



MINUTES OF THE PUBLIC MEETING FOR 253 EAST 28TH STREET HELD IN THE COUNCIL CHAMBER AND ELECTRONICALLY (HYBRID) FROM CITY HALL, 141 WEST 14TH STREET, NORTH VANCOUVER, BC, ON **MONDAY, JULY 18, 2022**

PRESENT

COUNCIL MEMBERS

Mayor L. Buchanan
Councillor H. Back
Councillor D. Bell
Councillor A. Girard*
Councillor T. Hu
Councillor J. McIlroy
Councillor T. Valente

**participated electronically*

STAFF MEMBERS

L. McCarthy, CAO
K. Graham, Corporate Officer
C. Baird, Deputy Corporate Officer
T. Huckell, Committee Clerk
B. Pearce, Deputy CAO / Director, Strategic and Corporate Services
H. Granger, City Solicitor
L. Sawrenko, Chief Financial Officer
M. Epp, Director, Planning and Development
R. de St. Croix, Manager, Long Range and Community Planning
R. Basi, Manager, Development Planning
H. Dang, Planner
B. van der Heijden, Planner
C. Rucci, Community Planner
K. Magnusson, Director, Engineering, Parks and Environment
M. Hunter, Deputy Director, Engineering, Parks and Environment
J. Hall, Manager, Public Realm Infrastructure
M. Bot, Project Manager, Public Realm Infrastructure
L. Orr, Deputy Director, Community and Partner Engagement

The Public Meeting was called to order at 7:02 pm.

PUBLIC MEETING – 253 East 28th Street

1. INTRODUCTION

Development Variance Permit Nos. PLN2022-00011 and PLN2022-00017 would reduce the front setback requirement from 4.6 m (15.0 ft) to 3.7 m (12.2 ft); increase principal building height maximum from 10.1 m (33.1 ft) to 11.2 m (36.8 ft); increase principal building lot coverage from 30% to 31%; remove parking requirements for the east lot; increase the top of plate height from 7.9 m (26.2 ft) to 10.1 m (33.1 ft); and vary the accessory building siting requirements to allow for the garage to be sited in the rear 31% of the lot depth for the west lot.

PUBLIC MEETING – 253 East 28th Street – Continued

2. STAFF PRESENTATION

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

3. APPLICANT PRESENTATION

Bill Curtis, Bill Curtis Design, provided a PowerPoint presentation on the application and responded to questions of Council.

4. SUMMARY OF CORRESPONDENCE

- Email received July 14, 2022 from Joe Cash, 2765 St. Georges Avenue, North Vancouver, expressing support for the proposal, citing density and nearby parking.

5. SPEAKERS

- Ruman Phagoora, Owner, 253 East 28th Street, North Vancouver, expressed support for the proposal, citing aging in place, family and nearby parking.
- Ken Buxton, 268 East 27th Street, North Vancouver, expressed support for the proposal, citing nearby parking, privacy and neighbourhood character.
- Cathryn Mainman, 254 East 27th Street, North Vancouver, expressed concern for the proposal, citing laneway access during construction.

Mayor Buchanan declared a recess at 7:29 to 7:34 pm to allow an opportunity for additional speakers to phone in and provide comments.

- Ross Petes, 157 East 27th Street, North Vancouver, expressed support for the proposal, citing density, greenspace, nearby parking and aging in place.

6. ADJOURN

Moved by Councillor Back, seconded by Councillor Valente

THAT the Public Meeting, regarding Development Variance Permit Nos. PLN2022-00011 and PLN2022-00017 (253 East 28th Street), adjourn.

CARRIED UNANIMOUSLY

The Public Meeting adjourned at 7:59 pm.

“Certified Correct by the Corporate Officer”

CORPORATE OFFICER