

City of Coquitlam NOTICE OF PUBLIC HEARING

The City facilitates electronic participation at Public Hearings. Those wishing to participate at the Public Hearing remotely can visit www.coquitlam.ca/publichearing or call 604-927-3010 for details and instructions. Video recordings of Public Hearings are steamed live and archived at www.coquitlam.ca/webcasts.

Notice is hereby given that the City of Coquitlam will be holding a Public Hearing to receive representations from all persons who deem it in their interest to address Council regarding the following proposed bylaws. This meeting will be held on:

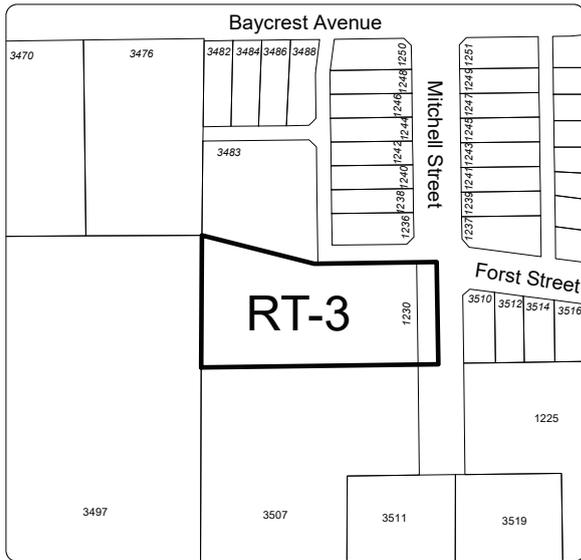
- Date:** Monday, June 5, 2023
- Time:** 7:00 p.m.
- Location:** City Hall Council Chambers, 3000 Guildford Way, Coquitlam, BC V3B 7N2

Immediately following the adjournment of the Public Hearing, Council will convene a Regular Council Meeting during which it will give consideration to the items on the Public Hearing agenda.

Item 1 Address: 1230 Mitchell Street

The intent of **Bylaw No. 5306, 2023** is to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* to rezone the subject property as outlined in black on the map marked Schedule 'A' to *Bylaw No. 5306, 2023* from RS-2 One-Family Suburban Residential to RT-3 Multiplex Residential.

If approved, the application would facilitate the creation of a 16 unit multiplex development.



SCHEDULE 'A' TO
BYLAW 5306, 2023



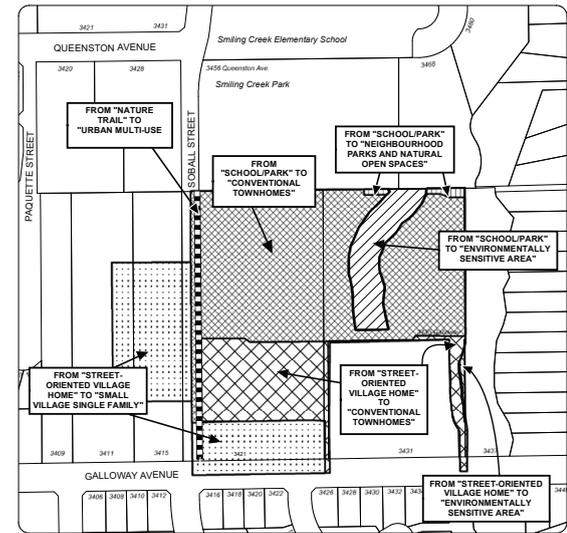
PROJ 21-131_SCHEDULE_A_RZ_OY

Item 2 Addresses: 3409, 3411, 3415, 3421 and 3435 Galloway Avenue

The intent of **Bylaw No. 5307, 2023** is to amend *Citywide Official Community Plan Bylaw No. 3479, 2001* to amend the land use designation of portions of the subject properties as outlined in black on the map marked Schedule 'A' to *Bylaw No. 5307, 2023* from Small Village Single Family, Street Oriented Village Home, and School/Park to Conventional Townhomes, Small Village Single Family, Neighbourhood Parks and Natural Open Spaces, and Environmentally Sensitive Area. The amendment will also replace a planned "Nature Trail" located within 3421 and 3435 Galloway Avenue with an "Urban Multi-use Trail" to be located on the east side of Soball Street.

The intent of **Bylaw No. 5308, 2023** is to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* to rezone portions of the subject properties as outlined in black on the map marked Schedule 'A' to *Bylaw No. 5308, 2023* from RS-2 One-Family Suburban Residential to RS-7 Small Village Single Family Residential and P-5 Special Park.

If approved, the application would facilitate the development of 29 single family residential lots, 5 duplex lots, one Streamside Protection and Enhancement Area (SPEA) lot, and one park lot.



SCHEDULE 'A' TO
BYLAW 5307, 2023



PROJ 22-067_Schedule_A_OC_LR



SCHEDULE 'A' TO
BYLAW 5308, 2023



22-067_Schedule_A_RZ_CJ

City of Coquitlam

NOTICE OF PUBLIC HEARING

Item 3 **Addresses: 595, 597, 601, 605 and 609 Westley Avenue, 639 Elmwood Street, and 600, 604, 606, 612 and 616 Kemsley Avenue**

The intent of **Bylaw No. 5313, 2023** is to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* to rezone the subject properties as outlined in black on the map marked Schedule 'A' to *Bylaw No. 5313, 2023* from RS-1 One-Family Residential to CD-44 Comprehensive Development Zone – 44.

If approved, the application would facilitate the consolidation of the subject properties and the development of a 38-storey market residential tower with 364 units, a six-storey market residential building with 40 units, and two six-storey rental buildings with 163 units (137 market rental and 26 below-market rental).



**SCHEDULE 'A' TO
BYLAW 5313, 2023**

Coquitlam

22-095 605 Westley Ave

How do I find out more information?

For copies of supporting staff reports and the bylaws, please visit www.coquitlam.ca/publichearing.

For additional information and any relevant background documentation, contact the Planning and Development Department by email at planninganddevelopment@coquitlam.ca or by phone at 604-927-3430. You may also visit the Planning and Development Department in person at 3000 Guildford Way, Coquitlam, BC, during the hours of 8:00 a.m. to 5:00 p.m. from Monday to Friday excluding statutory holidays.

How do I provide input?

Prior to the Public Hearing written comments may be submitted to the City Clerk's Office in one of the following ways:

- Email: clerks@coquitlam.ca;
- Fax: to the City Clerk's Office at 604-927-3015; or
- In person: Attn: City Clerk's Office, City Hall at 3000 Guildford Way:
 - To the City Clerk's Office front desk, which is located on the second floor of City Hall; or
 - Place in either one of two City Hall drop boxes located at the underground parking entrance or by the main entrance facing Burlington Drive.

To afford Council an opportunity to review your submission, please ensure that you forward it to the City Clerk's Office **prior to noon on the day of the hearing**. Please note that the drop boxes will be emptied shortly after 12:00 p.m. and not checked again prior to the hearing.

Written submissions provided in response to this consultation, including names and addresses, will become part of the public record which includes the submissions being made available for public inspection at Coquitlam City Hall and on our website at www.coquitlam.ca/agendas. If you require more information regarding this process, please call the City Clerk's Office at 604-927-3010.

If you would like to provide a verbal submission, please register as far in advance of the meeting as possible. Instructions and registration information can be found at www.coquitlam.ca/publichearing. You can also contact the City Clerk's Office for more information at clerks@coquitlam.ca or call 604-927-3010. The City Clerk's Office will compile a speakers list for each item. Everyone will be permitted to speak at the Public Hearing but those who have registered in advance will be given first opportunity.

Please also be advised that video recordings of Public Hearings are streamed live and archived on the City's website at www.coquitlam.ca/webcasts.

Please note that Council may not receive further submissions from the public or interested parties concerning any of the bylaws described above after the conclusion of the Public Hearing.

Katie Karn, City Clerk