

For the interim development review process, staff will be proceeding with a 3 month pilot program for the processing of applications which address Council strategic priorities and/or are anticipated to generate relatively low interest at public consultation events and meetings, and which do not require an amendment to the Official Community Plan. At the conclusion of the pilot program, staff would then extend the interim development review process to all remaining applications.

For the interim development review process, steps in the City's standard development review process will be modified as outlined below:

Public Hearings

For all rezoning applications, City-led consultation will be conducted in addition to required applicant-led public consultation. Staff would present the results of the City-led consultation to Council with a recommendation to waive (for projects consistent with the OCP) or to hold a public hearing. Staff's recommendation in this regard will be dependent on the outcome of the City's consultation process.

For more information about Public Hearings, visit www.newwestcity.ca/publicnotices.

Land Use and Planning Committee (LUPC)

Only applications (including Pre-Application Reviews) which require an Official Community Plan amendment or are outside the City's established land use policy framework will be required to present to the LUPC.

For more information about the LUPC, visit www.newwestcity.ca/committees/land-use-and-planning-committee.

Advisory Planning Commission (APC)

Only applications which require an Official Community Plan amendment or are quite inconsistent with other City policies are required to present to the APC. In such cases, meetings will be held with staff and the commission attending virtually and/or using physical distancing protocols; the meetings will be live-streamed; and all feedback will be accepted by the public by virtual meeting, or by letter or email prior to the meeting.

For more information about the APC, visit www.newwestcity.ca/committees/articles/4905.php.

Community Heritage Commission (CHC)

Statement of Significance (SOS) and restoration plans will be presented to the Community Heritage Commission for applications which modify existing heritage buildings or propose heritage protection.

For more information about the CHC, visit www.newwestcity.ca/committees/articles/4908.php.

New Westminster Design Panel (NWDP)

Applications will continue to be required to present to the NWDP at meetings. The meetings will be conducted virtually and a video of the meetings will be live-streamed.

For more information about the NWDP, visit www.newwestcity.ca/committees/articles/4924.php.

Resident Associations (RAs)

Applicants are to send information to the RA in the form of an email with details about their development application, details on upcoming engagement opportunities, and contact information for providing comments. The RAs could then circulate this information to their membership.

For more information about RAs, visit www.newwestcity.ca/discover-new-west/residents-associations.

Applicant-Led Public Consultation

Applicants may replace traditional methods of in-person public consultation with digital engagement platforms. The applicant may still be required to include a mailout notification and newspaper notices as well as accommodate telephone discussions or allow for in-person consultation with appropriate physical-distancing measures in place, if requested by staff and in response to unique circumstances.

The following initial principles will guide the applicant-led consultation program, which will be supplemented with digital engagement:

1. open and transparent engagement process;
2. encourages use of online methods, but also provides equal notification and consultation access for those not comfortable with digital formats (e.g. phone, or physically distanced in person meeting);
3. provides access to project materials (plans, presentation boards/slides, reports, policies, etc.) digitally or physically if requested;
4. provides Q&A opportunities with applicant (digitally, by phone or physically distanced in person if requested);
5. provides opportunity for feedback (email, website comment form, live meeting with polls, etc.); and
6. allows for accurate reporting out.