

# REPORT TO COUNCIL



**Date:** October 19, 2015

**RIM No.** 1250-30

**To:** City Manager

**From:** Community Planning Department (LB)

**Application:** Z14-0029      **Owner:** Craig Michael Wayne Procter and Connie Procter

**Address:** 801 Francis Avenue      **Applicant:** Craig Procter

**Subject:** Rezoning Application, Extension Request

**Existing OCP Designation:** S2RES - Single / Two Unit Residential

**Existing Zone:** RU6 - Two Dwelling Housing

**Proposed Zone:** RU2 - Medium Lot Housing  
RU6 - Two Dwelling Housing

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## 1.0 Recommendation

THAT in accordance with Development Application Procedures Bylaw No. 10540, the deadline for the adoption of Rezoning Bylaw No. 11019 be extended from October 22, 2015 to October 22, 2016.

## 2.0 Purpose

To extend the deadline for adoption of Rezoning Bylaw No. 11019 to October 22, 2016

## 3.0 Community Planning

Section 2.12.1 of Development Application Procedures Bylaw No. 10540 states:

In the event that an application made pursuant to this bylaw is one (1) year old or older and has been inactive for a period of six (6) months or greater:

- a) The application will be deemed to be abandoned and the applicant will be notified in writing that the fill will be closed;
- b) Any bylaw that has not received final adoption will be of no force and effect;
- c) In the case of an Amendment application, the City Clerk will place on the agenda of a meeting of Council a motion to rescind all readings of the bylaw associated with that Amendment application.

Section 2.12.2 of the Development Application Procedures Bylaw makes provision that upon written request by the applicant prior to the lapse of the application, Council may extend the deadline for a period of twelve (12) months by passing a resolution to that effect.

The application is to rezone the east portion of the property from the RU6 - Two Dwelling Housing zone to the RU2 - Medium Lot Housing zone to facilitate a two lot subdivision. The west portion would remain under the RU6 zone.

Rezoning Bylaw No. 11019 received second and third readings on October 22, 2014 following the Public Hearing held on the same date. The property was sold in early 2015 and the original applicant provided written confirmation transferring the rezoning and subdivision applications to the new property owners. The new owners have requested the rezoning application be extended for an additional twelve months to consider the options for the property.

#### **4.0 Application Chronology**

Date of Application Received: July 9, 2014  
Date of Bylaw Second and Third Reading: October 22, 2014

**Report prepared by:**

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Laura Bentley, Planner

**Reviewed by:** ☐ Terry Barton, Urban Planning Manager

**Approved for Inclusion:** ☐ Ryan Smith, Community Planning Department Manager

**Attachments:**

Subject Property Map