



## TOWN OF CRESTON

### PUBLIC HEARING AGENDA TUESDAY, APRIL 14, 2015 – 4:00 PM COUNCIL CHAMBERS

*Note: At 4:00 p.m. the Public Hearing will reconvene in Council Chambers. The regular Council meeting will commence in Council Chambers immediately following the Public Hearing for consideration of the scheduled agenda items.*

#### 4:00 PM

1. **CALL TO ORDER**
2. **PUBLIC HEARING RECONVENED FROM MARCH 24, 2015**

**Proposed Official Community Plan Amendment Bylaw No. 1809, 2015 and proposed Zoning Amendment Bylaw No. 1810, 2015**

(File: 3360.20.14.02)

**Applicant:** Chaplin West Ventures

**Subject Land:** 801 Vancouver Street

**Purpose:** The proposed Bylaws would allow the landowner to develop a mixed-use commercial facility within the subject area. As proposed, the permitted uses include: liquor manufacturing; food and beverage services; exhibition, conference or convention facilities; retail, personal services; offices, and the option to include residential apartment housing.

**Proposed OCP Bylaw Amendment:** If adopted, proposed Official Community Plan Amendment Bylaw No. 1809, 2015 would amend Schedule "B", being the Land Use Map, by changing the designation of Lot 1, District Lot 525, Kootenay District, Plan NEP68799 (801 Vancouver Street) from "Institutional" to "General Commercial". In addition, the Development Permit Area would also be amended from "Seniors Housing and Motel Development Permit Area" to "Mixed-Use Commercial Development Permit Area".

**Proposed Zoning Bylaw Amendment:** If adopted, proposed Zoning Amendment Bylaw No. 1810, 2015 would amend Schedule “A”, being the Zoning Map, by rezoning the property legally described as Lot 1, District Lot 525, Kootenay District, Plan NEP68799 (801 Vancouver Street) from “Comprehensive Development (CD-1) Zone” to a new zone entitled: “Commercial Zone (C-5) - Mixed Use Commercial”.

**3. PUBLIC HEARING PROCEDURE**

The Public Hearing was recessed from March 24, 2015 to 4:00 p.m. on April 14, 2015, to allow staff time to liaise with the Applicant to receive further information and assurances regarding mitigation techniques for noise and odour with respect to the proposed development at 801 Vancouver Street, Creston.

Further to the information provided at this Public Hearing, I will ask staff to read the additional information received from the Applicant.

(Town Planner to read Mr. Chaplin’s response dated April 8, 2015).

I will ask at this time if there are any further comments from the public with respect to this Public Hearing.

Are there any further comments from staff with respect to this matter?

Are there any further comments from members of Council with respect to this matter?

If there are no further comments, please be reminded that Council members are not permitted to receive further submissions once the Public Hearing is closed.

**RECOMMENDED:**

THAT all written and oral submissions regarding proposed Official Community Plan Amendment Bylaw No. 1809, 2015 and proposed Zoning Amendment Bylaw No. 1810, 2015 up to and including the March 24, 2015 Public Hearing, and the continuation of this Hearing on April 14, 2015, be received and that the Public Hearing be closed.