



## **REGULAR MEETING OF THE LAND USE AND PLANNING COMMITTEE**

February 8, 2021 at 10:00 a.m.

**Meeting held electronically under Ministerial Order No. M192**

### **MINUTES**

#### **PRESENT:**

Councillor Chinu Das, Chair  
Councillor Nadine Nakagawa  
Councillor Chuck Puchmayr

#### **STAFF:**

Ms. Emilie Adin	- Director of Development Services
Ms. Jackie Teed	- Senior Manager of Development Services
Mr. Rupinder Basi	- Supervisor of Development Planning
Ms. Kathleen Stevens	- Heritage Planning Analyst
Ms. Janet Zazubek	- Planning Analyst
Ms. Heather Corbett	- Committee Clerk
Ms. Carilyn Cook	- Committee Clerk

The meeting was called to order at 10:00 a.m.

#### **ADDITIONS / DELETIONS TO THE AGENDA**

##### **MOVED and SECONDED**

*THAT the February 8, 2021 Land Use and Planning Committee agenda be adopted as circulated.*

**CARRIED.**

All members of the Committee present voted in favour of the motion.

#### **REVIEW AND ADOPTION OF CONSENT AGENDA**

##### **MOVED and SECONDED**

*THAT items items 6 & 7 be removed from the Consent Agenda.*

**CARRIED.**

All members of the Committee present voted in favour of the motion.

## **ADOPTION OF MINUTES**

### **1. Adoption of the Minutes of August 31, 2020 LUPC Meeting**

#### **MOVED and SECONDED**

*THAT the August 31, 2020 Land Use and Planning Committee meeting minutes be adopted as circulated.*

**CARRIED.**

All members of the Committee present voted in favour of the motion.

## **PRESENTATIONS**

### **2. There were no items.**

## **UNFINISHED BUSINESS**

### **3. There were no items.**

## **DIRECTOR OF DEVELOPMENT SERVICES MEMOS FOR ACTION**

### **4. There were no items.**

## **REPORTS FOR ACTION**

### **5. There were no items.**

## **ITEMS REMOVED FROM THE CONSENT AGENDA**

### **6. 819 Milton Street: Rezoning Application for a Duplex – Preliminary Report**

In response to questions from the Committee, staff provided the following clarifications:

- With respect to future possible development of the smaller surrounding lots, this application would not be precedent setting as it is a site-specific Heritage Revitalization Agreement and each application is treated on an individual basis;
- Smaller lots would be more challenging to develop; and,
- While the application is being reviewed by the LUPC first under the Duplex Design Guidelines, a bylaw would need to go to a Public Hearing to receive final approval from Council.

A Committee member commented that the design fits into the neighbourhood well.

**MOVED and SECONDED**

*THAT the Land Use and Planning Committee recommend that staff process the Rezoning application as summarized in Section 6 of the February 8, 2021 report entitled, “819 Milton Street: Rezoning Application for a Duplex – Preliminary Report.”*

**CARRIED.**

All members of the Committee present voted in favour of the motion.

**7. 723 Fourth Street: Demolition and Temporary Protection Order**

Discussion ensued, and the Committee provided the following comments:

- Situations such as this can become contentious, especially if there is a heritage house on the site, and may cause hardship for the owners both financially and time-wise when things get drawn out, and if a house is moveable or salvageable;
- It is disappointing to see this for one of the oldest houses in the neighbourhood, even if it is not listed on the registry; and,
- Appropriate consultation has been done; therefore, staff recommendations are supported.

**MOVED and SECONDED**

*THAT the Land Use and Planning Committee recommend that Council direct staff to proceed with processing the demolition permit application for 723 Fourth Street; and,*

*THAT the Land Use and Planning Committee recommend that Council direct staff to advise the applicant to consider advertising the house at 723 Fourth Street as available for relocation, for the duration of demolition permit review and issuance, as summarized in the February 8, 2021 report entitled, “723 Fourth Street: Demolition and Temporary Protection Order.”*

**CARRIED.**

All members of the Committee present voted in favour of the motion.

**DIRECTOR’S / MANAGER’S REPORT (Oral Report)**

**8. There were no items.**

**NEW BUSINESS**

**9. There were no items.**

**CORRESPONDENCE**

**10. There were no items.**

**NEXT MEETING**

**Monday, March 29, 2021**

**ADJOURNMENT**

**ON MOTION**, the meeting was adjourned at 10:12 a.m.

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ORIGINAL SIGNED

**Councillor Chinu Das**  
**Chair**

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ORIGINAL SIGNED

**Carilyn Cook**  
**Committee Clerk**