

7. Zoning By-law Amendment – 121 Brae Crescent

Modification du Règlement de zonage – 121, croissant Brae

Committee recommendation(s)

That Council approve an amendment to Zoning By-law 2008-250 for 121 Brae Crescent, as shown in Document 1, to permit a five-unit, three-storey apartment building, as detailed in Document 2.

Recommandation(s) du comité

Que le Conseil approuve une modification au Règlement de zonage 2008-250 pour le 121, croissant Brae comme indiqué dans le document 1, afin de permettre la construction d'un immeuble d'appartements de trois étages et cinq logements, comme décrit dans le document 2.

Documentation/Documentation

1. Extract of draft Minutes, Planning and Housing Committee, December 4, 2024

Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 4 décembre 2024
2. Director's Report, Planning Services, Planning, Development and Building Services, dated November 25, 2024 (ACS2024-PDB-PS-0013)

Rapport du Directeur, Services de la planification, Direction générale des services de la planification, de l'aménagement et du bâtiment, daté le 25 novembre 2024 (ACS2024-PDB-PS-0013)

Zoning By-law Amendment – 121 Brae Crescent

File No. ACS2024-PDB-PS-0013 – Stittsville (6)

Sole Soyak, Planner III and Kersten Nitsche Manager, Development Review – West, Planning, Development and Building Services (PDBS), provided an overview of the report and answered questions from the Committee. A copy of the slide presentation is filed with the Office of the City Clerk.

The Committee heard from the following delegation:

Anna Keller spoke in opposition to the application and encouraged the committee to reject the amendment based on safety, this not being a 15-minute neighbourhood and lack of affordable housing.

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

- Email dated November 27, 2024 from Sara Cinq-Mars
- Email dated December 2, 2024 from Liping Sun
- Email dated December 2, 2024 from Minghua Cheng
- Email dated December 2, 2024 from Cedrik Desjardins
- Email dated December 2, 2024 from Virginia O'Halloran
- Email dated December 3, 2024 from Carolyn Johnson

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 Zoning By-law 2008-250 for 121 Brae Crescent, as shown in Document 1, to permit a five-unit, three-storey apartment building, 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 December 11, 2024," subject to submissions received between the publication of this report and the time of Council's decision.

Carried