

TO: CITY MANAGER

1997 AUGUST 19

FROM: DIRECTOR PLANNING AND BUILDING

OUR FILE: 01.226.1

SUBJECT: CITY OF PORT MOODY OFFICIAL COMMUNITY PLAN BYLAW,
1992, No. 2136, AMENDMENT BYLAW No. 9, 1997, No. 2350

PURPOSE: To provide comment on the City of Port Moody Official Community Plan,
1992, Bylaw 2136, Amendment Bylaw No. 9, 1997.

RECOMMENDATION:

1. **THAT** a copy of this report be sent to the City Clerk, City of Port Moody, PO Box 36, Port Moody, B.C. V3H 3E1.

REPORT

1.0 BACKGROUND

Appearing on the Council agenda of 1997 August 11 was a letter from the City of Port Moody requesting comment on the City of Port Moody Official Community Plan Bylaw, 1992, No. 2136, Amendment Bylaw No. 9, 1997, No. 2350. This request is being made in accordance with section 882 (d) of the Municipal Act which requires that an Official Community Plan be referred to adjoining municipalities for comment. This report responds to Port Moody's referral.

2.0 CONTEXT

In 1995 August, the City of Port Moody adopted Amendment Bylaw 2253 to the Official Community Plan to establish a neighbourhood plan to guide the development of Neighbourhoods 3 and 4 on Port Moody's north shore. After the adoption of Bylaw 2253, the Bylaw was challenged and brought before the Supreme Court. In the ruling of the Supreme Court, the City was ordered to set the Bylaw aside. The City subsequently amended the Bylaw to address concerns raised in the context of the Court challenge and a new Amendment Bylaw was adopted in 1996 March.

In 1996 November, a new City Council was elected in Port Moody and at that time it was deemed desirable to amend the Official Community Plan to repeal and delete Neighbourhoods 3 and 4 from the Official Community Plan.

3.0 AMENDMENT BYLAW 2350

The main change contained in Amendment Bylaw 2350 is the deletion of Neighbourhoods 3 and 4 on Port Moody's north shore from the Official Community Plan. Neighbourhoods 3 and 4 were to contain 1405 residential units. Now, only the Twin Creeks and Doig subdivisions in Neighbourhood 3, currently under development, will be developed for housing at this time. The Twin Creeks subdivision will have 141 single family units and 66 town house units and the Doig subdivision will have 62 single family units.

Amendment Bylaw 2350 also states that the use of the remaining north shore lands will be addressed in future planning studies and that any future studies will include opportunities for subsidized or cooperative housing developments. The area originally set aside for Neighbourhoods 3 and 4 is in the Growth Concentration Area of the Livable Region Strategic Plan. It is anticipated that the GVRD will be commenting on the plan as it relates to the Livable Region Strategic Plan.

4.0 CONCLUSION

The adoption of the City of Port Moody Official Community Plan Bylaw, 1992, No. 2136, Amendment Bylaw No. 9, 1997, No. 2350 would not conflict with any of the policies and plans contained within the OCP of the City of Burnaby.

It is recommended that a copy of this report be forwarded to the City of Port Moody.



D.G. Stenson, Director
PLANNING & BUILDING



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