



PUBLIC HEARING

MINUTES

Tuesday, April 26, 2022, 5:00 p.m.

VIA ZOOM OR IN-PERSON

**Council Chamber, Burnaby City Hall
4949 Canada Way, Burnaby, BC V5G 1M2**

PRESENT: His Worship, Mayor Mike Hurley
Councillor Pietro Calendino
Councillor Sav Dhaliwal
Councillor Alison Gu (*participated electronically*)
Councillor Dan Johnston (*participated electronically*)
Councillor Colleen Jordan
Councillor Joe Keithley (*participated electronically*)
Councillor James Wang

ABSENT: Councillor Mike Hillman

STAFF: Mr. Dipak Dattani, General Manager Corporate Services
Mr. Ed Kozak, General Manager Planning & Development
Mr. Johannes Schumann, Director Development, Neighbourhood
Planning and Urban Design
Ms. Blanka Zeinabova, City Clerk
Ms. Kathryn Matts, Administrative Officer 2
Ms. Ginger Arriola, Council Support Assistant

1. NOTICE

Notice of Public Hearing was given under Section 466 of the *Local Government Act*.

2. CALL TO ORDER

His Worship, Mayor Mike Hurley, called the Open meeting to order at 5:00 p.m. and conducted a roll call. Councillors Gu, Johnston and Keithley participated electronically.

His Worship, Mayor Mike Hurley, recognized the ancestral and unceded homelands of the hən̓q̓əmi̓n̓əm and Skwxwú7mesh speaking peoples, and extended appreciation for the opportunity to hold a meeting on this territory.

The City Clerk reviewed the purpose of a public hearing and public participation instructions.

3. ZONING BYLAW AMENDMENTS

3.1 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 2, 2022 - Bylaw No. 14429

Rez. #19-11

5025 North Fraser Way

From: CD Comprehensive Development District (based on M2 General Industrial District and M5 Light Industrial District)

To: Amended CD Comprehensive Development District (based on M2 General Industrial District, M5 Light Industrial District, the Big Bend Development Plan, and the Glenlyon Concept Plan guidelines and in accordance with the development plan entitled “Sunco Glenlyon Business Park” prepared by Christopher Bozyk Architects Ltd.)

Purpose: to permit the construction of a two-storey light industrial building

Applicant: Christopher Bozyk Architects Ltd.

No correspondence was received in response to the proposed rezoning application.

No speakers appeared before Council in support or opposition to the proposed rezoning application.

MOVED BY COUNCILLOR DHALIWAL

SECONDED BY COUNCILLOR CALENDINO

THAT this Public Hearing for Rez. #19-11, Bylaw No. 14429 be terminated.

CARRIED UNANIMOUSLY

3.2 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 7, 2022 - Bylaw No. 14436

Rez. #21-35

4720 Kingsway

From: CD Comprehensive Development District (based on C3, C3c, C3h General Commercial District and P2 Administration and Assembly District)

To: Amended CD Comprehensive Development District (based on C3, C3c, C3h General Commercial District and P2 Administration and Assembly District and in accordance with the development plan entitled "Metrotower Childcare" prepared by Mara + Natha Architecture Ltd.)

Purpose: to permit the operation of a child care facility with 147 spaces for infants, toddlers and preschool aged children

Applicant: Mara + Natha Architecture Ltd.

One (1) letter was received in response to the proposed rezoning application:

1. Renato Jadrijevic, Metro Vancouver, 4515 Central Blvd., Burnaby

No speakers appeared before Council in support or opposition to the proposed rezoning application.

MOVED BY COUNCILLOR DHALIWAL

SECONDED BY COUNCILLOR CALENDINO

THAT this Public Hearing for Rez. #21-35, Bylaw No. 14436 be terminated.

CARRIED UNANIMOUSLY

MOVED BY COUNCILLOR DHALIWAL

SECONDED BY COUNCILLOR JORDAN

THAT staff report back to Council on the easement prohibiting childcare use, and the legal implications to the City.

CARRIED UNANIMOUSLY

3.3 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 8, 2020 - Bylaw No. 14437

Rez. #21-06

3880 Henning Drive

From: CD Comprehensive Development District (based on M1 Manufacturing District and M5 Light Industrial District)

To: Amended CD Comprehensive Development District (based on M1 Manufacturing District and M5 Light Industrial District and in accordance with the development plan entitled “REZONING APPLICATION NEW SOUND STAGE 14” prepared by CTA Architecture + Design Ltd.)

Purpose: to permit the construction of a new sound stage with associated office and workshop space

Applicant: Larco Investments Ltd.

No correspondence was received in response to the proposed rezoning application.

No speakers appeared before Council in support or opposition to the proposed rezoning application.

MOVED BY COUNCILLOR DHALIWAL

SECONDED BY COUNCILLOR JOHNSTON

THAT this Public Hearing for Rez. #21-06, Bylaw No. 14437 be terminated.

CARRIED UNANIMOUSLY

3.4 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 9, 2022 - Bylaw No. 14438

Rez. #21-42

Portion of 9861 Austin Road

From: CD Comprehensive Development District (based on C3 General Commercial District, RM5s Multiple Family Residential District, Lougheed Core Area Master Plan, and Lougheed Town Centre Plan as guidelines)

To: Amended CD Comprehensive Development District (based on C3 and C3i General Commercial Districts, Lougheed Core Area Master Plan and Lougheed Town Centre Plan as guidelines, and in accordance with the development plan entitled “Burnaby Lougheed” prepared by Liquor Distribution Branch)

Purpose: to permit a government cannabis store within a commercial retail unit (CRU) that is currently under construction

Applicant: British Columbia Liquor Distribution Branch

No correspondence was received in response to the proposed rezoning application.

No speakers appeared before Council in support or opposition to the proposed rezoning application.

MOVED BY COUNCILLOR CALENDINO
SECONDED BY COUNCILLOR WANG

THAT this Public Hearing for Rez. #21-42, Bylaw No. 14438 be terminated.

CARRIED UNANIMOUSLY

3.5 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 10, 2020 - Bylaw No. 14439

Rez. #21-22

2330 Douglas Road and 2230, 2252, 2270 Springer Avenue, and Portion of Springer Avenue and Portion of lane

From: M2 General Industrial District

To: CD Comprehensive Development District (based on RM5s Multiple Family Residential District, RM5r Multiple Family Residential District, C1 Neighbourhood Commercial District and the Brentwood Town Centre Development Plan as guidelines and in accordance with the development plan entitled “Millennium Springer Development” prepared by Chris Dikeakos Architects Inc.)

Purpose: to permit the construction of a mixed tenure high-rise apartment building with street-fronting live/work townhouses along Douglas Street

Applicant: Chris Dikeakos Architects Inc.

One (1) letter was received in response to the proposed rezoning application:

1. Natalie Lam, 5311 Goring St., Burnaby

No speakers appeared before Council in support or opposition to the proposed rezoning application.

MOVED BY COUNCILLOR CALENDINO
SECONDED BY COUNCILLOR KEITHLEY

THAT this Public Hearing for Rez. #21-22, Bylaw No. 14439 be terminated.

CARRIED UNANIMOUSLY

3.6 Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 11, 2020 - Bylaw No. 14442

Rez. #19-38

4612, 4664 Lougheed Highway and 2040, 2140, 2150 Alpha Avenue

From: M1 Manufacturing District, R3 Residential District, CD Comprehensive Development District (based on M1 Manufacturing District, M5, M5I Light Industrial Districts, C2 Community Commercial District and P1 Neighbourhood Institutional District)

To: CD Comprehensive Development District (based on RM5s Multiple Family District, RM5r Multiple Family District, C3 General Commercial District, P3 Park and Public Use District, M2 General Industrial District, the Brentwood Town Centre Development Plan as guidelines, and in accordance with the development plan entitled “Grosvenor Brentwood Master Plan” prepared by Perkins and Will Canada Architects Co.)

Purpose: to establish a Conceptual Master Plan and Design Guidelines for the Grosvenor Brentwood development site, in order to guide a further site specific rezoning application for the construction of a high-density multi-phased strata, rental, commercial retail, office and community centre development over two main phases. No specific development is being proposed by the subject rezoning application. An amendment to the Brentwood Town Centre Development Plan is required in order for this rezoning application to proceed

Applicant: Perkins and Will Canada Architects Co.

Eight (8) letters were received in response to the proposed rezoning application:

1. Chunyan Tan, 4650 Brentwood Blvd., Burnaby
2. AFOREL Holding Inc., 4650 Brentwood Blvd., Burnaby
3. Kiu Wong, 4650 Brentwood Blvd., Burnaby
4. Alex Tam, 4650 Brentwood Blvd., Burnaby
5. Jason Tse, 4650 Brentwood Blvd., Burnaby
6. K.C. Sato, 2088 Beta Ave., Burnaby
7. Ellen Tran, 4650 Brentwood Blvd., Burnaby
8. Christopher Tai, 4723 Dawson St., Burnaby
9. Sophia Tong, 1955 Alpha Way, Burnaby

No speakers appeared before Council in support or opposition to the proposed rezoning application.

MOVED BY COUNCILLOR CALENDINO
SECONDED BY COUNCILLOR WANG

THAT this Public Hearing for Rez. #19-38, Bylaw No. 14442 be terminated.

CARRIED UNANIMOUSLY

4. **ADJOURNMENT**

MOVED BY COUNCILLOR JORDAN
SECONDED BY COUNCILLOR KEITHLEY

THAT the Public Hearing meeting adjourn at 5:30 p.m.

CARRIED UNANIMOUSLY

Mike Hurley, MAYOR

Blanka Zeinabova, CITY CLERK