

MINOR VARIANCE APPLICATION
Under Section 45 of the *Planning Act*

To be held on Wednesday, April 5, 2017, starting at 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File No.: D08-02-17/A-00040
Owner(s): 1823175 Ontario Inc.
Location: 655-755 Anand Private and 1172 Walkley Road
Ward: 16 - River
Legal Description: Part of Lot "A", Conc. 3 (Rideau Front)
Zoning: GM1[1404] F(2.0) H(50)-h
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATION:

The Owner wants to proceed with Phase II of a two-phase development project on the property. It is proposed to construct two, sixteen-storey residential apartment buildings containing a total of 246 apartment units on a shared podium. The podium will contain 295 underground parking spaces on 3.5 levels. Eight surface parking spaces will also be provided, all as shown on plans filed with the Committee.

RELIEF REQUIRED:

In order to proceed, the Owner requires the Authority of the Committee for a Minor Variance to permit a reduced drive aisle width of 4.178 metres in one area on each of the three parking levels of the underground parking garage whereas the By-law states that in the case of a parking garage, an aisle providing access to parking spaces angled at between 56 and 90 degrees must be at least 6.0 metres wide.

THE APPLICATION indicates that the Property is the subject of a related current Site Plan Control Application (D07-12-14-0132) and Zoning By-law Amendment (D07-07-14-0010) under the *Planning Act*.