



Council Report

For the Meeting of September 3, 2020

To: Council
From: C. Coates, City Clerk
Subject: 202 Raynor Avenue: Rezoning Application No. 00724, Development Permit with Variances Application No. 00137, and Heritage Alteration Permit with Variances Application No. 00021
Date: August 18, 2020

RECOMMENDATION

That the following bylaw be given first and readings:

1. Zoning Regulation Bylaw, Amendment Bylaw (No. 1235) No. 20-090

BACKGROUND

Attached for Council's initial consideration is a copy of the proposed Bylaw No. 20-090.

The issue came before Council on August 6, 2020 where the following resolution was approved:

202 Raynor Avenue: Rezoning Application No. 00724, Development Permit with Variances Application No. 00137, and Heritage Alteration Permit with Variances Application No. 00021

Rezoning Application No. 00724

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00724 for 202 Raynor Avenue, that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and a Public Hearing date be set.

Development Permit with Variances Application No. 00137

That Council, after giving notice and allowing an opportunity for public comment at a meeting of Council, and after the Public Hearing for Rezoning Application No. 00724, if it is approved, consider the following motion:

"That Council authorize the issuance of Development Permit with Variance Application No. 00137 for 202 Raynor Avenue, in accordance with:

1. Plans date stamped June 9, 2020.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variances:
 - i. Reduce the front yard setback from 6.00m to 3.49m.
3. The Development Permit lapsing two years from the date of this resolution."

Heritage Alteration Permit with Variance Application No. 00021

That Council, after giving notice and allowing an opportunity for public comment at a meeting of Council and after the Public Hearing for Rezoning Application No. 00724, if it is approved, consider the following motion:

"That Council authorize the issuance of Heritage Alteration Permit with a Variance Application No. 00021 for 202 Raynor Avenue, in accordance with:

1. Plans, date stamped June 9, 2020.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variance:
 - i. To reduce the required rear yard setback from 6 metres to 3 metres.
3. Final plans to be generally in accordance with the plans identified above to the satisfaction of the Director of Sustainable Planning and Community Development.
4. Heritage Alteration Permit with Variance lapsing two years from the date of this resolution."

Respectfully submitted,



Chris Coates
City Clerk

Report accepted and recommended by the City Manager:



Date: August 20, 2020

List of Attachments:

- Bylaw No. 20-090