

151-16



Hamilton

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Planning and Economic Development Department  
Development Planning, Heritage and Design  
71 Main Street West, 5<sup>th</sup> Floor, Hamilton ON L8P 4Y5  
Phone: 905-546-2424 Fax: 905-546-4202

June 30, 2017

File: ZAR-17-047

Dear Sir/Madam:

**Re: Notice of Complete Application and Preliminary Circulation for Application by King William Residence Inc./c/o Urban Solutions for Zoning By-law Amendment for Lands Located at 43 – 51 King Street East, Hamilton (Ward 2)**

In accordance with the provisions of the *Planning Act*, as amended, this letter is to advise that a complete application has been received by Hamilton's Planning and Economic Development Department for Zoning By-law Amendment for Lands Located at 43 – 51 King Street East (please see attached Location Plan).

**Purpose and Effect of Application**

**Zoning By-law Amendment (File No. ZAR-17-047)**

The purpose and effect of this proposed **Zoning By-law Amendment** is to change the zoning to a Site Specific "D2" Downtown Prime Retail Streets Zone in order to permit the establishment of a building with a three (3) to six (6) storey podium with two towers 25 storeys along King William Street and 34 storeys along King Street East. The proposed development will include a total of 1,869 sq. m. of commercial space, a total of 528 residential dwelling units in total, and 420 parking spaces. Site specific modifications to the Zoning By-law will include an increase the maximum building height.

The proposed By-law to amend the Zoning By-law, and information and material related to it, will be available in the staff report for public inspection at a future Public Meeting.

**Collection of Information**

Information respecting this application is being collected under the authority of the *Planning Act*, R.S.O. 1990, c.P.13. All comments and opinions submitted to the City of Hamilton on this matter, including the name, address and contact information of persons submitting comments and/or opinions, will become part of the public record and will be made available to the Applicant and the general public **and will appear on the City's website unless you expressly request within your communication that City remove your personal information.**

**Additional Information**

A separate notice will be mailed to you confirming the date of the Public Meeting.

RECEIVED  
JUL 04 2017

**Re: Application by King William Residents Inc. for Zoning By-law Amendment for Lands Located at 43 – 51 King Street East, Hamilton (Ward 2) Page 3 of 3**

Attachment(s)