5H2N2.

### DESCRIPTION

The application to amend Zoning By-law 410-2024 to remove the holding symbol (H) to permit an 11-storey residential building with 64 dwelling units. The location where the holding symbol (H) would be removed is noted on the map below.



Detailed information about the proposal, including background information and materials may be made available for review by contacting the Planner noted above or by visiting the City of Toronto's [Application Information Centre](#).

### MAKE YOUR VIEWS KNOWN

You may send written comments by mail or email to the Community Planner noted under Contact. Your written comments must be submitted no later than **March 27, 2026** to be considered by the Executive Director, Development Review or their designate, Director, Community Planning. A decision by the Executive Director, Development Review or their designate as to whether to remove the holding symbol (H) will occur no earlier than **April 14, 2026**.

**Notice to people writing to the City:** 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 to the City.

The City collects this information to enable it to make informed decisions on the relevant issue(s). If you are submitting letters, e-mails, 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.

Dated at the City of Toronto on March 13, 2026.

John D. Elvidge  
City Clerk