

SUMMARY AND RECOMMENDATION

1. TEXT AMENDMENT: Miscellaneous Amendments - Zoning and Development By-law, Various CD-1 By-laws, and Noise Control, Parking and Sign By-laws

Summary: To make amendments to CD-1 (696) By-law for 500-650 West 57th Avenue (Pearson Dogwood), CD-1 (693) By-law for 809 West 23rd Avenue, CD-1 (679) By-law for 725-747 Southeast Marine Drive, and CD-1 (562) By-law for 508 Helmcken Street; to repeal superseded CD-1 (21) and CD-1 (598) By-laws; to amend various CD-1 By-laws to include 'Grocery Store with Liquor Store' use; and to amend the Sign, Noise Control, and Parking By-laws. The amendments would achieve the intent of the initial rezoning approvals and correct inadvertent errors.

Applicant: General Manager of Planning, Urban Design and Sustainability

Referral: This item was referred to Public Hearing at the Regular Council Meeting of June 19, 2018.

Recommended Approval: By the General Manager of Planning, Urban Design and Sustainability:

- A. THAT Council approve the following applications to:
- (i) amend CD-1 (696) By-law No. 12105 for 500-650 West 57th Avenue (Pearson Dogwood) for a minor text amendment to clarify health care office as a permitted use and simplify the table listing maximum permitted heights, generally as presented in Appendix B of the Policy Report dated June 5, 2018, entitled "Miscellaneous Amendments - Zoning and Development By-law, Various CD-1 By-laws, and Noise Control, Parking and Sign By-laws";
 - (ii) amend CD-1 (693) By-law No. 12034 for 809 West 23rd Avenue for a minor text amendment to include Multiple Conversion and Infill Dwelling uses, generally as presented in Appendix C of the above Policy Report;
 - (iii) repeal superseded CD-1 (21) By-law No. 4035 for 725-747 Southeast Marine Drive, CD-1 (598) By-law No. 11192 for 508 Helmcken Street, and Amending Sign By-law No. 11193 for 508 Helmcken Street;
 - (iv) amend CD-1 (679) By-law No. 11930 for 725-747 Southeast Marine Drive for a minor text amendment to add Child Day Care Facility and Community Centre or Neighbourhood House as uses excluded from FSR calculations, generally as presented in Appendix D of the above Policy Report;
 - (v) amend CD-1 (562) By-law No. 10870 for 508 Helmcken Street to correct the CD-1 area generally as presented in Appendix E of the above Policy Report;

- (vi) amend CD-1 (659), CD-1 (672), CD-1 (677), and CD-1 (682) to include “Grocery Store with Liquor Store” use as per recent updates to all CD-1 Districts with Grocery Store with Drug Store use, general as presented in Appendix F of the above Policy Report; and
- (vii) amend the Sign By-law, Noise Control By-law, Parking By-law, to correct inadvertent CD-1 numbering errors, generally as presented in Appendices G, H and I of the above Policy Report.

[TA - Miscellaneous Amendments - Zoning and Development By-law, Various CD-1 By-laws, and Noise Control, Parking and Sign By-laws]