

1990 APRIL 24

A Public Hearing was held in the Council Chamber, Municipal Hall, 4949 Canada Way, Burnaby, B.C. on Tuesday, 1990 April 24 at 7:30 p.m.

PRESENT: Mayor W.J. Copeland (In the Chair)
Alderman R.G. Begin
Alderman D.R. Corrigan
Alderman F.G. Randall
Alderman L.A. Rankin
Alderman J.M. Sawicki

ABSENT: Alderman D.P. Drummond
Alderman E. Nikolai
Alderman J. Young

STAFF: Mr. D.G. Stenson, Deputy Director Planning & Building Inspection
Mr. R.D. Seath, Administrative Officer II

The Public Hearing was called to order at 7:38 p.m.

1. FROM R5 RESIDENTIAL DISTRICT TO CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON RM3 MULTIPLE FAMILY RESIDENTIAL DISTRICT GUIDELINES)

"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 17, 1990" - BYLAW NO. 9364

Rezoning Reference #74/89

Lots 1 & 2, Blk. 30, D.L. 69, Plan 1321; Lot 3 W 1/2, Blk. 30, D.L. 69, Plan 1321; Lot 3 E 1/2, Blk. 30, D.L. 69, Plan 1321; Lots 12, 11 & 10, Blk. 30, D.L. 69, Grp. 1, NWD, Plan 1321

3754/62/68/72 Manor Street; 3753/61/69 Dominion Street

The purpose of the proposed rezoning bylaw amendment is to permit the development of a low-rise apartment development on the subject site.

Barbara J. Godding, 3771/75 Manor Street, addressed the members of Council and expressed concern with respect to the existing excessive traffic and transient residents in the neighbourhood. The speaker expressed further concern with respect to the proposal to relocate the existing east/west laneway between Manor and Dominion Streets to a north/south alignment exiting to the middle of the 3700 block Manor Street.

In conclusion, the speaker requested that Council leave the lane in its current configuration and submitted a petition containing 19 signatures urging Council to leave the laneway as it presently is now.

The text of the petition is contained hereunder:

"We are writing this letter with regards to the Highway Exchange Section being proposed under the above rezoning. We as homeowners on the north side of Manor Street are opposed to the relocating of the laneway onto Manor Street in the middle of the block. We would like to see the laneway left as it presently is on Esmond Street. We as residents and taxpayers are asking Council not to allow the relocating of the laneway."

Belle Steeves, 3737 Manor Street, addressed the members of Council and expressed concern with respect to the excessive amount of traffic in this area. The speaker suggested that "Resident Parking Only" signs be placed on the surrounding residential streets.

Council requested that the Director Planning and Building Inspection prepare a report with respect to parking in this area.

Robert Tombs, representing the owner/developer, Buron Building Corporation, 747 Bute Street, Vancouver, addressed the members of Council and advised that Esmond Avenue will be constructed between Dominion and Manor Streets and that the lane proposed on the south side of the 3700 block Manor Street is being constructed to serve the remaining properties on the south/east side of the 3700 block Manor Street.

In conclusion, Mr. Tombs expressed his support for this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 3754/62/68/72 Manor Street; 3753/61/69 Dominion Street from R5 Residential District to CD Comprehensive Development District (based on RM3 Multiple Family Residential District guidelines).

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN BEGIN:

"THAT this Public Hearing relating to Rezoning Reference #74/89 be now terminated."

CARRIED UNANIMOUSLY

2. FROM A1 AGRICULTURAL DISTRICT TO M1 MANUFACTURING DISTRICT
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 19, 1990" - BYLAW NO. 9366

Rezoning Reference #2/90

Lot 1 exc. part outlined red on Plan 11824, Blk. 9, D.L. 173, Grp. 1, NWD, Plan 1034; Lots 2, 3, 4 and 5, Blk. 9, D.L. 173, Grp. 1, NWD, Plan 1034

5924/54/84/6006/36 Thorne Avenue

The purpose of the proposed rezoning bylaw amendment is to permit the development of a mini-warehouse on the site.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 5924/54/84/6006/36 Thorne Avenue from A1 Agricultural District to M1 Manufacturing District.

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN RANDALL:

"THAT this Public Hearing relating to Rezoning Reference #2/90 be now terminated."

CARRIED UNANIMOUSLY

3. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3 AND COMMUNITY PLAN 5/10 GUIDELINES) AND C7 DRIVE-IN RESTAURANT DISTRICT TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3 AND COMMUNITY PLAN 5/10 GUIDELINES)
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 20, 1990" - BYLAW NO. 9367

Rezoning Reference #6/90

Pcl. 1, D.L. 4, Ref. Plan 73832

3495 North Road

The purpose of the proposed rezoning bylaw amendment is to amend the location of and eliminate the drive-through for the planned free-standing restaurant within the development.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 3495 North Road from CD Comprehensive Development District (based on C3 and Community Plan 5/10 guidelines) and C7 Drive-In Restaurant District to Amended CD Comprehensive Development District (based on C3 and Community Plan 5/10 guidelines).

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN RANDALL:

"THAT this Public Hearing relating to Rezoning Reference #6/90 be now terminated."

CARRIED UNANIMOUSLY

4. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3, RM5 AND P2 GUIDELINES) TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3A GUIDELINES)
"BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 21, 1990" - BYLAW NO. 9368

Rezoning Reference #10/90

Ptn. of Pcl. 3 exc. Airspace Pcl. 1, Plan 79744, D.L. 153, Ref. Plan 79648

Portion of 4700 Kingsway

The purpose of the proposed rezoning bylaw amendment is to permit the establishment of a retail wine store.

No one appeared in connection with this rezoning application.

A letter dated 1990 April 23 was received from Mr. Tim O'Brien, General Manager, Station Square, Wesbild Enterprises Ltd., 300 - 4680 Kingsway, Burnaby, B.C., V5H 4L9 in support of the rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of a portion of 4700 Kingsway from CD Comprehensive Development District (based on C3, RM5 and P2 guidelines) to Amended CD Comprehensive Development District (based on C3A guidelines).

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN BEGIN:

"THAT this Public Hearing relating to Rezoning Reference #10/90 be now terminated."

CARRIED UNANIMOUSLY

5. FROM P1 NEIGHBOURHOOD INSTITUTIONAL DISTRICT TO R4 RESIDENTIAL DISTRICT
"BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 22, 1990" - BYLAW NO. 9369

Rezoning Reference #12/90

Ptn. of Pcl. A (Exp. Plan 14936), Lot 47, D.L. 129, Grp. 1

Portion of 1005 Kensington Avenue

The purpose of the proposed rezoning bylaw amendment is to permit the subdivision of the site to create two residential lots, while retaining the existing church on a separate lot.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of a portion of 1005 Kensington Avenue from P1 Neighbourhood Institutional District to R4 Residential District.

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN RANDALL:

"THAT this Public Hearing relating to Rezoning Reference #12/90 be now terminated."

CARRIED UNANIMOUSLY

6. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON THE DISCOVERY PARKS COMMUNITY PLAN) TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON THE DISCOVERY PARKS COMMUNITY PLAN)

"BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 23, 1990" - BYLAW NO. 9370

Rezoning Reference #15/90

Part of Lot 14 exc. Firstly: Pcl. A (Bylaw Plan 60615), Secondly: Part subdivided by Plan 60616, Thirdly: Part subdivided by Plan 64401, Fourthly: Part subdivided by Plan 80047, D.L.'s 71 and 72, Plan 59477

Part of 3500 Gilmore Way

The purpose of the proposed rezoning bylaw amendment is to permit the development of multi-tenant research facilities within the Discovery Parks B.C.I.T. site.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of a part of 3500 Gilmore Way from CD Comprehensive Development District (based on the Discovery Parks Community Plan) to amended CD Comprehensive Development District (based on the Discovery Parks Community Plan) .

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN RANDALL:

"THAT this Public Hearing relating to Rezoning Reference #15/90 be now terminated."

CARRIED UNANIMOUSLY

7. FROM C4 SERVICE COMMERCIAL DISTRICT, C7 DRIVE-IN RESTAURANT DISTRICT AND R5 RESIDENTIAL DISTRICT TO CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C2 COMMUNITY COMMERCIAL DISTRICT, C3 GENERAL COMMERCIAL DISTRICT AND RM3 MULTIPLE FAMILY RESIDENTIAL DISTRICT GUIDELINES)

"BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 24, 1990" - BYLAW NO. 9374

Rezoning Reference #75/89

Lots 3 & 4, Blk. 42, D.L. 69, Grp. 1, Plan 1321; Lots 9, 10, 11 & 12, D.L. 69, Grp. 1, Plan 9844; Lots 8 & 9, Blk. 43, D.L. 69, Plan 4369; Lot 8, Blk. 43, D.L. 69, Grp. 1, Plan 1321; Lots 1, 2, 3, 4, Blk. "A" Blk. 43, D.L. 69, 1, Plan 4369; Lots 6, 7, 8, Blk. 42, D.L. 69, Plan 1321

3140 Boundary Road; 3723/29/37/45/30/38/46 Norfolk Street;
3707/13/17/23 Canada Way; 3730/38/46 Dominion Street

The purpose of the proposed rezoning bylaw amendment is to permit the construction of a hotel, office, ancillary retail and apartment complex.

Roy Sparrow, R.F. Sparrow and Company Limited, 3114 Boundary Road, addressed the members of Council and advised that he has been operating his business in its present locale for thirty years and is concerned that the existing curb street parking in the neighbourhood will be lost as a result of this development.

Larry Isaacson, a renter residing at 3737 Norfolk Street, addressed the members of Council and advised that the contract for the rental homes in the 3700 block Norfolk Street call for eviction of the existing tenants within 30 days of finalization of this rezoning application.

Harvey E. Middleton, 3737 Canada Way, addressed the members of Council and advised that he was representing the resident/owners in the area who are concerned with respect to the potential loss of street parking.

Mr. Middleton advised that the tenants/property owners would support development of this property if a separate parking lot were constructed for these people. The speaker suggested that the Esmond Avenue road allowance north of Canada Way having the civic addresses as 3754 Norfolk Street and 3757 Canada Way would be a preferred spot for such a parking lot.

** Alderman Sawicki entered the Council Chamber at 8:28 p.m. **

Larry Laidlaw, Architect, representing United Properties, 201 - 1195 W. Broadway, addressed the members of Council and advised that the houses in the 3700 block Manor Street would not be demolished for approximately 3 months. The speaker further advised that the retail/commercial component of the development will encompass seventy-five hundred square feet and parking for this component will be handled on-site. In addition, parallel parking will be provided on the newly constructed Esmond Avenue roadway.

Suy Le, 3722 Dominion Street, addressed the members of Council and advised that he was concerned that his property is not included with the proposed rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 3140 Boundary Road; 3723/29/37/45/30/38/46 Norfolk Street; 3707/13/17/23 Canada Way; 3730/38/46 Dominion Street from C4 Service Commercial District, C7 Drive-In Restaurant District and R5 Residential District to CD Comprehensive Development District (based on C2 Community Commercial District, C3 General Commercial District and RM3 Multiple Family Residential District guidelines) .

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN CORRIGAN:
SECONDED BY ALDERMAN RANDALL:

"THAT this Public Hearing relating to Rezoning Reference #75/89 be now terminated."

CARRIED UNANIMOUSLY

** Alderman Corrigan departed from the Council Chamber at 8:50 p.m. **

8. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT

"BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 25, 1990" - BYLAW NO. 9375

Rezoning Reference #81/89

Ptn. of Blk. 3, NE of NE Limit of SRW, Plan 5594, D.L. 166, Grp. 1, Plan 2237; Ptn. Blk. 11 Lts. 166 & 167, Grp. 1, NWD, Plan 2237; Blk. 4, D.L. 166, Grp. 1, Plan 2237; Blk. 11, Exc. Ptn. SW of NE Limit Ex. Plan 8539, D.L. 166, Grp. 1, Plan 2237; Pcl. A, (694461E) Lot 18, D.L. 167, Grp. 1, Plan 2237; Lot 10, D.L. 166, Grp. 1, Plan 2237; Pcl. B (694461E), Lot 19, D.L. 167, Grp. 1, Plan 2237; Lots 1 & 2, D.L. 167, Grp. 1, Plan 73272; Pcl "C" (694461E) Lot 24, D.L. 167, Grp. 1, Plan 2237

7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street

The purpose of the proposed rezoning bylaw amendment is to establish the Amended CD Comprehensive Development District guidelines for the site in order to permit the development of a comprehensively planned industrial park.

Art Cowie, Burnaby Business Park Ltd., 6th Floor, 1525 Robson Street, Vancouver, addressed the members of Council and responded to a question regarding the agricultural drainage plan produced as a prerequisite to rezoning and when the actual drainage work would commence.

Mr. Cowie advised that the drainage work would commence at the beginning of the project with filling of the site to commence in 1990 July.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street from CD Comprehensive Development District to Amended CD Comprehensive Development District.

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN BEGIN:
SECONDED BY ALDERMAN SAWICKI:

"THAT this Public Hearing relating to Rezoning Reference #81/89 be now terminated."

CARRIED UNANIMOUSLY

9. FROM A1 AGRICULTURAL DISTRICT TO CD COMPREHENSIVE DEVELOPMENT DISTRICT

"BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 26, 1990" - BYLAW NO. 9376

Rezoning Reference #81/89

Ptn. of Blk. 3, NE of NE Limit of SRW, Plan 5594, D.L. 166, Grp. 1, Plan 2237; Ptn. Blk. 11 Lts. 166 & 167, Grp. 1, NWD, Plan 2237; Blk. 4, D.L. 166, Grp. 1, Plan 2237; Blk. 11, Exc. Ptn. SW of NE Limit Ex. Plan 8539, D.L. 166, Grp. 1, Plan 2237; Pcl. A, (694461E) Lot 18, D.L. 167, Grp. 1, Plan 2237; Lot 10, D.L. 166, Grp. 1, Plan 2237; Pcl. B (694461E), Lot 19, D.L. 167, Grp. 1, Plan 2237; Lots 1 & 2, D.L. 167, Grp. 1, Plan 73272; Pcl "C" (694461E) Lot 24, D.L. 167, Grp. 1, Plan 2237

7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street

The purpose of the proposed rezoning bylaw amendment is to establish the Amended CD Comprehensive Development District guidelines for the site in order to permit the development of a comprehensively planned industrial park.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street from A1 Agricultural District to CD Comprehensive Development District.

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN SAWICKI:
SECONDED BY ALDERMAN BEGIN:

"THAT this Public Hearing relating to Rezoning Reference #81/89 be now terminated."

CARRIED UNANIMOUSLY

10. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT TO A1 AGRICULTURAL DISTRICT

"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 27, 1990" - BYLAW NO. 9377

Rezoning Reference #81/89

Ptn. of Blk. 3, NE of NE Limit of SRW, Plan 5594, D.L. 166, Grp. 1, Plan 2237; Ptn. Blk. 11 Lts. 166 & 167, Grp. 1, NWD, Plan 2237; Blk. 4, D.L. 166, Grp. 1, Plan 2237; Blk. 11, Exc. Ptn. SW of NE Limit Ex. Plan 8539, D.L. 166, Grp. 1, Plan 2237; Pcl. A, (694461E) Lot 18, D.L. 167, Grp. 1, Plan 2237; Lot 10, D.L. 166, Grp. 1, Plan 2237; Pcl. B (694461E), Lot 19, D.L. 167, Grp. 1, Plan 2237; Lots 1 & 2, D.L. 167, Grp. 1, Plan 73272; Pcl "C" (694461E) Lot 24, D.L. 167, Grp. 1, Plan 2237

7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150/5250 Emily Street; 8039 Minto Street

The purpose of the proposed rezoning bylaw amendment is to establish the Amended CD Comprehensive Development District guidelines for the site in order to permit the development of a comprehensively planned industrial park.

No one appeared in connection with this rezoning application.

The Advisory Planning Commission wish to advise Council that following its consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street from CD Comprehensive Development District A1 Agricultural District.

There were no further submissions received in connection with this rezoning application.

MOVED BY ALDERMAN SAWICKI:
SECONDED BY ALDERMAN RANDALL:

"THAT this Public Hearing relating to Rezoning Reference #81/89 be now terminated."

CARRIED UNANIMOUSLY

A D J O U R N M E N T

MOVED BY ALDERMAN RANDALL:
SECONDED BY ALDERMAN SAWICKI:

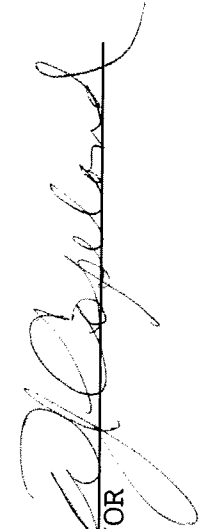
"THAT this Public Hearing (Zoning) do now adjourn."

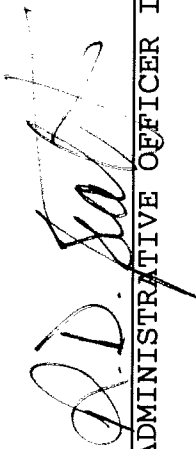
CARRIED UNANIMOUSLY

The Public Hearing (Zoning) adjourned at 9:02 p.m.

Confirmed:

Certified Correct:


MAYOR


ADMINISTRATIVE OFFICER II

THE CORPORATION OF THE DISTRICT OF BURNABY

ZONING BYLAW AMENDMENTS

PUBLIC HEARING

The Council of The Corporation of the District of Burnaby hereby gives notice that it will hold a Public Hearing

TUESDAY, 1990 APRIL 24 AT 7:30 P.M.

in the Municipal Hall, 4949 Canada Way, Burnaby, B.C., V5G 1M2, to receive representation in connection with the following proposed amendments to "Burnaby Zoning Bylaw 1965":

1. FROM R5 RESIDENTIAL DISTRICT TO CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON RM3 MULTIPLE FAMILY RESIDENTIAL DISTRICT GUIDELINES)

"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 17, 1990" - BYLAW NO. 9364

Rezoning Reference #74/89

Lots 1 & 2, Blk. 30, D.L. 69, Plan 1321; Lot 3 W 1/2, Blk. 30, D.L. 69, Plan 1321; Lot 3 E 1/2, Blk. 30, D.L. 69, Plan 1321; Lots 12, 11 & 10, Blk. 30, D.L. 69, Grp. 1, NWD, Plan 1321

3754/62/68/72 Manor Street; 3753/61/69 Dominion Street

The purpose of the proposed rezoning bylaw amendment is to permit the development of a low-rise apartment development on the subject site.

2. FROM A1 AGRICULTURAL DISTRICT TO M1 MANUFACTURING DISTRICT

"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 19, 1990" - BYLAW NO. 9366

Rezoning Reference #2/90

Lot 1 exc. part outlined red on Plan 11824, Blk. 9, D.L. 173, Grp. 1, NWD, Plan 1034; Lots 2, 3, 4 and 5, Blk. 9, D.L. 173, Grp. 1, NWD, Plan 1034

5924/54/84/6006/36 Thorne Avenue

The purpose of the proposed rezoning bylaw amendment is to permit the development of a mini-warehouse on the site.

3. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3 AND COMMUNITY PLAN 5/10 GUIDELINES) AND C7 DRIVE-IN RESTAURANT DISTRICT TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3 AND COMMUNITY PLAN 5/10 GUIDELINES)

"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 20, 1990" - BYLAW NO. 9367

Rezoning Reference #6/90

Pcl. 1, D.L. 4, Ref. Plan 73832

3495 North Road

The purpose of the proposed rezoning bylaw amendment is to amend the location of and eliminate the drive-through for the planned free-standing restaurant within the development.

4. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3, RM5 AND P2 GUIDELINES) TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C3A GUIDELINES)

"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 21, 1990" - BYLAW NO. 9368

Rezoning Reference #10/90

Ptn. of Pcl. 3 exc. Airspace Pcl. 1, Plan 79744, D.L. 153, Ref. Plan 79648

Portion of 4700 Kingsway

The purpose of the proposed rezoning bylaw amendment is to permit the establishment of a retail wine store.

5. FROM P1 NEIGHBOURHOOD INSTITUTIONAL DISTRICT TO R4 RESIDENTIAL DISTRICT
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 22, 1990" - BYLAW NO. 9369

Rezoning Reference #12/90

Ptn. of Pcl. A (Exp. Plan 14936), Lot 47, D.L. 129, Grp. 1

Portion of 1005 Kensington Avenue

The purpose of the proposed rezoning bylaw amendment is to permit the subdivision of the site to create two residential lots, while retaining the existing church on a separate lot.

6. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON THE DISCOVERY PARKS COMMUNITY PLAN) TO AMENDED" CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON THE DISCOVERY PARKS COMMUNITY PLAN)
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 23, 1990" - BYLAW NO. 9370

Rezoning Reference #15/90

Part of Lot 14 exc. Firstly: Pcl. A (Bylaw Plan 60615), Secondly: Part subdivided by Plan 60616, Thirdly: Part subdivided by Plan 64401, Fourthly: Part subdivided by Plan 80047, D.L.'s 71 and 72, Plan 59477

Part of 3500 Gilmore Way

The purpose of the proposed rezoning bylaw amendment is to permit the development of multi-tenant research facilities within the Discovery Parks B.C.I.T. site.

7. FROM C4 SERVICE COMMERCIAL DISTRICT, C7 DRIVE-IN RESTAURANT DISTRICT AND R5 RESIDENTIAL DISTRICT TO CD COMPREHENSIVE DEVELOPMENT DISTRICT (BASED ON C2 COMMUNITY COMMERCIAL DISTRICT, C3 GENERAL COMMERCIAL DISTRICT AND RM3 MULTIPLE FAMILY RESIDENTIAL DISTRICT GUIDELINES)
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 24, 1990" - BYLAW NO. 9374

Rezoning Reference #75/89

Lots 3 & 4, Blk. 42, D.L. 69, Grp. 1, Plan 1321; Lots 9, 10, 11 & 12, D.L. 69, Grp. 1, Plan 9844; Lots 8 & 9, Blk. 43, D.L. 69, Plan 4369; Lot 8, Blk. 43, D.L. 69, Grp. 1, Plan 1321; Lots 1, 2, 3, 4, Blk. "A" Blk. 43, D.L. 69, 1, Plan 4369; Lots 6, 7, 8, Blk. 42, D.L. 69, Plan 1321

3140 Boundary Road; 3723/29/37/45/30/38/46 Norfolk Street;
3707/13/17/23 Canada Way; 3730/38/46 Dominion Street

The purpose of the proposed rezoning bylaw amendment is to permit the construction of a hotel, office, ancillary retail and apartment complex.

8. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT TO AMENDED CD COMPREHENSIVE DEVELOPMENT DISTRICT
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 25, 1990" - BYLAW NO. 9375

Rezoning Reference #81/89

Ptn. of Blk. 3, NE of NE Limit of SRW, Plan 5594, D.L. 166, Grp. 1, Plan 2237; Ptn. Blk. 11 Lts. 166 & 167, Grp. 1, NWD, Plan 2237; Blk. 4, D.L. 166, Grp. 1, Plan 2237; Blk. 11, Exc. Ptn. SW of NE Limit Ex. Plan 8539, D.L. 166, Grp. 1, Plan 2237; Pcl. A, (694461E) Lot 18, D.L. 167, Grp. 1, Plan 2237; Lot 10, D.L. 166, Grp. 1, Plan 2237; Pcl. B (694461E), Lot 19, D.L. 167, Grp. 1, Plan 2237; Lots 1 & 2, D.L. 167, Grp. 1, Plan 73272; Pcl "C" (694461E) Lot 24, D.L. 167, Grp. 1, Plan 2237

7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue;
4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street;
8039 Minto Street

The purpose of the proposed rezoning bylaw amendment is to establish the Amended CD Comprehensive Development District guidelines for the site in order to permit the development of a comprehensively planned industrial park.

9. FROM A1 AGRICULTURAL DISTRICT TO CD COMPREHENSIVE DEVELOPMENT DISTRICT
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 26, 1990" - BYLAW NO. 9376

Rezoning Reference #81/89

Ptn. of Blk. 3, NE Limit of SRW, Plan 5594, D.L. 166, Grp. 1, Plan 2237; Ptn. Blk. 11 Lts. 166 & 167, Grp. 1, NWD, Plan 2237; Blk. 4, D.L. 166, Grp. 1, Plan 2237; Blk. 11, Exc. Ptn. SW of NE Limit Ex. Plan 8539, D.L. 166, Grp. 1, Plan 2237; Pcl. A, (694461E) Lot 18, D.L. 167, Grp. 1, Plan 2237; Lot 10, D.L. 166, Grp. 1, Plan 2237; Pcl. B (694461E), Lot 19, D.L. 167, Grp. 1, Plan 2237; Lots 1 & 2, D.L. 167, Grp. 1, Plan 73272; Pcl "C" (694461E) Lot 24, D.L. 167, Grp. 1, Plan 2237

7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street

The purpose of the proposed rezoning bylaw amendment is to establish the Amended CD Comprehensive Development District guidelines for the site in order to permit the development of a comprehensively planned industrial park.

10. FROM CD COMPREHENSIVE DEVELOPMENT DISTRICT TO A1 AGRICULTURAL DISTRICT
"BURNABY ZONING BYLAW 1965, AMENDMENT
BYLAW NO. 27, 1990" - BYLAW NO. 9377

Rezoning Reference #81/89

Ptn. of Blk. 3, NE Limit of SRW, Plan 5594, D.L. 166, Grp. 1, Plan 2237; Ptn. Blk. 11 Lts. 166 & 167, Grp. 1, NWD, Plan 2237; Blk. 4, D.L. 166, Grp. 1, Plan 2237; Blk. 11, Exc. Ptn. SW of NE Limit Ex. Plan 8539, D.L. 166, Grp. 1, Plan 2237; Pcl. A, (694461E) Lot 18, D.L. 167, Grp. 1, Plan 2237; Lot 10, D.L. 166, Grp. 1, Plan 2237; Pcl. B (694461E), Lot 19, D.L. 167, Grp. 1, Plan 2237; Lots 1 & 2, D.L. 167, Grp. 1, Plan 73272; Pcl "C" (694461E) Lot 24, D.L. 167, Grp. 1, Plan 2237

7751/7850 Mandeville Avenue; Portions of 7760/7830 Mandeville Avenue; 4930 Emily Street; Portions of 5003/5070/5150//5250 Emily Street; 8039 Minto Street

The purpose of the proposed rezoning bylaw amendment is to establish the Amended CD Comprehensive Development District guidelines for the site in order to permit the development of a comprehensively planned industrial park.

All persons who deem their interest in property affected by the proposed bylaw who wish to register an opinion may appear in person, by attorney or by petition at the said Hearing. Submissions will not be accepted after termination of the Public Hearing.

Copies of the Director Planning and Building Inspection's reports and related information respecting the subject rezoning application are available for public examination at the offices of the Planning Division, 3rd floor, in the Burnaby Municipal Hall.

Copies of the proposed bylaw may be inspected at the office of the Municipal Clerk at 4949 Canada Way, Burnaby, B.C. during regular business hours from Tuesday, 1990 April 03 to 4:30 p.m. on Tuesday, 1990 April 24.

C.A. Turpin
MUNICIPAL CLERK