

540 Queenston Road R07/22

September 13th, 2022 – Special Council Meeting

Public Meeting

Committee Phone Number: 519-623-1340 x4799

Michael Campos, Planner 1: camposm@cambridge.ca

Public Meeting – 540 Queenston Road

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Purpose of Meeting

- To formally introduce the proposed Planning Application to Council and the public.
- Notice was mailed to assessed owners within 120 metres (394 ft) of the subject property and anyone else requesting notification in accordance with the Planning Act.
- Notice was provided in the Cambridge Times.
- Please contact Michael Campos, Planner I at camposm@cambridge.ca in order to receive further information and future notification

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Location

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- The subject property is located south west of the Preston Core Area.
- The site has a total area of 0.10 hectares and is currently developed with an existing residential dwelling.
- The site was formerly used as a residential care facility.

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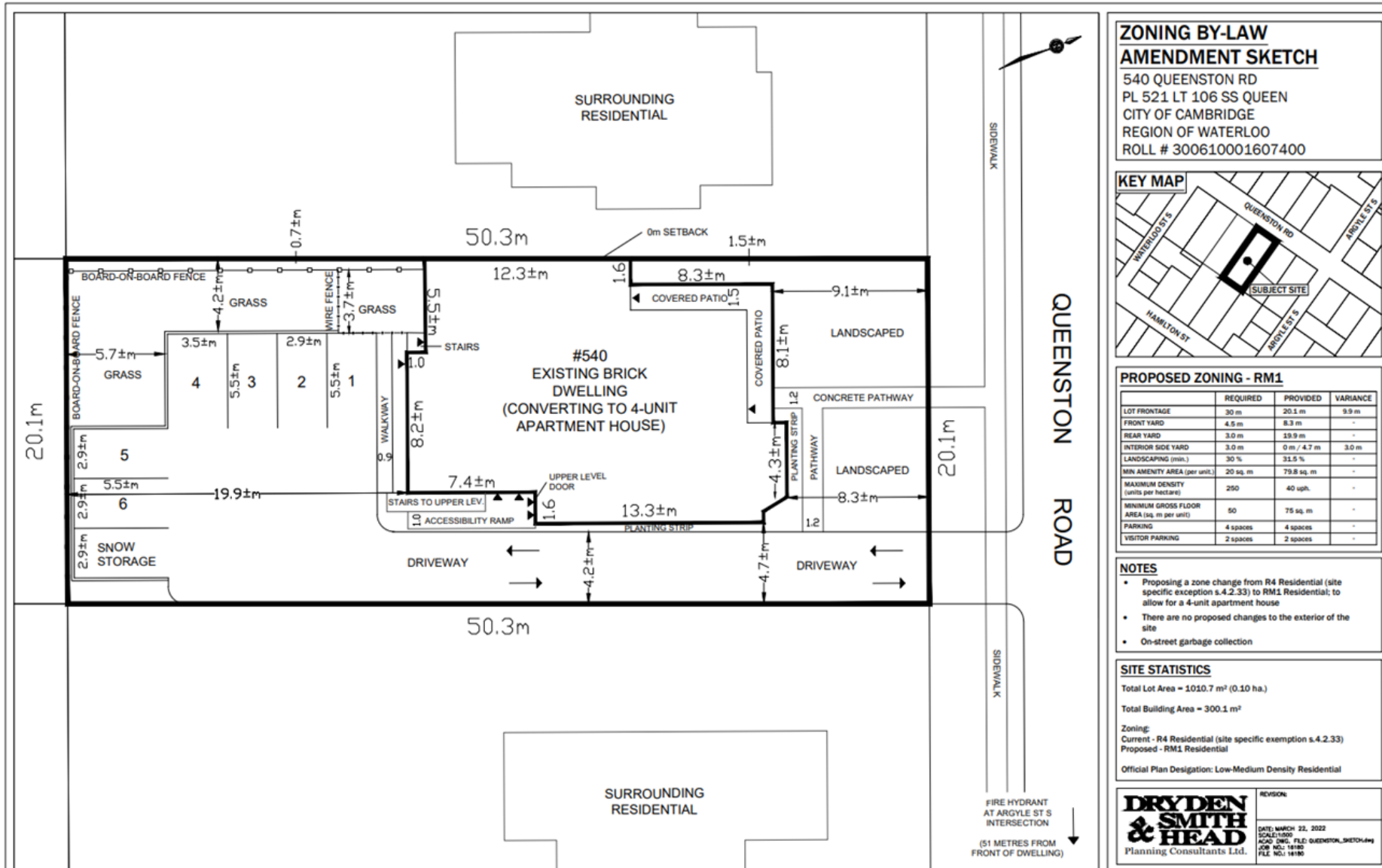
Proposed Zoning By-law Amendment

- A **Zoning By-law Amendment** is proposed to rezone the subject lands from the current “Residential – R4 (S.4.2.33)” zone to a “Multi-Residential – RM1” zone to permit the proposed fourplex, along with the following site-specific provisions:
 - To permit a lot frontage of 20.1 metres, whereas a minimum lot frontage of 30 metres is required; and,
 - To permit a minimum interior side yard setback of 0.0 metres, whereas a minimum required side yard setback of 3.0 metres is required.

Proposal

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540 Queenston Road - Considerations

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Considerations:

- Consistency with the policies of the Provincial Policy Statement (2020);
- Conformity with the A Place to Grow: Growth Plan for the Greater Golden Horseshoe (2020); Region of Waterloo Official Plan; City of Cambridge Official Plan; and, the City of Cambridge Zoning By-law No. 150-85;
- Land use compatibility with surrounding existing development and overall character of the existing neighbourhood;
- Appropriateness of the proposed site-specific zoning request associated with the proposed development; and,
- Comments received from members of Council, public, City staff and agency circulation.

Staff Recommendation

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- THAT Report 22-126-CD - Public Meeting Report – 540 Queenston Road – Zoning By-law Amendment – C/O Brock Linklater – Dryden, Smith & Head Consultants Ltd. be received;
- AND THAT application R07/22 for 540 Queenston Road be referred back to staff for a subsequent report and staff recommendation;

CONTACT INFORMATION

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