



**MINUTES OF THE PUBLIC HEARING HELD IN THE COUNCIL CHAMBER, CITY HALL, 141 WEST 14<sup>th</sup> STREET, NORTH VANCOUVER, BC, ON **MONDAY, NOVEMBER 21, 2016.****

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**PRESENT:**

**COUNCIL MEMBERS**

Mayor D. Mussatto  
Councillor H. Back  
Councillor D. Bell  
Councillor P. Bookham  
Councillor L. Buchanan  
Councillor R. Clark  
Councillor C. Keating

**STAFF MEMBERS**

K. Tollstam, CAO  
K. Graham, City Clerk  
J. Ficocelli, Deputy, City Clerk  
J. Peters, Assistant City Clerk  
B. Pearce, Director, Strategic Initiatives and Services  
E. Adin, Deputy Director, Community Development  
L. Orr, Manager, Business Services  
B. Themens, Director, Finance  
P. Navratil, Deputy, City Engineer  
D. Johnson, Planner 2, Community Development  
W. Tse, Planner, Community Development  
C. Wilkinson, Planner, Community Development

The Public Hearing was called to order at 7:00 pm.

**PUBLIC HEARING – 910 Grand Boulevard**

**1. INTRODUCTION**

“Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2016, No. 8522” (Nine Grand Holdings Ltd. / Ankenman Marchand Architects, 910 Grand Boulevard, CD-682) and “Heritage Designation Bylaw, 2016, No. 8523” (Nine Grand Holdings Ltd. / Ankenman Marchand Architects, 910 Grand Boulevard, CD-682) would rezone the two existing properties from a One-Residential (RS-1) Zone to a Comprehensive Development 682 (CD-682) Zone to permit subdivision of the properties into three lots, with the existing heritage house legally protected and moved onto the westernmost lot fronting Grand Boulevard, with vehicle parking accessed from East 9<sup>th</sup> Street. The two remaining lots fronting East 9<sup>th</sup> Street would each have a single family dwelling with parking accessed from the lane.

**2. STAFF PRESENTATION**

The Planner provided a PowerPoint presentation on the application and responded to questions of Council.

**3. APPLICANT PRESENTATION**

Tim Ankenman, Architect, Ankenman Marchand Architects, provided a PowerPoint presentation on the application and responded to questions of Council.

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## **PUBLIC HEARING – Continued**

### **4. SUMMARY OF CORRESPONDENCE**

- Email dated November 15, 2016, from Elisabeth Ash, 618 East 9<sup>th</sup> Street, North Vancouver, expressing opposition for the proposed development, citing preservation of the heritage home.
- Petition with 94 signatures dated November 18, 2016, from Mike Nassichuk, 619 East 9<sup>th</sup> Street, North Vancouver, expressing opposition to the proposal, citing setbacks, height, garage access, extra floor space, developer profit and heritage preservation.

### **5. SPEAKERS**

- Ray Longley, 625 East 9<sup>th</sup> Street, North Vancouver, expressed opposition to the proposal, citing setbacks, height and density.
- Warren Ash, 618 East 9<sup>th</sup> Street, North Vancouver, expressed opposition to the proposal, citing density, suites, parking, heritage conservation, loss of view and traffic.
- Naomi Allen, 625 East 9<sup>th</sup> Street, North Vancouver, expressed concern for the proposal, citing heritage conservation, process and zoning designation.
- Mehrkhodavandi Sohrab, 628 East 9<sup>th</sup> Street, North Vancouver, expressed concern for the proposal, citing precedent and fairness.
- Kirstian Hecht, 629 East 9<sup>th</sup> Street, North Vancouver, expressed opposition for the proposal, citing density.
- Jennifer Clay, 732 East 8<sup>th</sup> Street, North Vancouver, Vice President, North Shore Heritage Preservation Society, expressed concern for the proposal, citing density and heritage preservation.

### **6. ADJOURN**

Moved by Councillor Clark, seconded by Councillor Bookham

**THAT** the Public Hearing regarding “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2016, No. 8522” (Nine Grand Holdings Ltd. / Ankenman Marchand Architects, 910 Grand Boulevard, CD-682) and “Heritage Designation Bylaw, 2016, No. 8523” (Nine Grand Holdings Ltd. / Ankenman Marchand Architects, 910 Grand Boulevard, CD-682), adjourn.

**CARRIED UNANIMOUSLY**

The Public Hearing adjourned 7:54 pm.

### **CERTIFIED CORRECT:**

*“Certified Correct by the City Clerk”*

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CITY CLERK