



Planning Committee

Date: Tuesday, December 19, 2023
Place: Council Chambers
Richmond City Hall
Present: Councillor Bill McNulty, Chair
Councillor Alexa Loo
Councillor Chak Au
Councillor Carol Day
Councillor Andy Hobbs
Also Present: Councillor Michael Wolfe (by teleconference)
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 December 5, 2023, be adopted as circulated.

CARRIED

PLANNING AND DEVELOPMENT DIVISION

1. **APPLICATION BY BC HOUSING MANAGEMENT COMMISSION FOR A TEMPORARY USE PERMIT AT 2520, 2540, 2560, 2580, 2600, 2640 SMITH STREET AND 9031 BRIDGEPORT ROAD**

(File Ref. No. TU 23- 032827) (REDMS No. 7454490)

In response to queries from Committee, staff advised that (i) if approved the temporary use permit extension would be valid for a period of up to three years beginning March 15, 2024, (ii) there is a maximum three year term restriction for a temporary use permit application, at the end of the term a new application is required, and (iii) there are initiatives underway intended to provide permanent affordable housing in the City.

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Discussion ensued regarding Committee's request for information on the non-profit housing operator, and how the modular supportive housing building is being operated.

It was moved and seconded

- (1) *That the application by BC Housing Management Commission for an extension to Temporary Use Permit (TU 20-918062) that permits a three-storey supportive housing building with 40 studio units at 2520, 2540, 2560, 2580, 2600, 2640 Smith Street and 9031 Bridgeport Road be considered for a period of three-years; and*
- (2) *That the application be forwarded to the January 22, 2024 Public Hearing at 7:00 p.m. in the Council Chambers of Richmond City Hall.*

CARRIED

2. **APPLICATION BY KULDIP KHAKH FOR REZONING AT 10200 CAITHCART ROAD FROM THE "SINGLE DETACHED (RS1/E)" ZONE TO THE "SINGLE DETACHED (RS2/B)" ZONE**

(File Ref. No. RZ 20-904781) (REDMS No. 7470320)

Staff provided a brief overview of the application.

In response to a query from Committee, staff advised that they will continue to work with the applicant through out the development process to potentially increase the size of the secondary suites.

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 10521, for the rezoning of 10200 Caithcart Road from the "Single Detached (RS1/E)" zone to the "Single Detached (RS2/B)" zone, be introduced and given first reading.

CARRIED

3. **MANAGER'S REPORT**

Land Use Application

Staff advised that the City has received a rezoning application for a 100 percent market rental building at 9000 No. 3 Road. The proposed development is for a four-storey mixed use building with approximately 50 market rental units. This site is designated for commercial use in the Official Community Plan (OCP) and staff have advised the applicant that an OCP amendment to allow purpose built rental housing may be considered subject to public consultation.

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ADJOURNMENT

It was moved and seconded
That the meeting adjourn (4:15 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, December 19, 2023.

Councillor Bill McNulty
Chair

Raman Grewal
Legislative Services Associate