



**Regular Council meeting for Public Hearings
Tuesday, October 15, 2024**

Place: Council Chambers
Richmond City Hall

Present: Mayor Malcolm D. Brodie, Chair
Councillor Chak Au
Councillor Carol Day
Councillor Laura Gillanders
Councillor Kash Heed
Councillor Andy Hobbs
Councillor Alexa Loo
Councillor Bill McNulty
Councillor Michael Wolfe

Evangel Biason, Acting Corporate Officer

Call to Order: Mayor Brodie opened the proceedings at 7:00 p.m.

1. **RICHMOND OFFICIAL COMMUNITY PLAN BYLAW 9000 AND 7100, AMENDMENT BYLAW 10587 AND RICHMOND ZONING BYLAW 8500, AMENDMENT BYLAW 10588 (RZ 22-023116)**

(Location: 9511 Granville Avenue; Applicant: Wayne Fougere)

Applicant's Comments:

The applicant was available to respond to queries.

Written Submissions:

None.

Submissions from the floor:

Sam Yeung, 9533 Granville Ave., expressed concern regarding how cross access agreements (e.g., easement to allow shared driveway) could be better brought to the attention of buyers when purchasing a property, and noted that the developer for this application has been reasonable with requests and actively working on an agreement for strata consideration.



Regular Council meeting for Public Hearings
Tuesday, October 15, 2024

In response to queries from Council, staff advised (i) it has been common practise to register these access agreements through statutory right-of-way requests at the time of rezoning to ensure that when a property is further subdivided by way of a strata title application, those rights cascade down to the individual units, which will be noted on title, and (ii) through many recent applications, additional design measures have also been taken to ensure appropriate signage is clearly demarked both in terms of signage at the end of the drive aisles as well as the design of the roadway, signalling the intent that these driveways would be extended in the future.

Alvin, 9533 Granville Ave., expressed concern regarding (i) the lack of easily available information pertaining to the strata easement obligations of his property when purchased, (ii) the overall size of each proposed townhouse unit, and (iii) the perceived limited space available to maneuver parking in the proposed garages.

PH24/8-1

It was moved and seconded

That Richmond Official Community Plan Bylaw 9000 and 7100, Amendment Bylaw 10587 be given second and third readings.

CARRIED

PH24/8-2

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 10588 be given second and third readings.

CARRIED

2. **RICHMOND OFFICIAL COMMUNITY PLAN BYLAW 9000, AMENDMENT BYLAW 10603**

(Location: City-wide; Applicant: City of Richmond)

Applicant's Comments:

The applicant was available to respond to queries.

Written Submissions:

None.

Submissions from the floor:

None.



Regular Council meeting for Public Hearings
Tuesday, October 15, 2024

PH24/8-3

It was moved and seconded

That Richmond Official Community Plan Bylaw 9000, Amendment Bylaw 10603 be given second and third readings.

The question on the motion was not called as in response to a query from Council, staff advised Burkeville has been rezoned to allow for small scale multi-use housing in accordance with Bill 44.

The question on the motion was then called and it was **CARRIED**.

PH24/8-4

It was moved and seconded

That Richmond Official Community Plan Bylaw 9000, Amendment Bylaw 10603 be adopted.

CARRIED

3. **RICHMOND ZONING BYLAW 8500, AMENDMENT BYLAW 10576**
(Location: City-wide; Applicant: City of Richmond)

Applicant's Comments:

The applicant was available to respond to queries.

Written Submissions:

None.

Submissions from the floor:

None.

PH24/8-5

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 10576 be given second and third readings.

CARRIED

PH24/8-6

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 10576 be adopted.

CARRIED



City of Richmond

Minutes

Regular Council meeting for Public Hearings Tuesday, October 15, 2024

ADJOURNMENT

PH24/8-7

It was moved and seconded
That the meeting adjourn (7:17 p.m.).

CARRIED

Mayor (Malcolm D. Brodie)

Acting Corporate Officer (Evangel Biason)