

5. Directions Report - Aligning Zoning By-law 2008-250 with Bill 23

**Rapport sur les orientations – Harmonisation du Règlement de zonage
2008-250 avec le projet de loi 23**

Committee recommendation(s)

That the Council direct staff to return to Council in Q4 2023 with proposed amendments to the Zoning By-law with respect to the following:

- 1. Bring into conformity the current Zoning By-law with the provisions of Bill 23 as outlined in the report;**
- 2. Approve Option 2 concerning regulating principal and additional units permitted under Bill 23 by removing existing floor area and entranceway restrictions from Section 133; and**
- 3. Approve Option 5 to address parking and landscaping in rear yards such that no more than 70 per cent of the rear yard area may be occupied by parking spaces, including any driveways and/or aisles providing access to parking spaces, plus a requirement to provide 15 per cent of the rear yard as soft landscaped area.**

Recommandation(s) du Comité

Que le Conseil demande au personnel de soumettre au Conseil au T4 de 2023 les modifications proposées au Règlement de zonage en ce qui concerne les points suivants:

- 1. Rendre le Règlement de zonage actuel conforme aux dispositions du projet de loi 23, comme il est décrit dans le rapport;**
- 2. Approuver l'option 2 concernant la réglementation des logements principaux et supplémentaires permis en vertu du projet de loi 23 en supprimant les restrictions actuelles relatives à la surface de plancher et aux entrées de l'article 133;**

et

3. **Approuver l'option 5 concernant le stationnement et l'aménagement paysager dans les cours arrière de manière qu'une superficie maximale de 70 pour cent de la cour arrière soit occupée par des espaces de stationnement, y compris les entrées de cours et les allées donnant accès aux espaces de stationnement, en plus d'une exigence visant l'aménagement d'une superficie paysagée végétalisée correspondant à 15 pour cent de la cour arrière.**

Documentation/Documentation

- 1 Report from the Director, Economic Development and Long Range Planning, Planning, Real Estate and Economic Development, dated August 24, 2023 (ACS2023-PRE-EDP-0038)

Rapport du Directeur, Services de la planification, Direction générale de la planification, des biens immobiliers et du développement économique, daté le 24 août 2023 (ACS2023-PRE-EDP-0038)
- 2 Extract of draft Minutes, Planning and Housing Committee, September 6, 2023

Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 6 septembre 2023

**Planning and Housing
Committee
Report 14
September 13, 2023**

3

**Comité de de la planification et
du logement
Rapport 14
Le 13 septembre 2023**

**Extract of Minutes 14
Planning and Housing Committee
September 6, 2023**

**Extrait du procès-verbal 14
Comité de la planification et du logement
Le 6 septembre 2023**

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File No. ACS2023-PRE-EDP-0038 - City Wide

The following Planning, Real Estate and Economic Development staff were present to respond to questions:

- Robert Sandercott, Planner
- Carol Ruddy, Program Manager, Zoning & Intensification
- David Wise, Director, Economic Development & Long Range Planning

The Committee heard from the following delegations:

- Cheryl Parrott, Hintonburn Community Association*
- Jason Burggraaf, GOHBA
- Robert Brinkman
- Heather Pearl*

Members received the following written submissions, held on file with the City Clerk:

- Email dated September 5, 2023 from Jason Burggraaf, GOHBA
- Email dated September 5, 2023 from John Dance, Old Ottawa East Community Association
- Email dated September 5, 2023 from Cheryl Parrott, Hintonburg Community Association
- Email dated September 6, 2023 from Heather Pearl

Following discussions and questions of staff, the Committee carried the report recommendations as presented.

Report recommendations

That the Planning and Housing Committee recommend that Council direct staff to return to Council in Q4 2023 with proposed amendments to the Zoning By-law with respect to the following:

- 1. Bring into conformity the current Zoning By-law with the provisions of Bill 23 as outlined in the report;**
- 2. Approve Option 2 concerning regulating principal and additional units permitted under Bill 23 by removing existing floor area and entranceway restrictions from Section 133; and**
- 3. Approve Option 5 to address parking and landscaping in rear yards such that no more than 70 per cent of the rear yard area may be occupied by parking spaces, including any driveways and/or aisles providing access to parking spaces, plus a requirement to provide 15 per cent of the rear yard as soft landscaped area.**

Carried