



## Planning Committee

Date: Tuesday, July 17, 2018

Place: Anderson Room  
Richmond City Hall

Present: Councillor Linda McPhail, Chair  
Councillor Bill McNulty  
Councillor Chak Au (entered at 3:56 p.m.)  
Councillor Alexa Loo  
Councillor Harold Steves  
Mayor Malcolm Brodie (entered at 3:56 p.m.)

Also Present: Councillor Derek Dang  
Councillor Carol Day (entered at 3:58 p.m.)

Call to Order: The Chair called the meeting to order at 3:55 p.m.

### MINUTES

It was moved and seconded

*That the minutes of the meeting of the Planning Committee held on July 4, 2018, be adopted as circulated.*

**CARRIED**

### NEXT COMMITTEE MEETING DATE

September 5, 2018, (tentative date) at 4:00 p.m. in the Anderson Room

**Planning Committee**  
**Tuesday, July 17, 2018**

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**COMMUNITY SERVICES DIVISION**

1. **MODIFICATIONS TO THE OVAL 8 HOLDINGS LTD. RIVER GREEN NO DEVELOPMENT COVENANTS REGISTERED UNDER NUMBERS CA5349572-3 (LOT 13) AND UNDER NUMBERS CA5349574-5 (LOT 17) RELATING TO THE PROVISION OF A CHILD CARE FACILITY RELATING TO 6655, 6688, 6811, 6877 AND 6899 PEARSON WAY**

(File Ref. No. 07-3070-01) (REDMS No. 5888400 v. 7)

It was moved and seconded

- (1) *That modifications to the Oval 8 Holdings Ltd. River Green No Development Covenants registered under numbers CA5349572-3 (Lot 13) and under numbers CA5349574-5 (Lot 17) relating to the provision of a Child Care Facility relating to 6655, 6688, 6811, 6877 and 6899 Pearson Way as outlined in the staff report dated July 9, 2018, from the Manager, Community Social Development, be approved; and*
- (2) *That the Mayor and Corporate Officer be authorized on behalf of the City to execute the modification agreement(s) and amend any other applicable documents to reflect the intention of Recommendation 1.*

**CARRIED**

Committee congratulated Coralys Cuthbert, Child Care Coordinator, on her upcoming retirement and commended her service to the City.

*Mayor Brodie and Cllr. Au entered the meeting (3:56 p.m.).*

**PLANNING AND DEVELOPMENT DIVISION**

2. **APPLICATION BY KANARIS DEMETRE LAZOS FOR A HERITAGE ALTERATION PERMIT AT 12111 3RD AVENUE (STEVESTON HOTEL)**

(File Ref. No. HA 18-818781) (REDMS No. 5884109)

*Cllr. Day entered the meeting (3:58 p.m.).*

It was moved and seconded

*That a Heritage Alteration Permit which would permit the installation of a new storefront door and replacement of two windows in the front (east) elevation of the protected heritage building at 12111 3rd Avenue be issued.*

**CARRIED**

**Planning Committee**  
**Tuesday, July 17, 2018**

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3. **APPLICATION BY BISMARK CONSULTING LTD. FOR REZONING AT 9091 & 9111 NO. 2 ROAD FROM SINGLE DETACHED (RS1/E) TO LOW DENSITY TOWNHOUSES (RTL4)**

(File Ref. No. RZ 16-754046; 12-8060-20-009880) (REDMS No. 5798047; 585529)

Wayne Craig, Director, Development, and Jordan Rockerbie, Planning Technician, reviewed the application, noting that the proposed development will include a secondary suite and will provide a cash-in-lieu contribution to the City's Affordable Housing Reserve Fund. It was also noted that the proposed development will include a convertible unit as well as ageing-in-place features.

It was moved and seconded

*That Richmond Zoning Bylaw 8500, Amendment Bylaw 9880, for the rezoning of 9091 and 9111 No. 2 Road from "Single Detached (RS1/E)" to "Low Density Townhouses (RTL4)", be introduced and given first reading.*

**CARRIED**

4. **PROPOSED AMENDMENTS TO ZONING BYLAW 8500 – ACCESSIBLE PARKING REQUIREMENTS**

(File Ref. No. 10-6455-03; 12-8060-20-009902) (REDMS No. 5872253 v. 6; 5881132)

A memorandum with a corrected version of the proposed bylaw was distributed (Copy on-file City Clerk's Office).

It was moved and seconded

(1) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9902, to incorporate revised accessible parking requirements within Section 7, Parking and Loading, be introduced and given first, second and third readings; and*

(2) *That notwithstanding the adoption of Richmond Zoning Bylaw 8500, Amendment Bylaw 9902:*

(a) *If a Development Permit has been issued prior to the adoption of Bylaw 9902, the owner may, while the Development Permit remains valid, apply for a Building Permit in compliance with the accessible parking requirements applicable prior to the adoption of Bylaw 9902; and*

(b) *If an acceptable Development Permit application has been submitted to the City prior to the adoption of Bylaw 9902, the owner may, until December 31, 2019, apply for a Building Permit in compliance with the accessible parking requirements applicable prior to the adoption of Bylaw 9902.*

**CARRIED**

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**Tuesday, July 17, 2018**

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5. **MANAGER'S REPORT**

*Non-Farm Use Application for Mayberry Farms*

Mr. Craig noted that the Agricultural Land Commission has denied the applicant's initial appeal and second request for appeal.

**ADJOURNMENT**

It was moved and seconded

*That the meeting adjourn (4:06 p.m.).*

**CARRIED**

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, July 17, 2018.

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Councillor Linda McPhail  
Chair

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Evangel Biason  
Legislative Services Coordinator