

DECEMBER 23, 1965

A Public Hearing was held in the Council Chambers, Municipal Hall, 4545 East Grandview-Douglas Highway, Burnaby 2, B.C., on Tuesday, December 23, 1965, at 7:10 p.m., to receive representations in connection with the proposed creation of an Amenity Multiple Family Residential District (RMA) zone.

PRESENT: Acting Reeve Blair in the Chair;
Councillors Corsbie, Dally,
Edwards, Herd and Hicks (7:20 p.m.)

ABSENT: Reeve Emmott,
Councillors Cafferky and Drummond

The above zone will provide for medium density multiple family accommodation which:

- (a) incorporates the desirable features of both "garden" and "high-rise" apartment categories;
- (b) encourages a high standard of development;
- (c) is designed particularly to take advantage of special amenity locations and will act as a transitional use between areas of contrasting residential densities.

Prime elements relating to development in this zone are:

- (1) Height of a building - Maximum 80 feet
- (2) Area of lot - Minimum 30,000 square feet
- (3) Lot frontage - Minimum 150 feet
- (4) Lot coverage - 30% maximum
- (5) Floor area ratio - 1.20
- (6) Off-street parking provisions

Mr. J. R. Logan, 7051 Barnet Road, appeared and expressed support of the proposed amendment, adding that it should be recognized as constituting a "luxurious" type of apartment zone. He suggested that Council, rather than have the Planning Department devote so much time to the preparation of the proposal at hand, should be introducing an apartment zone that was midway between the RM3 and RM4 zones in every respect.

Mr. A. J. Macdonald, Executive Secretary of the Burnaby Chamber of Commerce, appeared and first thanked Council for notifying the Chamber direct of the Public Hearing.

He submitted a Brief in which it was indicated that the Chamber felt the apartment category under consideration would serve a useful purpose in the development of residential areas. The Brief added that the buildings which can be constructed in this zone will be a greater asset, both aesthetically and financially, than those built under the present RM2 and RM3 regulations.

The Brief pointed out that Council should seriously consider the rezoning of those areas presently zoned RM2 and RM3 which are most suitable for the RMA category because the resulting open spaces surrounding the apartment buildings will far outway any difficulties that a slight increase in density will bring.

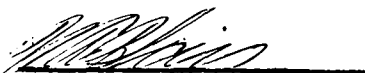
It was concluded in the submission from the Chamber that there will still be a need for "high-rise" apartments under RM4, and added that it is trusted the RMA category will not be used in any way to replace the RM4 zone.

A brief discussion took place amongst those present when the Planning Director was called upon to explain the salient features of the zone under consideration.

COUNCILLOR HICKS ARRIVED DURING THIS DISCUSSION.

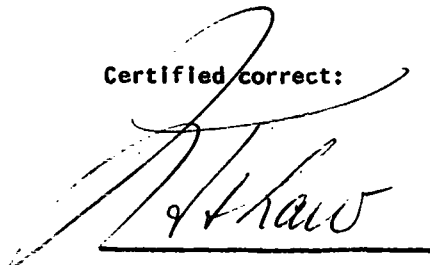
The Hearing adjourned at 7:23 p.m.

Confirmed:



A handwritten signature in cursive script, appearing to read "M. Hicks", written over a horizontal line.

Certified correct:



A handwritten signature in cursive script, appearing to read "J. Shaw", written over a horizontal line.