



City of Port Moody

Minutes

Public Hearing

Council Chambers

Tuesday, January 14, 2020

at 7:01pm

Present:

Mayor R. Vagramov
Councillor M.P. Lahti
Councillor A.A. Lubik
Councillor H. Madsen
Councillor S. Milani
Councillor P.Z.C. Royer

Absent:

Councillor D.L. Dilworth

In Attendance:

Tim Savoie – City Manager
Doug Allan – Manager of Development Planning
André Boel – General Manager of Planning and Development
Ron Coulson – Fire Chief
Jess Daniels – Policy Planner
Mary De Paoli – Manager of Policy Planning
Lesley Douglas – General Manager of Environment and Parks
Philip Lo – Committee Coordinator
Rosemary Lodge – Acting GM of Corporate Services
Robyn MacLeod – Manager of Building, Bylaw, and Licensing
Jeff Moi – General Manager of Engineering and Operations
Paul Rockwood – General Manager of Finance and Technology
Dorothy Shermer – Corporate Officer
Dejan Teodorovic – Planning Technician
Wesley Woo – Development Planner
Kate Zanon – General Manager of Community Services

1. Business

Mayor Vagramov opened the Public Hearing at 7:01pm.

Council's Vision: *Port Moody, City of the Arts, is a unique, safe, vibrant waterfront city of strong neighbourhoods; a complete community that is sustainable and values its natural environment and heritage character.*

Please note that Council meetings are recorded and streamed live to the City's website. Any comments you make at the meeting as well as your image may appear on the City's website.

**Rezoning Application –
804 Alderside Road**

- 1.1 Notice of Public Hearing
Report Considered at November 26, 2019 Regular Council Meeting
On-Table Memo Considered at November 26, 2019 Regular Council Meeting
Public Input
Bylaw No. 3221

A Bylaw to amend City of Port Moody Zoning Bylaw, 2018, No. 2937 to establish a Comprehensive Development 78 (CD78) zone.

Councillor Royer declared a conflict of interest due to the applicant being represented by her family business and left the Public Hearing at this point.

Mayor Vagramov read the meeting procedures.

The Corporate Officer confirmed that the statutory requirements for this Public Hearing were met and that all written public input received before the advertised deadline was included in the on-table package.

Staff gave a presentation regarding the Zoning Amendment Bylaw.

The applicant gave a presentation on the rezoning application and answered questions about the mandated height increase, adherence of the proposed CD zone to the Zoning Bylaw, and the use of the existing foundation in the new construction.

Mayor Vagramov called for public input.

Trudi Hamel (Coquitlam), applicant and owner of 804 Alderside Road, noted that a primary reason for the renovations is to have all bedrooms located on one floor, based on the initial understanding that the total square footage of the home would be grandfathered. Ms. Hamel noted that neighbours are supportive of the rezoning application.

Abby Hamel (Coquitlam) requested that Council support the rezoning application.

Todd Hamel (Coquitlam), applicant and owner of 804 Alderside Road, noted that the new home would have the same square footage as the existing home, and noted that they have significant support from neighbours for this project. Mr. Hamel expressed concerns that the current Zoning Bylaw will limit the ability of other homes along Alderside Road to be renovated or rebuilt to the same size and footprint.

Phil Haig (Port Moody) expressed support for the application and noted concerns about the process for future applications to rebuild homes along Alderside Road.

Clinton Haig (Port Moody) expressed support for the rezoning application.

Mark Edmonds (Port Moody) expressed support for the rezoning application.

Willy Martin (Port Moody) expressed support for the rezoning application, noting that applicants have been diligent in observing the intent of the Zoning Bylaw, and that the neighbourhood is supportive of the application. Ms. Martin expressed concerns about property values of other homes in the area if this application is denied.

Dennis Nisbet (Port Moody) noted that if this application is denied, other owners along Alderside Road may not be able to rebuild or renovate their homes.

Bernice Brown (Port Moody) noted that if this application is denied, other owners along Alderside Road have concerns regarding their ability to rebuild or renovate their homes according to changing environmental conditions.

PH20/001

Moved, seconded, and CARRIED

THAT City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 23, 2019, No. 3221 (804 Alderside Road) (CD78) be referred to the Regular Council meeting of January 14, 2020 for consideration.

2. Close of Public Hearing

Mayor Vagramov declared the Public Hearing closed at 7:43pm.

Certified correct in accordance with section 148(a) of the *Community Charter*.

D. Shermer, Corporate Officer

Confirmed on the __ day of _____, 2019.

R. Vagramov, Mayor