



Centretown Citizens
Community Association

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Tomas Whillans
CCCA President

May 3, 2017

Committee of Adjustment
101 CentrepoinTE Drive
Ottawa ON, K2G 5K7

To Whom it May Concern,

Re: File Number D08-02-17/A00075 – 352 MacLaren Street

I am writing on behalf of the Centretown Citizens Community Association (CCCA) regarding File Number D08-02-17/A00075 – 352 MacLaren Street.

This proposal would see the owner construct a three storey addition on the south portion of the existing building, as shown on plans filed with the Committee.

Although the CCCA supports and welcomes responsible intensification, it is clearly a problem when bylaws are disregarded to maximize density, without considering impact on neighbourhoods, greenspaces and aging infrastructure, and insupportable precedents in mature neighbourhoods, not adhering to the neighbourhood character and not respecting the intent of the Heritage Overlay bylaws.

This is a problem which was highlighted by the CCCA in several of our position letters on Infill II and in the FCA R4 review letter. Therefore, the CCCA opposes this application as it does not respect the parameters of a minor variance or the applicable bylaws as they pertain to setbacks, greenspaces, height and parking.

The CCCA is generally supportive of the direction of Infill II but would like to ensure the integrity of the total planning process.

Thank-you for your consideration in this matter. If further clarification is needed feel free to contact me.

Sincerely,

Tomas Whillans
President
Centretown Citizens Community Association
president@centretowncitizens.ca

cc: Councillor Catherine McKenney
CCCA Board of Directors
David Wise, Program Manager Zoning and Interpretation