



PLANNING, DEVELOPMENT
AND LEGISLATIVE SERVICES

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June 25, 2024

Connie Owen
City of Kitchener
200 King Street West
P.O. Box 1118
Kitchener, ON N2G 4G7

File No.: D20-20/
VAR KIT GEN

- (1) 06 FREDERICK 250 FREDERICK STREET
250 FREDERICK INC
- (3) VAR KIT/ 124 WOOLWICH STREET
ZHENGYU CUI
- (4) VAR KIT/ 71 KINGSBURY 71 KINGSBURY
INC
- (5) 06 HIGHLAND / 359 HIGHLAND ROAD
W 2689943 ONTARIO INCORPORATED
- (6) VAR KIT / 176 WOOLWICH STREET
HECTOR LOPEZ

Subject: Committee of Adjustment Meeting July 16, 2024, City of Kitchener

Regional staff has reviewed the following Committee of Adjustment applications and have the following comments:

- 1) A 2024 - 052 – 250 Frederick Street – No concerns.
- 2) A 2024 - 053 – 224 Contrystone Crescent (Unit C) – There are no conditions for the above application. However, the applicants are advised that there would be impacts from road noise to the existing and the proposed dwellings. The applicants are responsible for ensuring no environmental noise impacts from/to the proposed development.
- 3) A 2024 - 054 – 124 Woolwich Street – No concerns.
- 4) A 2024 - 055 – 71 Kingsbury Drive – No concerns.
- 5) A 2024 - 056 – 359 Highland Road West – No concerns.
- 6) A 2024 - 057 – 176 Woolwich Street – No concerns.

Please be advised that any development on the subject lands is subject to the provisions of the Regional Development Charge By-law 19-037 or any successor

thereof and may require payment of Regional Development Charges for these developments prior to the issuance of a building permit.

The comments contained in this letter pertain to the Application numbers listed. If a site is subject to more than one application, additional comments may apply.

Please forward any decisions on the above-mentioned Application numbers to the undersigned.

Yours Truly,

Handwritten signature of Joginder Bhatia in black ink, followed by the initials "CM" in a smaller font.

Joginder Bhatia
Transportation Planner
C (226) 753-0368

CC:

Mariah Blake, City of Kitchener

CofA@Kitchener.ca

Katrina Fluit, Region of Waterloo – FYI only.