FOTENN

4816 Bank Street, Ottawa

Preliminary Construction Management Plan
Zoning By-law Amendment & Site Plan Control
October 31, 2025

FOTENN

Prepared for DCR Phoenix

Prepared by Fotenn Planning + Design
420 O'Connor Street
Ottawa, ON K2P 1W4

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1.0 Preliminary Construction Management Plan

1.1 Construction Diagram

Figure 1: Proposed Construction Diagram

Discussions are ongoing with City staff regarding the use of the remnant Miikana Road right-of-way. Access to the subject property is proposed from the Miikana Road right of way. The location of construction within either the Bank Street or Miikana Road right of way is still to be determined based on the ongoing discussions with City staff.

1.2 Construction Checklist

1. Will construction require the temporary detour of a bus route?

No, there are no bus routes on Miikana Road. The bus routes on Bank Street are occasional routes operating on Thursdays and Sundays.

2. Will this work block a bike lane?

No, there are no bike lanes on Miikana Road or Bank Street.

3. Will this work block a sidewalk?

No, there are no sidewalks on Thomas Argue Road.

4. Will this work require a lane of traffic to be closed?

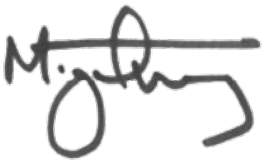
At this time, no lanes of traffic are anticipated to be closed; however, this will be confirmed as the development applications are advanced.

1.3 Conclusion

We trust that the information provided is satisfactory. Should you have any questions, please do not hesitate to contact the undersigned at warren@fotenn.com.

Sincerely,

Patricia Warren, MCIP RPP
Planner



Miguel Tremblay, MCIP RPP
Partner