



CITY OF BURNABY
ZONING BYLAW AMENDMENTS
PUBLIC HEARING

The Council of the City of Burnaby hereby gives notice that it will hold a public hearing

TUESDAY, 2015 FEBRUARY 24 AT 7:00 PM

in the Council Chamber, Main Floor, City Hall to receive representations in connection with the following proposed amendments to "Burnaby Zoning Bylaw 1965".

A G E N D A

<u>CALL TO ORDER</u>	<u>PAGE</u>
<u>ZONING BYLAW AMENDMENTS</u>	
1) <u>BURNABY ZONING BYLAW 1965,</u> <u>AMENDMENT BYLAW NO. 7, 2015 – BYLAW NO. 13444</u>	5
Rez. #13-13	
6755 Canada Way	
From: C4 Service Commercial District	
To: R12 Residential District	
The purpose of the proposed zoning bylaw amendment is to permit the subdivision of the site into six two-family residential lots.	
2) <u>BURNABY ZONING BYLAW 1965,</u> <u>AMENDMENT BYLAW NO. 1, 2015 – BYLAW NO. 13438</u>	12
Rez. #14-11	
2450 Alpha Avenue	
From: M2 General Industrial District	

To: CD Comprehensive Development District (based on the RM4s Multiple Family Residential District, C1 Neighbourhood Commercial District and Brentwood Town Centre Development Plan as guidelines, and in accordance with the development plan entitled “2450 Alpha Avenue” prepared by GBL Architects)

The purpose of the proposed zoning bylaw amendment is to permit the construction of a 29-storey apartment tower with ground oriented townhouses, work/live, underground and structured parking.

3) **BURNABY ZONING BYLAW 1965,**
AMENDMENT BYLAW NO. 2, 2015 – BYLAW NO. 13439

25

Rez. #14-13

7284 Braeside Drive

From: R2 Residential District

To: R2a Residential District

The purpose of the proposed zoning bylaw amendment is to permit expansion of the gross floor area of an existing single family dwelling beyond that currently permitted under the prevailing zoning.

4) **BURNABY ZONING BYLAW 1965,**
AMENDMENT BYLAW NO. 3, 2015 - BYLAW NO. 13440

32

Rez. #14-38

2830 Bainbridge Avenue

From: CD Comprehensive Development District (based on C1 Neighbourhood Commercial District and P1 Neighbourhood Institutional District as guidelines and in accordance with the development plans entitled “Learning Ladder Child Care Centre” prepared by SEL Engineering Ltd.)

To: Amended CD Comprehensive Development District (based on C1 Neighbourhood Commercial District and P1 Neighbourhood Institutional District as guidelines and in accordance with the development plans entitled “Learning Ladder Child Care Centre” prepared by SEL Engineering Ltd. as amended by the development plans entitled “Brightstart Burnaby” by Douglas R. Johnson Architect Ltd.)

The purpose of the proposed zoning bylaw amendment is to permit an increase in the capacity of an existing child care facility from 61 to 73 children.

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- 5) **BURNABY ZONING BYLAW 1965,** 38
AMENDMENT BYLAW NO. 4, 2015 - BYLAW NO. 13441
- Rez. #14-07
- 9060 Stormont Avenue
- From: CD Comprehensive Development District (based on P2 Administration and Assembly District)
- To: Amended CD Comprehensive Development District (based on P2 Administration and Assembly District and Lougheed Town Centre Plan guidelines) and in accordance with the development plan entitled “Stormont Avenue Addition” prepared by KPL James Architecture)
- The purpose of the proposed zoning bylaw amendment is to permit the expansion of the existing RCMP E Division Port Mann Freeway Patrol office.
- 6) **BURNABY ZONING BYLAW 1965,** 47
AMENDMENT BYLAW NO. 5, 2015 - BYLAW NO. 13442
- Rez. #14-40
- 1240 – 4700 Kingsway
- From: CD Comprehensive Development District (based on C3, C3c, C3h General Commercial Districts and P2 Administration and Assembly District)
- To: Amended CD Comprehensive Development District (based on C3, C3c, C3h General Commercial Districts and P2 Administration and Assembly District and Metrotown Development Plan as guidelines)
- The purpose of the proposed zoning bylaw amendment is to permit a Shaw telecommunications hubsite, which includes the installation of two accessory rooftop cooling units, and renovations to an existing commercial retail unit (CRU).
- 7) **BURNABY ZONING BYLAW 1965,** 53
AMENDMENT BYLAW NO. 6, 2015 - BYLAW NO. 13443
- Rez. #14-36
- Portion of 8398 North Fraser Way
- From: CD Comprehensive Development District (based on the M2 General Industrial District and M5 Light Industrial District)

To: Amended CD Comprehensive Development District (based on the M2 General Industrial District, M5 Light Industrial District and Big Bend Development Plan guidelines and in accordance with the development plan entitled “Crescent Business Centre” prepared by Chip Barrett Architect)

The purpose of the proposed zoning bylaw amendment is to permit the construction of a multi-tenant industrial development in accordance with the Burnaby Business Park Concept Plan.

All persons who believe that their interest in property is affected by a proposed bylaw shall be afforded a reasonable opportunity to be heard or to present written submissions respecting matters contained in the bylaw. Written submissions may be presented at the Public Hearing or for those not attending the Public Hearing must be submitted to the Office of the City Clerk prior to 4:45 p.m. the day of the Public Hearing. Please note all submissions must contain name and address which will become a part of the public record.

The Director Planning and Building’s reports and related information respecting the zoning bylaw amendments are available for public examination at the offices of the Planning Department, 3rd floor, in Burnaby City Hall.

Copies of the proposed bylaws may be inspected at the Office of the City Clerk at 4949 Canada Way, Burnaby, B.C., V5G 1M2 from 8:00 a.m. to 4:45 p.m. weekdays from Wednesday, 2015 February 11 to Tuesday, 2014 February 24.

**NO PRESENTATIONS WILL BE RECEIVED BY COUNCIL
AFTER THE CONCLUSION OF THE PUBLIC HEARING**

D. Back
CITY CLERK