

July 2, 2026

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Tracey Scaramozzino, RPP MCIP

Planner II
Development Review, Suburban, South Branch
Planning, Infrastructure and Economic Growth Department
City of Ottawa
110 Laurier Avenue West
Ottawa, ON K1P 1J1

Submitted via email: tracey.scaramozzino@ottawa.ca

**RE: Application Submission #3
1740, 1754, and 1760 St. Laurent Boulevard, Ottawa
File Nos. D02-02-21-0137 + D07-12-21-0177**

Dear Tracey,

The following information is provided in response to the City comments regarding the Zoning By-law Amendment and Site Plan Control applications received on January 12, 2024 for the site municipally known as 1740, 1754, and 1760 St. Laurent Boulevard ("subject site"). The following reports have been updated and are included as part of this submission:

- / **Architectural** materials prepared by PMA Architectes and Lapalme-Rheault Architectes et Associés dated July 1, 2026:
 - Design Brief;
 - Elevations
 - Site Plan;
- / **Comment Response Table** to Technical Comments from Round 2 prepared by Fotenn Planning + Design, dated July 2, 2026;
- / **Planning Rationale Addendum** prepared by Fotenn Planning + Design, dated July 2, 2026;
- / **Records of Site Condition (RSC)** for 1740 and 1760 St. Laurent Boulevard prepared by the Ontario Ministry of the Environment, Conservation and Parks;
- / **Survey**: Topographic Plan of Survey prepared by Annis, O'Sullivan, Vollebakk, Ltd. (AOV), dated February 5, 2026.
- / **Transportation Memo**: ZBLA Traffic Memo, including As-of-Right Development Concept Plan, prepared by Parsons, dated July 2, 2026;
- / **Urban Design Review Panel (UDRP)** Report prepared by Fotenn Planning + Design, dated July 2, 2026; and;
- / This cover letter.

Should any additional information be required, please do not hesitate to get in touch with the undersigned at posen@fotenn.com or nahal@fotenn.com.

Regards,

Sincerely,



Jaime Posen, RPP, MCIP
Principal



Tamara Nahal, RPP, MCIP
Planner