

**8. Official Plan Amendment and Zoning By-Law Amendment - 384 Arlington Avenue
Modification du Plan officiel et du Règlement de zonage – 384, avenue Arlington**

Committee recommendation(s)

That Council:

- 1. approve an amendment to the Official Plan, Volume 2C, for 384 Arlington Avenue, to permit a residential high-rise building up to 24 storeys subject to the criteria of an area specific policy, as detailed in Document 2.**
- 2. approve an amendment to Zoning By-Law 2008-250, as amended, for 384 Arlington Avenue, as shown in Document 1, to permit a 24-storey residential high-rise building subject to site specific zoning exceptions and a site-specific zoning schedule, as detailed in Document 3.**

Recommandation(s) du Comité

Que le Conseil :

- 1. approuve une modification au volume 2C du Plan officiel, pour le 384, avenue Arlington, afin d'autoriser la construction d'une tour d'habitation de grande hauteur d'un maximum de 24 étages, sous réserve du respect des critères d'une politique sectorielle, comme le précise le document 2.**
- 2. apporte une modification au Règlement de zonage (n° 2008-250), tel que modifié, pour le 384, avenue Arlington, comme l'indique la pièce 1, afin d'autoriser la construction d'une tour d'habitation de 24 étages, assortie d'exceptions propres à l'emplacement et d'une annexe de zonage propre à l'emplacement, comme le précise le document 3.**

Documentation/Documentation

- 1 Report from Director, Planning Services, Planning, Real Estate and Economic Development, dated November 2, 2023
(ACS2023-PRE-PS-0125)

Rapport du Directeur, Services de la planification, Direction générale de la planification, des biens immobiliers et du développement économique, daté le 2 novembre 2023 (ACS2023-PRE-PS-0125)
- 2 Extract of draft Minutes, Planning and Housing Committee, November 15, 2023

Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 15 novembre 2023

Official Plan Amendment and Zoning By-Law Amendment - 384 Arlington Avenue

File No. ACS2023-PRE-PS-0125 – Somerset (14)

Eric Forhan, Planner II, Planning, Real Estate and Economic Development Department (PRED), was present and responded to questions from Committee.

The Applicant/Owner as represented by y Tamara Nahal and Timothy Beed, Fotenn 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.

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

- Email sent November 14, 2023 from Kristina Ropke
- Email sent November 14, 2023 from the West Centretown Neighbourhood Group

Following discussion 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 the Official Plan, Volume 2C, for 384 Arlington Avenue, to permit a residential high-rise building up to 24 storeys subject to the criteria of an area specific policy, as detailed in Document 2.**
- 2. That Planning and Housing Committee recommend Council approve an amendment to Zoning By-Law 2008-250, as**

amended, for 384 Arlington Avenue, as shown in Document 1, to permit a 24-storey residential high-rise building subject to site specific zoning exceptions and a site-specific zoning schedule, as detailed in Document 3.

- 3. 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 November 22, 2023, subject to submissions received between the publication of this report and the time of Council's decision.**

Carried