



Building Stronger Communities Together
Bâtir ensemble des communautés plus fortes

July 13, 2023

Erin O'Connell, MCIP RPP

Planner III
Development Review Central
Planning, Real Estate and Economic Development
110 Laurier Avenue West, 4th Floor, Ottawa, ON K1P 1J1

Re: Ottawa Community Housing 200 Beausoleil Drive

Dear Ms. O'Connell

Ottawa Community Housing, with our architects, have responded to City Planning comments that were provided to OCH on XXX YY, 2023 regarding our application for 200 Beausoleil Drive.

In reference to the following comments:

Comment 1.18: "Staff would like to see the sidewalk along Beausoleil directly adjacent to the site improved to a 2-metre width ideally. Please clarify what impediment exists to provide this as part of site development".

Comment 2.21: "Staff would like to see improvements to the Chapel Street cul-de-sac incorporated as part of this design moving forward. The changes being explored internally might include a hammer-head design and sidewalk. A sketch is attached to illustrate. While we do not have confirmation at this time that this will be pursued internally; please advise if there are impediments from OCH to implementing this. There is anticipated to be direct benefit to the development site from an improved public space adjacent. If design details can not be secured now; we could potentially condition a Road Modification Approval to implement them. Further discussion is required on this".

We would point out that this and other buildings in design do not, and may not have grant funding attached to them, requiring OCH to wholly fund construction. Adding additional City infrastructure requirements to our project would place greater hardship on the corporation, and would require higher rents to be charged, as the rents need to support the operations, maintenance, and mortgage costs. We would respectfully ask that this consideration not be placed on OCH.

We would, however, work closely with the City to facilitate any of it's work, whether through coordination of work or integration into our project, with the City assuming the additional scope requirements.

Sincerely,

Barron Meyerhoffer
Director of Development