

7. Zoning By-law Amendment – 200 and 201 Friel Street

Modification du Règlement de zonage – 200 et 201, rue Friel

Committee recommendation(s)

That Council approve an amendment to Zoning By-law 2008-250 for 200 and 201 Friel Street, as shown in Document 1, to permit a 20-storey apartment building on the eastern portion of 201 Friel Street, as detailed in Document 2.

Recommandation(s) du Comité

Que le Conseil approuve une modification du Règlement de zonage no 2008-250 concernant la propriété située au 200 et au 201, rue Friel, comme le montre le document 1, afin de permettre l'aménagement d'un immeuble d'habitation de 20 étages sur la partie est du 201, rue Friel, comme l'explique en détail le document 2.

Documentation/Documentation

- 1 Report from the Director, Planning Services, Planning, Real Estate and Economic Development, dated June 23, 2023 (ACS2023-PRE-PS-0061)

Rapport du Directeur, Services de la planification, Direction générale de la planification, des biens immobiliers et du développement économique, daté le 23 juin 2023 (ACS2023-PRE-PS-0061)
- 2 Extract of draft Minutes, Planning and Housing Committee, July 5, 2023

Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 5 juillet 2023

Zoning By-law Amendment – 200 and 201 Friel Street

ACS2023-PRE-PS-0061 - Rideau-Vanier (12)

Erin O'Connell, Planner II, Planning, Real Estate and Economic Development (PRED), presented an overview of the report recommendations and answered questions from the Committee. A copy of the slide presentation is filed with the Office of the City Clerk.

The Applicant/Owner as represented by Arne Suraga, Diamond Schmitt Architects and Nadia De Santi, WSP, provided an overview of the Application and responded to questions from Committee. A copy of the slide presentation is filed with the Office of the City Clerk.

The Committee heard from the following delegations:

- Kishanth Jeyamoorthy spoke in support of the project, noting a modern building with affordable housing and public spaces would be welcomed in lowertown. The project will benefit the community and using underutilized parking spaces will help increase the amount of housing.
- Brian Athey, Morguard expressed concerns with the proposed project as it will have a significant impact on future abilities to develop on their neighbouring site, as 20 meters of their site will effectively be sterilized.

Following discussions and questions of staff, 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 200 and 201 Friel Street, as shown in Document 1, to permit a 20-storey apartment building on the eastern portion of 201 Friel Street, 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 July 12, 2023” subject to submissions received between the publication of this report and the time of Council’s decision.**

Carried