



Public Notice is hereby given of a Regular Council Meeting for Public Hearings being held on:

**Monday, October 19, 2009 - 7 p.m.**

**Council Chambers, 1<sup>st</sup> Floor  
Richmond City Hall  
6911 No. 3 Road  
Richmond, BC V6Y 2C1  
www.richmond.ca**

## OPENING STATEMENT

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- 1      1.      **Zoning Amendment Bylaw 8436 (RZ 06-348080)**
- Location:**            8200 St. Albans Rd
- Applicant:**           Charan Sethi
- Purpose:**              To rezone the subject property from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Two-Family Housing District (R5)”, to permit development of a duplex on the site.
- First Reading:**      September 28, 2009
- Order of Business:**
1. Presentation from the applicant.
  2. Acknowledgement of written submissions received by the City Clerk since first reading.
  3. Submissions from the floor.
- Council Consideration:**
1. Action on Second & Third Readings of Bylaw 8436.
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- 27      2.      **Zoning Amendment Bylaw 8450 (RZ 08-408107)**
- Location:**            9631, 9651, 9691, 9711, 9731, 9751, 9791 Alexandra Road and  
4471, 4511, 4531, 4551 No. 4 Road
- Applicant:**           Polygon Development 225 Ltd.

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**Purpose:** To amend “Comprehensive Development District (CD/185)” to include density bonusing for affordable housing; and

To rezone the subject properties from “Single-Family Housing District, Subdivision Area F (R1/F)” and “Two-Family Housing District (R5)” to “Comprehensive Development District (CD/185)” in order to develop an approximately 141-unit three-storey townhouse development including a freestanding amenity building and off-site affordable housing units.

**First Reading:** September 28, 2009

**Order of Business:**

1. Presentation from the applicant.
2. Acknowledgement of written submissions received by the City Clerk since first reading.
3. Submissions from the floor.

**Council Consideration:**

1. Action on Second & Third Readings of Bylaw 8450.



61 3. **Zoning Amendment Bylaw 8523 (RZ 07-395773)**

**Location:** 9671 No. 4 Road

**Applicant:** Matthew Cheng Architect Inc.

**Purpose:** To rezone the subject property from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Townhouse District (R2-0.6)”, to permit a twelve (12) unit development on the subject site and the adjacent properties at 9631 and 9651 No. 4 Road.

**First Reading:** September 14, 2009

**Order of Business:**

1. Presentation from the applicant.
2. Acknowledgement of written submissions received by the City Clerk since first reading.
3. Submissions from the floor.

**Council Consideration:**

1. Action on Second & Third Readings of Bylaw 8523.



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81 4. **Zoning Text Amendment Bylaw 8525 (ZT 09-474842)**

**Location:** 1020 Eburne Place

**Applicant:** Richmond Rod and Gun Club

**Purpose:** To amend the Zoning and Development Bylaw 5300 by defining “Indoor Shooting Range” and to insert the site specific use of “Indoor Shooting Range” to the subject property, to permit development of indoor gun facility.

**First Reading:** September 28, 2009

**Related Information – No Action Required at Public Hearing:**

**Bylaw 8538 to Amend “Regulating the Discharge of Firearms” Bylaw 4183:**

**Purpose:** To allow the discharge of a firearm in an indoor facility, subject to the issuance of a City permit for such use.

**Order of Business:**

1. Presentation from the applicant.
2. Acknowledgement of written submissions received by the City Clerk since first reading.
  - (a) Marc Leduc, #217-6931 Cooney Road
3. Submissions from the floor.

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**Council Consideration:**

1. Action on Second & Third Readings of Bylaw 8525.

2. Adoption of Bylaw 8525.

105 5. **Zoning Text Amendment Bylaw 8527 (ZT 09-462526)**

**Location:** 5571 and 5631 Parkwood Way

**Applicant:** Kasian Architecture Interior Design & Planning Ltd.

**Purpose:** A Zoning Text Amendment to the Automotive Park District (AUP) Zone to increase the allowable F.A.R. for 5571 and 5631 Parkwood Way from current 0.50 to a maximum of 0.75, to permit the development of a new 6,404m<sup>2</sup> multi-storey Automobile Dealership within the Richmond Auto Mall.

**First Reading:** September 14, 2009

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**Order of Business:**

1. Presentation from the applicant.
2. Acknowledgement of written submissions received by the City Clerk since first reading.
3. Submissions from the floor.

**Council Consideration:**

1. Action on Second & Third Readings of Bylaw 8527.



133 6. **Official Community Plan Amendment Bylaw 8531 and Zoning Amendment Bylaw 8532 (RZ 08-450659)**

**Location:** 12011 Steveston Highway and 10620, 10640, and 10800 No. 5 Road

**Applicant:** Townline Homes

**Purpose of OCP Amendment:**

To amend the “Development Permit Area Map” and “Development Permit Guidelines” in Schedule 2.8A (Ironwood Sub-Area Plan) in order to add Development Permit Guidelines for the portion of the subject site situated outside the Agricultural Land Reserve (12011 Steveston Highway and the southern portion of 10800 No. 5 Road).

**Purpose of Zoning Amendment:**

- (a) To rezone the portion of the subject site situated outside the Agricultural Land Reserve, including 12011 Steveston Highway from "Service Station District (G2)" and the southern portion of 10800 No. 5 Rd from "Botanical Garden District (BG1)" and "Botanical Garden District (BG2)" to "Comprehensive Development District (CD/210)", in order to permit a medium-density, mid-rise, mixed residential/commercial development and community amenities; and
- (b) To consolidate and transfer ownership to the City of the Agricultural Land Reserve (ALR) portion of the subject site, including 10620, 10640, and the northern part of 10800 No. 5 Road, for use as an “agricultural-park”. (The existing zoning of these properties, “Botanical Garden District (BG1)”, will not be changed.)

**First Reading:** September 28, 2009

**Note:** Supplementary Staff Report dated October 15, 2009 from the Director of Development recommending a housekeeping amendment.

**Order of Business:**

- 1. Presentation from the applicant.
- 2. Acknowledgement of written submissions received by the City Clerk since first reading.
- 3. Submissions from the floor.

**Council Consideration:**

- 1. Action on Recommendation to Amend Bylaw 8532 by deleting the words “abutting a Steveston Highway” from Section 291.210.4:

*“That Bylaw No. 8532, to create “Comprehensive Development District (CD/210)” and for rezoning of 12011 Steveston Highway from “Service Station District (G2)” and a portion of 10800 No. 5 Road from “Botanical Garden District 1 (BG1)” and “Botanical Garden District 2 (BG2)” to “Comprehensive Development District (CD/210)”, be revised prior to second reading by deleting the words “abutting a Steveston Highway” from Section 291.210.4, Minimum Setbacks From Property Lines,.01(b)i.”*

- 2. Action on Second Reading of Bylaw 8532, as amended.
- 3. Action on Third Reading of Bylaw 8532.
- 4. Action on Second & Third Readings of Bylaw 8531.
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**ADJOURNMENT**