

**Minutes of a Special Meeting of Council,
held in Council Chambers on Wednesday November 18, 2015**

Present: Mayor P. Ives
Councillors R. Arnott, K. Grant, M. Grant,
H. MacKinnon, B. Price, M. Swift

Absent: Nil

Call to Order:

The Public Hearing was called to order at 6:40 p.m.

There were 2 members of the public in attendance.

1. PUBLIC HEARING STATEMENT

Mayor Ives made the following statement:

This Public Hearing is hereby convened pursuant to Section 890 of the Local Government Act for the purpose of hearing representations from those persons who believe that their interest is affected by the proposed Comox Zoning Amendment Bylaw No. 1814, Comox Phased Development Agreement Authorization Bylaw No. 1818 and Development Variance Permit DVP 15-6. The proposed bylaws have received first and second readings, but have not passed third reading or been adopted by Council.

Notices of this Public Hearing have been published in accordance with the requirements of the Local Government Act. Also, a copy of the proposed bylaws and development variance permit application, supporting documentation and any submissions to Council received from the public have been available for inspection at Comox Town Hall as required by the Local Government Act.

To maintain order and to ensure everyone a reasonable opportunity to be heard, I ask that each person wishing to speak first sign the Speaker's List, located at the desk of the Clerk. Once called by the Chair, please begin your presentation to Council by clearly stating your name and address. Please make your presentation as brief as possible. After all have had an opportunity to be heard, anyone wishing to have further input may once again sign the Speaker's List.

Council will not debate with each other or members of the public. Council will not answer questions; we are here to hear from you. Technical questions may be directed by the Chair to the staff.

Everyone will be given a reasonable opportunity to be heard at this meeting. No one will be, or should feel, discouraged or prevented from making his or her views heard. Please refrain from any conduct that would intimidate others or discourage them from speaking.

a. Application Summary – Rezoning Application RZ 15-6 (1918 Holly Place)

Mayor Ives read the application summary:

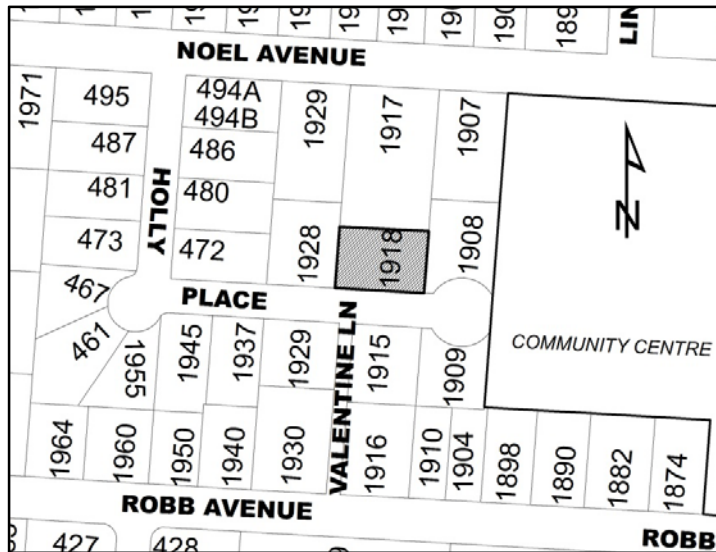
Comox Zoning Amendment Bylaw No. 1814

a) Comox Zoning Amendment Bylaw No. 1814

In general terms, the purpose of Comox Zoning Amendment Bylaw No. 1814 is to amend the zoning of 1918 Holly Place from R1.1 Single-family to R3.2 Single-Family/Secondary Suite – 450m² Parcel.

b) Comox Phased Development Agreement Authorization Bylaw No. 1818:
Holly Place

In general terms, the purpose of Comox Phased Development Agreement Authorization Bylaw No. 1818: Holly Place is to establish a Phased Development Agreement between the developer and the Town of Comox for the provision of amenities (Sustainable construction standards and \$9,500 contribution toward Valentine Lane pathway upgrades, or sidewalk construction on Holly Place, at the discretion of the Town) for the development at 1918 Holly Place. It will limit the Town's ability to change uses, density, and parcel restrictions for a term of 10 years and may be assigned to another developer.



c) Development Variance Permit Application DVP 15-6

In general terms, the purpose of the Development Variance Permit Application is to vary the Town of Comox Subdivision and Development Servicing Bylaw, 1261, as follows:

- to decrease road allowance width from 20.0 metres to 15.0 metres;
- to change the type of curb from roll-over to no curb on an urban road;
- to change the number of sidewalks for a local urban road from both sides to none, and
- to not require underground wiring along the frontage of the subject property.

b. Public Hearing Submissions

Mayor Ives made the following statement:

1. Written – To ensure that written submissions are included in the minutes of the meeting, please ensure that all are submitted to the desk of the Clerk before the end of the meeting.
2. Verbal – The proposed bylaws and development variance permit are now open for discussion.

c. Close of Agenda Item

There being no speakers on the speaker's list, Mayor Ives made the following statement:

I would remind those present that legal considerations prevent the members of Council from considering any representations made after the closing of this Public Hearing

Before closing the Public Hearing, I am going to call three times for any further speakers on any of the matters contained in the proposed bylaws and development variance permit application.

For the first time, is there anyone who wishes to make any further representations?

For the second time, is there anyone who wishes to make any further representations?

For the third time, is there anyone who wishes to make any further representations?

There being no further speakers, I declare this Public Hearing closed.

The Public Hearing closed at 6:43 p.m.

2. OTHER ITEMS:

a. Rezoning Application: RZ 15-6 (1918 Holly Place)

1. *That Comox Zoning Amendment Bylaw No. 1814 be given Third Reading.*

(15.284 -- CARRIED)

2. *That Comox Zoning amendment Bylaw No. 1814 be Adopted.*

(15.285 -- CARRIED)

b. Comox Phased Development Agreement Authorization bylaw No. 1818: Holly Place

1. *That Comox Phased Development Agreement Authorization Bylaw No. 1818:
Holly Place be given Third Reading.*

(15.286 -- CARRIED)

2. *That Comox Phased Development Agreement Authorization Bylaw No. 1818:
Holly Place be Adopted.*

(15.287 -- CARRIED)

c. Development Variance Permit Application DVP 15-6 (1918 Holly Place)

That Development Variance Permit DVP 15-6 be issued.

(15.288 -- CARRIED)

Adjournment:

The Special Meeting of Council adjourned at 6:43 p.m.

Certified correct pursuant to Section 97 of the Local Government Act.

"Paul Ives"

MAYOR

"Richard Kanigan"

CORPORATE OFFICER

Certified fair and accurate pursuant to Section 890(7) of the Local Government Act.



DEPUTY CORPORATE ADMINISTRATOR