



Z20-0022

850 Glenmore Drive

Rezoning Application



Proposal

- ▶ To rezone the subject property from RU1 – Large Lot Housing to RU1c – Large Lot Housing with Carriage House to facilitate the development of a carriage house.

Development Process

Mar 3rd, 2020

Development Application Submitted

Staff Review & Circulation

Apr 26th, 2020

Public Notification Received

May 25th, 2020

Initial Consideration

Public Correspondence Period

Second, Third &
Final Readings

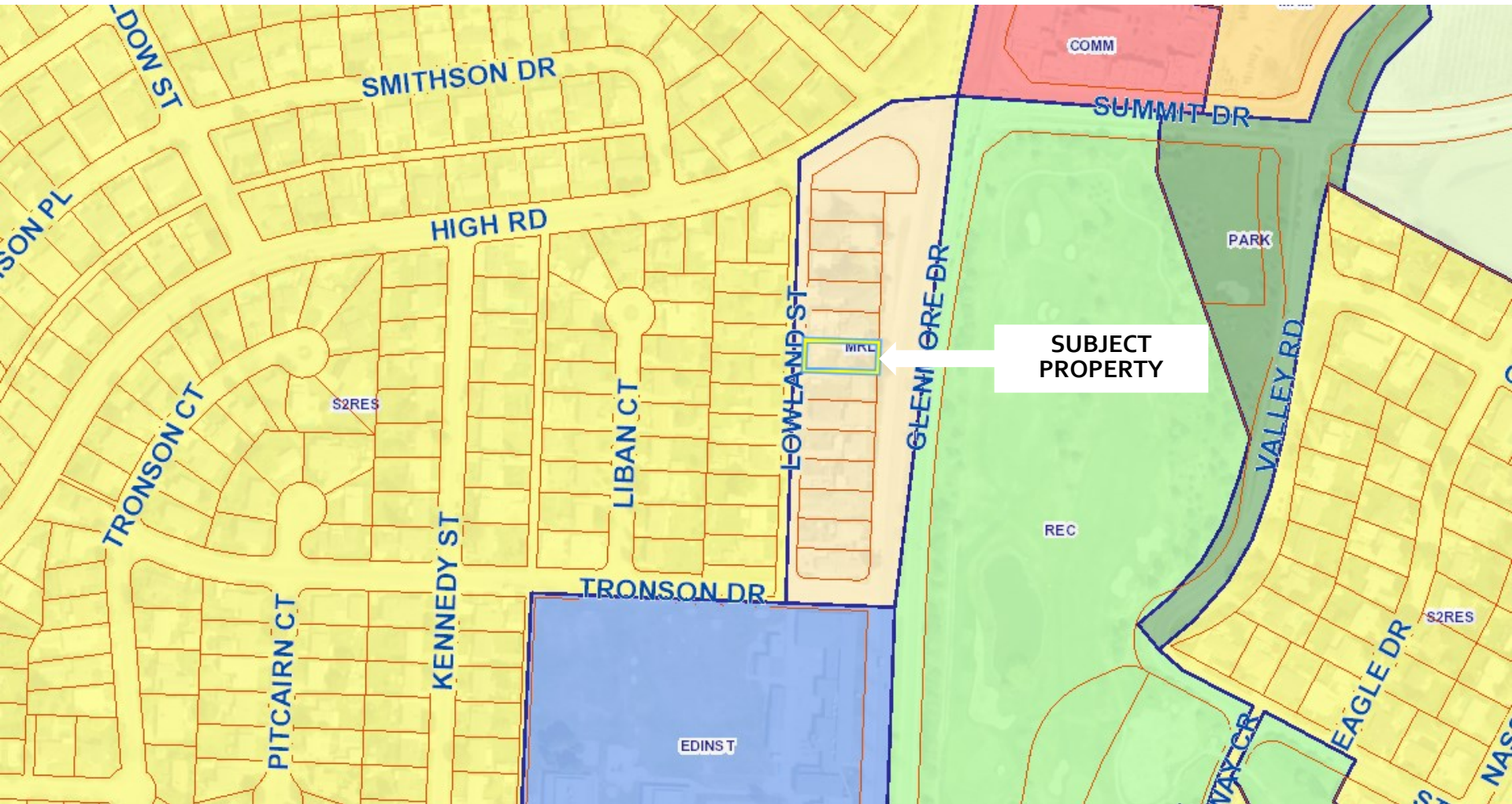
Building Permit

Council
Approvals

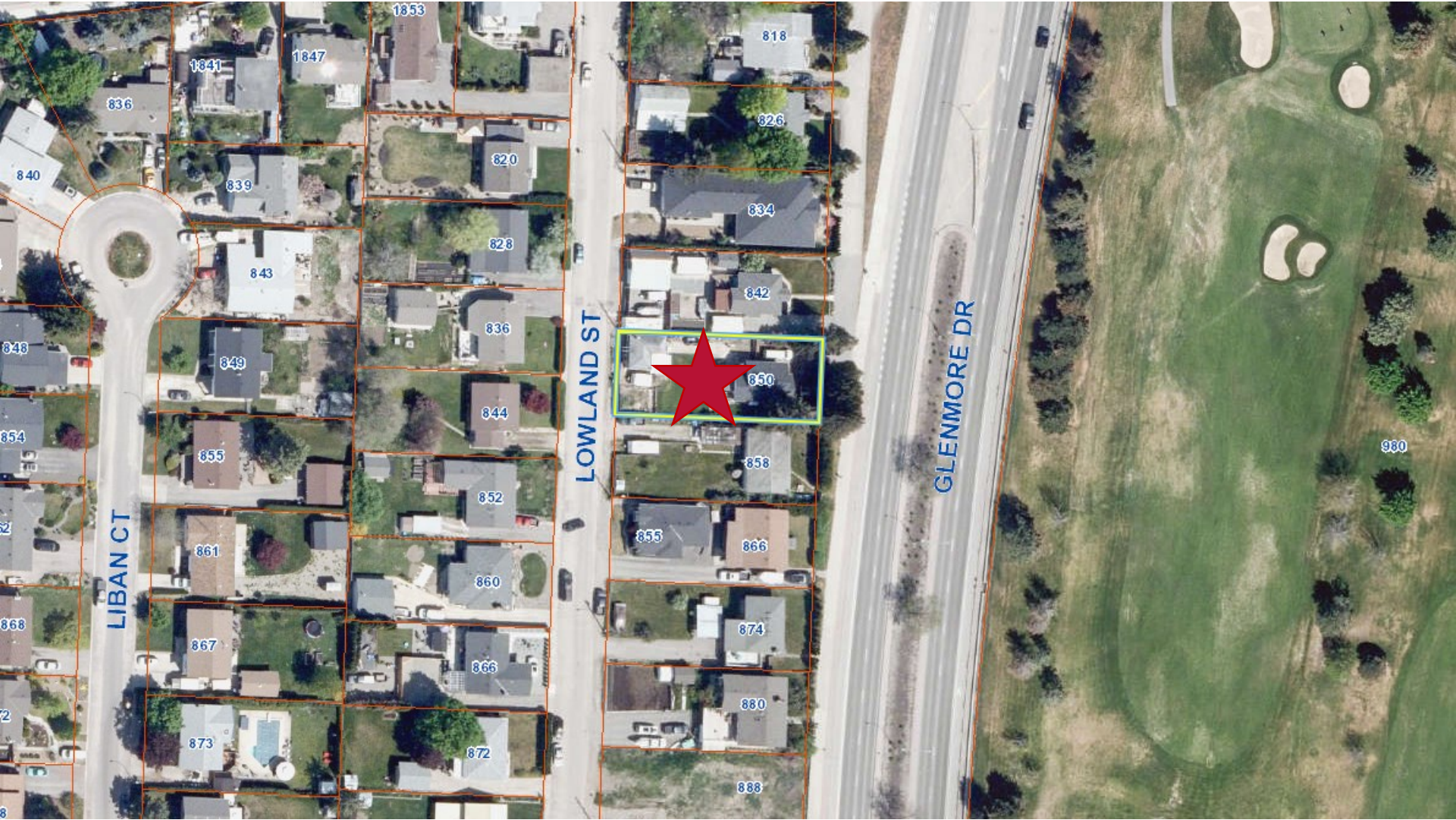
Context Map



OCP Future Land Use / Zoning



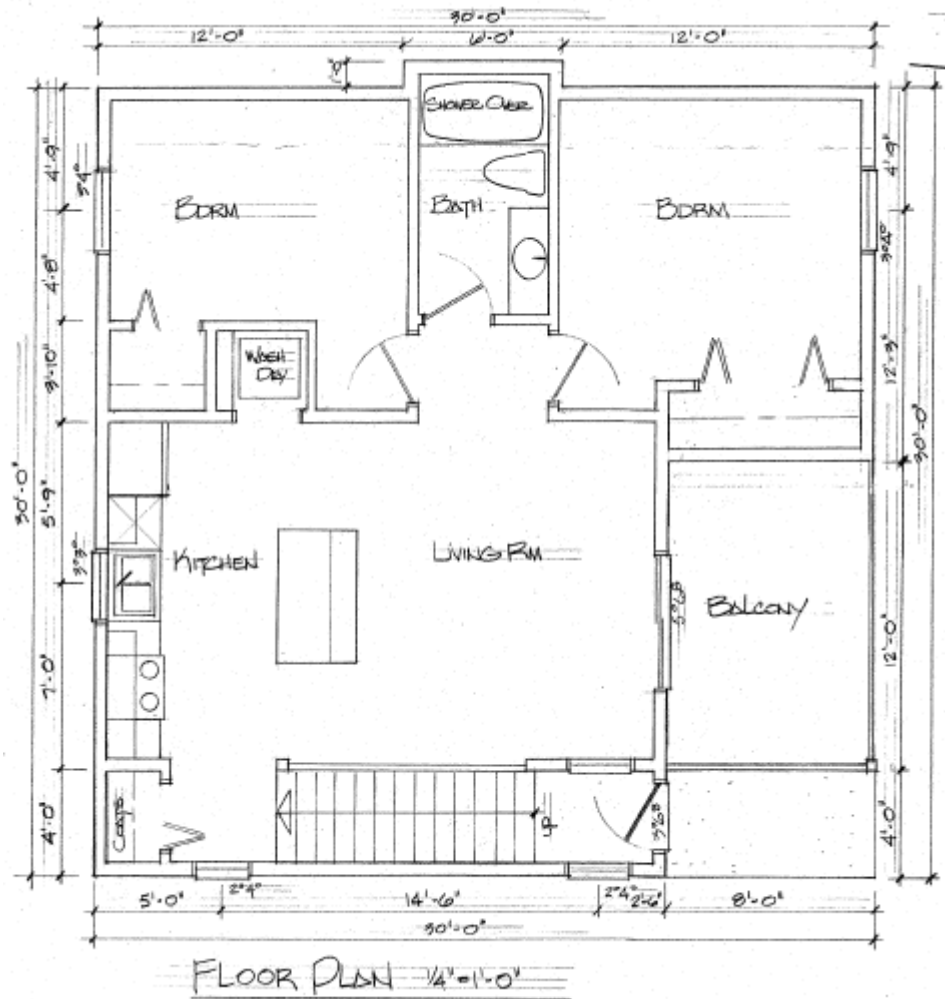
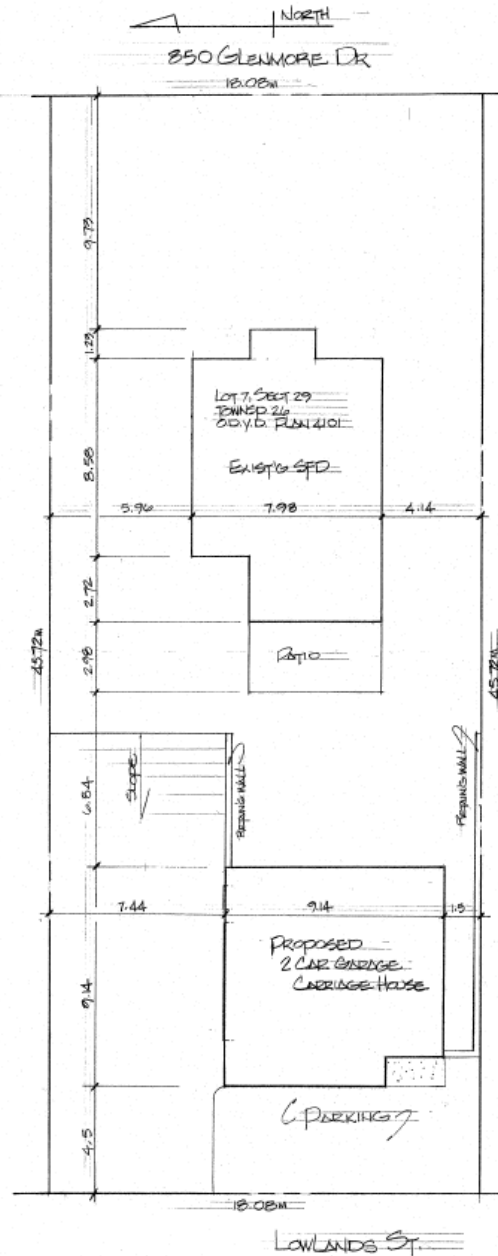
Subject Property Map



Project/technical details

- ▶ Proposed rezoning will facilitate a carriage house
- ▶ The property will now access entirely off of Lowland St.
- ▶ No variances have been identified relating to the proposed rezoning.

Conceptual Site Plan



Development Policy

- ▶ Meets the intent of Official Community Plan Urban Infill Policies:
 - ▶ Within Permanent Growth Boundary
 - ▶ Complete Communities
 - ▶ Sensitive Infill
 - ▶ Carriage Houses and Accessory Apartments
- ▶ Consistent with Zoning Bylaw – no variances

Staff Recommendation

- ▶ Staff recommend **support** of the proposed rezoning to facilitate development of a carriage house
 - ▶ Meets the intent of the Official Community Plan
 - ▶ Urban Infill Policies
 - ▶ Appropriate location for adding residential density



Conclusion of Staff Remarks