

FileNo.:D02-02-06-0129

## **Zoning By-law Amendment Proposal**

3773 Jockvale Road

**November 1, 2006**

To: Concerned Community Groups (Distribution List)

Attached is a summary of a *Zoning By-law Amendment Proposal* being considered by the Planning and Growth Management Department. General information related to Zoning By-law Amendments can be obtained from the City's Web Page ([http://ottawa.ca/city\\_services/planningzoning/17\\_0\\_en.shtml](http://ottawa.ca/city_services/planningzoning/17_0_en.shtml)).

As part of the City's Public Notification and Consultation Policy, we would like to know your views concerning this proposal. These can be forwarded by mail using the attached comment sheet, or by phone, facsimile or e-mail as noted at the bottom of the proposal summary. Your comments will be considered in the evaluation of this proposal.

If you provide comments on this proposal, you will be included on the list of those who will receive further information on any meetings (community meetings or public meetings of the Planning and Environment Committee) where this proposal may be discussed and related to the decision that will be rendered on this application.

*Please note, if a person or public body that files a notice of appeal of a decision of the City of Ottawa in respect to the Zoning By-law Amendment, does not make oral submission at the public meeting (Planning and Environment Committee meeting) or make -written submissions to the City of Ottawa before the proposed Zoning By-law Amendment is passed, the Ontario Municipal Board may dismiss all or part of the appeal.*

Should you have any questions, or require clarification or additional information, please call the undersigned at 613-580-2424, extension 27505.

Yours truly,

Lily Xu  
Planning and Infrastructure Approvals Branch

c.c. Councillor Jan Harder - Bell/South Nepean (With Distribution list)

## **Zoning By-law Amendment Proposal Summary**

File Number: D02-02-06-0129

Date: November 1,2006

Owner: Aasim Ansari  
Address: 38 Mountain Ash Drive, Ottawa, ON K2G 6R3  
Phone: (613) 843-9196 or (613)236-1222 ext. 5838

### **Site Location:**

The site is located at 3773 Jockvale Road in Nepean at the northwest corner of the intersection of Jockvale Road and Prince of Wales Drive.

### **Description of Site and Surroundings:**

The site is about 1,600 m<sup>2</sup> in size. It is designated General Rural in the Official Plan and zoned Ru (Rural Agricultural) under Nepean's Zoning By-law. There is an existing two-storey residential building on site. Surrounding the site are mainly rural and residential uses. Directly across Prince of Wales Drive is a proposed new office building. Further to the west of the site are Stonebridge Golf and Country Club and its corresponding subdivision.

### **Details of Requested Zoning By-law Amendment Proposal:**

The current zone Ru permits uses including agricultural, single detached dwelling, home occupation and Bed and Breakfast Establishment. The applicant is proposing to add Day Nursery as permitted use in order to allow a day care operation accommodating maximum 16 children on the property.

### **Companion Applications:**

N/A

### **Timelines & Approval Authority:**

Please provide any comments to the undersigned by **November 29,2006**. The "On Time Decision Date", i.e. the date the application will be considered by the City's Agriculture and Rural Affairs Committee, is tentatively **February 8,2007**.

**LilyXu**  
**City of Ottawa**  
**Planning and Growth Management Department**  
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Ottawa, ON K1P 1U1  
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**COMMENT SHEET**

**Zoning By-law Amendment Proposal**

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RE: 3773 Jockvale Road

FILE: D02-02-06-0129

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Comments:

I/we DO NOT WANT to be notified of any **public meeting(s)** that may be held where this proposal will be discussed.

I/we DO NOT WANT to be notified of the **decision** regarding this application.

Comment Sheet Completed By:

(PLEASE PRINT NAME)

Company Name: \_\_\_\_\_

Date:

Postal Code:

Address: \_\_\_\_\_

City:

Phone: \_\_\_\_\_

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**FORWARD COMMENTS BY** November 29, 2006

**FORWARD COMMENTS TO:**

LilyXu  
**City of Ottawa**  
**Planning and Growth Management Department**  
110 Laurier Avenue West, 4<sup>th</sup> floor  
Ottawa, ON K1P 1U1 613-580-2424,  
ext.27505 Facsimile: 613-580-2576  
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