

RE: REZONING APPLICATIONS

MUNICIPAL MANAGER'S RECOMMENDATION:

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

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ITEM 23
MANAGER'S REPORT NO. 22
COUNCIL MEETING 89/03/20

TO: MUNICIPAL MANAGER 1989 MARCH 15

FROM: DIRECTOR PLANNING & BUILDING INSPECTION OUR FILE: 02.263

SUBJECT: REZONING APPLICATIONS

PURPOSE: To obtain authority from Council to set a Public Hearing date for a group of rezonings.

RECOMMENDATION:

1. THAT Council set a Public Hearing for this group of rezonings on 1989 April 18 at 7:30 p.m. except where noted otherwise in the individual reports.

REPORT

Attached please find reports on outstanding rezoning applications. A short-form notation of the report recommendations are also outlined for the convenience of Council.

	<u>Page No.</u>	<u>Recommend. Page No.</u>
Item #1 RZ#99/88		
Application for the rezoning of:		
D.L. 173; Lots 19, 2, Portion of 16, 14/15, 6, Plan 1034; Lot 28, Portion of 29, Plan 66292, Group 1, N.W.D.1	309	313
From: M3a Heavy Industrial District		
To: M1 Manufacturing District		
Address: 5925, 5960 Ninth Avenue, Portion of 5895, 6013, 6074 Thorne Avenue, 6139 Trapp Avenue, Portion of 6160 Trapp Avenue		

RECOMMENDATION:

Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 April 18 at 7:30 p.m.

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Item #2
RZ#4/89

Application for the rezoning of:

D.L. 98, Lots 18, 17, 16, 13, 14, 15,
Plan 3294, Lots 65, 66, 67, 68.,
Plan 25632, Lot 3, Plan 10137

317 319

From: R5 Residential District

To: CD Comprehensive Development
District (based on RM3 Multiple
Family Residential District
guidelines)

Address: 5249, 5269, 5289, 5311, 5337,
5361 Rumble and 5250, 5270, 5290,
5310 and 5320 Irmin

RECOMMENDATION:

1. Application be held in abeyance pending the adoption by Council of an amended Royal Oak Development Plan.
2. Copy of this report be sent to Mr. B. Barber of Sutton Realty, Mr. D. Babalos of Adera Equities Inc., and to the 11 property owners involved in this rezoning application.

Item #3
RZ#8/89

Application for the rezoning of:

A portion of the south-west quarter
D.L. 15, except east 264 ft, except
part subdivided by Plan 49579 and
except part subdivided by Plan 51478,
Plan 209.

324 325

From: R2 Residential District

To: CD Comprehensive Development
District (based on RM1 Multiple
Family Residential District
guidelines and a maximum density
of 12 units per acre).

Address: 9450 Broadway (western five acres)

RECOMMENDATION:

Staff be authorized to work with the applicant.

Item #4
RZ#9/89

Application for the rezoning of:

D.L. 59, 136, Lot E, Plan 14510,
Lot 1, Plan 18277, pt. 6 ex. Sk. 11424
and Ex. Pl. 18277, Plan 3050

330 332

From: A2 Small Holdings District

To: R2 Residential District

Address: 7236, 7260 and 7248 Broadway

RECOMMENDATION:

Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 April 18 at 7:30 p.m. Prerequisites (a) to (h).

Item #5
RZ#10/89

336 337

Application for the rezoning of:

D.L. 78, Parcel 1 (Ex. Pl. 47602),
Lot B, Lot A except Pcl. 1 (Ex. Pl. 47602),
Plan 11847, Lot 1 of D.L. 59, Plan 10302

From: A2 Small Holdings District

To: CD Comprehensive Development
 District (based on RM1 Multiple
 Family Residential District
 guidelines and a maximum 12 units
 per acre).

Address: 7017, 7031 and 7045 Loughheed

RECOMMENDATION:

Staff be authorized to work with the applicant.

Item #6
RZ#11/89

343 344

Application for the rezoning of:

D.L. 69, Lots 10, 11, 12 and the
west half of Pcl. A, (Ex. Pl. 11079)
of Lots 8 and 9, Plan 1321.

From: R5 Residential District

To: CD Comprehensive Development
 District (based on RM3 Multiple
 Family Residential District
 guidelines)

Address: 3753, 3763, 3769 and
 3777 Norfolk

RECOMMENDATION:

Staff be authorized to work with the developer.

Item #7
RZ #12/89

348 349

Application for the rezoning of:

Portion of Lot 171, D.L. 165,
Plan 1050

From: M2 General Industrial District

To: M2r General Industrial District

Address: Portion of 4663 Byrne Road

RECOMMENDATION :

Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 April 18 at 7:30 p.m. Prerequisite (a).

Item #8
RZ#13/89

Application for the rezoning of:

Lot 4, D.L. 171, Group 1, N.W.D.,
Plan 78941

353

354

From: CD Comprehensive Development
District

To: Amended CD Comprehensive
Development District (based on
RM3 Multiple Family Residential
District use and density)

Address: 6735 Station Hill Court

RECOMMENDATION :

Staff be authorized to work with the applicant.

Item #9
RZ#14/89

Application for the rezoning of:

Lot A, D.L. 74, Pl. 70739

358

360

From: P5 Community Institutional
District

To: R3 Residential District

Address: 5420 Woodsworth Street

RECOMMENDATION :

Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 March 18 at 7:30 p.m. Prerequisites (a) to (g).

Item #10
RZ#15/89

Application for the rezoning of:

Lot 3, Pl. 12321, D.L. 59, Group 1,
N.W.D.

363

364

From: A2 Small Holdings District

To: R2 Residential District

Address: 7347 Loughheed Highway

RECOMMENDATION :

Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 April 18 at 7:30 p.m. Prerequisite (a) to (b).

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Item #11
RZ #16/89

Application for the rezoning of:

Portion of Lot 13 except Ref. Pl.
70812, D.L. 71, Plan 59477

367 369

From: CD Comprehensive Development
District

To: Amended CD Comprehensive
Development District
(Discovery Park Community
Plan guidelines)

Address: Portion of 3715 Gilmore Way

RECOMMENDATION:

- 1) Council approve an adjustment to the Discovery Park Community Plan to accommodate subdivision and development of Site "G" as outlined in the report.
- 2) Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 April 18 at 7:30 p.m. Prerequisites (a) to (f).

Item #12
RZ #18/89

Application for the rezoning of:

(See attached Schedule "A" in Rezoning Report)

374 378

From: R5 Residential District

To: CD Comprehensive Development
District (based on RM5 Multiple
Family Residential District
guidelines).

Address: 6122, 6108, 6102 Patterson;
4018, 4118, 4126, 4144, 4156,
4168, 4180, 4194 Beresford;
6135 Wilson

RECOMMENDATION:

1. Council authorize introduction of Highway Exchange Bylaw.
2. Rezoning Bylaw be prepared and advanced to First Reading on 1989 March 28 and to a Public Hearing on 1989 April 18 at 7:30 p.m. Prerequisites (a) to (k).

Item # 13
RZ #19/89

Application for the rezoning of:

D.L. 13 and 14, Lot 14 except part
on Plan 26009, Lot 3047, Pcl. A
(Expl. Plan 11218), Lt 1 except part
on Highway Plan 25870, Plan 3046.

383 384

Item # 16
RZ #22/89

Application for the rezoning of:
D.L. 34, Lots 14, 14, 16, Plan 1355

From: R5 Residential District

To: CD Comprehensive Development
District (based on RM3 Multiple
Family Residential District
guidelines)

Address: 5516, 5550 and 5584 Barker Street

RECOMMENDATION:

Staff be authorized to work with the developer.

Item # 17
RZ #23/89

Application for the rezoning of:
Lot 6, D.L. 57 and 58, Plan 18028

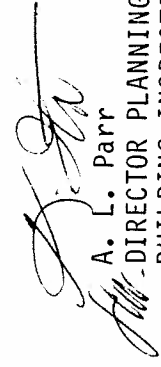
From: R1 Residential District

To: R1a Residential District

Address: 3663 Lakedale Avenue

RECOMMENDATION:

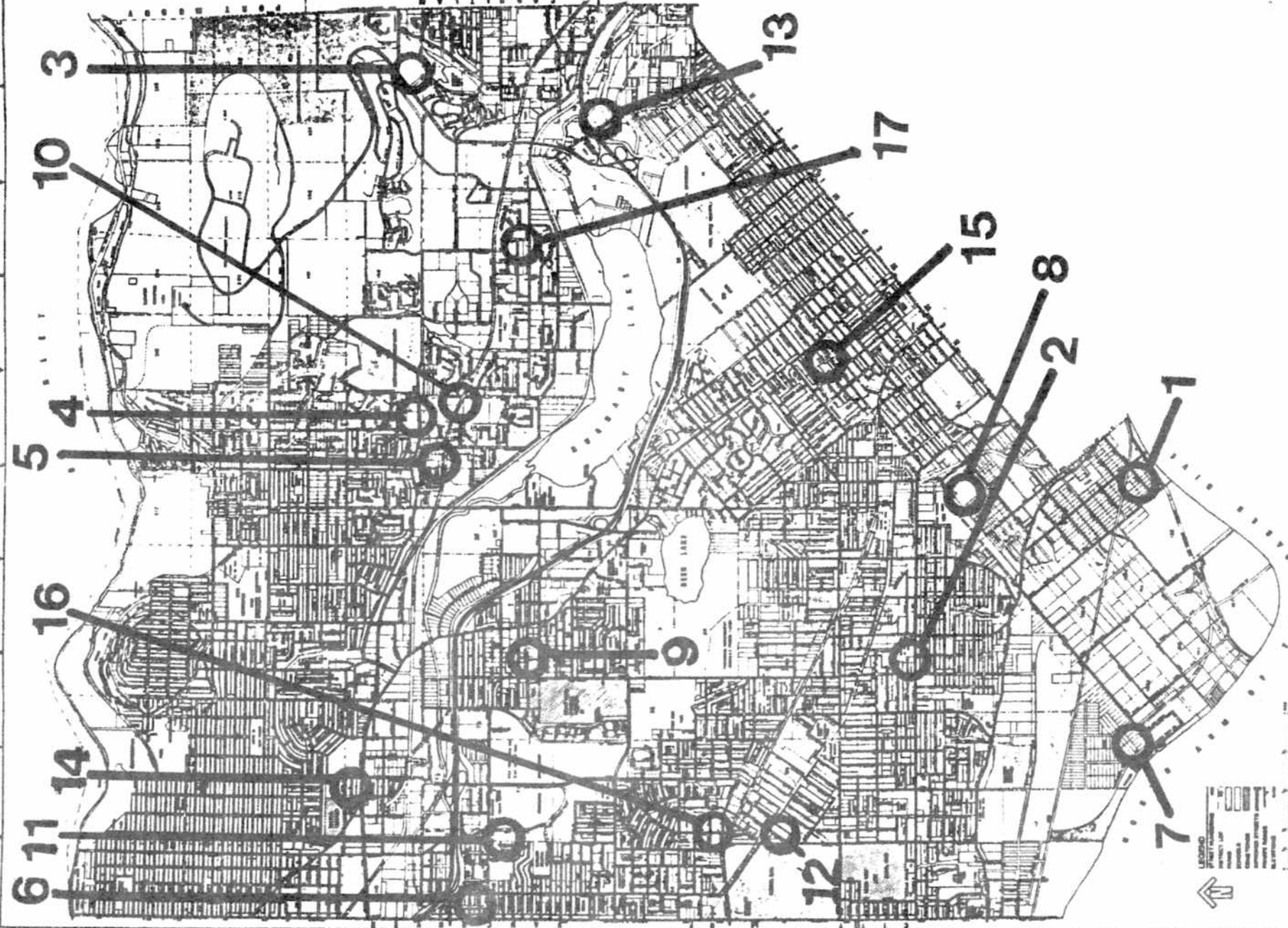
Rezoning Bylaw be preparrd and advanced to
First Reading on 1989 March 28 and to a
Public Hearing on 1989 April 18 at
7:30 p.m. Prerequisites (a) to (b).


A. L. Parr
DIRECTOR PLANNING &
BUILDING INSPECTION

:ap

Attachments

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BURNABY

COMPILED BY THE
BURNABY PLANNING DEPARTMENT
JUNE 1983



Burnaby Planning Department

REZONING SERIES - 1989 MARCH 20

○ ITEMS 1 - 17

Date	1989 MARCH 20
Scale	1" - 1 MILE
Drawn By	L.F.