

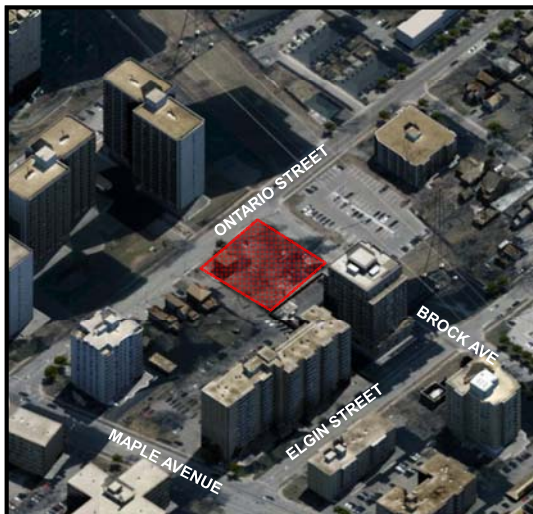
# Statutory Public Meeting

**490-492 Brock Avenue &  
1298 Ontario Street**

**Applications for Official Plan &  
Zoning By-law Amendments**



## Development Site



### Site and Surrounding Area:

- 490-492 Brock Ave & 1298 Ontario Ave
- Southwest corner of Brock Ave and Ontario St.
- Lands comprise 0.22 hectares (0.55 acres)





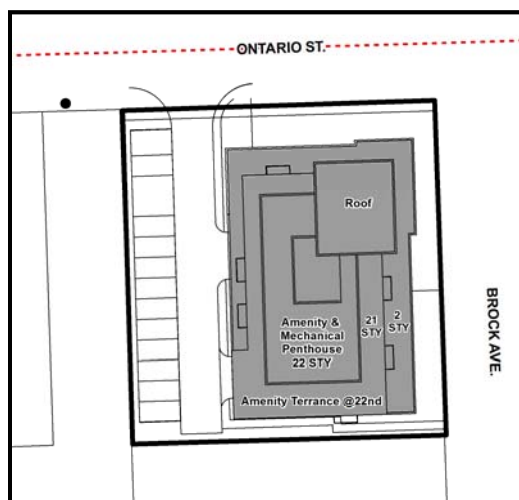
Looking North



Looking East



## Planning Application

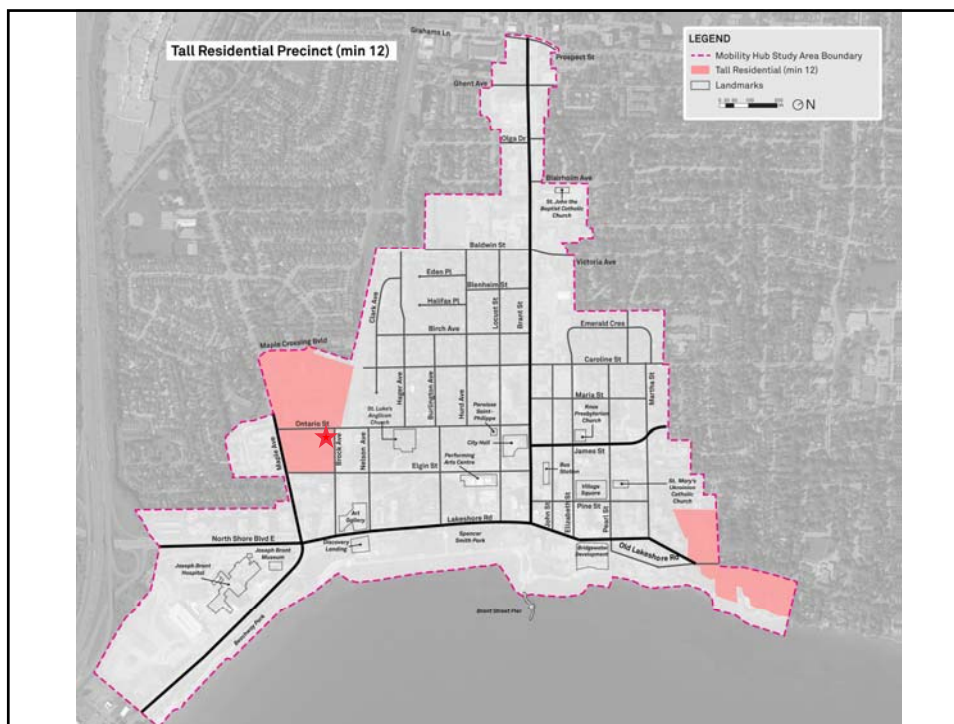


### Proposal:

- Official Plan & Zoning By-law amendments to permit:
  - 22-storey mixed use building;
  - Commercial / retail use at grade;
  - 170 residential units;
  - 4 levels of underground parking.







## Zoning

- **‘Holding – Downtown High Density Residential (H-DRH)’**
- Application intended to allow:
  - ground floor retail / commercial;
  - increased height & density;
  - reduced minimum setbacks;
  - reduced minimum amenity area;
  - reduced minimum parking requirements.

## Application Info

- **Neighbourhood Meeting held on September 27, 2017**

- Approximately 50 people attended;
- Public comments attached as Appendix 4 to Report PB-77-17.

- **Next Steps**

- Collection of all application comments;
- Detailed review and assessment of the proposed applications.

