

Report to Council



Date: February 24, 2025
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 February 24, 2025 with respect to two Zoning Bylaw text amendment applications and four rezoning applications;

AND THAT Zoning Bylaw Text Amending Bylaws No. 12742 and 12751 and Rezoning Bylaws No. 12747, 12749, 12750, and 12752 be forwarded for further reading consideration.

Purpose:

To receive a summary of notice of first reading for Zoning Bylaw Text Amending Bylaws No. 12742 and 12751 and Rezoning Bylaws No. 12747, 12749, 12750, and 12752 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 two Zoning Bylaw text amendment applications and four rezoning applications were brought forward to Council for initial consideration on February 10, 2025. 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
Content Changes Supplemental Report	TA24-0021	12742	Yes	1 st , 2 nd , 3 rd	0
1210, 1220, 1226 Glenmore Dr	Z24-0059	12747	No	1 st , 2 nd , 3 rd	0
2236 Stillingfleet Rd	Z24-0047	12749	No	1 st , 2 nd , 3 rd , adopt	0
2248 Stillingfleet Rd	Z24-0048	12750	No	1 st , 2 nd , 3 rd , adopt	0
Secondary Suites in Townhouses	TA24-0017	12751	No	1 st , 2 nd , 3 rd	0
964 Laurier Ave	Z24-0057	12752	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:

Following notice of first reading, staff are recommending that Council give Zoning Bylaw Text Amending Bylaws No. 12742 and 12751 and Rezoning Bylaws No. 12747, 12749, 12750, and 12752 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.

Considerations not applicable to this report:

Existing Policy:

Financial/Budgetary Considerations:

External Agency/Public Comments:

Communications Comments:

Submitted by: N Beauchamp, Legislative Technician

Approved for inclusion: L Bentley, City Clerk

cc: Development Planning