



**MINUTES OF THE PUBLIC HEARING HELD IN THE COUNCIL CHAMBER,
CITY HALL, 141 WEST 14th STREET, NORTH VANCOUVER, BC, ON
MONDAY, JULY 17, 2017.**

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
R. Skene, Manager, Facilities and Real Estate
B. Themens, Director, Finance
G. Penway, Director, Community Development
E. Adin, Deputy Director, Community Development
M. Epp, City Planner
W. Tse, Planner 1, Community Development
M. Friesen, Planner 1, Community Development
D. Pope, City Engineer
P. Navratil, Deputy City Engineer
M. Hunter, Manager, Parks and Environment
A. Vasilevich, Planner 2, Engineering, Parks and Environment
M. Jefferson, Director, Human Resources
D. Koep, Chief Librarian
D. Pistilli, Fire Chief
H. Evans, Community Planner

The Public Hearing was called to order at 7:19 pm.

PUBLIC HEARING – 364-366 West Keith Road

1. INTRODUCTION

“Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2017, No. 8525” (Thomas Grimwood / Grimwood Architecture, 364-366 West Keith Road, CD-683) would rezone the subject property from a Two-Unit Residential 1 (RT-1) Zone to a Comprehensive Development 683 (CD-683) Zone to permit the development of two duplex buildings for a total of four dwelling units and four surface parking stalls. The proposed density is 0.67 times the lot area with a maximum building height of 30 feet.

2. STAFF PRESENTATION

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

PUBLIC HEARING – Continued

3. APPLICANT PRESENTATION

Behrouz Monadizadeh, Domustix Development Corporation and Thomas Grimwood, Architect, Grimwood Architecture, provided a PowerPoint presentation on the application and responded to questions of Council.

4. SUMMARY OF CORRESPONDENCE

- Letter dated July 13, 2017, from William Joseph Whiteside, 356 West Keith Road, North Vancouver, expressing concern for the proposal, citing traffic control, parking, the number of proposed buildings on the lot, loss of privacy and water migration.
- Letter dated July 14, 2017, from Marianne Klassen, 344 West Keith Road, North Vancouver, expressing opposition for the proposal, citing size, neighbourhood character, traffic, parking and density.
- Email dated July 16, 2017, from Kirstin and Ken Satake, 1344 Jones Avenue, North Vancouver, expressing opposition for the proposal, citing parking and neighborhood character.

5. SPEAKERS

- Marianne Klassen, 344 West Keith Road, North Vancouver, expressed opposition to the proposal, citing density, traffic and parking.
- Joseph Whiteside, 356 West Keith Road, North Vancouver, expressed concern for the proposal, citing density, parking, excavation, privacy and view corridor.
- Barb Mason, 358 West Keith Road, North Vancouver, expressed opposition to the proposal, citing parking and density.
- Jodi Waring, 2545 Lonsdale Avenue, North Vancouver, expressed concern for the proposal, citing parking.
- Diane Packeridge 419 Keith Road, North Vancouver, expressed concern for the proposal, citing parking.

6. ADJOURN

Moved by Councillor Clark, seconded by Councillor Keating

THAT the Public Hearing regarding “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2017, No. 8525” (Thomas Grimwood / Grimwood Architecture, 364-366 West Keith Road, CD-683), adjourn.

CARRIED UNANIMOUSLY

The Public Hearing adjourned 7:55 pm.

CERTIFIED CORRECT:

“Certified Correct by the City Clerk”

CITY CLERK