



THE CORPORATION OF THE DISTRICT OF WEST VANCOUVER
PUBLIC HEARING AGENDA
MONDAY, JUNE 5, 2017
*6 P.M. IN THE MUNICIPAL HALL COUNCIL CHAMBER

**Note: At 6 p.m. in the Council Chamber a public hearing regarding proposed Official Community Plan Bylaw No. 4360, 2004, Amendment Bylaw No. 4937, 2017 (Marine Drive Local Area Plan and Design Guidelines) will be held. The regular Council meeting will commence in the Council Chamber immediately following the public hearing.*

1. **CALL TO ORDER**

2. **PUBLIC HEARING**

[Proposed Official Community Plan Bylaw No. 4360, 2004, Amendment Bylaw No. 4937, 2017 \(Marine Drive Local Area Plan and Design Guidelines\)](#)

(File: 1610-20-4937)

Applicant: The Corporation of the District of West Vancouver

Subject Lands: The easternmost portion of Marine Drive

Purpose: Marine Drive Local Area Plan and Design Guidelines

Proposed Official Community Plan Bylaw Amendment: The proposed bylaw amendment would implement the Marine Drive Local Area Plan and Design Guidelines. The proposed bylaw is a statement of objectives and policies to guide decisions on planning, land use management and urban design within the subject lands. It also designates a Development Permit Area for the subject lands.

3. **STAFF PRESENTATION**

4. PUBLIC HEARING PROCEDURE

Mayor Smith will describe the procedure for the public hearing as follows:

We are convening this public hearing to consider and receive submissions regarding proposed Official Community Plan Bylaw No. 4360, 2004, Amendment Bylaw No. 4937, 2017 regarding the Marine Drive Local Area Plan and Design Guidelines.

Anyone who believes their interest in property is affected by the proposed bylaw will be heard, and/or may make a written submission. No one will be discouraged or prevented from making his or her views heard.

Council members may ask questions of you following your presentation but our function during this public hearing is to listen to the views of the public, not to debate the proposed bylaw.

After the public hearing has concluded, Council may, without further notice, give whatever effect Council believes proper to the representations.

Your only opportunity to comment on the proposed bylaw is during the public hearing. Council is not permitted to receive further submissions once we have closed the public hearing.

Council has received documents which are available for your review. A list of documents and copies of these may be obtained from the Municipal Clerk during the public hearing. Written submissions received during the course of these proceedings will be added to these documents so that everyone may examine them.

To maintain order and to ensure that everyone has an opportunity to be heard here are our rules of procedure:

1. A Speakers' List has been established. You may place your name on the list at any time throughout the public hearing. If you are speaking from prepared remarks, we would appreciate a copy.
2. We request that you please begin your remarks by stating your name and address, or name and whether you are a West Vancouver resident. If you are speaking on behalf of some other person or organization, we request that you please identify the name of that person or organization.
3. Please limit your remarks to 5 minutes (a bell will sound with 15 seconds to go) and to the subject of the proposed bylaw. Please be respectful to others.
4. After everyone has spoken once, you will have an opportunity to speak subsequent times to provide additional information, if you wish.

If you have any concerns about the rules of the hearing, please address your comments to me, as the Chair.

5. REPORTS/WRITTEN SUBMISSIONS

1) Reports received up to and including May 24, 2017:

REPORT TITLE	REPORT DATED	RECEIVED AT COUNCIL MEETING	#
Marine Drive Local Area Plan and Design Guidelines: Clarification Questions Supplemental Information	May 17, 2017	For June 5, 2017 Public Hearing	R-01
Marine Drive Local Area Plan and Design Guidelines	April 5, 2017	April 24, 2017	R-1
Marine Drive Context Study: Engagement Findings and Response	November 9, 2016	November 29, 2016	R-2
Official Community Plan Review: Progress Update and Next Steps	September 15, 2016	October 3, 2016	R-3
Marine Drive Context Study	June 1, 2016	June 20, 2016	R-4
Status Report on Official Community Plan Update	November 17, 2015	December 7, 2015	R-5
Proposed Official Community Plan Update	May 21, 2015	June 8, 2015	R-6
Proposed Official Community Plan Update	March 23, 2015	April 27, 2015	R-7
752 Marine Drive (former White Spot restaurant site) - Update on consultation and Council direction for revisions and bylaw preparation	March 9, 2015	March 30 and April 13, 2015	R-8

2) Written submissions received up to and including May 24, 2017:

Written submissions listed below were received at or following the April 24, 2017 Council meeting at which Council set the date of the June 5, 2017 public hearing.

To view all written submissions listed in this section click [here](#).

SUBMISSION AUTHOR	SUBMISSION DATED	#
Redacted	April 27, 2017	A-1
Manager of Community Planning and Sustainability	April 28, 2017	A-2
Manager of Community Planning and Sustainability	May 10, 2017	A-3
Redacted	May 16, 2017	A-4
Redacted	May 16, 2017	A-5
Redacted	May 17, 2017	A-6
Redacted	May 18, 2017	A-7
West Vancouver Public Art Advisory Committee	May 23, 2017	A-8
Redacted	May 24, 2017	A-9
Redacted	May 24, 2017	A-10

Written submissions listed below were received prior to the April 24, 2017 Council meeting at which Council set the date of the June 5, 2017 public hearing.

To view all written submissions listed in this section click [here](#).

SUBMISSION AUTHOR	SUBMISSION DATED	#
Redacted	February 13, 2015	B-1
Redacted	February 15, 2015	B-2
Redacted	February 16, 2015	B-3
Redacted	February 12, 2015	B-4
Redacted	February 24, 2015	B-5
Redacted	February 24, 2015	B-6
Redacted	February 27, 2015	B-7
Redacted	March 2, 2015	B-8
Redacted	March 1, 2015	B-9
D. Curran	March 2, 2015	B-10
Redacted (Petition with 18 signatures)	March 15, 2015	B-11
Redacted	March 23, 2015	B-12
B. Hall	March 25, 2015	B-13
M. Slater	March 25, 2015	B-14
Redacted	March 25, 2015	B-15
Redacted	March 25, 2015	B-16
C. Ballantine	March 27, 2015	B-17
UNITE HERE Local 40 (Petition with 194 signatures and 24 comment cards)	March 27, 2015	B-18
Redacted	March 27, 2015	B-19
Redacted	March 29, 2015	B-20
Redacted	March 29, 2015	B-21
Redacted	March 30, 2015	B-22
Redacted	March 30, 2015	B-23
M. Slater	Undated	B-24
Redacted	March 30, 2015	B-25
Redacted	March 30, 2015	B-26
Redacted	March 30, 2015	B-27
Park Royal Shopping Centre Holdings Ltd.	March 30, 2015	B-28
Redacted	March 30, 2015	B-29
Redacted	March 30, 2015	B-30
Redacted	March 30, 2015	B-31
Redacted	March 31, 2015	B-32

Redacted	April 2, 2015	B-33
Redacted	April 3, 2015	B-34
Redacted	April 3, 2015	B-35
Redacted	April 7, 2015	B-36
Redacted	April 7, 2015	B-37
Redacted	April 8, 2015	B-38
Redacted (Petition with 630 signatures and 3 letters)	Undated	B-39
Redacted	April 6, 2015	B-40
Redacted	April 6, 2015	B-41
Redacted	April 10, 2015	B-42
Redacted	April 11, 2015	B-43
Redacted	April 13, 2015	B-44
Redacted	April 9, 2015	B-45
Redacted	April 9, 2015	B-46
Redacted	April 9, 2015	B-47
Redacted	April 11, 2015	B-48
Redacted	April 13, 2015	B-49
Redacted	April 13, 2015	B-50
Redacted	April 14, 2015	B-51
Redacted	April 14, 2015	B-52
Redacted	April 14, 2015	B-53
Redacted	April 4, 2015	B-54
Redacted	April 12, 2015	B-55
Redacted	April 13, 2015	B-56
Redacted	April 27, 2015	B-57
Redacted	April 30, 2015	B-58
Redacted	May 19, 2015	B-59
Redacted	June 8, 2015	B-60
Redacted	August 9, 2015	B-61
Redacted	November 27, 2015	B-62
Redacted	October 9, 2016	B-63
Redacted	October 6, 2016	B-64
Director of Planning and Development Services	October 19, 2016	B-65
Redacted	November 4, 2016	B-66
Redacted	November 6, 2016	B-67
Redacted	Undated	B-68
Redacted	November 7, 2016	B-69

Redacted	November 7, 2016	B-70
M. Malekyazdi	November 9, 2016	B-71
Redacted (Petition with 135 signatures)	Undated	B-72
Council of Strata Plan BCS 2177 – Water’s Edge	November 9, 2016	B-73
Redacted	November 16, 2016	B-74
Redacted (Petition with 123 signatures)	Undated	B-75
Redacted	Undated	B-76
Redacted	Undated	B-77
Redacted	November 4, 2016	B-78
Redacted	November 8, 2016	B-79
Redacted (and Petition with 50 signatures)	November 17, 2016	B-80
Redacted	November 23, 2016	B-81
Darwin Properties Ltd.	November 29, 2016	B-82
S. Sayani	November 30, 2016	B-83
Manager of Community Planning	December 22, 2016	B-84
Manager of Community Planning	December 22, 2016	B-85
S. Slater	April 20, 2017	B-86
Redacted	April 24, 2017	B-87
Redacted	April 20, 2017	B-88
Redacted	April 20, 2017	B-89
Redacted	April 20, 2017	B-90
Redacted	April 21, 2017	B-91
Redacted	April 21, 2017	B-92
Redacted	April 21, 2017	B-93
Redacted	April 21, 2017	B-94
Redacted	Undated	B-95
Redacted	April 24, 2017	B-96

On April 24, 2017 Council set the date for the public hearing. The statutory notice of public hearing will be published in the North Shore News on May 26, 28 and 31, 2017 and notices were mailed to property owners/occupants within the notification area. The Municipal Clerk will note written submissions received for the June 5, 2017 public hearing.

6. PUBLIC INPUT

Mayor Smith will call for public input.

7. CLOSURE OR ADJOURNMENT OF PUBLIC HEARING

If there is no further public input and Council does not request a further staff report:

RECOMMENDATION:

THAT all written and oral submissions regarding proposed Official Community Plan Bylaw No. 4360, 2004, Amendment Bylaw No. 4937, 2017 up to and including the June 5, 2017 public hearing be received and that the public hearing be closed.

OR

If Council requests a further staff report:

RECOMMENDATION:

THAT staff report back to Council regarding the June 5, 2017 public hearing regarding Official Community Plan Bylaw No. 4360, 2004, Amendment Bylaw No. 4937, 2017 and that the public hearing be adjourned to _____ . (date, time, and location)

Council members are not permitted to receive further submissions once the public hearing is closed.