



ISLAND PARK COMMUNITY ASSOCIATION

A Message from the Board of Directors

At the Island Park Community Association's Annual General Meeting this past June, a new Board of Directors was elected to continue the important work of representing and supporting our neighbourhood. We are honoured to serve, and deeply grateful to the outgoing Board for their hard work, leadership, and commitment to our community.

In particular, we extend heartfelt thanks to Jennifer Gillespie, who has worked tirelessly over the years to preserve and promote our neighbourhood's character. Jennifer's dedication continues as she takes on the role of Chair of the Island Park Heritage Committee, ensuring that our community's rich history and identity remain protected for future generations.

Across Ottawa, communities like ours are facing growing pressures — from rising housing costs, intensifying development pressures, increased traffic, and the loss of green space to the impacts of climate change and urban densification. These changes remind us how vital it is to protect what makes Island Park special: our tree-lined streets, our heritage homes, our connected and caring neighbours, and our shared sense of belonging.

This newsletter highlights just some of the work undertaken on your behalf — from heritage initiatives and environmental stewardship to public safety and planning advocacy. We encourage you to get involved: join a committee, volunteer for an event, or simply share your ideas. Every contribution helps strengthen our collective voice.

It is a privilege for the new Board of Directors to serve such an engaged and thoughtful community. We look forward to hearing from you, working together, and continuing to make Island Park a place we are all proud to call home.

**The Island Park Community Association
Board of Directors**

November 2025 Newsletter

City Council Advances Heritage Protection for Island Park Drive

In a unanimous vote, Ottawa City Council has endorsed key recommendations to advance heritage conservation planning along Island Park Drive, marking an important milestone in protecting one of Ottawa's most picturesque and historically significant corridors.

The motion directs City staff to proceed with the next phase of designating Island Park Drive as a Heritage Conservation District (HCD) under the Ontario Heritage Act. Council agreed to:

- Receive the *Island Park Drive Heritage Conservation District Feasibility Assessment*
- Direct Heritage Planning staff to conduct a full *Heritage Conservation District Study and prepare an HCD Plan*
- Receive the revised *Terms of Reference for Heritage Conservation District Feasibility Assessments*

The Heritage Conservation District Study will include research, community consultation, and the preparation of a detailed plan outlining how the area's architectural and cultural values will be conserved over time. Once complete, the plan will return to Council for approval and formal designation.

The revised Terms of Reference will also help streamline future feasibility assessments across Ottawa, ensuring consistency in evaluating heritage districts. Heritage staff are expected to begin the Island Park Drive study in the coming months, with community participation playing a key role.

The Island Park community extends heartfelt appreciation to Jennifer (Jenn) Gillespie, past president of the Island Park Community Association, for her leadership in researching and documenting the neighbourhood's history—work that laid the foundation for this significant achievement.

What is a Heritage Conservation District?

A Heritage Conservation District (HCD) is a zoning tool to guide the development of an area that the City has identified as having significant heritage value. An HCD might consist of just a handful of houses or could encompass an entire neighbourhood, and include landscapes, parks, or parkways.

What Heritage Designation is not

A way to regulate what homeowners can do to their homes. An application for permit under the Ontario Heritage Act is only required when the scope of work includes demolition, new construction, alterations to homes that have been designated heritage at the owner's request.

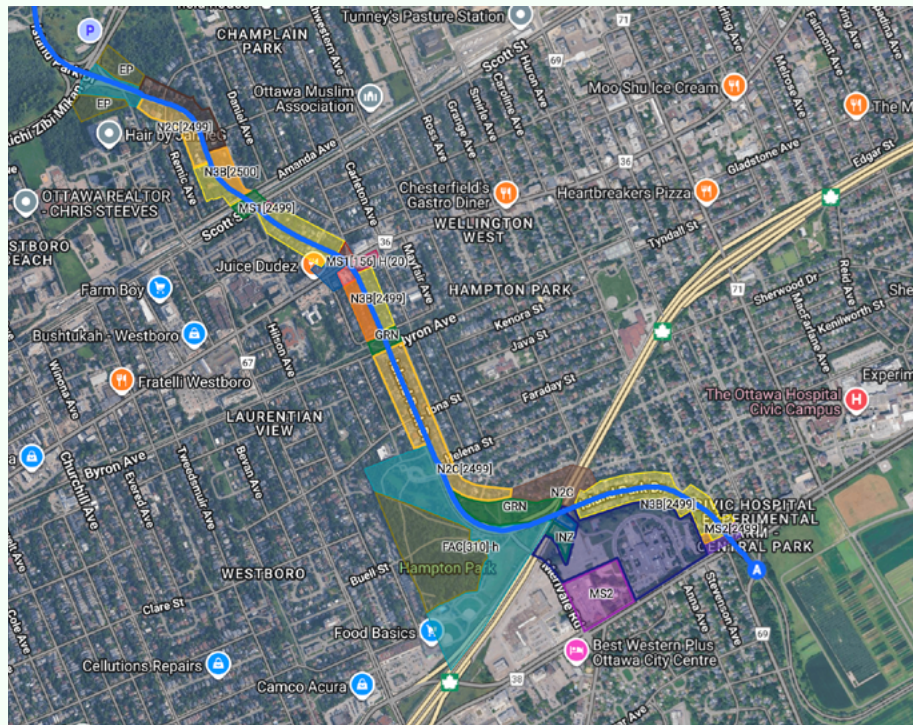
Zoning By-law Review: What it Means for Island Park Drive

The City of Ottawa is rewriting its Zoning By-law to align with the new Official Plan, adopted in 2021. This major update will redefine how land is used and developed across the city — including along Island Park Drive.

While details are still being finalized, the proposed new zoning framework would see Island Park Drive from Carling to Kichi Zibi Mikan rezoned to N3-B which will allow for 2.2 units per 100 square meters. This equates to 10 units for a 15 m x 30 m lot. Maximum heights will be 11 metres. The set back from Island Park Drive will remain at 7.5 m.

Exceptions are Island Park Crescent, and the north side of Island Park Drive between Sunnymead and Kichi Zibi Mikan which will be rezoned N2-C, Kichi Zibi Mikan rezoned to N3-B which will allow for 2.2 units per 100 square meters. This equates to 10 units for a 15 m x 30 m lot. Maximum heights will be 8.5 metres. The setback from Island Park Drive will remain at 7.5 m.

The Island Park Community Association is closely monitoring and participating in consultation regarding these changes to ensure that future zoning supports both heritage preservation and liveability.



To help residents understand what's being proposed, the Association has created an interactive map showing the preliminary zoning for Island Park Drive. You can explore the map and its legend in full screen for easier navigation by visiting the [2026 Proposed Zoning By-law Map](#).

Your feedback will be vital as the City moves toward final approval in 2026.



Island Park Community Association Rebrands

Have you visited the new Island Park Community Association website yet? If not, we invite you to take a look at www.islandparkcommunityassociation.ca.

You'll find our fresh new brand, a revamped website, and everything you need to stay connected with your community — from weekly news updates and Board meeting minutes to committee reports, heritage initiatives, and upcoming events.

While you're there, don't forget to sign up for our newsletter to stay informed about what's happening in Island Park. It's the easiest way to keep up with the projects, planning discussions, and community stories that shape our neighbourhood.

Scan the QR code to visit our new website:



Matthew Perry House Project Progresses Slowly Amid Ongoing Questions

Despite earlier publicity and changing narratives, the proposed Matthew Perry House continues to move forward slowly and with considerable uncertainty. Initially promoted as a medical facility providing transitional housing for individuals recovering from addictions, the project now proposed is predominantly (two-thirds approx. 109 apartments) for permanent housing, with a smaller component (one-third approx. 53 units) of short-term transitional housing.

Documents and statements reviewed by the Island Park Community Association indicate that the \$56-million project remains in its due diligence phase, with no confirmed construction funding or finalized lease agreement for the proposed site on the Royal Ottawa Hospital campus.

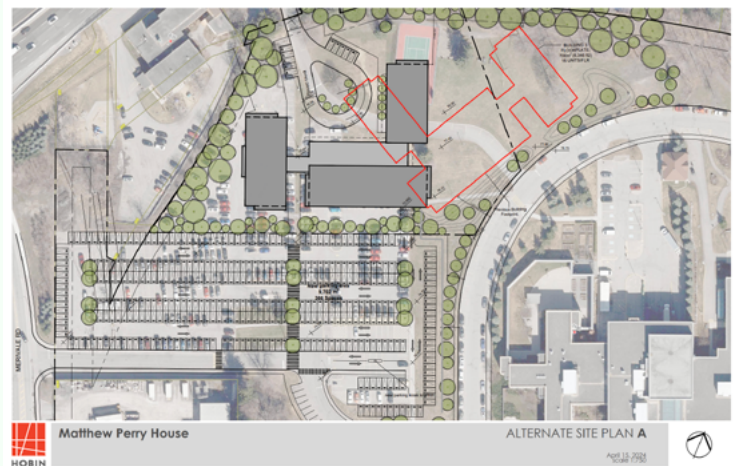
Instead, the consortium behind the project is proceeding under a memorandum of understanding with the hospital. The agreement specifies that the **Royal Ottawa Hospital will have no formal affiliation or operational connection with the Matthew Perry House multi-apartment complex**, despite sharing its property boundary. The Royal Ottawa Hospital is providing the three acres of land for the Matthew Perry House Ottawa through a no-cost, proposed long-term lease.

Under the current plan, the project would be constructed and owned by Ottawa Community Housing, operated by Salus Ottawa, and include addiction-related programming delivered by Rideauwood Addiction and Family Services. The Matthew Perry House Foundation functions primarily as the project's public brand and fundraising vehicle. **Neither the Matthew Perry Foundation, nor The Royal Ottawa Hospital is contributing financial support for construction of the project.** Once constructed, according to documents received by the Island Park Community Association, annual operating costs are estimated to be \$8 million dollars.

Originally marketed as a transitional housing and recovery facility with on-site medical services for people living with addictions, the proposal has since evolved. The current concept calls for a two-thirds permanent housing component—falling under the Residential Tenancy Act—and one-third transitional housing, reducing the medical and treatment aspect that was initially emphasized.

Updated plans describe a 167-apartment-unit building that could accommodate up to 400 residents, with the access proposed from Island Park Drive and Byng Avenue, directly adjacent to the Kitchissippi United Church. The site will be cordoned off with berms, fencing and landscaping to make it distinct and separate from the Royal Ottawa Hospital. (See *proposed diagram*).

While project partners emphasize the development's social value—citing its potential to address housing needs and support individuals in recovery—residents remain divided. Key concerns include the project's scale, the changes from a health-care facility to permanent housing, the traffic impacts along Island Park Drive, its proximity to single-family homes, and the absence of an integrated medical oversight plan with long-term funding.



The Island Park Community Association has requested further clarification from the City of Ottawa and project proponents regarding governance, safety protocols, and long-term operational accountability as the proposal moves through its early review process. We are seeking feedback from community members at info@islandparkcommunityassociation.ca.

Lots of Action on Island Park Drive This Summer!

If it feels like Island Park Drive has been buzzing with activity lately — you're not imagining it! From fresh sidewalks to tidy treetops and brighter lights, our neighbourhood has seen a wave of improvements that are keeping Island Park looking its best.

Good news for pedestrians: long-awaited sidewalk repairs are finally underway. City crews have been out repairing and replacing sections of the asphalt sidewalk along Island Park Drive. It's a small change that makes a big difference for safety and accessibility — and it wouldn't have happened without the persistence of dedicated residents like Joan Dorsey, who kept the case file active at City Hall.

Starting mid-September, the National Capital Commission launched a major tree-trimming and maintenance program along the boulevard. Contractors have been busy inspecting, pruning, and fertilizing our majestic elms, maples, and oaks — the trees that make Island Park Drive so special. These gentle giants aren't just beautiful; they clean our air, cool our streets, and shelter local wildlife. Protecting them means protecting the heart of our community.

Several light standards received repairs this summer, improving visibility and safety for evening walkers and cyclists. Over in Hampton Park, upgrades are continuing, making the park greener, safer, and more welcoming for families and furry friends alike.

Keeping Our Community Safe and Bright

The Island Park Community Association extends a big thank-you to everyone who reported issues, followed up with the City, and kept an eye on our shared spaces. Every email, photo, and phone call helps keep our neighbourhood thriving.

By working together, reporting outages, caring for trees, and supporting one another — we're building a safer, stronger, and even more beautiful Island Park Drive.



Neighbourhood Watch Coming to Island Park Drive

The Island Park Community Association (IPCA) Board of Directors has unanimously voted to begin Phase One of establishing a Neighbourhood Watch program for Island Park Drive.

This first step will be an expression of interest led by the IPCA Safety Committee in partnership with the Ottawa Police Service, RCMP, and the Neighbourhood Watch Program Coordinator.

In the coming weeks, residents will receive a registration form in their mailboxes. While there's no obligation to join, at least 50% of households must participate before the program can officially launch. Once that goal is reached, a community kick-off meeting will be held, and Neighbourhood Watch signs will be installed throughout the neighbourhood.

Neighbourhood Watch is one of Ottawa Police Service's key crime prevention programs, based on a simple principle — neighbours know their area best. When residents look out for one another and report unusual activity, it helps deter crime and keeps everyone safe.

Participants will learn how to:

- Make homes less attractive to thieves through simple, no-cost steps
- Safeguard property through Operation Identification
- Recognize and report suspicious behaviour
- Mobilize neighbours to reduce opportunities for crime

Neighbourhood Watch isn't about being a busybody or a vigilante. It's about neighbours helping neighbours — building awareness, communication, and community pride.

If you're interested in getting involved or learning more, please contact info@islandparkcommunityassociation.ca. Together, we can make Island Park Drive safer and stronger for everyone.



Mark Your Calendars: Island Park Community Christmas Party Supports Youth Homelessness

The Island Park Community Association (IPCA) recognizes the importance of giving back to our neighbourhood community, and the well-being of the broader community, to make the city accessible, liveable, and supportive to people who may need a helping hand at various stages in life.

The homelessness crisis in Ottawa is a priority issue. Data from several studies show that the younger someone first experiences homelessness, or is at risk of it, the greater their risk of long-term housing instability and chronic homelessness. This makes a strong case for supporting early intervention and prevention efforts for children and young adults to help them achieve safe and stable housing. Keeping youth off the streets promises them better outcomes throughout their adult lives.

The Youth Services Bureau of Ottawa (YSB) plays a vital role in strengthening our broader community by empowering youth and families during critical times. YSB provides a wide variety of

essential services ranging from 24/7 crisis support and mental-health counselling to housing, employment, justice support, and youth engagement programs.

IPCA is proud to announce our support for YSB by hosting a holiday fundraiser to do our part in ensuring young people in the city have access to the help and resources they need. Early intervention is an investment in their future and the future of the city.



Please join us at **Beyond the Pale in City Centre on Wednesday, December 3**. Doors open at 7:30 PM. Scan the QR code to sign up or [click here](#).

Get to know your neighbours in the Island Park Drive community and support members of our broader community. Let's invest in our collective future together.