



Planning Committee

Date: Tuesday, March 16, 2010
Place: Anderson Room
Richmond City Hall
Present: Councillor Bill McNulty, Chair
Councillor Greg Halsey-Brandt, Vice-Chair
Councillor Linda Barnes
Councillor Sue Halsey-Brandt
Councillor Harold Steves
Call to Order: The Chair called the meeting to order at 4:00 p.m.

MINUTES

It was moved and seconded
That the minutes of the meeting of the Planning Committee held on Wednesday, March 3, 2010, be adopted as circulated.

CARRIED

NEXT COMMITTEE MEETING DATE

The next meeting of the Committee will be held on Wednesday, April 7, 2010, at 4:00 p.m. in the Anderson Room.

PLANNING & DEVELOPMENT DEPARTMENT

1. **APPLICATION BY WILLIAM AND WENDY CHAU FOR REZONING 10240/10260 RUSKIN ROAD & 8371 RYAN ROAD TO RS2/B TO CREATE 5 SINGLE-FAMILY LOTS**

(File Ref. No.: 12-8060-20-8590, RZ 08-403161) (REDMS No. 2832703, 292539, 2838962)

In response to queries staff advised that:

- three of the five lots require affordable housing/secondary suites, and if the applicant does not build them, the applicant would pay cash in lieu;
- if Council approves third reading of this rezoning bylaw, the neighbour's lot would not have subdivision potential; and

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- staff has spoken to the representatives of the owners of the adjacent lot and staff has made the owner's representative aware of the rezoning bylaw process.

Committee made a request, and staff received it as direction, that every three or four months, Committee would receive information regarding the number of built and/or projected affordable housing units in the City.

It was moved and seconded

That Bylaw No. 8590, for the rezoning of 10240 & 10260 Ruskin Road and 8371 Ryan Road from "Single Detached (RS1/E)" to "Single Detached (RS2/B)", be introduced and given first reading.

CARRIED

2. MANAGER'S REPORT

- (1) Councillor Steves requested that staff review the lot sizes west of No. 1 Road, between (i) Francis and Williams, and (ii) Blundell and Francis, in terms of encouraging home owners to include secondary suites in their single family residences. A comment was made that lot sizes in other areas of the City could be reviewed for the same reason.

Terry Crowe, Manager, Policy Planning, advised that policy staff could look at this issue in the context of the Official Community Plan review that is now underway.

- (2) In April, 2010, staff will report to Committee on the Land Use Contract property at 11251 Kingfisher Drive, in the Westwind neighbourhood.

Staff confirmed that the owner plans to build a 3 storey residence, a height that is not consistent with the predominant building form in the neighbourhood.

ADJOURNMENT

It was moved and seconded

That the meeting adjourn (4:09 p.m.).

CARRIED

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Certified a true and correct copy of the Minutes of the meeting of the Planning Committee of the Council of the City of Richmond held on Tuesday, March 16, 2010.

Councillor Bill McNulty
Chair

Sheila Johnston
Committee Clerk