

**5. Zoning By-law Amendment - 1 Old Sunset Boulevard**

**Modification au Règlement de zonage – 1, boulevard Old Sunset**

**Committee recommendation(s)**

**That Council approve an amendment to Zoning By-law 2008-250 for 1 Old Sunset Boulevard, as shown in Document 1, from R1QQ (Residential First Density, Subzone QQ) to R2P[xxxx] (Residential Second Density, Subzone P, Exception xxxx) to permit a three-storey semi-detached dwelling with secondary units, as detailed in Document 2.**

**Recommandation(s) du Comité**

**Que le Conseil approuve une modification du Règlement de zonage 2008-250 visant le 1, boulevard Old Sunset, comme cela est illustré dans le document 1, de R1QQ (zone résidentielle de densité 1, sous-zone QQ) à R2P[xxxx] (zone résidentielle de densité 2, sous-zone P, exception xxxx) pour permettre une maison jumelée de trois étages avec des logements secondaires, comme cela est décrit dans le document 2.**

**Documentation/Documentation**

1. Report from the Director, Planning Services, Planning, Real Estate and Economic Development Department, dated May 26, 2023 (ACS2023-PRE-PS-0071)

Rapport du Directeur, Services de la planification, Direction générale de la planification, des biens immobiliers et du développement économique, daté le 26 mai 2023 (ACS2023-PRE-PS-0071)

2. Extract of draft Minutes, Planning and Housing Committee, June 7, 2023

Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 7 juin 2023

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File No. ACS2023-PRE-PS-0071 - Capital (17)

The Applicants, as represented Tyler Yakichuk and Jaime Posen, Fotenn and Jacques Hamel, HDandP were present in support, and available to answer questions. The Applicants advised that they did not need to address the Committee if the item carried.

Jean-Charles Renaud, Planner, Planning, Real Estate and Economic Development was present and responded to questions.

S. Menard, Ward Councillor for the area, was present and participated in the discussion and questions Staff.

The following written submissions was received by, and is filed with, the Office of the City Clerk, and distributed to Committee Members:

- Email dated August 2022, May 26 and June 5, 2023 from Barb Popel
- Email dated May 27, 2023 from Errol Mendes
- Email dated June 3, 2023 from Pamela Jones

The Committee carried the report recommendations as presented.

**Report Recommendation(s)**

- 1. That Planning and Housing Committee recommend Council approve an amendment to Zoning By-law 2008-250 for 1 Old Sunset Boulevard, as shown in Document 1, from R1QQ (Residential First Density, Subzone QQ) to R2P[xxxx] (Residential Second Density, Subzone P, Exception xxxx) to permit a three-storey semi-detached dwelling with secondary units, as detailed in Document 2.**

- 2. That Planning and Housing Committee approve the Consultation Details Section of this report be included as part of the 'brief explanation' in the Summary of Written and Oral Public Submissions, to be prepared by the Office of the City Clerk and submitted to Council in the report titled, "Summary of Oral and Written Public Submissions for Items Subject to *the Planning Act* 'Explanation Requirements' at the City Council Meeting of June 14, 2023," subject to submissions received between the publication of this report and the time of Council's decision.**

**Carried**