MINUTES OF THE PUBLIC HEARING HELD IN THE COUNCIL CHAMBER, CITY HALL, 141 WEST 14th STREET, NORTH VANCOUVER, BC, ON MONDAY, SEPTEMBER 15, 2014.

PRESENT:

COUNCIL MEMBERS

Mayor D. Mussatto  
Councillor D. Bell  
Councillor P. Bookham  
Councillor L. Buchanan  
Councillor R. Clark  
Councillor G. Heywood  
Councillor C. Keating

STAFF MEMBERS

D. Pope, City Engineer / Acting CAO  
K. Graham, City Clerk  
J. Ficocelli, Deputy City Clerk  
B. Themens, Director, Finance  
P. Navratil, Deputy City Engineer  
G. Penway, Director, Community Development  
E. Adin, Deputy Director, Community Development  
L. Orr, Manager, Lands and Business Services  
M. Epp, Manager, Development Planning  
C. Wilkinson, Planner  
P. Penner, Community Planner  
M. vander Laan, Research Assistant  
G. Gusdal, Manager, Bylaw Services  
F. Rawlings, Bylaw Enforcement Supervisor  
J. de Ruiter, Manager, Inspections  
C. Kennedy, Superintendent, RCMP  
D. Pistilli, Fire Chief  
S. Wilks, Timekeeper

The Public Hearing was called to order at 6:45 pm.

1. INTRODUCTION

(T. Testini / Vernacular Design, 275 West 6th Street, CD-657)

T. Testini / Vernacular Design has applied to rezone the property located at 275 West 6th Street and legally known as Lot 31, Block 112A, DL 271, Plan 1228. The amendment to “Zoning Bylaw, 1995, No. 6700” will have the effect of reclassifying said property:

FROM: RT-1 (Two Unit Residential 1) Zone  
TO: CD-657 (Comprehensive Development 657) Zone

to permit a new 10 metre (33 feet) high two-unit building in the Ottawa Gardens Heritage Conservation Area. The proposed Floor Space Ratio (FSR) is 0.63 times the lot area. A total of four parking stalls are proposed, with vehicle access from the rear lane.
PUBLICATION - Continued


2. STAFF PRESENTATION

The Planner provided a presentation on the application and responded to questions from members of Council and the public.

3. APPLICANT’S PRESENTATION

Mehrdad Rahbar, Vernacular Design, provided a presentation on the application and responded to questions from members of Council and the public.

4. SUMMARY OF CORRESPONDENCE

The following submissions were received with respect to the application:

- Email from Barbara Stuart, 269-B West 6th Street, North Vancouver, expressed concern siting density and livability.

5. SPEAKERS

- David Lebeter, 228 West 6th Street, North Vancouver, expressed concern for the process and the design not in keeping with surrounding heritage houses.
- Barbara Stuart, 269-B West 6th Street, North Vancouver, expressed concern regarding the size and design of the building.
- Hermann Rubzow, 266 West 6th Street, North Vancouver, expressed concern for the additional density.

6. ADJOURNMENT

Moved by Councillor Clark, seconded by Mayor Mussatto


CARRIED UNANIMOUSLY

The Public Hearing adjourned at 7:29 pm.

CERTIFIED CORRECT:

“Certified Correct by the City Clerk”

Karla D. Graham, City Clerk