



PUBLIC HEARING A G E N D A

**Tuesday, July 28, 2020, 5:00 p.m.
Electronic Meeting**

1. NOTICE

Burnaby City Council hereby gives notice that it will hold a Public Hearing to receive representations in connection with the following proposed amendments to "Burnaby Zoning Bylaw 1965".

Due to the COVID-19 pandemic, and in accordance with Ministerial Order No. M192/2020 and the Class Order (mass gatherings), the Public Hearing will be conducted virtually and live-streamed on the City's website. The public may participate in the meeting via phone, Zoom Webinar, or provide comments to Council in writing.

All persons who believe they are affected by a proposed bylaw shall be afforded a reasonable opportunity to be heard:

1. Submit written comments to Council

- email to clerks@burnaby.ca
- mail to Mayor and Council, c/o Office of the City Clerk, 4949 Canada Way, Burnaby, BC V5G 1M2

Please note all written submissions must be received by 2:45 p.m. on 2020 July 28 and contain the writer's name and address which will become a part of the public record.

1. Participate LIVE through a Zoom Webinar

- see details and instructions on the City's website (www.burnaby.ca/publichearings)

1. Participate LIVE through Phone Conferencing

- Dial toll free 1-855-353-9183 / Passcode 59735# and follow participation instructions provided

1. **Watch the Public Hearing LIVE**

- Via LIVE webcast at www.burnaby.ca

Reports, bylaws, and related information respecting the zoning bylaw amendments are available on the City's website (www.burnaby.ca/publichearings) from 2020 July 16. Any questions regarding the Public Hearing processes and agenda items may be directed to the Office of the City Clerk, 604-294-7290.

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

Kate O'Connell, CITY CLERK

2. **CALL TO ORDER**

3. **ZONING BYLAW AMENDMENTS**

3.1 **Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 15, 2020 - Bylaw No. 14175**

Rez. #17-10003

5317, 5371 Byrne Road and Portion of 9001 Bill Fox Way

From: M2 General Industrial District

To: CD Comprehensive Development District (based on M2 General Industrial District, M5 Light Industrial District, M5r Light Industrial District, and the Big Bend Development Plan guidelines and in accordance with the development plan entitled "5317 & 5371 Byrne Rd. & 9001 Bill Fox Way, Burnaby BC" prepared by Interface)

Purpose: to permit the construction of a light industrial and office building with accessory restaurant uses

Applicant: BSBP Development Ltd.

3.2 **Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 16, 2020 - Bylaw No. 14176**

Rez. #19-30

1901 Rosser Avenue and 4399 Lougheed Hwy

From: CD Comprehensive Development District (based on RM5 Multiple Family Residential District, P3 Park and Public Use District, C3 and C3h General Commercial District)

To: Amended CD Comprehensive Development District (based on RM5 Multiple Family Residential District, P3 Park and Public Use District, C3 and C3h General Commercial District and Brentwood Town Centre Development Plan as guidelines)

and in accordance with the development plan entitled "Madison Centre Lougheed Re-Development Commercial Uses" prepared by Bosa Development)

Purpose: to permit all commercial uses, as outlined in the C3 General Commercial District within the retail portion of the Madison Centre

Applicant: Bosa Development

3.3 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 17, 2020 - Bylaw No. 14177

Rez. #20-02

5942 Winch Street and portion of 6055 Halifax Street

From: R4 Residential District

To: P3 Park and Public Use District

Purpose: to formalize the subject properties current use as part of the Parkcrest Elementary School and Park Site, and to facilitate the subdivision and land exchange between the City of Burnaby and the School District

Applicant: McElhanney

3.4 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 18, 2020 - Bylaw No. 14178

Rez. #19-67

5311 and 5333 Goring Street

From: CD Comprehensive Development District (based on RM5s Multiple Family Residential District, C1 Neighbourhood Commercial District and Brentwood Town Centre Development Plan)

To: Amended CD Comprehensive Development District (based on RM5s Multiple Family Residential District, C1 Neighbourhood Commercial District and Brentwood Town Centre Development Plan and in accordance with the development plan entitled "Exterior Lighting Features" prepared by Chris Dikeakos Architects)

Purpose: to add architectural LED lighting on the south elevation of two high-rise residential towers that are currently under construction

Applicant: Chris Dikeakos Architects

3.5 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 19, 2020 - Bylaw No. 14179

Rez. #19-07

4330 Kingsway and 5945 Kathleen Avenue

From: CD Comprehensive Development District (based on C3 General Commercial District)

To: Amended CD Comprehensive Development District (based on C3 General Commercial District and Metrotown Downtown Plan as guidelines, and in accordance with the development plan entitled "4330 Kingsway and 5945 Kathleen" prepared by Dialog)

Purpose: to permit the renovation and expansion of two existing commercial buildings

Applicant: Screo I Metrotown Inc.

3.6 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 20, 2020 - Bylaw No. 14180

Rez. #18-44

4275 Grange Street

From: RM3 Multiple Family Residential District

To: CD Comprehensive Development District (based on the RM4s, RM4r Multiple Family Residential District and Metrotown Downtown Plan as guidelines and in accordance with the development plan entitled "Grange Street Apartments" prepared by RWA Group Architecture Ltd.)

Purpose: to permit the construction of a single 31-storey high-rise strata apartment building, and a 5-storey non-market rental apartment building

Applicant: RWA Group Architecture Ltd.

3.7 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 21, 2020 - Bylaw No. 14181

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, RM5r Multiple Family Residential District, and Metrotown Downtown Plan as guidelines and in accordance with the development plan entitled "Barker + Olive" prepared by IBI Group)

Purpose: to permit the construction of a single 42-storey high-rise strata apartment building with a separate six-storey non-market rental apartment building

Applicant: Concord Barker Project Limited Partnership

3.8 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 22, 2020 - Bylaw No. 14182

Rez. #17-10004

4330 Maywood Street

From: RM3 Multiple Family Residential District

To: CD Comprehensive Development District (based on the RM4s Multiple Family Residential District, RM4r Multiple Family Residential District, C2 Community Commercial District, Metrotown Downtown Plan as guidelines, and in accordance with the development plan entitled "4330 Maywood Street" prepared by GBL Architects)

Purpose: to permit the construction of a 24-storey, mixed-use and mixed-tenure apartment building

Applicant: Kirpal Properties Ltd.

3.9 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 23, 2020 - Bylaw No. 14183

Text Amendment

Purpose: to amend the Burnaby Zoning Bylaw 1965 in regard to (1) the definitions of "balcony", "sundeck", and "covered deck"; (2) calculation of gross floor area; (3) calculation of gross floor area in a building with over-height ceilings; and (4) definition of gross floor area and floor area ratio

3.10 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 24, 2020 - Bylaw No. 14184

Text Amendment

Purpose: to amend the Burnaby Zoning Bylaw 1965 in regard to (1) secondary suite requirements; (2) cyber centres and amusement arcades; (3) uses, structures, and equipment permitted outside of an enclosed building; (4) home occupations in the RM3s Multiple Family Residential District; (5) usable open space; (6) off-street parking for cafes, restaurants, and liquor licence establishments having more than 50 seats; (7) shared use of off-street parking spaces for two or more uses; and (8) off-street parking for manufacturing and industrial uses, and storage yards

4. ADJOURNMENT