

August 23, 2023

File No. ACS2023-PRE-PS-0096

Carl Madigan, 3N Group Holdings Inc.  
1769 St-Laurent Boulevard  
Ottawa, Ontario K2G 2V4

**RE: Official Plan Amendment and Zoning By-law Amendment – 245, 249, 261, 263  
Rochester Street and 27 Balsam Street**

This is to advise you that Ottawa City Council, at its meeting of August 23, 2023, approved the following recommendation(s) in respect of the above-noted item:

**That Council:**

- 1. Approve an amendment to the Official Plan, Volume 2C, for 245, 249, 261, 263 Rochester Street and 27 Balsam Street, with area-specific policies in order to permit increased building height for the construction of a new nine-storey mixed-use building, as detailed in Document 2.**
- 2. Approve an amendment to Zoning By-law 2008-250 for 245, 249, 261, 263 Rochester Street and 27 Balsam Street to permit a nine-storey mixed-use building, as detailed in Document 3.**

A copy of the original report, as well as the Disposition/Minutes of the City Council meeting of August 23, 2023, can be found on the City's website at [Ottawa.ca/agendas](https://ottawa.ca/agendas).

Should you require further information, please contact Jean-Charles Renaud, Planner , directly at (613) 580-2424, x27629 or by email at [Jean-Charles.Renaud@ottawa.ca](mailto:Jean-Charles.Renaud@ottawa.ca).

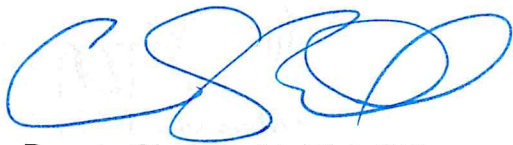
Regards,

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Deputy Clerk for M. Rick O'Connor, CMO, LLB  
City Clerk

cc: Jean-Charles Renaud, Planner  
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Krista O'Brien, Program Manager, Tax Billing and Control, Finance Services

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