



ADVISORY PLANNING COMMISSION

NOTICE OF OPEN MEETING

DATE: THURSDAY, 2016 NOVEMBER 10
TIME: 6:00 PM
PLACE: Clerk's Committee Room, Burnaby City Hall

A G E N D A

- | | <u>PAGE</u> |
|---|--------------------|
| 1. <u>CALL TO ORDER</u> | |
| 2. <u>MINUTES</u> | |
| <u>Minutes of the Advisory Planning Commission Meeting held on 2016 October 13</u> | 1 |
| 3. <u>ZONING BYLAW AMENDMENTS</u> | |
| 1) <u>Burnaby Zoning Bylaw 1965,</u>
<u>Amendment Bylaw No. 47, 2016 - Bylaw No. 13671</u> | 6 |
| Rez . #16-45 | |
| 3570/3650/3670/3690 Douglas Road and 5628 Hardwick Street | |
| From: R5 District | |
| To: R12 District | |
| The purpose of the proposed zoning bylaw amendment is to respond to a neighbourhood request to rezone the subject properties at 3570/3650/3670/3690 Douglas Road and 5628 Hardwick Street from the R5 Residential District to the R12 Residential District. | |
| 2) <u>Burnaby Zoning Bylaw 1965,</u>
<u>Amendment Bylaw No. 48, 2016 - Bylaw No. 13672</u> | 13 |
| Rez . #15-53 | |
| 4341, 4351 Rumble Street and 7451, 7557 Sussex Avenue | |
| From: CD Comprehensive Development District (based on P5 Community Institutional District) | |

To: Amended CD Comprehensive Development District (based on P5 Community Institutional District and RM3 Multiple Family Residential District and in accordance with the development plan entitled “Fair Haven United Church Homes – Seniors Affordable Rental Housing” prepared by NSDA Architects)

The purpose of the proposed zoning bylaw amendment is to permit the development of a new four-storey, 145 unit, non-profit seniors’ housing facility.

3) [Burnaby Zoning Bylaw 1965,](#) 22
Amendment Bylaw No. 49, 2016 - Bylaw No. 13673

Rez . #15-52

6921, 6931, 6939, 6947, 6957 and 6965 Arcola Street

From: R5 Residential District

To: CD Comprehensive Development District (based on RM3 Multiple Family Residential District and Edmonds Town Centre Plan guidelines and the development plan entitled “6921 – 6965 Arcola Street Burnaby, B.C.” prepared Ankenman Marchand Architects.)

The purpose of the proposed zoning bylaw amendment is to permit the construction of a three-storey townhouse development with 22 units and full underground parking.

4) [Burnaby Zoning Bylaw 1965,](#) 31
Amendment Bylaw No. 50, 2016 - Bylaw No. 13674

Rez . #14-47

6837, 6857 and Portion of 6875 Royal Oak Avenue

From: M4 Special Industrial District

To: CD Comprehensive Development District (based on C9 Urban Village Commercial District and Royal Oak Community Plan guidelines and the development plan entitled “6837/6857/6875 Royal Oak Ave, Burnaby, BC” prepared by Wilson Chang Architect)

The purpose of the proposed zoning bylaw amendment is to permit the construction of a four-storey mixed-use development with full residential underground parking and at grade commercial parking, with ground level commercial fronting Royal Oak Avenue and residential uses (54 units) above.

5) [Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 40, 2016 - Bylaw No. 13645](#) 44

Rez #15-49

6695 Dunblane Avenue and 4909, 4929, 4971 Imperial Street

From: RM3 Multiple Family Residential District

To: CD Comprehensive Development District (based on the RM5s Multiple Family Residential District, C2 Community Commercial District, Metrotown Town Centre Development Plan as guidelines, and in accordance with the development plan entitled “Imperial” prepared by IBI Architects Group, dated 2016 July 08)

The purpose of the proposed zoning bylaw amendment is to permit a 36-storey apartment building with street-oriented townhouses on Dunblane Avenue and live-work townhouse units on Imperial Street and Nelson Avenue.

6) [Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 35, 2016 - Bylaw No. 13639](#) 60

TEXT AMENDMENT

The purpose of the proposed zoning bylaw text amendment is to bring the Burnaby Zoning Bylaw into alignment with updated Provincial regulations regarding child care facilities, and to provide clarity of language for child care uses that are currently permitted.

7) [Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 46, 2016 - Bylaw No. 13665](#) 68

TEXT AMENDMENT

The purpose of the proposed zoning bylaw text amendment is to recommend amendments to Section 7.9 of the Burnaby Zoning Bylaw to provide updated fees for rezoning applications and administration of servicing agreements.

4. [NEW BUSINESS](#)

5. [INQUIRIES](#)

6. [ADJOURNMENT](#)