

RE: LETTER FROM MR. M. PEREIRA, 4046 E. PENDER STREET, BURNABY, B.C., V5C 2L8
APPLICATION FOR REZONING 2071 DUTHIE AVENUE

MUNICIPAL MANAGER'S RECOMMENDATION:

1. THAT the recommendation of the Director Planning & Building Inspection be adopted.

TO: MUNICIPAL MANAGER 1987 APRIL 08

FROM: DIRECTOR PLANNING &
BUILDING INSPECTION

SUBJECT: APPLICATION FOR REZONING
2071 DUTHIE AVENUE

RECOMMENDATION:

1. THAT a copy of this report be sent to Manuel M. Pereira.

REPORT

1.0 BACKGROUND INFORMATION:

- 1.1 On 1986 September 22, Council considered an application to rezone the subject property from the R2 Residential District to the R9 Residential District (RZ#93/86). At that time, Council adopted the Planning & Building Inspection Department's recommendation:

"THAT Council not give favourable consideration to this rezoning request."

- 1.2 The owner of the subject property now wishes to apply directly to Council for permission to subdivide the property into two 49.5 ft. lots.

2.0 GENERAL DISCUSSION:

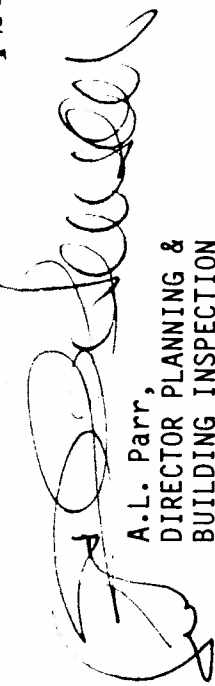
- 2.1 In order to subdivide the property located at 2071 Duthie Avenue, this site would require rezoning to the R9 Residential District. As is outlined in Section 7.8 of the Burnaby Zoning Bylaw, rezoning applications are processed through the Planning & Building Inspection Department and the Director is required to report to Council on each rezoning application with a recommendation on the request to rezone. It is also a bylaw requirement that an application to rezone a site will not be considered by Council if a similar request to rezone the subject site has been rejected in the last six months. As the six month period has now passed since the request to rezone this site was rejected, the owner of the property may now re-apply for rezoning to the R9 District and this Department will process the application in the usual manner.

- 2.2 As Council is aware, new R9 applications are not currently being advanced, pending adoption of the proposed amendments to the bulk standards regulations for single-family dwellings, as directed by Council.

Upon adoption of amended regulations, staff will proceed with any outstanding applications and advance the appropriate reports.

This is for the information of Council.

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A.L. Parr,
DIRECTOR PLANNING &
BUILDING INSPECTION