

TO: MUNICIPAL MANAGER  
1990 SEPTEMBER 12

FROM: DIRECTOR PLANNING &  
BUILDING INSPECTION

SUBJECT: CLASS "G" LICENSEE RETAIL STORE  
#170 - 5665 KINGSWAY  
(SEE ATTACHED SKETCH)  
LIQUOR LICENCE APPLICATION #2/90  
REZONING REFERENCE #61/89

PURPOSE: To seek Council approval for the subject retail beer  
and wine store.

=====

RECOMMENDATIONS:

- 1) THAT Council resolve to approve the subject retail beer and wine store subject to Rezoning Reference #61/89 receiving Final Adoption.
- 2) THAT a copy of this report be sent to the applicant, Mr. Dave Crown, Artesia Investments Limited, #170 - 5665 Kingsway, Burnaby, B.C., V5H 2G4, and the General Manager, Liquor Control and Licensing Branch, 1019 Wharf Street, Victoria, B.C., V8V 1X4.

R E P O R T

1.0 BACKGROUND INFORMATION:

- 1.1 On 1989 October 30, Council gave Second Reading to Rezoning Reference #61/89 which involved rezoning the subject site from C2 Community Commercial District to C2a Community Commercial District in order to permit the establishment of a retail beer and wine store in connection with Delaney's Neighbourhood Pub.
- 1.2 It is standard procedure to process liquor licence applications which also require rezoning in a concurrent manner, with the Liquor Control and Licensing Branch being informed that it is appropriate to consider the pertinent liquor licence application for pre-clearance once Council has given Second Reading to the rezoning application.
- 1.3 Once this Department was notified that the Liquor Control and Licensing Branch had granted pre-clearance for a Class "G" liquor licence on the subject site on 1990 January 26, the Planning and Building Inspection Department engaged Watts Marketing Research Limited to conduct the required neighbourhood survey.  
While Planning and Building Inspection Department staff were given an opportunity to provide input on the survey methodology and the survey materials as well as Burnaby selecting the marketing firm, the prime agency overseeing the conducting of the survey was the Liquor Control and Licensing Branch. The

ITEM	9
MANAGER'S REPORT NO.	55
COUNCIL MEETING	90/09/17

Provincial authorities were also totally responsible for reviewing the conducting of the survey and ensuring the validity of the results. The Liquor Control and Licensing Branch has not released Watts Marketing Research's report on the survey to Burnaby, but has provided staff with the pertinent statistics.

139

**2.0 SURVEY RESULTS:**

2.1 A total of 3,843 ballots were distributed to eligible voters within the prescribed area (1/2 mile radius from the proposed establishment), of which 2,232 (including spoiled ballots and those received after the deadline date) or 58% of the total distributed ballots were returned.

BALLOTS RETURNED: 2,232

LATE BALLOTS: 44

SPOILED BALLOTS: 113

VALID BALLOTS: 2,075

YES VOTES: 1,417 OR 68.3%

NO VOTES: 658 OR 31.7%

The Liquor Control and Licensing Branch requirements state that if 60% of voters voted in favour of the licence, and if all other requirements of the pertinent legislation, regulations, and policies are satisfied, the Branch will then issue a liquor licence or advise of the next steps in the application process.

**3.0 GENERAL DISCUSSION:**

3.1 The Planning and Building Inspection Department contacted the Burnaby Detachment of the R.C.M.P. and other pertinent Municipal Departments for comments on the subject liquor licence application. No Municipal Departments expressed any concerns or objections regarding the proposed retail beer and wine store at this location.

3.2 The 1989 September 25 rezoning report on Rezoning Reference #61/89 noted that the nearest liquor store is the Government liquor store at Royal Oak Avenue and Rumble Street, which is approximately three quarters of a mile from the subject site.

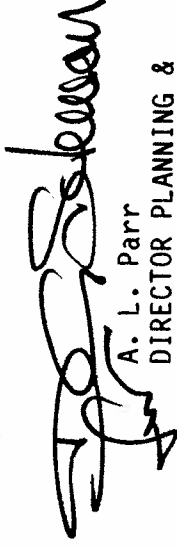
The report concluded that on the basis of the Council-approved criteria for assessing rezonings to the C2a District and the internal service commercial orientation of the proposed location, the Planning and Building Inspection Department supports the rezoning application.

**4.0 CONCLUSION:**

4.1 In light of the conclusions presented in conjunction with the rezoning report on Rezoning Reference #61/89, no objections being expressed by other Municipal Departments and the favourable results of the neighbourhood survey, the Planning and Building Inspection Department recommends that Council resolve to approve the proposed Class "G" liquor licence facility, subject to Rezoning Reference #61/89 receiving Final Adoption.

ITEM	9
MANAGER'S REPORT NO.	55
COUNCIL MEETING	90/09/17

If Council adopts this recommendation, the subject rezoning may then be advanced to Third Reading upon substantial completion of the prerequisite conditions and to Final Adoption upon completion of the prerequisite conditions and confirmation by the Liquor Control and Licensing Branch that the liquor licence will be issued.

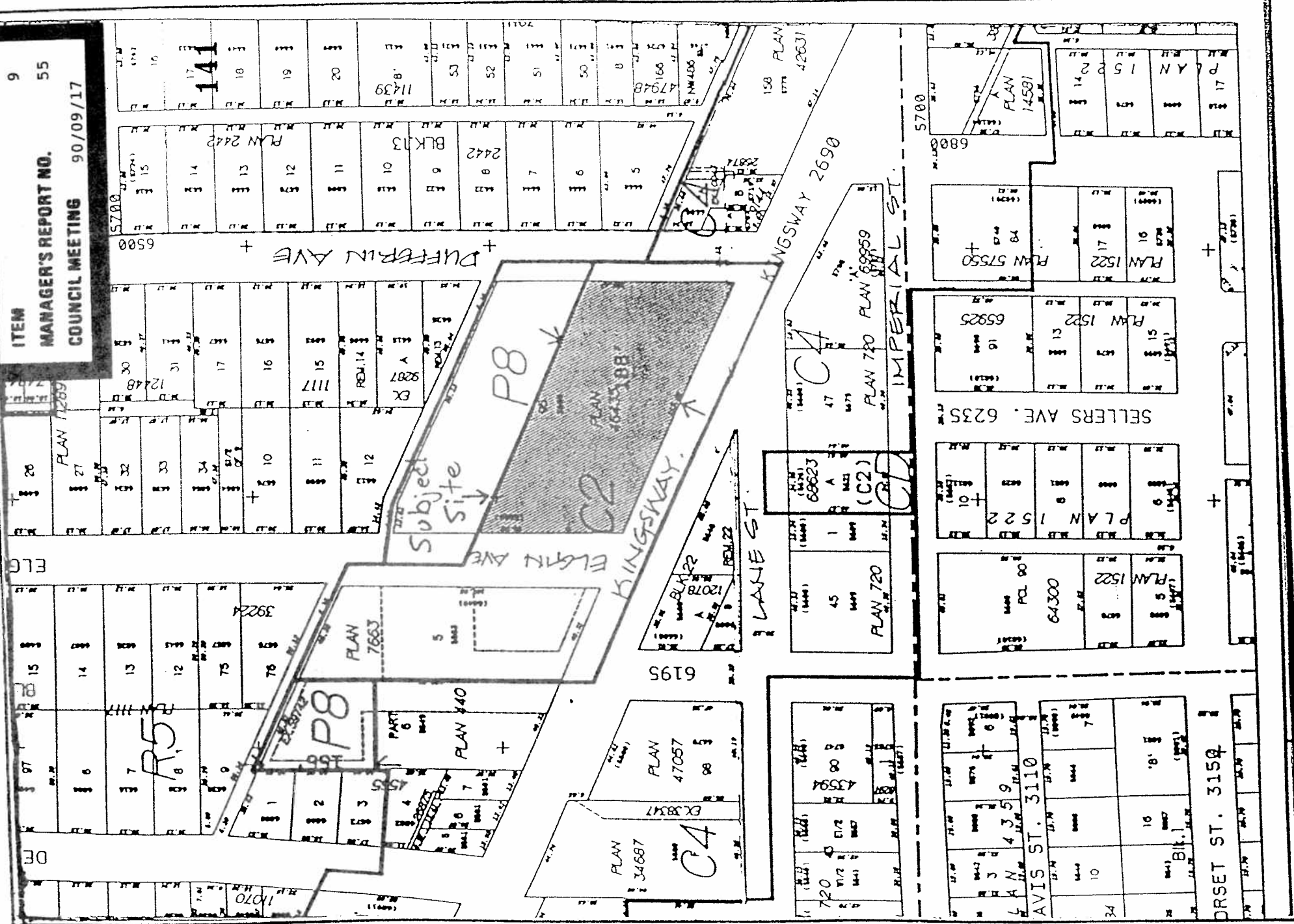


A. L. Parr  
DIRECTOR PLANNING &  
BUILDING INSPECTION

BW:ap

Attach.

ITEM 9  
 MANAGER'S REPORT NO. 55  
 COUNCIL MEETING 90/09/17



Date  
 1990 Sept.

Scale  
 1:2000

Drawn By

Liquor Licence Application #2190

