



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, 2018 JUNE 26 AT 7:00 PM

in the Council Chamber, Burnaby City Hall, 4949 Canada Way, Burnaby, B.C. to receive representations in connection with the following proposed amendments to “Burnaby Zoning Bylaw 1965”.

A G E N D A

CALL TO ORDER

PAGE

ZONING BYLAW AMENDMENTS

- 1) **Burnaby Zoning Bylaw 1965,**
Amendment Bylaw No. 18, 2018 - Bylaw No. 13897

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Rez. #12-11

4354 Hastings Street

From: C8a Hastings Urban Village Commercial District

To: CD Comprehensive Development District (based on C8a and C8f Hastings Urban Village Commercial District, Hastings Street Area Plan guidelines, and in accordance with the development plan entitled “Mixed-Use Commercial and Residential Project – 4354 Hastings Street, Burnaby, BC” prepared by Chris Dikeakos Architects Inc.)

The purpose of the proposed zoning bylaw amendment is to permit the construction of a five-storey mixed-use development, with commercial/retail at grade, and residential uses above. In addition, a liquor primary use is proposed on the ground floor with business hours of 11:00am. to 12:00am Sundays to Thursdays and 11:00am to 1:00am Fridays and Saturdays and a maximum occupancy of 65 persons.

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- 2) [Burnaby Zoning Bylaw 1965,](#) **Amendment Bylaw No. 19, 2018 - Bylaw No. 13898** 13
- Rez. #18-14
- 7038 Broadway
- From: R2a Residential District
- To: R2 Residential District
- The purpose of the proposed zoning bylaw amendment is to permit the construction of a new single-family dwelling under R2 Residential District zoning.
- 3) [Burnaby Zoning Bylaw 1965,](#) **Amendment Bylaw No. 20, 2018 - Bylaw No. 13899** 18
- Rez. #17-13
- 2421 Alpha Avenue
- From: M1 Manufacturing District
- To: CD Comprehensive Development District (based on RM4s Multiple Family Residential District, C2 Community Commercial District and Brentwood Town Centre Development Plan as guidelines and in accordance with the development plan entitled “2421 Alpha” prepared by Shift Architecture Inc.)
- The purpose of the proposed zoning bylaw amendment is to permit the construction of a 27-storey residential apartment building with five ground oriented work/live townhouses and underground parking.
- 4) [Burnaby Zoning Bylaw 1965,](#) **Amendment Bylaw No. 21, 2018 - Bylaw No. 13900** 32
- Rez. #18-05
- 4670 Assembly Way
- From: CD Comprehensive Development District (based on RM5s Multiple Family Residential District and C3 General Commercial District and Metrotown Downtown Plan Guidelines)

To: Amended CD Comprehensive Development District (based on RM5s Multiple Family Residential District and C3 General Commercial District and Metrotown Downtown Plan Guidelines, and in accordance with the development plan entitled “Cactus Club Café @ Station Square” prepared by Assembledge+)

The purpose of the proposed zoning bylaw amendment is to permit the construction of an entry vestibule, as well as retractable weather protection for the outdoor restaurant patio within the “City Plaza – City Room” at the corner of Silver Drive and Kingsborough Street. The subject site of the proposed amendment is already currently under construction under previously approved Rezoning Reference #12-42 and #12-43.

5) [Burnaby Zoning Bylaw 1965,](#) 40
Amendment Bylaw No. 22, 2018 - Bylaw No. 13901

Rez. #17-30

6556, 6566, 6580 and 6596 Marlborough Avenue

From: RM3 Multiple Family Residential District

To: CD Comprehensive Development District (based on the RM4s Multiple Family Residential District and Metrotown Downtown Plan as guidelines and in accordance with the development plan entitled “Marlborough” prepared by GBL)

The purpose of the proposed zoning bylaw amendment is to permit the construction of a single 24-storey high-rise apartment building with townhouses oriented towards Marlborough Avenue.

6) [Burnaby Zoning Bylaw 1965,](#) 52
Amendment Bylaw No. 23, 2018 - Bylaw No. 13902

Rez. #17-40

5895 Barker Avenue, Portion of Olive Avenue ROW and Lane ROW

From: RM3 Multiple Family Residential District

To: CD Comprehensive Development District (based on the RM5s Multiple Family Residential District and Metrotown Downtown Plan as guidelines and in accordance with the development plan entitled “Barker Street Project” prepared by IBI Group)

The purpose of the proposed zoning bylaw amendment is to permit the

construction of a single 34-storey high-rise apartment building with townhouses oriented towards Barker Avenue.

7) [Burnaby Zoning Bylaw 1965,](#)
Amendment Bylaw No. 24, 2018 - Bylaw No. 13903

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TEXT AMENDMENT

The purpose of the proposed zoning bylaw text amendment is to amend the Burnaby Zoning Bylaw 1965 in regard to including provisions for electric vehicle charging requirements in new residential developments.

All persons who believe that their interest in property is affected by a proposed bylaw shall be afforded a reasonable opportunity to be heard:

- **in person** at the Public Hearing
- **in writing** should you be unable to attend the Public Hearing;
 - **Email:** clerks@burnaby.ca
 - **Letter:** Office of the City Clerk, 4949 Canada Way, Burnaby V5G 1M2
 - **Fax:** (604) 294-7537

Please note all submissions must be received by 4:45 p.m. on 2018 June 26 and contain the writer's 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 until 2019 June 26 .

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

K. O'Connell
CITY CLERK