

DEVELOPMENT AND PLANNING SERVICES COMMITTEE

Minutes of a Meeting of the Development and Planning Services Committee of the City of Salmon Arm held by electronic means by Ministerial Order M192, on Monday, **August 16, 2021.**

PRESENT:

Mayor A. Harrison (participated remotely)
Councillor C. Eliason (participated remotely)
Councillor T. Lavery (participated remotely)
Councillor D. Cannon (participated remotely) (entered the meeting at 8:01 a.m.)
Councillor S. Lindgren (participated remotely)
Councillor K. Flynn (participated remotely)

Acting Deputy Chief Administrative Officer/Director of Engineering
& Public Works R. Niewenhuizen (participated remotely)
Director of Development Services K. Pearson (participated remotely)
Recorder C. Simmons (participated remotely)

ABSENT:

Councillor L. Wallace Richmond

1. CALL TO ORDER

Mayor Harrison called the meeting to order at 8:00 a.m.

2. ACKNOWLEDGEMENT OF TRADITIONAL TERRITORY

Mayor Harrison read the following statement: "We acknowledge that we are gathering here on the traditional territory of the Secwepemc people, with whom we share these lands and where we live and work together".

3. REVIEW OF THE AGENDA

Item 5.2 Zoning Amendment Application No. ZON-1219 [DeMille's Farm Market; Text Amendment; Addition of Licensee Retail Store in C-8 Zone] be moved to follow item 5.3 Zoning Amendment Application No. ZON-1205 [Optland, D.; 4091 Highway 97B SE; A-2 to M-1.

Councillor Cannon entered the meeting at 8:01 a.m.

4. DISCLOSURE OF INTEREST

Councillor Flynn declared a conflict of interest with item 5.2 as the applicant is a client of his firm.

Mayor Harrison recognized the efforts of the firefighters and emergency services personal during the time.

5. REPORTS**1. Development Variance Permit Application No. VP-537 [Shott, B.; 830 30 Street SE; Setback requirements]**

Moved: Councillor Eliason

Seconded: Councillor Lavery

THAT: the Development and Planning Services Committee recommends to Council that Development Variance Permit No. 537 be authorized for issuance for Lot 17, Section 18, Township 20, Range 9, W6M, KDYD, Plan 14512 to vary Zoning Bylaw No. 2303 as follows:

1. Section 13.14.3 - Interior Side Parcel Line Setback reduction from 2.0 m to 1.6 m (east parcel line) to facilitate conversion of an existing detached garage into a detached suite.

CARRIED UNANIMOUSLY

3. Zoning Amendment Application No. ZON-1205 [Optland, D.; 4091 Highway 97B SE; A-2 to M-1]

Moved: Councillor Eliason

Seconded: Councillor Cannon

THAT: the Development and Planning Services Committee recommends to Council that a bylaw be prepared for Council's consideration, adoption of which would amend Zoning Bylaw No. 2303 by rezoning Lot C, Section 5, Township 20, Range 9, W6M, KDYD, Plan 12843 Except Plan H10964 from A-2 (Rural Holding Zone) to M-1 (General Industrial Zone).

AND THAT: final reading of the Zoning Bylaw be withheld subject to:

1. Registration of a Section 219 Covenant and survey plan to secure road reserve aligned with the road network plan attached as Appendix 9 to the staff report dated August 11, 2021; and
2. Approval by the Ministry of Transportation and Infrastructure.

Councillor Flynn left the meeting at 8:10 a.m. and returned at 8:11 a.m.

D. & C. Optland, the applicants, requested clarification to the requirements of the applicants for building the proposed road. They were available to answer questions from the Committee.

CARRIED UNANIMOUSLY

Councillor Flynn declared a conflict of interest and left the meeting at 8:27 a.m.

5. REPORTS – continued

2. Zoning Amendment Application No. ZON-1219 [DeMille’s Farm Market; Text Amendment; Addition of Licensee Retail Store in C-8 Zone]

Moved: Councillor Lavery

Seconded: Councillor Lindgren

THAT: the Development and Planning Services Committee recommends to Council that a bylaw be prepared for Council’s consideration, adoption of which would amend Zoning Bylaw No. 2303 as follows:

1. Section 22 – C-8 – Farm Produce Commercial Zone

Add a subsection to section 22.3 Permitted Uses – and renumber the balance accordingly; and

.2 – licensee retail store

AND THAT: final reading of the Zoning Bylaw be withheld subject to approval by the Ministry of Transportation and Infrastructure.

CARRIED UNANIMOUSLY

6. PRESENTATIONS

7. FOR INFORMATION

8. CORRESPONDENCE

9. ADJOURNMENT

Moved: Councillor Cannon

Seconded: Councillor Lavery

THAT: the Development and Planning Services Committee meeting of August 16, 2021, be adjourned.

CARRIED UNANIMOUSLY

The meeting adjourned at 8:35 a.m.

“A. HARRISON”
Mayor Alan Harrison
Chair

Minutes received as information by Council at their Regular Meeting of August 23, 2021.