

February 14, 2023

City of Ottawa
Planning, Infrastructure and Economic Development Department
Planning and Infrastructure Approvals
Development Review, Central
110 Laurier Street West, 4th Floor
Ottawa, ON K1P 1J1

Attention: Mélanie Gervais,
Planner III, Development Review – South

Dear Ms. Gervais:

**Reference: 820 Miikana Road
Site Plan Control Application
Response to RMA Comments
Our File No.: 122054
City File No.: D07-12-22-0110**

1. From the TIA existing conditions: *“Miikana Road is a collector roadway that generally runs on an east-west alignment between Bank Street and Paakanaak Avenue. East of Bank Street, the roadway continues as Blais Road. Within the study area, Miikana Road has a two-lane undivided urban cross-section, sidewalks on both sides of the roadway, and an unposted speed limit of 50 km/h. Miikana Road is not classified as a truck route. On-street parking is permitted on the south side of the roadway.”*

The lay-by functional design shows the existing Miikana Road is 10.75m wide (only slightly narrower than the old 11m standard where parking is often permitted on both sides). Therefore, consider re-signing the existing parking for pick-up and drop-off activities. Providing bulb-outs to frame the existing parking as a lay-by would also be encouraged/supported and be consistent with the Designing Neighbourhood Collector Streets document.

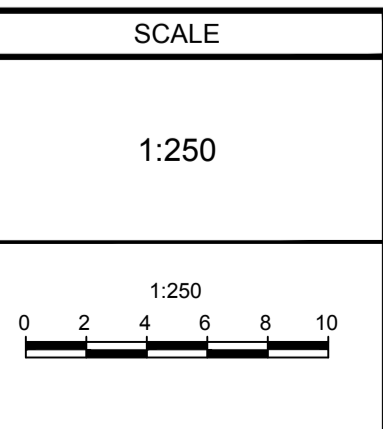
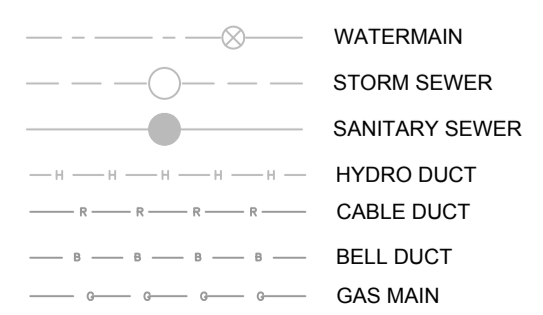
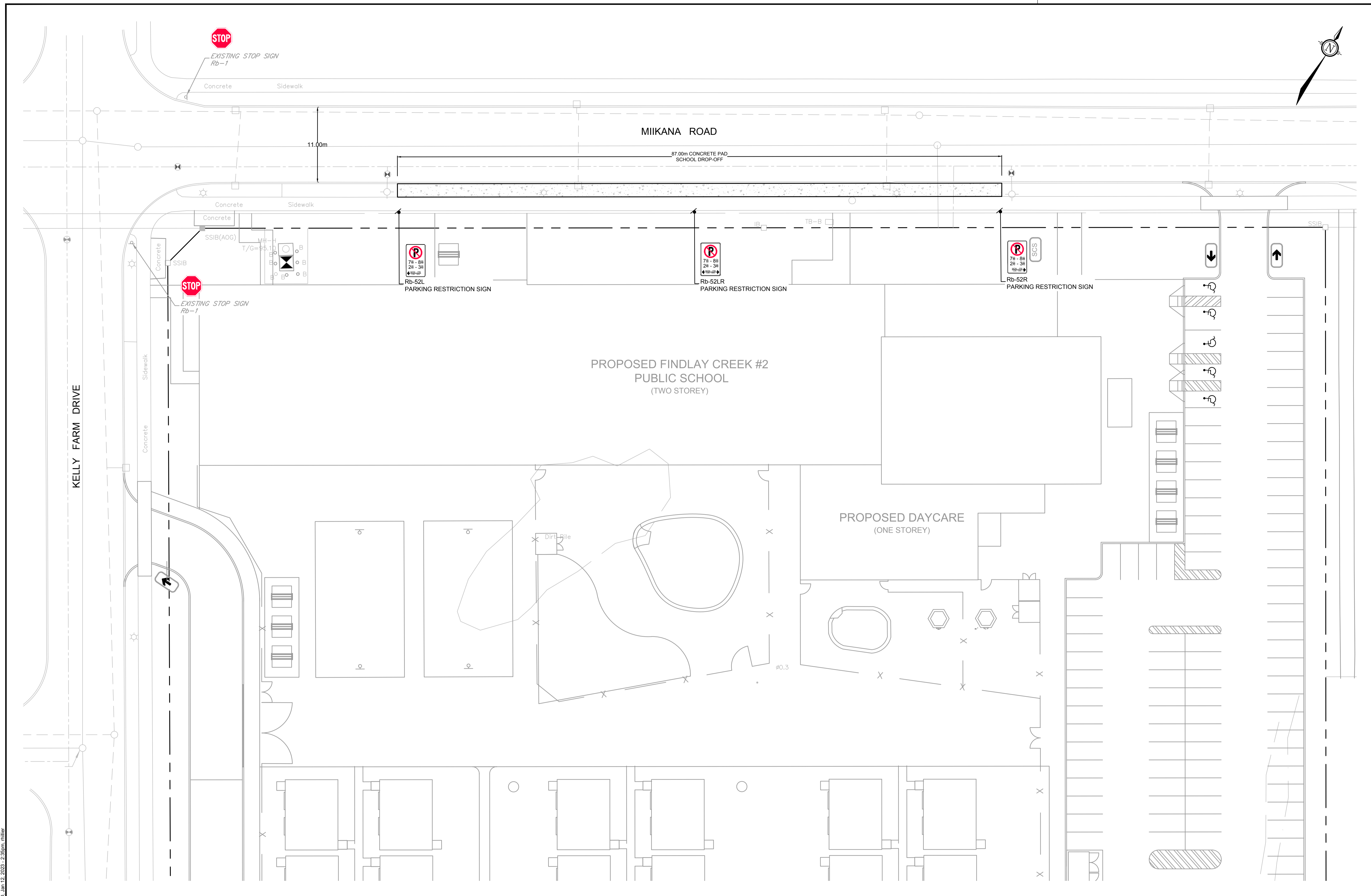
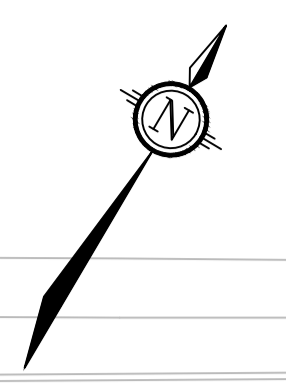
2. *“The lay-by will be directly adjacent to the sidewalk (i.e. no boulevard will be provided), so that students will not have to travel through any snow storage areas to enter/exit vehicles that are picking them up or dropping them off.”*

If this is the issue, consider filling in the existing boulevard with concrete (locally widen the sidewalk) to allow winter maintenance of the area.

Response – *The OCDSB has agreed to filling in the existing gravel boulevard between the two existing fire hydrants on the south side of Miikana Road (approximately 40m and 130m east of Kelly Farm Drive), and this approximately 90m-long section of Miikana Road will form the designated pick-up/drop-off zone. It is proposed that the signage prohibits on-street parking from 7:00am to 8:00am and 2:30pm to 3:30pm on weekdays. An updated Functional Design is included with this letter.*

It is understood that the City would encourage, support, or prefer bulb-outs to frame the pick-up/drop-off zone. However, the requested bulb-outs would result in significant additional work, including reconstruction of the existing sidewalk and bus stop pad at Miikana Road/Kelly Farm Drive and relocation of two catch basins. On this basis, the OCDSB prefers to maintain the existing cross-section of Miikana Road, and limit the proposed works to the boulevard.

It has been confirmed with City staff that an RMA is no longer required for the proposed pick-up/drop-off zone, as the only proposed modifications to Miikana Road relate to signage.



DESIGN	RCH
CHECKED	BJB
DRAWN	RCH
CHECKED	BJB
APPROVED	BJB

FOR REVIEW ONLY

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LOCATION CITY OF OTTAWA 820 MIIKANA ROAD		PROJECT No. 122054
DRAWING NAME FUNCTIONAL DESIGN OF PROPOSED PARKING LAYBY		REV # 2
		DRAWING No. 122054-FD

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