

Summary of Written and Oral Submissions

Zoning By-law Amendment – 6310 and 6320 Hazeldean Road

In addition to those outlined in the Consultation Details section of the report, the following outlines the written and oral submissions received between the publication of the report and prior to City Council's consideration:

Number of delegations/submissions

Number of delegations at Committee: 7

Number of written submissions received by Planning and Housing Committee between August 30 (the date the report was published to the City's website with the agenda for this meeting) and September 10, 2024 (the deadline for written submissions, being 4 pm the business day before the committee meeting date): 43

Summary of written submissions

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

- Email dated August 30, 2024 from Olivier Aubert
- Email dated September 2, 2024 from David Keenan
- Email dated September 2, 2024 from Linda Park
- Email dated September 3, 2024 from Gary Driver
- Email dated September 5, 2024 from Joel Kam
- Email dated September 5, 2024 from David Byck
- Email dated September 5, 2024 from Chris Lawler
- Email dated September 5, 2024 from Lawrence Matthews
- Email dated September 5, 2024 from Paul
- Email dated September 5, 2024 from Troy Brownlee
- Email dated September 5, 2024 from Kerry Brennan
- Email dated September 5, 2024 from Norman Wilson
- Email dated September 5, 2024 from Ammy Rapoport
- Email dated September 6, 2025 from Anne Reich
- Email dated September 6, 2024 from Mark Bujaki
- Email dated September 7, 2024 from Erika Kwasniewski
- Email dated September 8, 2024 from Ashley Jackson
- Email dated September 8, 2024 from Sylvia Riga
- Email dated September 9, 2024 from Carol Shepherd
- Email dated September 9, 2024 from Amanda Krzeslak

- Email dated September 9, 2024 from Phil Sweetnam
- Email dated September 9, 2024 from Rosanna Wilcox
- Email dated September 9, 2024 from Rina Fougere
- Email dated September 9, 2024 from William Fields
- Email dated September 9, 2024 from Brian Wright
- Email dated September 10, 2024 from Jen Carrol and Sean Durr
- Email dated September 10, 2024 from Carlo and Lynn Aiello
- Email dated September 10, 2024 from Steve McCaughan
- Email dated September 10, 2024 from Catherine Barry
- Email dated September 10, 2024 from Mehrab Syed
- Email dated September 10, 2024 from Cathy White
- Email dated September 10, 2024 from Linda MacKinnon
- Email dated September 10, 2024 from Katherine Larocque
- Email dated September 10, 2024 from Sarah Ferguson-McLaren
- Email dated September 10, 2024 from Cheryl Parrott, Hintonburg Community Association
- Email dated September 10, 2024 from Su'ad Hussein
- Email dated September 10, 2024 from A Timbereme Resident
- Email dated September 10, 2024 from Penny Harris
- Email dated September 10, 2024 from Paul Christopher
- Email dated September 10, 2024 from Lesley Hamilton
- Email dated September 10, 2024 from Marsha and Neil McGowan
- Email dated September 10, 2024 from Barry Horeczy
- Email dated September 10, 2024 from Martin Guibert

Summary of oral submissions

The Applicant/Owner as represented by Patricia Warren and Miguel Tremblay, Fotenn, Roberto Campos, Figurr and Aelix Allaire, Devmont were present and 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:

1. Eric Hanna explained that many Stittsville residents are not in favour of the creation of a strong urban wall along Hazeldean Road and touched on the implications of being designated as a Mainstreet corridor, transition requirements and aligning with other City approved plans for Stittsville.

2. Stéphane Boucher spoke about a comprehensive approach, traffic congestion and safety and urged the Committee to reconsider the scope of the development.
3. David Mennie noted this site is not in a transit priority corridor or close to current or future funded transit station, suitable transition to abutting low-rise areas has not been demonstrated in this proposal and the infrastructure is not sufficient to support this project.
4. Tony Dilliott focused on safety issues for current residents and prospective new tenants, noting these issues cannot be resolved by site plan. Upgrades to resolve the safety concerns must be delivered before approval of this project.
5. Terry Clausen spoke in opposition to the proposal noting safety concerns, lack of transit and infrastructure. This application doesn't provide suitable transition to abutting properties.
6. Tiffany Young spoke on behalf of those that have signed a petition opposing this proposal, noting it is unsuitable for the community and poses concerns for the future of Stittsville. The community is already dealing with strained infrastructure and this proposal will only worsen them. Safety is also a concern and the transition to neighbouring properties is unsuitable.
7. Tina Lipscey expressed concerns with the application, road infrastructure won't be able to handle increased traffic and concerned the proposed development will change the entire fabric of the Stittsville community.

Effect of Submissions on Planning and Housing Committee

Decision: Debate: The Committee spent approximately 2 hours and 30 minutes in consideration of the item.

Vote: The committee considered all submissions in making its decision and carried the report recommendations as amended by the following:

THEREFORE BE IT RESOLVED that the current version of Document 1 be removed and replaced with the amended version to accurately outline the Location and Zoning of 6310 and 6320 Hazeldean Road;

AND BE IT FURTHER RESOLVED that pursuant to subsection 34(17) of the *Planning Act*, no further notice be given.

Ottawa City Council

Pursuant to the *Procedure By-law*, members of the public may not make oral submissions to Council.

Number of additional written submissions received by Council between September 10th after 4 pm (deadline for written submissions to Planning and Housing Committee) and September 18, 2024 (Council consideration date): 3

Effect of Submissions on Council Decision:

Council considered all submissions in making its decision and carried the Committee recommendations as presented.