

3. Zoning By-law Amendment - 3317 Navan Road

Modification du Règlement de zonage – 3317, chemin Navan

Committee recommendation

That Council approve an amendment to the Zoning By-law (By-law No. 2008-250) for 3317 Navan Road, as shown in Document 1, to permit the development of three four-storey apartment buildings on the subject property, as detailed in Document 2.

Recommandation du Comité

Que le Conseil approuve une modification du *Règlement de zonage* (n° 2008-250) pour le 3317, chemin Navan, comme le montre le document 1, en vue de permettre l'aménagement de trois immeubles résidentiels de quatre étages sur la propriété visée, comme l'explique en détail le document 2.

Documentation/Documentation

- 1 Report from the Director, Planning Services, Planning, Real Estate and Economic Development Department, dated February 16, 2024 (ACS2024-PRE-PS-0017)

Rapport du Directeur, Services de la planification, Direction générale de la planification, des biens immobiliers et du développement économique, daté le 16 février 2024 (ACS2024-PRE-PS-0017)

- 2 Extract of draft Minutes, Planning and Housing Committee, February 28, 2024

Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 28 février 2024

Zoning By-law Amendment - 3317 Navan Road

File No. ACS2024-PRE-PS-0017- Orléans South-Navan (19)

The Applicant/Owner as represented by Simran Soor and David Renfro, Novatech were present in support, and available to answer questions.

The following staff were also present to respond to questions:

Planning, Real Estate and Economic Development:

- Neeti Paudel, Project Manager, Infrastructure Approvals
- Derrick Moodie, Director, Planning Services

Legal Services:

- Tim Marc, Senior Legal Counsel-Planning, Development & Real Estate

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

- Email dated February 27, 2024 from Tawab
- Email dated February 28, 2024 from Krista Curtis

Following discussion, the Committee considered the report recommendations as presented.

Report Recommendation(s)

- 1. That Planning and Housing Committee recommend Council approve an amendment to the Zoning By-law (By-law No. 2008-250) for 3317 Navan Road, as shown in Document 1, to permit the development of three four-storey apartment buildings on the subject property, 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 March 6, 2024," subject to submissions received between the publication of this report and the time of Council's decision.**

For (8): J. Leiper, G. Gower, R. Brockington, L. Dudas, L. Johnson, T. Kavanagh, W. Lo, and T. Tierney

Against (3): C. Kelly, C. Kitts, and A. Troster

Carried (8 to 3)