

M. David Blakely Architect Inc.

March 1st, 2016

City of Ottawa
Planning & Development Department
110 Laurier Ave. West - 4th Floor
Ottawa, Ontario
K1P 1J1

Attention: Simon Deiacio

Re: 64 Cleopatra Dr.
Application for Site Plan Control Approval

Simon,

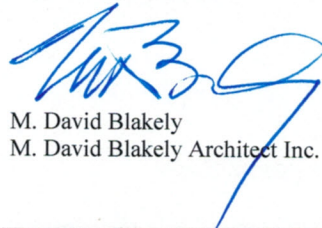
As discussed in our meeting February 3rd 2014 & pre-consultation meeting with Prescott McDonald on August 11th, 2011, we are now submitting the following as an application for Site Plan Control Approval.

- 1) Completed application form.
- 2) Planning Rationale Report and Cover letter (3 copies).
- 3) 10 prints folded of the site plan and landscape plan SP-1, rev. 5 prepared by M. David Blakely Architect Inc.
- 4) 2 prints of drawing E-2- Building elevations.
- 5) 10 prints, folded, of the Removals, Site Servicing & Grading Plan. Including Erosion & Sediment Control Notes prepared by Ainley Group.
- 6) 10 prints, folded, of the Storm Drainage Area Plan prepared by Ainley Group.
- 7) 6 Copies of the Site Servicing & Stormwater Management Report prepared by Ainley Group.
- 8) 4 Copies of the Geotechnical Study prepared by Paterson Group.
- 9) Cheque for \$ 21,384.98 payable to City of Ottawa.

The following is in response to your comments by email on March 18th 2014;

- Will there be new bollards or armour stones along the front property line to secure the site? This would be preferable to continuous fencing. I note the existing ones to be removed.
No bollards, armour stone or fence are proposed to secure the site. Only chain link gates at parking entrance.
- Extend the new sidewalk to the Cleopatra curb.
Sidewalk has been extended to Cleopatra Dr.
- Is the door for the addition to provide 1-way access only? I believe vehicles will enter the addition from the site, and the door along Cleopatra is an exit only, please confirm.
Correct. Directional traffic flow arrow has been added to Site Plan.
- Include depressed curbs from the parking area to the new sidewalks.
Depressed Curbs noted on Site Plan.
- The six new trees are great, would a mix of deciduous and coniferous be something to explore or a mix of species.
We prefer to keep only one species to differentiate the site from adjacent properties.
- Revise the zoning table to show "required" and "provided" setbacks, lot coverage etc.
Zoning Table has been revised.
- ROW widening will need to be surveyed, the dedication will be taken after the building permit is issued.
Owner has been made aware of this requirement.

Respectfully submitted,



M. David Blakely
M. David Blakely Architect Inc.