



## SITE PLAN CONTROL APPLICATION SUMMARY REVISION - STANDARD - NON-RURAL

**File Number:** D07-12-24-0073

**Date:** August 27, 2024

**Applicant:** Fotenn Planning + Design,  
c/o Evan Saunders

**Comments due date:** September 10,  
2024

**Email:** saunders@fotenn.com

**Planner:** Shahira Jalal

**Phone:** (613)730-5709

**Ward:** 8 - College

**Owner:** 2140 Baseline Ltd, c/o Joey  
Theberge

**Councillor:** Laine Johnson

### Site Location

2140 Baseline Road.

### Applicant's Proposal

The City of Ottawa has received a Site Plan Control (Revision) application to adjust the property lines to reflect the concurrent Consent to Sever application on the lands. The parking lot and access onto the property has been revised to accommodate the adjusted the lot lines.

### Proposal Details

The subject site is located within the Centrepointhe neighbourhood, on the southwest corner of Baseline Road and Constellation Drive. The south lot line of the site also fronts Gemini Way.

Surrounding land uses include low-rise residential to the north, office buildings to the west and east, and a school to the south. The city's Transitway is approximately 300 metres east of the site.

The original site plan application for this site (file no. D07-12-18-0084) was approved in 2022 for a proposed 14-storey mixed-use building with residential units and ground-floor commercial space, which are currently under construction.

The proposed revision seeks to reflect a land exchange with the neighbouring owner on 1 Centrepointhe Drive and address the re-configured site circulation and landscaping as a result of the lot line adjustment.

The corresponding Lot Line Adjustment application and Minor Variance applications have been approved by the Committee of Adjustment and are currently in the appeal period.

### **Related Planning Applications**

- Consent & Minor Variance Application -- D08-02-24/A-00153 and D08-01-24/B-00107

### **How to Provide Comments**

For additional information or to provide your comments go through [Ottawa.ca/devapps](https://ottawa.ca/devapps) or contact:\*

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\*Please provide comments by **September 10, 2024**. Comments received after this date will be accepted, however, may not be reflected in the staff report

## Location Map / Carte de l'emplacement

