

Memorandum

Date: June 7, 2022

Submitted by: Community Development Department – Development Planning Division

Subject: OCP-Rezoning – 3101-3103 St. Johns Street, 3014-3112 St. George Street, 123-129 Buller Street (Pooni Group) – Third Reading

At the Special Council Meeting meeting held following a Public Hearing on June 22, 2021, Council considered a memo dated May 17, 2021 from the Legislative Services Division regarding OCP Amendment, Rezoning, Housing Agreement – 3101-3103 St. Johns Street, 3104-3112 St. George Street, 123-129 Buller Street – Third Reading (**Attachment 1**) as well as an on-table memo dated June 16, 2021 from the Community Development Department – Development Planning Division (**Attachment 2**), which details changes to the proposal brought forward by the applicant. After consideration of these two memos, Council passed the following resolution:

RC21/321 as amended (by RC21/325):

THAT the memo dated June 16, 2021, from the Community Development Department – Development Planning Division regarding 3101-3103 St. Johns Street, 3104-3112 St. George Street, 123-129 Buller Street (WA Architects) be received for information;

AND THAT staff be directed to schedule a new Public Hearing for Port Moody Official Community Plan Bylaw, 2014, No. 2955, Amendment Bylaw No. 30, 2021, No. 3293 (St. George Street and Buller Street), and City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 50, 2021, No. 3294 (St. Johns Street, St. George Street, and Buller Street) (CD81);

AND THAT staff and the applicants consider the following:

- Six additional affordable units at shelter rates.

Subsequently, further changes were made to the proposal, which will be considered at the June 28, 2022 Public Hearing and detailed in a memo dated June 7, 2022 by the Community Development Department – Development Planning Division (**Attachment 3**)

City of Port Moody Official Community Plan Bylaw, 2014, No. 2955, Amendment Bylaw No. 30, 2021, No. 3293 (St. George Street and Buller Street) – a bylaw to amend the maximum height from three to six storeys – (**Attachment 4**) and City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 50, 2021, No. 3294 (St. Johns Street, St. George Street, and Buller Street) (CD81) – a bylaw to facilitate one mixed-use and one multi-family residential building – (**Attachment 5**) – are the subject of a Public Hearing to be held on June 28, 2022. If referred from the second Public Hearing, Bylaw No. 3293 and Bylaw No. 3294 would be before Council for consideration of third reading.

The recommended resolution is:

THAT City of Port Moody Official Community Plan Bylaw, 2014, No. 2955, Amendment Bylaw No. 30, 2021, No. 3293 (St. George Street and Buller Street), and City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 50, 2021, No. 3294 (St. Johns Street, St. George Street, and Buller Street) (CD81) be now read a third time as recommended in the memo dated June 7, 2022 from the Community Development Department – Development Planning Division regarding OCP-Rezoning – 3103-3103 St. Johns Street, 3104-3112 St. George Street, 123-129 Buller Street (Pooni Group) – Third Reading.

Attachments

1. Memo Considered at the June 22, 2021 Special Council Meeting.
2. On-Table Memo Considered at the June 22, 2021 Special Council Meeting.
3. Memo to be considered at the June 28, 2022 Public Hearing.
4. Draft Bylaw No. 3293 (St. George Street and Buller Street).
5. Draft Bylaw No. 3294 (St. Johns Street, St. George Street, and Buller Street) (CD81).

Report Approval Details

Document Title:	OCP-Rezoning - 3101-3103 St. Johns Street, 3104-3112 St. George Street, 123-129 Buller Street (Pooni Group) - Third Reading.docx
Attachments:	<ul style="list-style-type: none">- Attachment 1 - Memo Considered at the June 22, 2021 Special Council Meeting.pdf- Attachment 2 - On-Table Memo Considered at the June 22, 2021 Special Council Meeting.pdf- Attachment 3 - Memo to be Considered at the June 28, 2022 Public Hearing.pdf- Attachment 4 - Draft Bylaw No. 3293 (St. George Street and Buller Street).pdf- Attachment 5 - Draft Bylaw No. 3294 (St. Johns Street, St. George Street, and Buller Street) (CD81).pdf
Final Approval Date:	Jun 21, 2022

This report and all of its attachments were approved and signed as outlined below:

Kate Zanon, General Manager of Community Development - Jun 17, 2022 - 1:15 PM

Rosemary Lodge, Manager of Communications and Engagement - Jun 20, 2022 - 11:46 AM

Paul Rockwood, General Manager of Finance and Technology - Jun 20, 2022 - 11:55 AM

Tim Savoie, City Manager - Jun 21, 2022 - 8:33 AM