

- **Name**  
Richard Kelly-Ruetz, GSP Group
- **Enter the date of the meeting you wish to present to council**  
Thursday January 16
- **Which is your preference for attending the meeting.**  
In Person
- **Will there be anyone other than yourself addressing Council?**  
No
- **Use the space below to clearly outline your purpose for presenting to council. Provide a brief outline of your subject matter including your suggested outcome.**  
Speaking to Official Plan and Zone Change files (OP 24-04-8 & ZN 8-24-10) at 394-412 Norwich Avenue following the Public Meeting on Monday, January 13. My presentation will follow-up on discussion points raised by members of the public during the public meeting.
- **Will you be providing any additional written information in addition to your summary above? If YES please note it must be provided to the Clerks department no later than 12:00pm on the Tuesday prior to the meeting**  
No
- **Will you be providing any additional electronic information in addition to documents you will be attaching? If YES please note it must be provided to the Clerks department no later than 12:00pm on the Tuesday prior to the meeting**  
No
- **Presentation Attachments**
  1. [Presentation - 394-412 Norwich Avenue Public Meeting.pdf \[616.4 KB\]](#)
- **Have you appeared before council to discuss the same topic in the past?**  
Yes
- **Please select the date when you previously appeared**  
1/13/2025

# Official Plan & Zone Change Applications

394-412 Norwich Avenue, Woodstock

Files: OP 24-04-8 and ZN 8-24-10

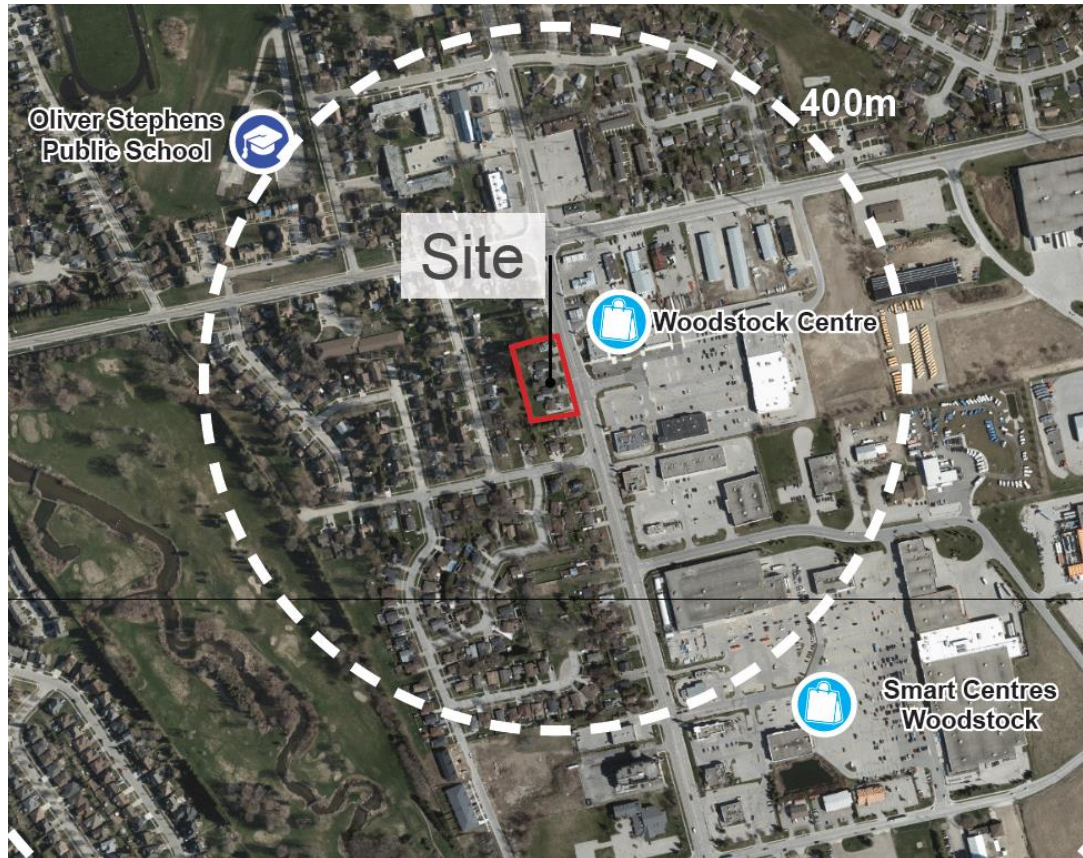
Key Change Real Estate Developments

# Site – 394-412 Norwich Avenue



Planning Public Meeting  
January 13, 2025

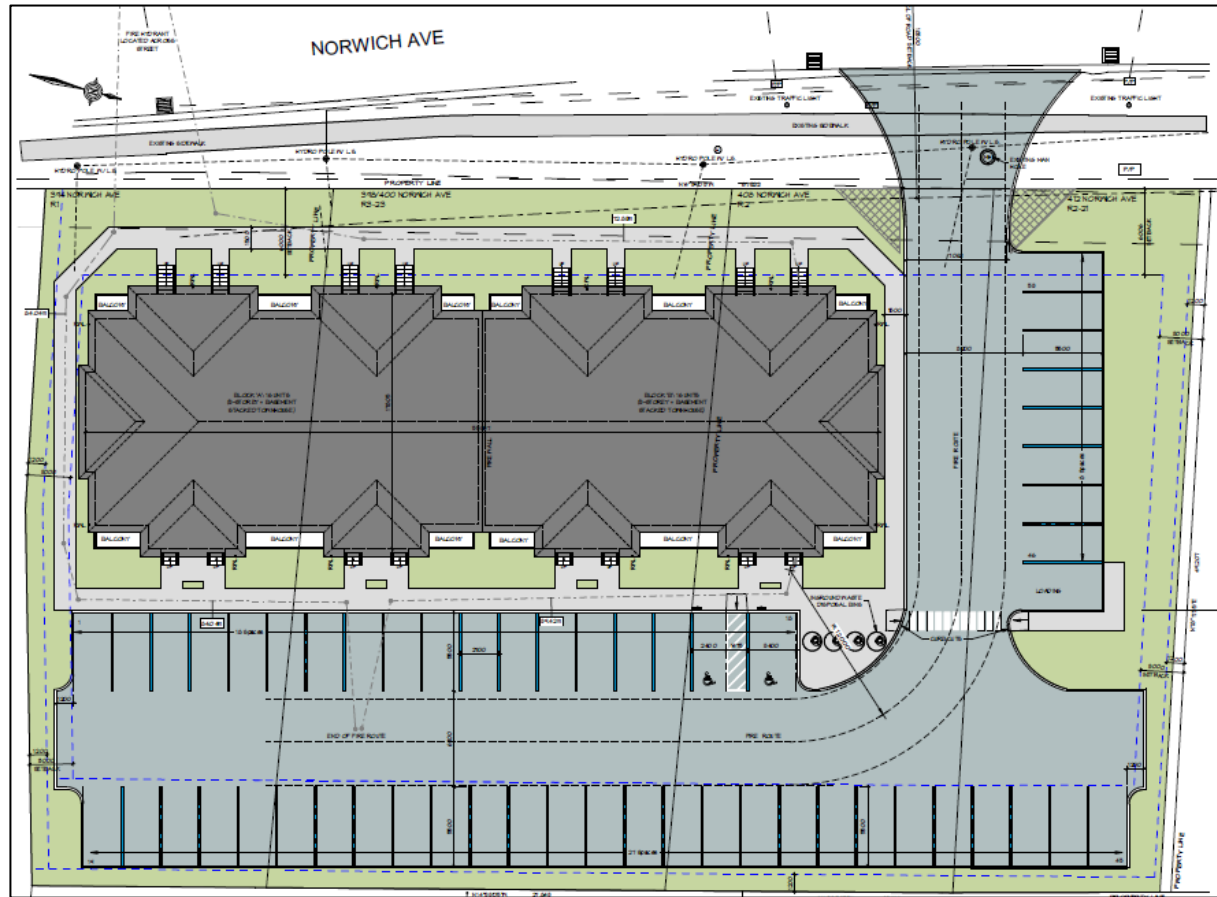
# Site – 394-412 Norwich Avenue



Planning Public Meeting  
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# Site Plan



- Stacked Townhouse Block
- 3 Storey + Basement
- 32 Units
- 53 Parking Spaces

Planning Public Meeting  
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# Proposed Official Plan Amendment



Redesignate to Medium Density Residential (Site-Specific)

- Site-Specific Development Policy to permit a maximum density of 81 units per hectare

Low Density Residential to Remain

# Proposed Rezoning



## Proposed rezoning to Site-Specific Residential Type 3 Zone

- Reduction to Required Minimum Lot Area Per Unit
- Reduction to Required Minimum Landscaped Open Space
- Permit One Parking Space in the Required Front Yard

# Questions

**Planning Public Meeting**  
January 13, 2025

