



Planning Committee

**Anderson Room, City Hall
6911 No. 3 Road**

**Tuesday, June 16, 2009
4:00 p.m.**

Pg. # ITEM

MINUTES

- PLN - 1** 1. *Motion to adopt the minutes of the meeting of the Planning Committee held on Tuesday, June 2, 2009.*



NEXT COMMITTEE MEETING DATE

2. **Tuesday, July 7, 2009**, (tentative date) at 4:00 p.m. in the Anderson Room.

PLANNING & DEVELOPMENT DEPARTMENT

- PLN - 15** 3. **APPLICATION BY LEDINGHAM MCALLISTER COMMUNITIES LIMITED FOR REZONING AT 6760, 6780, 6800 ECKERSLEY ROAD, 8500, 8520, 8540 PARK ROAD, 6751, 6760, 6771, 6780, 6791, 6800, 6831 PARK PLACE FROM SINGLE-FAMILY HOUSING DISTRICT, SUBDIVISION AREA R1/E (R1/R1/E) TO COMPREHENSIVE DEVELOPMENT DISTRICT (CD/200)**

(File Ref. No. 12-8060-20-8439) (RZ 07-397063) (REDMS No. 2648468, 2530285, 2515378, 2514927)

Designated Speaker: Brian J. Jackson

STAFF RECOMMENDATION

That Bylaw No. 8439 to create CD/200, and to rezone 6760, 6780, 6800 Eckersley Road, 8500, 8520, 8540 Park Road, 6751, 6760, 6771, 6780, 6791, 6800, 6831 Park Place and the surplus portion of the Park Place road allowance from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Comprehensive Development District (CD/200)”, be introduced and given first reading.



- PLN - 80 4. APPLICATION BY POLYGON DEVELOPMENT 222 LTD. FOR REZONING AT 9420, 9460, 9480, 9500 ODLIN ROAD FROM SINGLE-FAMILY HOUSING DISTRICT, SUBDIVISION AREA (R1/F) TO COMPREHENSIVE DEVELOPMENT DISTRICT (CD/201)**
(File Ref. No. 12-8060-20-8440) (RZ 08-408104) (REDMS No. 2468800, 2501773, 2648592, 2501845)

Designated Speaker: Brian J. Jackson

STAFF RECOMMENDATION

That Bylaw No. 8440, to create Comprehensive Development District CD/201, and for the rezoning of 9420, 9460, 9480, 9500 Odlin Road from “Single-Family Housing District, Subdivision Area (R1/F)” to “Comprehensive Development District (CD/201)”, be introduced and given first reading.



- PLN - 149 5. APPLICATION BY YAMAMOTO ARCHITECTURE INC. FOR REZONING AT 8051/8091/8111 WILLIAMS ROAD FROM SINGLE-FAMILY HOUSING DISTRICT, SUBDIVISION AREA E (R1/E) TO TOWNHOUSE DISTRICT (R2-0.7D)**
(File Ref. No. 12-8060-20-8499/8504) (RZ 08-417995) (REDMS No. 2486589, 2480346, 2638534)

Designated Speaker: Brian J. Jackson

STAFF RECOMMENDATION

- (1) That Bylaw No. 8499, to create “Townhouse District (R2-0.7D)” that addresses the requirements of the City’s Affordable Housing Strategy, be introduced and given first reading; and*
- (2) That Bylaw No. 8504, for the rezoning of 8051, 8091, 8111 Williams Road from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Townhouse District (R2-0.7D)”, be introduced and given first reading.*



- PLN - 173 6. APPLICATION BY FNDA ARCHITECTURE INC. FOR REZONING AT 9560, 9580 CAMBIE ROAD AND 9531, 9551, 9571 ODLIN ROAD FROM SINGLE-FAMILY HOUSING DISTRICT, SUBDIVISION AREA F (R1/F) TO ASSEMBLY DISTRICT (ASY)**
(File Ref. No. 12-8060-20-8501) (RZ 04-270168) (REDMS No. 2595616, 1790634, 2646458, 2645565)

Designated Speaker: Brian J. Jackson

STAFF RECOMMENDATION

That Bylaw No. 8501, for the rezoning of 9560, 9580 Cambie Road and 9531, 9551, 9571 Odlin Road from “Single-Family Housing District, Subdivision Area F (R1/F)” to “Assembly District (ASY)”, be introduced and given first reading.



- PLN - 215 7. AM-PRI CONSTRUCTION LTD. HAS APPLIED TO THE CITY OF RICHMOND FOR PERMISSION TO REZONE 9320, 9340, GRANVILLE AVENUE AND 7011, 7031, 7051 ASH STREET FROM SINGLE-FAMILY HOUSING DISTRICT, SUBDIVISION AREA F (R1/F) AND 9360, 9380 GRANVILLE AVENUE FROM “TWO-FAMILY HOUSING DISTRICT (R5)” TO “COMPREHENSIVE DEVELOPMENT DISTRICT (CD/128)” IN ORDER TO DEVELOP 40 TOWNHOUSE UNITS.**
(File Ref. No. 12-8060-20-8502) (RZ 08-417993) (REDMS No. 2603611, 2652960, 2650385, 2650383)

Designated Speaker: Brian J. Jackson

STAFF RECOMMENDATION

That Bylaw No. 8502 for the rezoning of 9320, 9340 Granville Avenue and 7011, 7031, 7051 Ash Street from “Single-Family Housing District, Subdivision Area F (R1/F)” and 9360, 9380 Granville Avenue from “Two-Family Housing District (R5)” to “Comprehensive Development District (CD/128)”, be introduced and given first reading.



- PLN - 236 8. APPLICATION BY 797460 B.C. LTD. FOR REZONING AT 9371 AND 9411 ALEXANDRA ROAD FROM SINGLE-FAMILY HOUSING DISTRICT, SUBDIVISION AREA F (R1/F) TO COMPREHENSIVE DEVELOPMENT DISTRICT (CD/206)**
(File Ref. No.: 12-8060-20-8505) (RZ 08-410760) (REDMS No. 2530285, 2587317, 2653951, 2638798)

Designated Speaker: Brian J. Jackson

STAFF RECOMMENDATION

(1) That Bylaw No. 8505, an amendment to Schedule 2.11A (West Cambie Area Plan) of Official Community Plan Bylaw 7100, which clarifies that the small floor plate retail use applies where sites abut the High Street but not throughout the “Mixed-Use” designated area, be introduced and given first reading;

- (2) *That Bylaw No. 8505, having been considered in conjunction with:
 - (a) the City’s Financial Plan and Capital Program; and
 - (b) the Greater Vancouver Regional District Solid Waste and Liquid Waste Management Plansis hereby deemed to be consistent with the said program and plans, in accordance with Section 882(3)(a) of the Local Government Act;*
- (3) *That Bylaw No. 8505, having been considered in accordance with the City Policy on Consultation During OCP Development, is hereby deemed not to require further consultation; and*
- (4) *That Bylaw No. 8494, to create “Comprehensive Development District (CD/206)”, and for the rezoning of 9371 and 9411 Alexandra Road from “Single-Family Housing District, Subdivision Area F (R1/F)” to Comprehensive Development District (CD/206), be introduced and given first reading.*



9. **MANAGER’S REPORT**

- (1) *Official Community Plan (OCP)*
- (2) *Social Planning Strategy*

ADJOURNMENT

