

4. Zoning By-law Amendment – 1299 Richmond Road

Modification du Règlement de zonage – 1299, chemin Richmond

Committee recommendation(s)

That Council approve an amendment to Zoning By-law 2008-250 for 1299 Richmond Road, as shown in Document 1, to permit a high-rise mixed-use development with a maximum height of 30 storeys, as detailed in Documents 2 and 3.

Recommandation(s) du comité

Que le Conseil approuve une modification au règlement de zonage 2008-250 pour le 1299, chemin Richmond, tel qu'indiqué dans le Document 1, afin de permettre l'aménagement d'un immeuble polyvalent de grande hauteur, d'une hauteur maximale de 30 étages, comme décrit en détail dans les Documents 2 et 3.

Documentation/Documentation

1. Extract of draft Minutes, Planning and Housing Committee, October 1, 2025
Extrait de l'ébauche du procès-verbal du Comité de la planification et du logement, le 1 octobre 2025
2. Director's Report, Planning Services, Planning, Development and Building Services, dated September 25, 2025 (ACS2025-PDB-PSX-0038)
Rapport du Directeur, Services de la planification, Direction générale des services de la planification, de l'aménagement et du bâtiment, daté le 25 septembre 2025 (ACS2025-PDB-PSX-0038)

**Planning and Housing
Committee
Report 54
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**Comité de de la planification et
du logement
Rapport 54
Le 8 octobre 2025**

**Extract of Minutes 54
Planning and Housing Committee
October 1, 2025**

**Extrait du procès-verbal 54
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Le 1 octobre 2025**

Zoning By-law Amendment - 1299 Richmond Road

File No. ACS2025-PDB-PSX-0038 – Bay (7)

Kimberley Baldwin, Planner III, 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 Applicant/Owner as represented by Tyler Yakichuk, Fotenn was present and responded to questions from Committee.

Following discussion and questions of staff and the applicant, 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 1299 Richmond Road, as shown in Document 1, to permit a high-rise mixed-use development with a maximum height of 30 storeys, as detailed in Documents 2 and 3.**
- 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 October 8, 2025," subject to submissions received between the publication of this report and the time of Council's decision.**

Carried