

ITEM 10  
MANAGER'S REPORT NO. 42  
COUNCIL MEETING 1981 09 14

RE: REZONING REFERENCE # 94/81  
BY-LAW No. 7755

ITEM 3 n on the 1981 SEPTEMBER 14 AGENDA  
REPLY TO AN INQUIRY MADE AT THE PUBLIC HEARING ON 1981 SEPTEMBER 09

MUNICIPAL MANAGER'S RECOMMENDATION:

1. THAT the report of the Director of Planning be received for information purposes.

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TO: MUNICIPAL MANAGER  
FROM: DIRECTOR OF PLANNING

SUPPLEMENTARY  
PLANNING DEPARTMENT  
1981 September 11

SUBJECT: REZONING REFERENCE #94/81  
FROM A2 SMALL HOLDINGS DISTRICT  
TO R2 RESIDENTIAL DISTRICT  
SOUTHWEST OF BROADWAY AND PHILLIPS AVENUE

RECOMMENDATION:

1. THAT this report be received for information purposes.

REPORT

On 1981 September 09, a Public Hearing was held in conjunction with the referenced rezoning application. At that time, Council heard submissions from persons who considered themselves affected by the proposed rezoning, including one of the property owners affected.

In response to the presentations, Council requested that the Planning Department make contact with the four private land owners involved, whose properties front Broadway, in order to obtain their comments for a report to Council.

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SUPPLEMENTARY

PLANNING DEPARTMENT  
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In response to this direction, Planning Department staff have been able to contact three of the four owners involved; we have been unable at this date to reach the remaining owner.

The comments received to dated are as follows:

1. 7312 Broadway, Mr. F. T. Siggs

Mr. Siggs received the Planning Department's letter of 1981 August 20 (see copy attached). Mr. Siggs indicated that he has no objection to the rezoning; in connection with the projected road and subdivision plans, he has one concern relating to his driveway access. This matter is being examined in consultation with the Engineering Department and the information Mr. Siggs requested will be conveyed to him directly.

2. 7342 Broadway, J. & Y. Hama

Unable to contact to date.

3. 7366 Broadway, J. H. & M. Mudry

Mrs. Mudry indicates that our letter was received; Mr. Mudry had intended to attend the Public Hearing but was unable to do so. Mrs. Mudry indicated no objection to the rezoning but indicated that she and her husband would have preferred some provision for "small lots"; Mr. Mudry is to contact the Planning Department if he has any further questions or comments.

4. 7384 Broadway, Mr. Roy Brown-John

Mr. Brown-John had received the Planning Department's letter and also appeared at the Public Hearing. In response to our present contact, Mr. Brown-John indicated that he would like to discuss with his other neighbours the possibility of a meeting with Planning Department staff so that if his neighbours have questions or comments additional to those presented by himself at the Public Hearing, they could be dealt with at one time. It was agreed that Mr. Brown-John would contact the Planning Department on Monday, 1981 September 14, if there is a desire to have such a meeting.

The foregoing reflects the only comments that have been received to date. Any further comments received by the Planning Department will be conveyed to Council at or prior to the time of advancement of the Bylaw for Consideration and Third Reading.

DGS:lf

Attachment

  
A. L. PARR  
DIRECTOR OF PLANNING

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ATTACHMENT

1981 August 20th

Mr. Frederick T. Siggs,  
7312 Broadway,  
Burnaby, B.C.

Dear Sir:

Re: P.Z. Reference #94/81

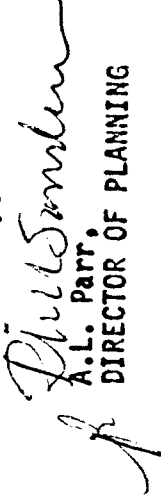
This is to advise that a rezoning application has been initiated in the area south of Broadway and west of Phillips Avenue which includes your property as well as 7342, 7366 and 7384 Broadway and 2661 Phillips Ave. We refer you to the attached rezoning report that was submitted to the Municipal Council on 1981 July 27.

The proposed rezoning is from the current A2 Small Holdings District to the R2 Residential District for the purposes of allowing single-family residential subdivision and development of 2661 Phillips Ave. For your reference, we have enclosed copies of the R2 and A2 Zoning District Regulations. We would advise that your property has been included as part of an area rezoning that reflects the land use policy for this area of the municipality. The proposed rezoning will have no effect on the existing use of your property nor on its current legal configuration.

Since the rezoning is scheduled to be advanced to a Public Hearing on 1981 September 09, we would invite your enquiries on this matter so that any required explanations can be given to further your understanding of the situation.

Please feel free to contact Mr. Sanderson of this Department at 294-7434 at your earliest convenience.

Yours truly,

  
A.L. Parr,  
DIRECTOR OF PLANNING

PDS:b1  
Enc 1.

