City of Richmond **Report to Committee**

TO PLANNING - DEC. 4/01

To:	Planning Committee	**Date:**	November 22, 2001
From:	Alan Clark Manager, Zoning	**File:**	8275-05
Re:	**Application for Increase in Licenced Capacity for Pumphouse Bar and Grill, 6031 Blundell Road, Richmond.**		

Staff Recommendation

That the application by Haynes Consulting Inc., on behalf of Pumphouse Pub and Grill to the Liquor Control and Licencing Branch for an increase in Licenced Capacity be supported, and that the Liquor Control and Licencing Branch be advised:

(1) Of this recommendation; and

(2) That the RCMP does not object to this application.

Alan Clark
Manager, Zoning

FOR ORIGINATING DIVISION USE ONLY	
ROUTED TO: **CONCURRENCE**	**CONCURRENCE OF GENERAL MANAGER**
R.C.M.P CPL. KEVIN JONES ..... Y ☑ N ☐ Law ..... Y ☑ N ☐	

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Staff Report

Origin

Haynes Consulting Inc., on behalf of Pumphouse Pub and Grill are asking for a resolution of Council supporting their request to the Liquor Control and Licencing Branch for an increase in Licenced Capacity for the establishment.

Analysis

The Provincial Government has approved changes to B.C.'s Liquor Laws, which they state will benefit the Province's growing tourism and hospitality industry, while maintaining standards enforcing the responsible use of alcohol.

One focus of change is Licenced Capacity.

Pubs, Lounges and Cabarets are able to apply to increase their licenced capacity to the lesser of, the building capacity limit, or the current capacity plus 50 percent. Approval from the Liquor Control and Licencing Branch is required, and Local Governments will have input into the process.

Staff have reviewed the building occupancy load and ensured that the building meets the bylaw requirements related to the capacity increase, i.e. number of washrooms, parking, fire exits, zoning and the like. This establishment meets all the requirements.

Pumphouse Pub and Grill has an existing capacity of 70, and a 50 percent increase would bring it to 105. However, the maximum building capacity based on square footage and provided washrooms permit a maximum occupant load of 97. An increase of 27.

Financial Impact

Nil.

Conclusion

The request by Haynes Consulting Inc. on behalf of Pumphouse Pub and grill to support their application to the Liquor Control and Licencing Branch for an increase in Licenced Capacity can be supported.

Alan Clark
Manager, Zoning

AJC:ajc

ZONING STUDY AND INFORMATION:

Pump House Pub
6031 Blundell Road, Richmond, B.C.
Application for an Increased Seating Capacity – City of Richmond

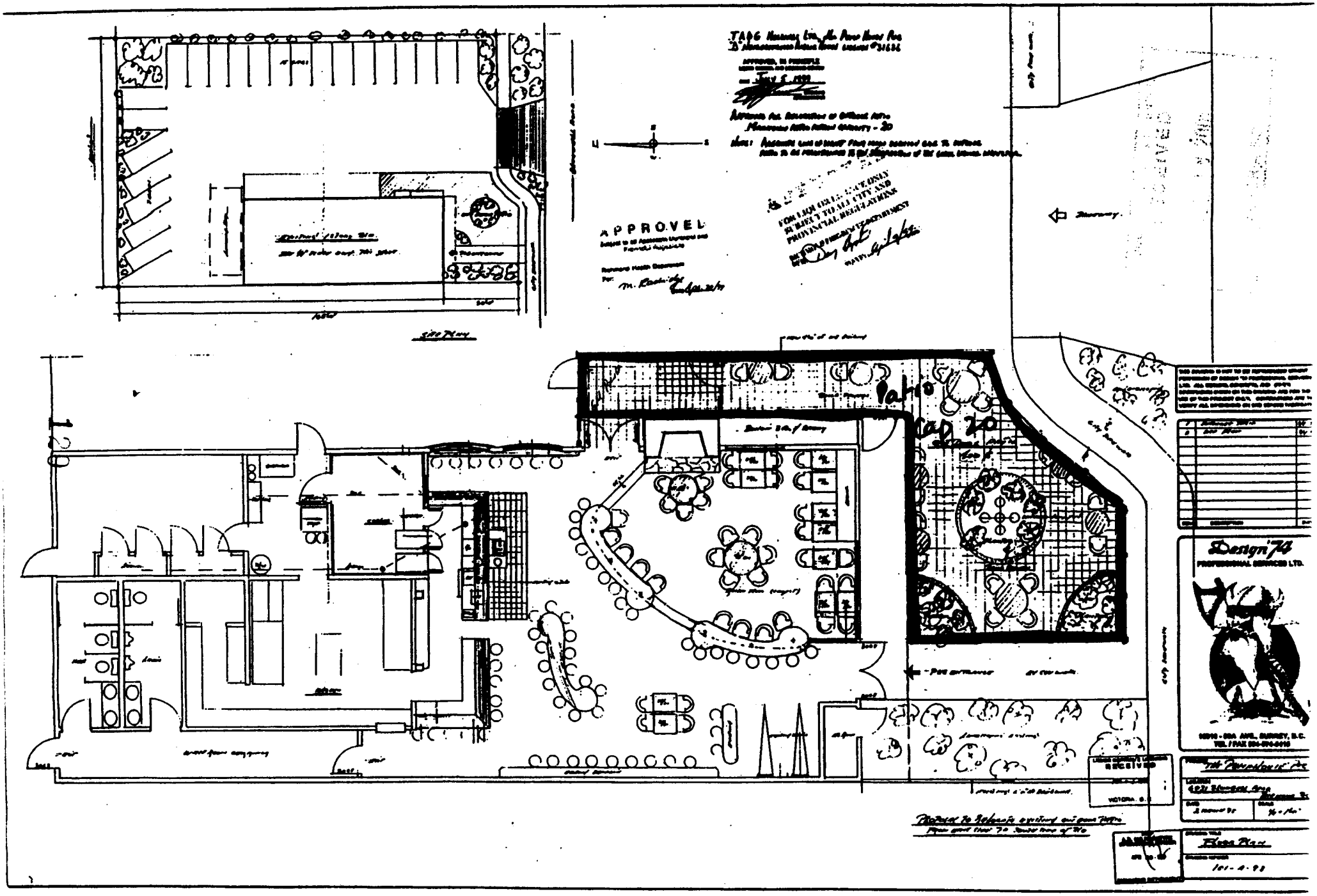
The following information has been compiled to support the application for an "Increase in Seating Capacity". This application is further to an amendment of the Liquor Control & Licensing Act Regulations, which permits a Neighbourhood Public House to increase it's seating capacity up to 50% as long as the new capacity does not exceed the Fire Occupant Load, and a Resolution of City Council is passed to support the request.

I hereby respectfully submit the following Zoning Study, to City of Richmond Council Members, on behalf of the owner who is seeking approval for a 50% increase in seating capacity from 70 to 97 patrons:

- The Pump House Pub is located at 6031 Blundell Road, Richmond, B.C.
- The Pub is situated in a Downtown Commercial District (C7)
- The Pub is a permitted use, in accordance with Zoning Bylaw 237
- The Pub occupies a free standing building (unattached on all four sides)
- The Pub is not located in a strip mall
- The Pub building is not shared with any other commercial use
- There is an adjacent commercial shopping center on one side of the Pub
- There is a bank located on the other side of the Pub
- There is a single family housing residential community adjacent to the Pub
- The shopping center has it's own allocated parking stalls apart from the Pub
- The Pub has 27 parking stalls allocated for Pub patrons only
- There are no other Pubs located within two miles
- There are 3 Female washrooms and 3 Male washrooms
- The washroom facilities conform to the current BC Building Code
- The Pub has sufficient floor area square footage to accommodate the increase and meets Liquor Branch Policy without requiring structural alterations
- The current Occupant Load Certificate permits 97 patrons, as established by the Office of the Fire Commissioner. This request complies with the Occupant Load
- The change in seating capacity will have no negative effect on the Zoning and complies with permitted use

Signed by:

Katherine Haynes
Liquor Licensing Consultant
HAYNES CONSULTING INC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MINIS[illegible] OF MUNICIPAL AFFAIRS

OF[illegible] OF THE FIRE COMMISSIONER

121

MAXIMUM OCCUPANT LOAD

FOR THESE PREMISES

DED BY REGULATIONS MADE PURSUANT

TO THE **FIRE SERVICES ACT** IS

97 PERSONS.

LOCAL ASSISTANT FIRE COMMISSIONER

RICHMOND FIRE DEPT
6960 GILBERT RD
RICHMOND 278-5131