

DEVELOPMENT AND PLANNING SERVICES COMMITTEE

Minutes of a Meeting of the Development and Planning Services Committee of the City of Salmon Arm held in Room 100 at City Hall, 500 - 2 Avenue NE, Salmon Arm, British Columbia, on **Monday, April 16, 2018.**

PRESENT:

Mayor N. Cooper
Councillor L. Wallace Richmond (left the meeting at 8:19 a.m.)
Councillor A. Harrison
Councillor C. Eliason
Councillor K. Flynn
Councillor T. Lavery
Councillor K. Jamieson

Chief Administrative Officer C. Bannister
Corporate Officer E. Jackson
Director of Engineering & Public Works R. Niewenhuizen
Director of Development Services K. Pearson
Planning & Development Officer C. Larson
Recorder B. Puddifant

ABSENT:

1. CALL TO ORDER

Mayor Cooper called the meeting to order at 8:00 a.m.

2. REVIEW OF THE AGENDA

3. DECLARATION OF INTEREST

4. PRESENTATIONS

5. REPORTS

1. **Development Variance Permit Application No. VP-465 [Homecraft Construction Ltd. / Wilmark Homes Ltd. / Onsite Engineering Ltd.; 6810 Park Hill Road NE; Servicing Variance]**

Moved: Councillor Eliason

Seconded: Councillor Flynn

THAT: the Development and Planning Services Committee recommends to Council that Development Variance Permit No. VP-465 be authorized for issuance for Amended Legal Subdivision 15 of Section 31, Township 20, Range 9, W6M,

5. REPORTS – continued**1. Development Variance Permit Application No. VP-465 [Homecraft Construction Ltd. / Wilmark Homes Ltd. / Onsite Engineering Ltd.; 6810 Park Hill Road NE; Servicing Variance] - continued**

KDYD, except Plans 10393 and 21686 to vary the provisions of the Subdivision and Development Servicing Bylaw No. 4163 as follows:

1. Section 3.0

- i) Waive the requirement to upgrade the west side of Park Hill Road NE to the RD-4 standard subject to:
 - a) registration of a Land Title Act, Section 219 covenant on proposed Lot 34, as shown on the Appendix 3 of the staff report dated March 12, 2018, prohibiting any further subdivision until the parcel is fully serviced to City standards.

J. van Lindert, the agent, was available to answer questions from the Committee.

CARRIED UNANIMOUSLY

2. Official Community Plan Amendment Application No. OCP4000-33 [Columbia Shuswap Regional District / Mounce Construction Ltd. / Lawson Engineering & Development Services Ltd.; 2750 – 40 Street SE; IND-INS]

Moved: Councillor Jamieson

Seconded: Councillor Wallace Richmond

THAT: the Development and Planning Services Committee recommends to Council that a bylaw be prepared for Council's consideration, adoption of which would amend Official Community Plan Bylaw No. 4000 as follows:

- 1. Re-designate the West ½ of Legal Subdivision 2 of Section 7, Township 20, Range 9, W6M, KDYD (2750 – 40 Street SE) as shown on Schedule A of the staff report dated April 10, 2018 from IND (Industrial General) to INS (Institutional); and
- 2. Amend Official Community Plan Map No. 14.1 to identify the West ½ of Legal Subdivision 2 of Section 7, Township 20, Range 9, W6M, KDYD (2750 – 40 Street SE) as "CSRD Regional Landfill".

B. Lawson, agent, was available to answer questions from the Committee.

B. Van Nostrand, staff, CSRD, answered questions from the Committee.

CARRIED UNANIMOUSLY

5. **REPORTS – continued**

3. **Zoning Amendment Application No. ZON-1107 [Columbia Shuswap Regional District / Mounce Construction Ltd. / Lawson Engineering & Development Services Ltd.; 4290 – 20 Avenue SE & 2750 – 40 Street SE; A-2 & P-2 to P-4]**

Moved: Councillor Flynn

Seconded: Councillor Eliason

THAT: the Development and Planning Services Committee recommends to Council that bylaws be prepared for Council's consideration, adoption of which would amend Zoning Bylaw No. 2303 as follows:

1. Add "Section 27 – P-4 – Waste Management Zone" as outlined in the staff report dated April 10, 2018 and renumber the remaining sections accordingly; and
2. Rezone Lot 1, Section 7, Township 20, Range 9, W6M, KDYD, Plan KAP45716 (4290 – 20 Avenue SE) from P-2 (Airport Zone) to P-4 (Regional Waste Management Zone).
3. Rezone the West ½ of Legal Subdivision 2 of Section 7, Township 20, Range 9, W6M, KDYD (2750 – 40 Street SE) from A-2 (Rural Holding Zone) to P-4 (Regional Waste Management Zone).

Councillor Wallace Richmond left the meeting at 8:19 a.m.

CARRIED UNANIMOUSLY

4. **2017 City of Salmon Arm Carbon Neutral Progress Survey**

Moved: Councillor Flynn

Seconded: Councillor Jamieson

THAT: The 2017 City of Salmon Arm Climate Action/Carbon Neutral Progress Survey indicate the City is eligible for recognition from the Green Communities Committee as a 'Level 3 – Accelerating Progress' local government and that the City will not be carbon neutral for the 2017 reporting year;

AND FURTHER THAT: The 2017 City of Salmon Arm Climate Action/Carbon Neutral Progress Survey, attached as Appendix 1 to the staff report dated April 4, 2018, be received as information.

CARRIED UNANIMOUSLY

6. **FOR INFORMATION**

7. **IN CAMERA**

8. LATE ITEMS

No Items.

9. ADJOURNMENT

Moved: Councillor Eliason

Seconded: Councillor Harrison

THAT: the Development and Planning Services Committee meeting of April 16, 2018, be adjourned.

CARRIED UNANIMOUSLY

The meeting adjourned at 8:37 a.m.

Minutes received as information by Council
at their Regular Meeting of April 23, 2018.

"N. COOPER"

Mayor Nancy Cooper
Chair