



December 15, 2023

Michel Bellemare
Secretary Treasurer
Committee of Adjustment
City of Ottawa
101 CentrepoinTE Drive
Ottawa ON, K2G 5K7

**Re: Concurrent Consent to Sever and Minor Variance Applications
6435 Fallowfield Road, Stittsville ON**

Committee of Adjustment
Received | Reçu le

2023-12-15

City of Ottawa | Ville d'Ottawa
Comité de dérogation

Dear M. Bellemare,

We are the agents acting on behalf of OttawaWest Development Inc. with respect to the subject Consent to Sever and Minor Variance applications. Pursuant to past pre-consultation and other correspondence with City and agency Staff, we are pleased to provide the following plans and reports in support of the subject applications:

1. One (1) copy of an executed Consent Application form.
2. One (1) copy of an executed Minor Variance Application form.
3. One (1) copy of an executed Additional Information for Rural Consent form.
4. One (1) copy of R-Plan 4R-35344, and one (1) reduced copy of the same.
5. One (1) copy of R-Plan 4R-32589, and one (1) reduced copy of the same.
6. One (1) copy of a PIN Abstract for PIN 0447-0113, dated July 26, 2019.
7. One (1) copy of a Lot Development Plan, prepared by McIntosh Perry Consulting Engineers Ltd., dated October 25, 2023, and one (1) reduced copy of the same.
8. One (1) copy of a Sketch for Minor Variance, prepared by McIntosh Perry Consulting Engineers Ltd., dated October 25, 2023.
9. One (1) copy of a Planning Rationale Report, prepared by McIntosh Perry Consulting Engineers Ltd., dated October 25, 2023.
10. One (1) copy of Minimum Distance Separation Report, prepared by McIntosh Perry Consulting Engineers, dated December 15, 2023.
11. One (1) copy of Aggregate Impact Assessment Compatibility Letter, prepared by McIntosh Perry Consulting Engineers Ltd., dated December 7, 2023.
12. One (1) copy of the Noise Control Feasibility Study (No. WA19-44), prepared by SS Wilson Associates Consulting Engineers, dated December 12, 2023.
13. One (1) copy of revised Environmental Impact Statement, prepared by Muncaster Environmental Planning Inc., dated November 2, 2023.
14. One (1) copy of Hydrogeological Investigation, prepared by GEMTEC, dated November 20, 2023.

15. Phase I ESA, prepared by McIntosh Perry Consulting Engineers Ltd., dated November 29, 2021.
16. One (1) cheque in the amount of \$3,451 representing the applicable Committee of Adjustment and Conservation Partners Review fees for Combined Consent and Minor Variance applications.

As acknowledged within the application forms and as discussed within the Planning Rationale, Consent and Minor Variance applications were previously submitted (City File Nos. File No. D08-01-18/B-00251 and D08-02-20/A-00152, respectively). The Consent application was conditionally approved, while the Minor Variance application was denied. The current applications are similar in nature but differ from the previous applications.

We trust that the above and enclosed will be satisfactory for your purposes and will enable you to proceed with scheduling a Committee of Adjustment hearing date; however, please do not hesitate to contact our office should you have any questions.

Respectfully submitted,



Benjamin Clare, MCIP RPP
Practice Area Lead, Planning Services

