

**Planning Committee Report No. 11
Meeting of November 21, 2016**

To The Council of the City of Peterborough, for consideration at its meeting held December 12, 2016

The Planning Committee, as a result of its meeting held on November 21, 2016 recommends as follows:

- 1. Manager, Planning Division
Report PLPD16-086
By-law to remove an 'H' – Holding Symbol from the Zoning
By-law for Part of Plan of Subdivision 45M-247 Mason Homes
Limited
Phase 2 of Draft Plan of Subdivision 15T-10507
0 & 1224 Chemong Road, 1345 Hilliard Street**

That Council approve the recommendation outlined in Report PLPD16-086 dated November 21, 2016, of the Manager, Planning Division, as follows:

That Lots 1 to 38 and Blocks 39 to 60, Block 62, Blocks 66 to 69 inclusive Plan of Subdivision 45M-247 (Buckingham Lane, Halpin Lane, Kiernan Lane, Poole Lane, Selkirk Lane, Broadway Boulevard, Cullen Trail, Grange Way, Haylock Gardens, Marsh Avenue, Melling Avenue, Rowberry Boulevard) be rezoned from SP.328,13a-'H', SP.329,11j,13k-'H', SP.330,11j,13k-'H', SP.331,3q,11j,13k,16c-'H', SP.95-259-'H', SP.348-'H', and SP.349,11j,13k-'H' to SP.328,13a, SP.329,11j,13k, SP.330,11j,13k, SP.331,3q,11j,13k,16c, SP.95-259, SP.348, and SP.349,11j,13k.

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**2. Public Meeting under The Planning Act
Manager, Planning Division
Report PLPD16-085
1230 Lansdowne Street West and Part of 740 Clonsilla Avenue**

That Council approve the recommendations outlined in Report PLPD16-085 dated November 21, 2016, of the Manager, Planning Division, as follows:

- a) That Exception .166 of Section 3.9 Exceptions of the City's Comprehensive Zoning By-law 97-123 be amended to eliminate the requirement for a 1.5 metre landscaped open space strip along the westerly lot line; reduce the required parking to 1 space per 30 square metres of floor area for retail commercial; and reduce the required rear yard setback to 3 metres to permit an architectural wall, to 2.7 metres for a patio and to 4 metres for an overhead canopy, in accordance with the draft amendment, attached as Exhibit 'C' to Report PLPD16-085.**
- b) That the zoning of the subject property be amended from the SP.268-166-Commercial District and C.4-Commercial District to a modified C.7-166 'H'- Special Purpose Retail Zoning District, in accordance with the draft amendment attached as Exhibit 'C' to Report PLPD16-085.**
- c) That the "H"-Holding Symbol be removed from the subject property at such time as the properties are merged, and subject to approval of a revised Site Plan, including the portion of the lands severed from 740 Clonsilla Avenue and the provision of stormwater management facilities for the surrounding lands.**

Submitted by,

Councillor Parnell
Chair
November 21, 2016