

- 2. Zoning By-law Amendment – 1950 Scott Street, 312 and 314 Clifton Road**
Modification du Règlement de zonage – 1950, rue Scott, 312 et 314, chemin Clifton

Committee recommendation(s)

That Council approve:

- 1. An amendment to Zoning By-law 2008-250 for 1950 Scott Street, 312 and 314 Clifton Road, as shown in Document 1, to permit the construction of a 22-storey mixed-use building and remove the Holding Symbol, as detailed in Document 2.**
- 2. Direct Legal staff to enter into a Section 37 Agreement on the terms outlined in Document 5.**

Recommandation(s) du comité

Que le Conseil approuve

- 1. Une modification du Règlement de zonage 2008-250 visant le 1950, rue Scott ainsi que les 312 et 314, chemin Clifton, des biens-fonds illustrés dans le document 1, afin de permettre la construction d'un immeuble polyvalent de 22 étages et de supprimer le symbole d'aménagement différé, comme l'expose en détail le document 2.**
- 2. Enjoigne au personnel des Services juridiques de conclure une entente aux termes de l'article 37, selon les modalités décrites dans le document 5.**

Documentation/Documentation

1. Extract of draft Minutes, Planning and Housing Committee, March 19, 2025
Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 19 mars 2025
2. Director's Report, Planning Services, Planning, Development and Building Services, dated March 13, 2025 (ACS2025-PDB-PSX-0001)
Rapport du Directeur, Services de la planification, Direction générale des services de la planification, de l'aménagement et du bâtiment, daté le 13 mars 2025 (ACS2025-PDB-PSX-0001)

**Planning and Housing
Committee
Report 43
March 26, 2025**

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**Comité de de la planification et
du logement
Rapport 43
Le 26 mars 2025**

**Extract of Minutes 43
Planning and Housing Committee
March 19, 2025**

**Extrait du procès-verbal 43
Comité de la planification et du logement
Le 19 mars 2025**

Zoning By-law Amendment – 1950 Scott Street, 312 and 314 Clifton Road

File No. ACS2025-PDB-PSX-0001 – Kitchissippi (15)

The Applicant/Owner as represented by Patrick Bisson, Hobin Architecture was present in support, and available to answer questions. The Applicant 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 dated March 18, 2025 from Willie Cornelio, Enbridge

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 1950 Scott Street, 312 and 314 Clifton Road, as shown in Document 1, to permit the construction of a 22-storey mixed-use building and remove the Holding Symbol, as detailed in Document 2.**
- 2. That Planning and Housing Committee recommend Council direct Legal staff to enter into a Section 37 Agreement on the terms outlined in Document 5.**
- 3. That Planning and Housing Committee direct that the implementing Zoning By-law not proceed to Council until such time as the agreement under Section 37 of the Planning Act is executed by the Owner and registered on title at the properties known as 1950 Scott Street, 312 and 314 Clifton Road.**
- 4. That Planning and Housing Committee direct that the implementing Zoning By-law not proceed to Council until such time as the agreement under Section 37 of the Planning Act is executed by the Owner and registered on title at the properties known as 314 and 318 Athlone Avenue, 2006, 2020, and 2026 Scott Street.**

- 5. That Planning and Housing 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 26, 2025,” subject to submissions received between the publication of this report and the time of Council’s decision.**

Carried