



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

**Wednesday, September 3, 2008 - 7 pm**

**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 8194 (RZ 05-312601)**

**Location:** 4360 Moncton Street

**Applicant:** Matthew Cheng Architect Inc

**Purpose:** To rezone the subject property from “Assembly District (ASY)” to “Comprehensive Development Districts (CD/101 and CD/102)”, to permit development of a 14-unit townhouse development fronting onto Moncton Street and 11 single-family lots fronting onto Ewen and English Avenues with extension of the rear lane and establishment of a greenway trail connection to Moncton Street at the end of English Avenue.

**First Reading:** July 28, 2008

**Order of Business:**

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

- 30** (a) John Roston, 12262 Ewen Avenue
- 33** (b) Tammy Ross, 12266 English Avenue
- 34** (c) Danny Michaud, 12280 English Avenue
- 35** (d) Francis Lee, 12295 Ewen Avenue
- 36** (e) Henry Chuang, 12220 Ewen Avenue
- 37** (f) Candice Leung, 8-12333 English Avenue
- 38** (g) Fook Keung Lee, 8-12333 English Avenue
- 39** (h) Jeff Jones, 7-12333 English Avenue

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- 40 (i) Reza Mortazavi and Poupak R. Frad, 12262 English Avenue
- 41 (j) Tom Sands, 9-12333 English Avenue
- 42 (k) Scott and Cathy Harriman, 33-12333 English Avenue
- 43 (l) Kathy Jones, 7-12333 English Avenue

3. Submissions from the floor.

**Council Consideration:**

- 1. Action on Second & Third Readings of Bylaw 8194.



44 2. A **Proposed Single-Family Lot Size Policy 5442 (Sections 19-4-6 & 20-4-6)**

**Recommendation:**

That Single-Family Lot Size Policy 5442 for the properties contained in Sections 19-4-6 & 20-4-6, be amended to permit 8091 Gilbert Road, 6760 and 6800 Blundell Road to subdivide in accordance with Comprehensive Development District (CD/197), provided that the lots are accessible by a lane which would not be connected to Mirabel Court.

2. B **Zoning Amendment Bylaw 8310 (RZ 07-361150)**

**Location:** 8091 Gilbert Road, 6760 and 6800 Blundell Road

**Applicant:** Matthew Cheng Architect Inc.

**Purpose:** To create "Comprehensive Development District (CD/197)" and to rezone 8091 Gilbert Road, 6760 and 6800 Blundell Road from "Single-Family Housing District, Subdivision Area E (R1/E)" to "Comprehensive Development District (CD/197)" in order to facilitate a subdivision creating 6 single-family lots and a rear lane not connected to Mirabel Court.

**First Reading:** July 28, 2008

**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 Proposed Single-Family Lot Size Policy 5442 (Sections 19-4-6 & 20-4-6).



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2. Action on Second & Third Readings of Bylaw 8310.



101 3. **Zoning Amendment Bylaw 8319**

**Applicant:** City of Richmond

**Purpose:** To amend Zoning and Development Bylaw 5300:

- i. to introduce the definitions of “Crawl Space,” “Flood Plain Construction Level,” “Finished Site Grade,” and “Habitable Space;”
- ii. to revise the definitions of “Building Height,” “Floor Area Ratio,” “Residential Vertical Envelope (Lot Width),” “Residential Vertical Envelope (Lot Depth),” and “Half-Storey;”
- iii. to repeal “Schedule A to Division 100” and replace it with a new Schedule A; and
- iv. to remove the current reference to a crawl space in Single-Family Housing District (R1-0.6).

**First Reading:** July 28, 2008

**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 8319.



120 4. **Zoning Amendment Bylaw 8333 (RZ 07-394901)**

**Location:** 6411 Blundell Road

**Applicant:** Ajit Thaliwal

**Purpose:** To rezone the subject property from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Single-Family Housing District (R1-0.6)”, to permit development of two (2) single-family lots with vehicle access from a rear lane.

**First Reading:** June 23, 2008

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**Note:** The applicant has requested that this Bylaw be deleted from the agenda (see attached letter dated August 15, 2008). Also attached is correspondence from Planning staff providing further details (see memo dated August 26, 2008).

**Order of Business:**

1. Presentation from the applicant.
2. Acknowledgement of written submissions received by the City Clerk since first reading.
  - 134 (a) Ajit Thaliwal, 6411 Blundell Road
  - 135 (b) Brian Jackson, Director of Development, City of Richmond
  - 136 (c) Suh Jen Yang, 6395 Blundell Road
  - 138 (d) Brian and Susanne Galloway, 6500 Chelmsford Street
3. Submissions from the floor.

**Council Consideration:**

1. Action on Second & Third Readings of Bylaw 8333.



139 5. **Zoning Amendment Bylaw 8399 (RZ 07-386470)**

**Location:** 10140 Williams Road

**Applicant:** Urban Era Builders & Developers Ltd.

**Purpose:** To rezone the subject property from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Single-Family Housing District (R1-0.6)”, to permit a subdivision to create two (2) residential lots with vehicle access from the existing rear lane.

**First Reading:** July 14, 2008

**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 8399.



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152 6. **Zoning Amendment Bylaw 8410 (RZ 08-409188)**

**Location:** 10320 Williams Road

**Applicant:** Ajit Thaliwal

**Purpose:** To rezone the subject property from “Single-Family Housing District, Subdivision Area E (R1/E)” to “Single-Family Housing District (R1-0.6)”, to permit development of two (2) single-family lots with vehicle access from an existing lane.

**First Reading:** July 28, 2008

**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 8410.



164 7. **Zoning Amendment Bylaw 8411 (RZ 08-406081)**

**Location:** 3099 Corvette Way

**Applicant:** Lawrence Doyle Architect Inc. (IBI)

**Purpose:** To amend “Comprehensive Development District (CD/173)” to permit an additional 1,856 m<sup>2</sup> (19,977 ft<sup>2</sup>) of hotel space at 3099 Corvette Way.

**First Reading:** July 28, 2008

**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 8411.



ADJOURNMENT