

**From:** [C. Fast](#)  
**To:** [Clerk's Office](#)  
**Cc:** [Democracy Direct](#)  
**Subject:** RE: Changes to Zoning in White Rock's Town Centre  
**Date:** April 10, 2021 11:54:04 AM

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Mayor and Council

As a tax paying resident of White Rock who after having studied the Town Centre paperwork AND doing an area walkaround I want to register my opposition to this proposal. White Rock will hopefully not become another West End and these building height proposals, although the dream of one former Mayor and Council, do not fit into our 'City by the Sea'. The current construction of 25 and 26 storey buildings along with the Miramar have confirmed just how out of place these are in our beach town.

Attached please find changes to the proposals which I'd like made public as maximums and which would include restrictions as to design, site lines and consideration to the existing buildings current views and sunlight. Thank you for this opportunity and for your consideration as I trust that you'll do what the residents and not the developers desire.

Regards

Charles Fast  
1130 Finlay St,  
White Rock, BC  
V4B 4K8



# CHANGES TO ZONING IN WHITE ROCK'S TOWN CENTRE

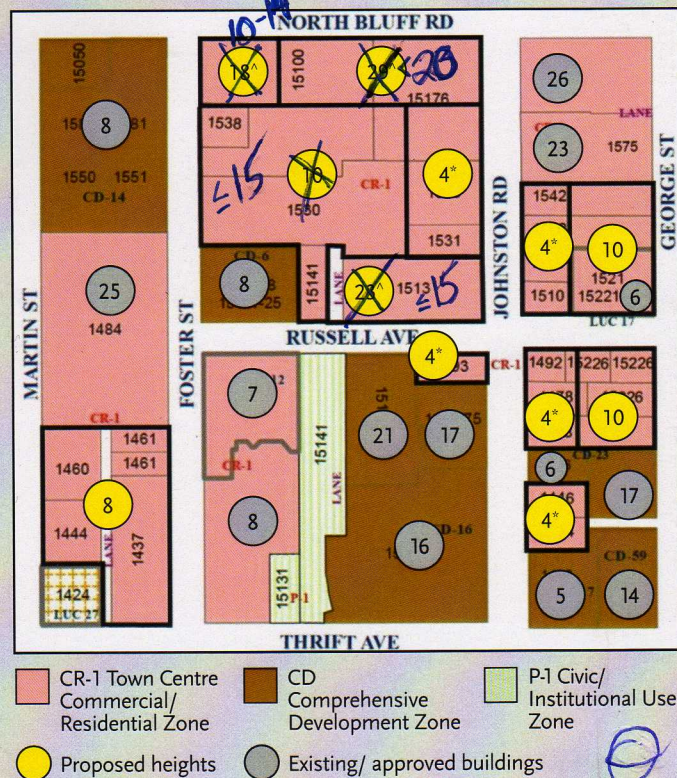
## The City of White Rock has proposed a zoning amendment to the Town Centre Area Zone (CR-1).

The Zoning Bylaw Amendment pertains to the CR-1 zoned lands illustrated in pink.

Changes in this zoning amendment, if approved, will include:

- Reducing maximum density
- Encouraging more affordable housing choices and employment uses
- Requiring more green spaces as part of development
- Lowering overall building heights (current maximum height is 80.7 metres, approx. 25-26 storeys). Proposed heights are indicated in yellow circles on map in number of storeys.
- Reinforcing the lower-scale, pedestrian-focused experience on Johnston Road
- Requiring adaptable, accessible-ready housing

For more information regarding the proposed amendments, please visit [whiterockcity.ca/CR1](http://whiterockcity.ca/CR1)



(\*) indicates where max. height of four storeys is permitted where the top level is set back 2.0 metres from the floors below and the overall building is setback a min. of 7.0m from the lot line adjacent to Johnston Road – otherwise max. height is three storeys (10.7m);

(^ ) indicates where the max. height of 10 storeys may be increased to the number of storeys illustrated in the map subject to the provision of an on-site amenity (e.g., City-owned conference centre, art gallery, or City Hall) in addition to an amenity contribution as set out in the CR-1 Zone.

## Ways to participate in the virtual Public Hearing Monday, April 19, 2021 at 6 p.m.

### SEND WRITTEN SUBMISSIONS BEFORE THE PUBLIC HEARING

- Send an email to [clerksoffice@whiterockcity.ca](mailto:clerksoffice@whiterockcity.ca), subject line: "Bylaw 2376 (CR-1 Town Centre Revisions)".
- Send mail to the Director of Corporate Administration, White Rock City Hall, 15322 Buena Vista Ave. White Rock, B.C. V4B 1Y6.
- Drop mail at City Hall's secure drop box, left of the front door of 15322 Buena Vista Ave.

Submit written comments by noon, April 19, 2021.

### SPEAK AT THE PUBLIC HEARING BY PHONE

No need to pre-register. Just follow these instructions:

- Call 778-736-1164
- Enter the Conference ID # when prompted: 624916385#.
- Stay in the virtual waiting room and watch the hearing on the City's Livestream at [whiterockcity.ca/agenda](http://whiterockcity.ca/agenda).
- When it's your turn to speak, you'll be prompted that you're entering the meeting.
- You have up to five minutes to make your comments to Council.

**WATCH THE MEETING AT [WHITEROCKCITY.CA/AGENDA](http://WHITEROCKCITY.CA/AGENDA)** For information on the meeting process call 604-541-2127

[WHITEROCKCITY.CA](http://WHITEROCKCITY.CA)

**WHITE ROCK**  
*City by the Sea!*