



# REPORT

To: Chair and Directors

Report Number: DS-BRD-160

From: Kathy Suggitt, General Manager of Development Services

Date: June 10, 2021

Subject: Zoning Amendment Bylaw No. 2368, 2021, PRRD File No. 20-016 ZN

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## **RECOMMENDATION: [Corporate Unweighted]**

That the Regional Board adopt Zoning Amendment Bylaw No. 2368, 2021, to rezone the property identified as PID 027-088-821 from R-5 (Residential 5 Zone) to R-4 (Residential 4 Zone).

## **BACKGROUND/RATIONALE:**

### **Proposals**

To adopt Zoning Amendment Bylaw No. 2368, 2021, to rezone the subject property from R-5 (Residential 5 Zone) to R-4 (Residential 4 Zone) in the PRRD Zoning Bylaw No. 1343, 2001, with the intent to subdivide the subject property into three  $\pm$  2.1 ha lots.

### **File Details**

Owner: Darlene & William Smith  
Area: Electoral Area D  
Location: Briar  
Legal: Lot 2 of Section 14, Township 78, Range 14, W6M, PRD, Plan BCP30281  
PID: 027-088-821  
Civic Address: 181 East Pouce Road  
Lot Size: 6.3 ha (15.7 ac)

### **Summary of Procedure**

Zoning Amendment Bylaw No. 2368, 2021 was read for a third time on February 25, 2021. The applicant was required to provide the Ministry of Transportation and Infrastructure a signed covenant restricting any access to Highway 49, prior to approving the Bylaw. The applicant has entered the required Section 219 land use covenant agreement with MoTI, who provided written approval for the bylaw on May 27, 2021.

## **ALTERNATIVE OPTIONS:**

1. That the Regional Board provide further direction.

## **STRATEGIC PLAN RELEVANCE:**

☒ Not Applicable to Strategic Plan.

## **FINANCIAL CONSIDERATION(S):**

None at this time.

**COMMUNICATIONS CONSIDERATION(S):**

The Regional Board's decision will be communicated to the applicant.

**OTHER CONSIDERATION(S):**

None at this time.

**Attachments:**

1. Zoning Amendment Bylaw No. 2368, 2021

**External Links**

1. [Report- Zoning Amendment Bylaw No. 2368, 2021, PRRD File No. 20-016 ZN](#)