

1993 DECEMBER 21

A Public Hearing was held in the Council Chamber, City Hall, 4949 Canada Way, Burnaby, B.C. on Tuesday, 1993 December 21 at 7:30 p.m.

PRESENT: Mayor W.J. Copeland (In the Chair)  
Councillor D.P. Drummond  
Councillor D.G. Evans  
Councillor D. Johnston  
Councillor L.A. Rankin  
Councillor J. Young

ABSENT: Councillor D.R. Corrigan  
Councillor D.A. Lawson  
Councillor C. Redman

STAFF: K. Ito, Acting Assistant Director - Current Planning  
M. Pasqua, Administrative Officer Operations

The Public Hearing was called to order at 7:35 p.m.

1. "BURNABY ZONING BYLAW 1965, AMENDMENT  
BYLAW NO. 58, 1993" - BYLAW NO. 9986

Rezoning Reference #49/93

8029 Texaco Drive, 6693 and 6725 Nelson Avenue, 6750 Jubilee Avenue,  
Ptn. of 6925 Halifax Street, 4561 Trans Canada Hwy., 516 Sperling  
Avenue and 7435 Edmonds Street

Lot 1, D.L. 214, Grp. 1, NWD, Plan 8411;  
Lot 31 Exc. Prt. on Plan with Bylaw Filed 65298, D.L. 152, Grp. 1, NWD,  
Plan 2000;  
Pcl. B (By40718), Lot 30, D.L. 152, Grp. 1, NWD, Plan 2000;  
Pcl. C (By40718), Lot 28, D.L. 152, Grp. 1, NWD, Plan 2000;  
South 42', Lot 28, D.L. 152, Grp. 1, NWD, Plan 2000;  
Lot 2, D.L. 132, Grp. 1, NWD, Plan LMP872;  
Lot 3, D.L.'s 70 & 73, Grp. 1, NWD, Plan 13400;  
Lot 10, Blk. 6, D.L. 206, Grp. 1, NWD, Plan 1323;  
Pcl. A, D.L. 30, Grp. 1, NWD, Plan LMP.

From: M5 (Light Industrial District)  
C2 (Community Commercial District)  
R4 (Residential District)  
M1 (Manufacturing District)  
M4 (Special Industrial District)  
C3 (General Commercial District)  
R5 (Residential District) and  
RM3 (Multiple Family Residential District)

To: P3 Park and Public Use District

The purpose of the proposed zoning bylaw amendment is to bring the zoning of the subject City-owned properties into conformance with their designated park use to permit the lands to be used for park and public use purposes.

Carlo Agosti, 6896 Winch Street, Burnaby addressed Council advising it is his intention to construct a new single family residence on his Winch Street property. The speaker indicated he did not object to the proposed park use for the subject property but objected to Council's piece-meal rezoning of properties surrounding the Halifax Park site. In concluding, Mr. Agosti inquired as to the means of physical separation of the park from abutting residential properties.

Bob Simpson, 563 Clare Avenue, Burnaby addressed Council representing three households which back directly upon the property located at 516 Sperling Avenue. The speaker indicated there was sufficient parking for the patrons of Lochdale Hall immediately east on the old Super Valu property.

The speaker further alluded to problems of noise emanating from traffic on Sperling Avenue and the disruption caused by the patrons of Lochdale Hall. Mr. Simpson requested that staff look into providing some type of noise attenuation and security to the properties abutting the subject property and Lochdale Hall.

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 8029 Texaco Drive, 6693 and 6725 Nelson Avenue, 6750 Jubilee Avenue, Ptn. of 6925 Halifax Street, 4561 Trans Canada Hwy., 516 Sperling Avenue and 7435 Edmonds Street from M5 (Light Industrial District) C2 (Community Commercial District) R4 (Residential District) M1 (Manufacturing District) M4 (Special Industrial District) C3 (General Commercial District) R5 (Residential District) and RM3 (Multiple Family Residential District) to P3 (Park and Public Use District)

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

MOVED BY COUNCILLOR DRUMMOND  
SECONDED BY COUNCILLOR EVANS

"THAT this Public Hearing relating to Rezoning Reference #49/93, Bylaw No. 9986 be now terminated."

CARRIED UNANIMOUSLY

2. "BURNABY ZONING BYLAW 1965, AMENDMENT  
BYLAW NO. 59, 1993" - BYLAW NO. 9987

Rezoning Reference #64/93

4400 Dominion Street - located between Norfolk Street and Dominion Street, west of Willingdon Avenue.

Lot 42, D.L. 70, Grp. 1, NWD, Plan 52864

From: CD Comprehensive Development District (based on C1 Neighbourhood Commercial District and P2 Administration and Assembly District Guidelines, and in accordance with the Development Plan entitled "Office Building Willingdon Avenue" prepared by Architect H. Pimiskern)

To: "Amended" CD Comprehensive Development District (based on C1 Neighbourhood Commercial District, P2 Administration and Assembly District and P6 Regional Institutional District Guidelines for college use, and in accordance with the Development Plan entitled "Office Building Willingdon Avenue" prepared by Architect H. Pimiskern, and revised by the plan entitled "Open Learning Agency" prepared by Kathryn Turchak Interiors)

The purpose of the proposed zoning bylaw amendment is to permit occupancy of a portion of the existing building for college use.

A letter dated 1993 December 20 was received from Flagship Computer Marketing Inc., 208 - 4400 Dominion Street, Burnaby expressing opposition to the proposed occupancy of a portion of the existing building at 4400 Dominion Street for college use.

The Advisory Planning Commission wish to advise Council that following their consideration of this rezoning application, a decision was reached to SUPPORT the rezoning of the property at 4400 Dominion Street - located between Norfolk Street and Dominion Street, west of Willingdon Avenue from CD Comprehensive Development District (based on C1 Neighbourhood Commercial District and P2 Administration and Assembly District Guidelines, and in accordance with the Development Plan entitled "Office Building Willingdon Avenue" prepared by Architect H. Pimiskern) to "Amended" CD Comprehensive Development District (based on C1 Neighbourhood Commercial District, P2 Administration and Assembly District and P6 Regional Institutional District Guidelines for college use, and in accordance with the Development Plan entitled "Office Building Willingdon Avenue" prepared by Architect H. Pimiskern, and revised by the plan entitled "Open Learning Agency" prepared by Kathryn Turchak Interiors).

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

1993 December 21

MOVED BY COUNCILLOR DRUMMOND  
SECONDED BY COUNCILLOR JOHNSTON

"THAT this Public Hearing relating to Rezoning Reference #64/93, Bylaw No. 9987 be now terminated."

CARRIED UNANIMOUSLY

A D J O U R N M E N T

MOVED BY COUNCILLOR DRUMMOND  
SECONDED BY COUNCILLOR EVANS

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

CARRIED UNANIMOUSLY

The Public Hearing (Zoning) adjourned at 7:50 p.m.

Confirmed:

Certified Correct:

  
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ACTING MAYOR

  
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ADMINISTRATIVE OFFICER OPERATIONS