



To: Planning Committee
 From: Alan Clark
 Manager, Zoning
 Re: Application for a Food Primary Liquor Licence with audience participation (Karaoke) at Units 1028 & 1031-8300 Capstan Way.

Date: January 21, 2003
 File: 0107-10-01

Staff Recommendation

That the application by Rising Tide Consultants Ltd. to the Liquor Control and Licencing Branch for a Food Primary Liquor Licence with audience participation (Karaoke) be supported, and that the Liquor Control and Licencing Branch be advised:

- (i) The potential for noise if the application is approved has been reviewed and is not an issue.
- (ii) The impact on the community if the application is approved has been reviewed, and, as the premise is located in a commercial development with no immediate residential presence it is deemed an appropriate location that would create no impact.
- (iii) The establishment of a restaurant with a Food Primary Liquor Licence with audience participation (Karaoke) would not be contrary to its primary use.
- (iv) The views of residents is not an issue because the restaurant is located in a commercial development away from any residential development, and therefore not affected.
- (v) That the R.C.M.P. does not object.

AC
 Alan Clark
 Manager, Zoning

Att. 3

FOR ORIGINATING DIVISION USE ONLY	
ROUTED TO: <i>Epl Jones 4027</i> R.C.M.P. <i>Jones</i> Y <input checked="" type="checkbox"/> N <input type="checkbox"/>	CONCURRENCE OF GENERAL MANAGER <i>David Miller</i>

Staff Report

Origin

Rising Tide Consultants Ltd. are asking for a resolution of Council supporting their application to the Liquor Control and Licencing Branch for a Food Primary Liquor Licence with audience participation (Karaoke) at Units 1028 & 1031 8300 Capstan Way.

Analysis

The intent is to operate a restaurant with audience participation (Karaoke) at Units 1028 & 1031 – 8300 Capstan Way.

The property is zoned Automobile – Oriented Commercial District (C6), which permits the proposed uses, and staff can offer no reason why the request cannot be granted.

The Liquor Control and Licencing Branch is requiring, as a condition precedent to the granting of the licence, that the applicant obtain a resolution of support from City Council.

Financial Impact

Nil.

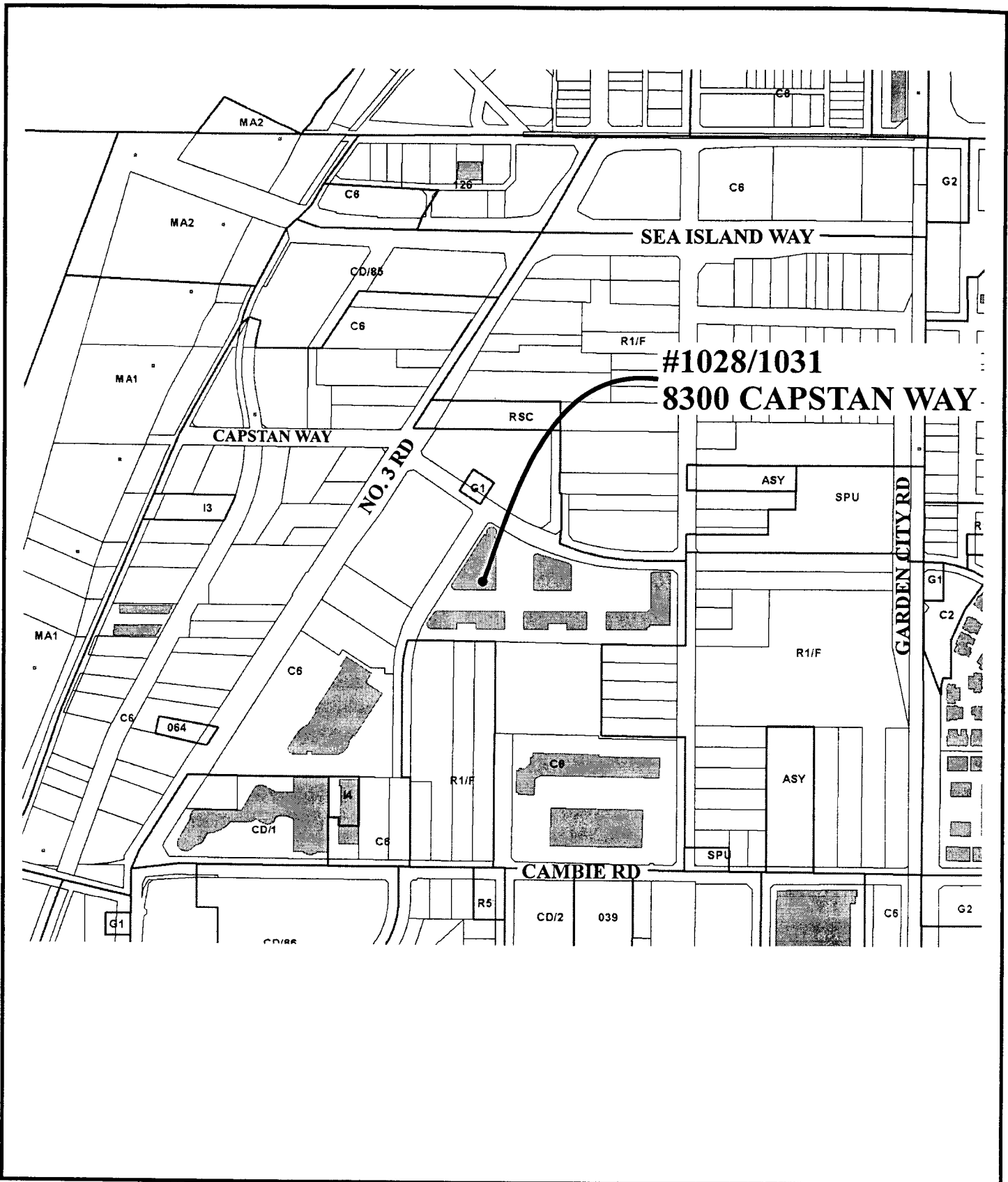
Conclusion

Since the Zoning District (C6), governing the property Units 1028 & 1031 – 8300 Capstan Way permits the proposed uses, the application for a Food Primary Liquor Licence with audience participation (Karaoke), can be supported.



Alan Clark
Manager, Zoning

AJC:ajc



#1028/1031
8300 CAPSTAN WAY

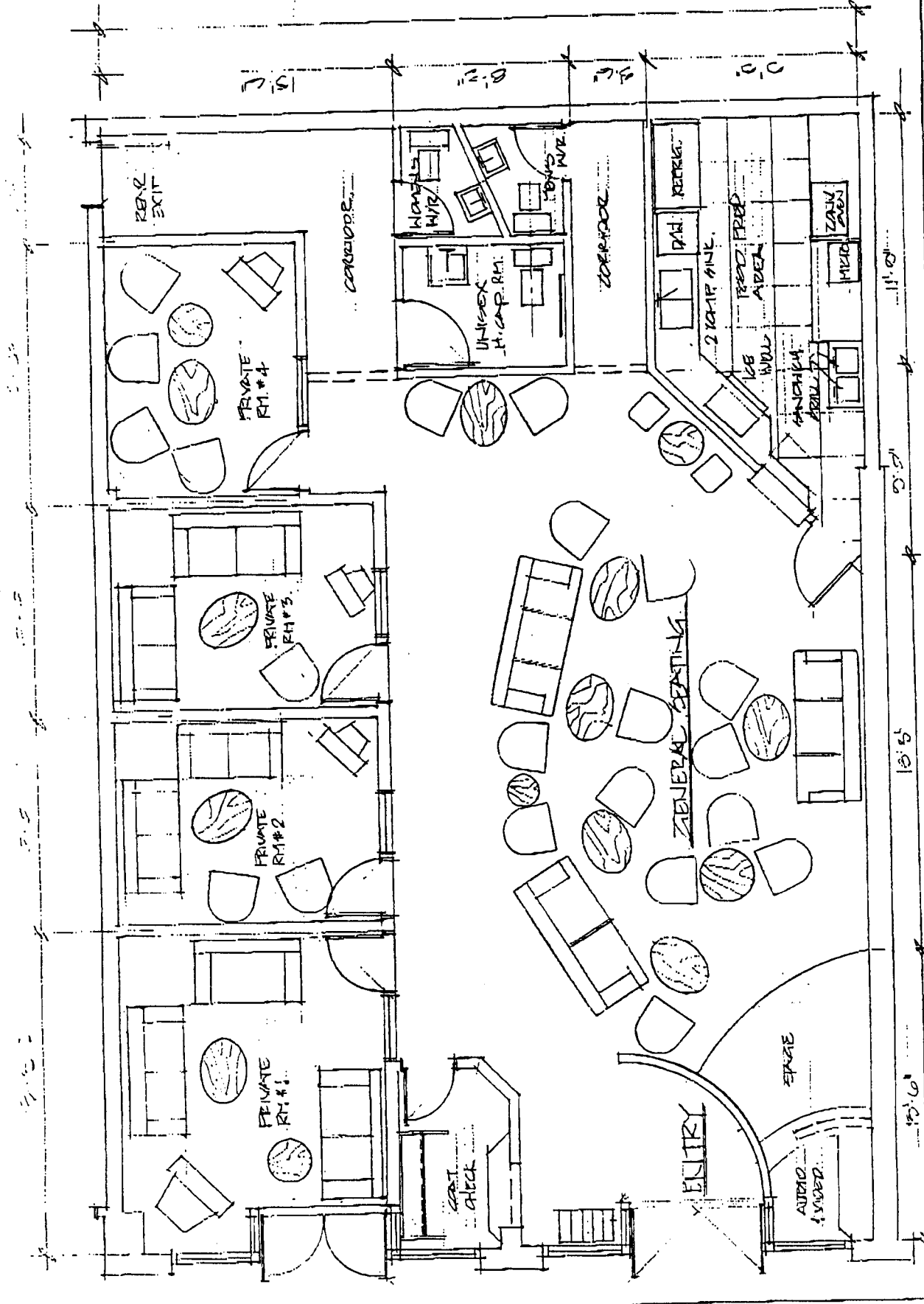


Units 1028 & 1031
8300 Capstan Way

Original Date: 01/15/03

Revision Date:

Note: Dimensions are in METRES



2488-0025
 15'0"
 15'0"
 15'0"
 15'0"
 15'0"
 15'0"
 15'0"

2488-0025



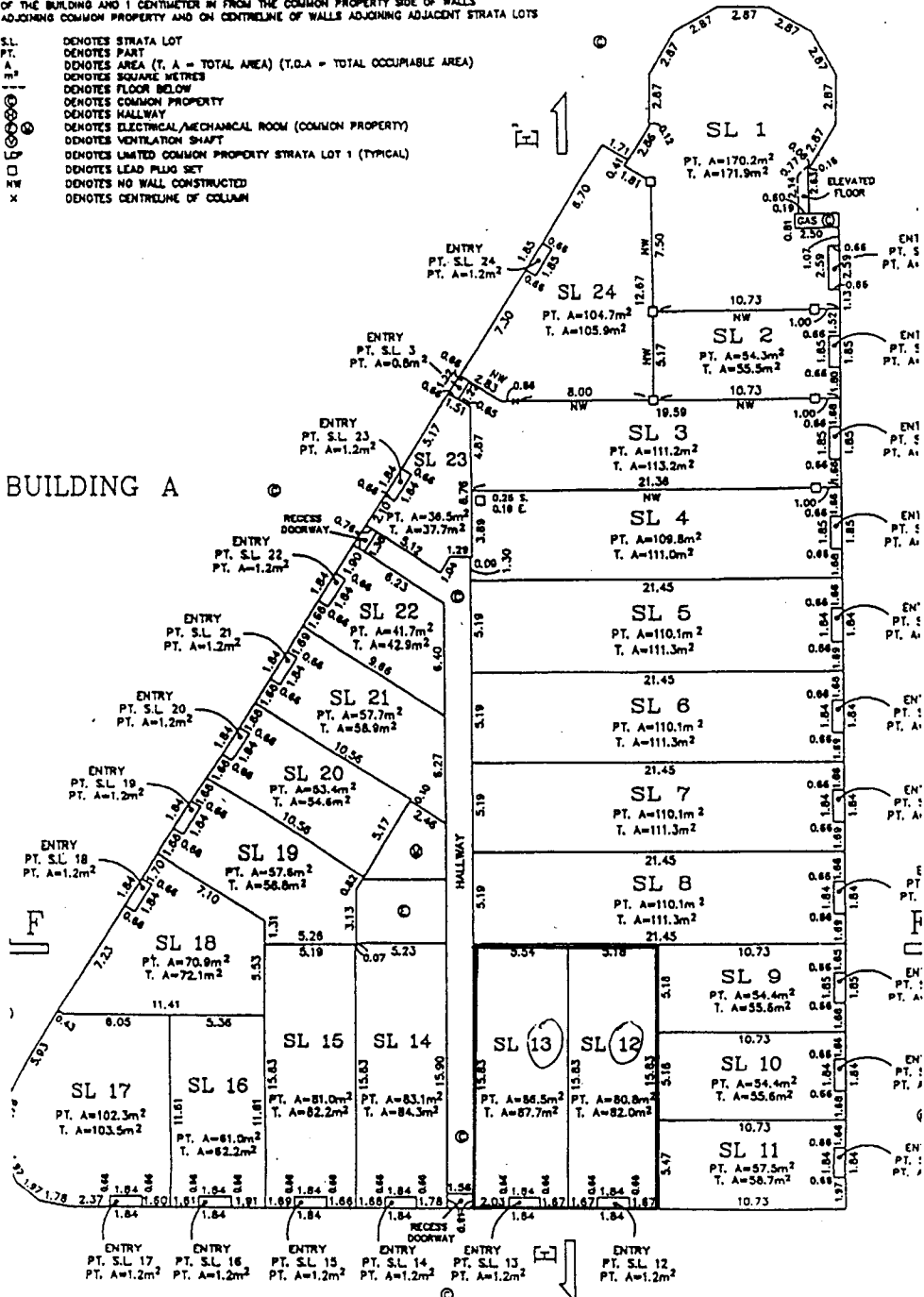
BUILDING "A" STRATA LOTS 1 TO 24 (INCLUSIVE)

SCALE: 1:250

LEGEND

STRATA LOT BOUNDARIES ARE 1 CENTIMETER IN FROM THE EXTERIOR SURFACE OF THE BUILDING AND 1 CENTIMETER IN FROM THE COMMON PROPERTY SIDE OF WALLS ADJOINING COMMON PROPERTY AND ON CENTRELINE OF WALLS ADJOINING ADJACENT STRATA LOTS

- SL DENOTES STRATA LOT
- PT. DENOTES PART
- A DENOTES AREA (T. A = TOTAL AREA) (T.O.A = TOTAL OCCUPIABLE AREA)
- S DENOTES SQUARE METRES
- F DENOTES FLOOR BELOW
- CP DENOTES COMMON PROPERTY
- H DENOTES HALLWAY
- ER DENOTES ELECTRICAL/MECHANICAL ROOM (COMMON PROPERTY)
- V DENOTES VENTILATION SHAFT
- U DENOTES LIMITED COMMON PROPERTY STRATA LOT 1 (TYPICAL)
- L DENOTES LEAD PLUG SET
- NW DENOTES NO WALL CONSTRUCTED
- X DENOTES CENTRELINE OF COLUMN



5 13th DAY OF NOVEMBER 1998.

[Signature]
 IREN E. BARNARD (695) B.C.L.S.

FILE:
 PLOT:
 MAP: