

Report to Council



Date: March 11, 2024
To: Council
From: City Manager
Department: Office of the City Clerk
Subject: Rezoning Bylaws Supplemental Report to Council

Recommendation:

THAT Council receives, for information, the report from the Office of the City Clerk dated March 11, 2024 with respect to one Zoning Bylaw text amendment application and two rezoning applications;

AND THAT Official Community Plan Amendment Bylaw No. 12621, Zoning Bylaw Text Amendment Bylaw No. 12619 and Rezoning Bylaws No. 12620 and 12627 be forwarded for further reading consideration

AND FURTHER THAT Official Community Plan Amendment Bylaw No. 12621 be forwarded to public hearing.

Purpose:

To give OCP Bylaw No. 12621 first reading consideration and to receive a summary of notice of first reading for Zoning Bylaw Text Amending Bylaw No. 12619 and Rezoning Bylaws No. 12620 and 12627 and to give the bylaws further reading consideration.

Background:

A public hearing cannot be held for zoning bylaws for residential development that are consistent with the OCP. A public hearing is not required for all other zoning bylaws that are consistent with the OCP. Public notice is given before first reading with signage on the subject property, newspaper advertisements, and mailouts in accordance with the Local Government Act and Development Application & Heritage Procedures Bylaw No. 12310.

Discussion:

The Official Community Plan amendment application was brought forward to Council February 5, 12 and 26, 2024. The Bylaw may now be given first reading and forwarded to public hearing. The Zoning Bylaw text amendment application and two rezoning applications were brought forward to Council for initial consideration on February 26, 2024. Notice of first reading was completed as outlined above.

Correspondence was received as per the following table:

Address	Application	Bylaw	Public Hearing Option	Recommended Readings	Correspondence Received
Provincial Housing Legislation Comprehensive Amendments	OCP24-0001	12621	Required	1 st	0
	TA24-0001	12619	No	1 st , 2 nd , 3 rd	3
	Z24-0001	12620	No	1 st , 2 nd , 3 rd	
200, 210, 230 Sadler Rd	Z23-0066	12627	No	1 st , 2 nd , 3 rd	0

These applications were brought forward with a recommendation of support from the Development Planning Department. Staff are recommending Council proceed with further readings of the Bylaws.

Conclusion:

Staff recommend that Council give OCP Bylaw No. 12621 first reading and advance the application to public hearing. Following notice of first reading, staff recommend that Council give Zoning Bylaw Text Amending Bylaw No. 12619 and Rezoning Bylaws No. 12620 and 12627 further reading consideration.

Considerations applicable to this report:

Legal/Statutory Authority:

Local Government Act s. 464(2)

Legal/Statutory Procedural Requirements:

Following the notification period under s. 467 of the Local Government Act, Council may choose to:

- give a bylaw reading consideration,
- defeat the bylaw, or
- for non-residential bylaws, give a bylaw first reading and advance the bylaw to a Public Hearing.

Submitted by: N Beauchamp, Legislative Technician

Approved for inclusion: L Bentley, City Clerk

cc: Development Planning