



## Council Report

### For the Meeting of July 7, 2022

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**To:** Council **Date:** June 23, 2022

**From:** Karen Hoesel, Director, Sustainable Planning and Community Development

**Subject:** Rezoning Application No. 00779 for 2740 Bridge Street and 450 Hillside Avenue

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### RECOMMENDATION

1. That the following bylaw **be given introductory readings:**
  - i. Zoning Regulation Bylaw, Amendment Bylaw (No. 1276) No. 22-038.

### EXECUTIVE SUMMARY

The purpose of this report is to present Council with an update regarding the Rezoning Application for 2740 Bridge Street and 450 Hillside Avenue. The proposal is to rezone the subject property from the M-3 Zone, Heavy Industrial District, to a new industrial zone in order to permit liquor retail sales and brewpub use in the existing brewery.

The application was considered by Council at the Committee of the Whole meeting on October 7, 2021, and it came before Council on October 21, 2021, where the following resolutions were approved:

*“That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00779 for 2740 Bridge Street and 450 Hillside Avenue, that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and a Public Hearing date be set once the following conditions are met:*

1. *Preparation and execution of the following legal agreement, to the satisfaction of the City Solicitor and Director of Engineering and Public Works:*
  - i. *a Statutory Right-of-Way of 1.7m on Bridge Street.”*

### COMMENTS

The applicant has registered 1.7m statutory right-of-way on Bridge Street in accordance with the pre-condition that Council set in relation to this application. The recommendation provided for Council’s consideration contains the appropriate language to advance this application to a Public Hearing.

Respectfully submitted,

Leanne Taylor  
Senior Planner  
Development Services Division

Karen Hoese, Director  
Sustainable Planning and Community  
Development Department

**Report accepted and recommended by the City Manager.**