

NOTICE OF PUBLIC HEARING – OCTOBER 18, 2021

TEMPORARY USE PERMIT: 21-019

CIVIC ADDRESS: 1589 MAPLE STREET

PURPOSE: Temporary Use Permit (TUP), TUP 21-019, is requesting an extension of TUP 18-001, which permits the temporary sales centre and construction site office, and associated off-street parking located at 1589 Maple Street. Both the sales centre and construction site office are tied to the on-going development of the Altus building located at 1526 Finlay Street, being immediately west of the property subject to this TUP request. At Council's request the TUP will be limited to a period of one (1) year from issuance whereas the Local Government Act does allow for consideration of a TUP for a maximum of three years.



Documents:

Author	Document	Item #
Director of Planning and Development Services	Land Use and Planning Committee corporate report dated September 20, 2021	R-1
Corporate Administration Department	Minutes – Various Extracts	R-2

Written Submissions:

Author	Date Received	Resident?	Status	Item #
None to date.				

THE CORPORATION OF THE
CITY OF WHITE ROCK

15322 BUENA VISTA AVENUE, WHITE ROCK, B.C. V4B 1Y6

**NOTICE OF PUBLIC MEETING
MONDAY, OCTOBER 18, 2021**

NOTICE is hereby given that the Council of the City of White Rock will hold an opportunity for public participation for a Public Meeting on **MONDAY, OCTOBER 18, 2021** at **5:00 P.M.** in accordance with the *Local Government Act* and the Planning Procedures Bylaw. All persons who deem their interest in property is affected by the proposed application shall be afforded an opportunity to be heard **in person, by telephone or by forwarding written submissions** reflecting matters contained in the proposed application that is the subject of the Public Meeting. At the Public Meeting, Council will hear and receive submissions from interested persons in regard to the application listed below:

TEMPORARY USE PERMIT: 21-019

CIVIC ADDRESS: 1589 MAPLE STREET (SEE SITE MAP ATTACHED)

PURPOSE: Temporary Use Permit (TUP), TUP 21-019, is requesting an extension which permits the temporary sales centre and construction site office, and associated off-street parking located at 1589 Maple Street. Both the sales centre and construction site office are tied to the on-going development of the Altus building located at 1526 Finlay Street, being immediately west of the property subject to this TUP request. At Council's request the TUP will be limited to a period of one (1) year from issuance.

Further details regarding the subject of the Public Meeting may be obtained from the City's Planning and Development Services Department at City Hall by contacting 604-541-2136 | planning@whiterockcity.ca.

To participate in the Public Meeting, please review the options below:

1. Submit written comments to Council:

You can provide your submission (comments or concerns) by email to clerksoffice@whiterockcity.ca or by mail to Mayor and Council, 15322 Buena Vista Avenue, White Rock, BC, V4B 1Y6. The deadline to receive submissions is by **12:00 p.m. on the date of the Public Meeting, October 18, 2021.**

You may forward your submissions by:

- Mailing to White Rock City Hall, 15322 Buena Vista Avenue, White Rock, BC V4B 1Y6, or hand delivery to the Corporate Administration Office; or,
- Emailing the Mayor and Council at clerksoffice@whiterockcity.ca with the following noted in the subject line: **PM 2 – TUP 21-019 (1589 Maple Street)**

2. You may register to speak to a Public Meeting item via telephone:

Registration will be open from 12:00 p.m. to 4:00 p.m. on the date of the Public Meeting, October 18, 2021. Registration will only be available during this time. Once you register, you will be sent an email with further instructions.

Register to speak by emailing clerksoffice@whiterockcity.ca or calling 604-541-2127.

Please note the following instructions when you call in:

- You will be put on hold in a queue for the respective item, and you will be connected when it is your turn to speak. **If you hang up during this time, you will lose your place in the queue.** You may watch the Council meeting through the City's Live Stream while you are on hold.
- Your comments must be relevant to the application (bylaw) being considered at the Public Meeting
- You will have 5 minutes to speak
- **While speaking turn off all audio of the meeting. Note:** There is a **1-minute delay** in the live stream so please listen to the cues given over the phone
- **Do not put your phone on speaker phone**
- Once you make your comments to Council, the call will end quickly so that the next speaker can join the meeting

If you miss the noted registration period, please watch the live meeting at the following link: whiterockcity.ca/Agendas as there will be an opportunity for you to call in for a limited period of time.

3. You may attend the Public Meeting in person:

The City of White Rock will be following guidelines from the Provincial Health Officer and are permitted to hold public meetings at half meeting room capacity. Members of the public who wish to speak will be provided an opportunity to do so in Council Chambers at City Hall. Due to a limited seating capacity you may need to wait in the lobby of City Hall until it is your turn to speak.

Please note that masks are required when in City Hall.

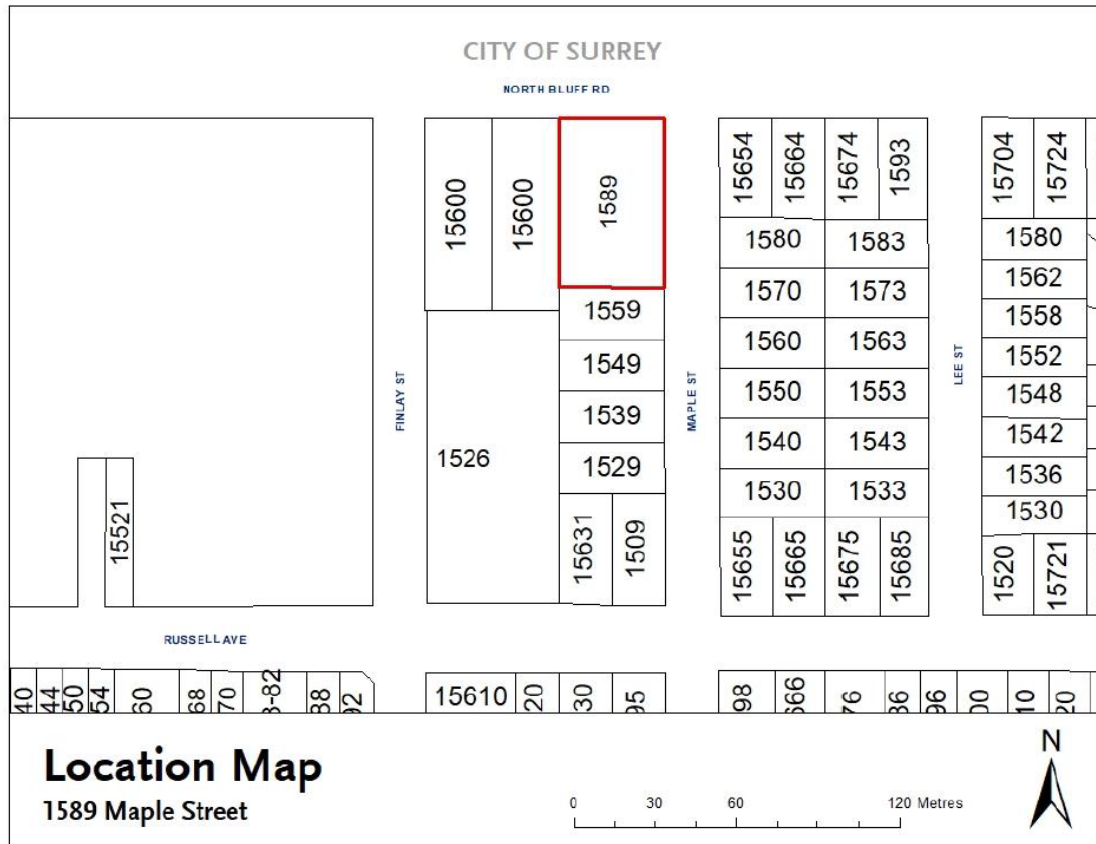
Note: Correspondence that is the subject of a Public Hearing, Public Meeting, or other public processes will be included, in its entirety, in the public information package and will form part of the public record. Please contact the Corporate Administration Department at 604-541-2127 (or include a request on your written submission) if you have any concern with your personal information being included in the public information package.

Council shall not receive further submissions from the public or interested persons concerning the bylaws/applications after the Public Meeting has been concluded.

The meeting will be streamed live and archived through the City's web-streaming service.

The proposed application and associated reports can be viewed online on the agenda and minutes page of the City website, www.whiterockcity.ca, under Council Agendas from October 5, 2021, until October 18, 2021. **If you are unable to access the information online, please contact the Corporate Administration department at 604-541-2212, between the hours of 8:30 a.m. and 4:30 p.m., or leave a voicemail and staff will ensure you have the information made available to you.**

Site Map: 1589 Maple Street



October 5, 2021

Tracey Arthur, Director of Corporate Administration

THE CORPORATION OF THE
CITY OF WHITE ROCK
CORPORATE REPORT



DATE: September 20, 2021

TO: Land Use and Planning Committee

FROM: Carl Isaak, Director, Planning and Development Services

SUBJECT: Extension of Temporary Use Permit - 1589 Maple Street (TUP 21-019)

RECOMMENDATION

THAT the Land Use and Planning Committee direct staff to host a public meeting regarding Temporary Use Permit No. 21-019, for the extension of a temporary sales centre and construction site office at 1589 Maple Street.

EXECUTIVE SUMMARY

The City of White Rock has received an application for an extension to Temporary Use Permit (TUP), TUP 18-001, to allow a temporary sales centre and construction site office, and associated off-street parking to be located at 1589 Maple Street. Both the sales centre and construction site office are tied to the on-going development of the Altus building located at 1526 Finlay Street, being immediately west of the property subject to this TUP request.

Staff are generally supportive the application to extend the TUP, recognizing the need to accommodate off-street parking associated with tradespersons working on the Altus building in addition to the need for a site to support the marketing of the building. It is not anticipated that the sales centre or the construction site office will generate any further traffic or parking management impacts nor will the continuation of the use result in any land use conflicts.

PREVIOUS COUNCIL DIRECTION

Motion # & Meeting Date	Motion Details
2018-093 March 5, 2018	THAT Council approves Temporary Use Permit No. 18-001 for 1569-89 Maple Street and 15630 North Bluff Road as circulated within this Council agenda.

INTRODUCTION/BACKGROUND

The City of White Rock has received an application from Oviedo Properties Ltd. for an extension to Temporary Use Permit (TUP) No. 18-001. The permit, if approved, will allow for the continuous use of the 'Altus' development sales centre and construction site office, and associated off-street parking currently located at 1589 Maple Street (See Appendix A – Location and Ortho Maps). The property subject to this permit application is located on the same block as the 13-storey mixed-use

Altus development. A TUP was issued for the requested use in 2018; a copy of this permit is provided in Appendix B to this corporate report.

Under the *White Rock Zoning Bylaw, 2012, No. 2000*, the current RS-1 zoning of the subject properties does not allow for the use of modular buildings as a construction site office or temporary sales centre to market units. A TUP is required to permit the placement of the modular buildings on the properties, and to allow their use as a temporary sales centre and construction site office. The sales centre is approximately 270 square metres (2,900 square feet) in area, and the construction site office is approximately 53 square metres (580 square feet) in area. The applicant has provided eighteen (18) off-street parking spaces for the sales centre, and nine (9) off-street parking spaces for the construction site office. A draft copy of proposed TUP 21-019 is included as Appendix C.

Land Use and Location

The property currently houses the temporary sales centre, construction and associated off-street parking spaces, and the surrounding area is primarily residential in nature, with detached dwellings to the north (City of Surrey) south and west, and a BC Hydro Sub Station to the west, with Peace Arch Hospital beyond.

The location of the temporary sales centre is close to both the North Bluff Road and Maple frontages, providing visibility to the sales centre. The construction site office is located further away from the street and is secured with fencing.

Tree Management

The subject property is subject to *White Rock Tree Management Bylaw, 2008, No. 1831*. A Tree Management Permit has been issued for the demolition of the detached houses in 2018, and the mature (98cm diameter) Red Oak tree at the north east corner of the site has been retained, and the siting of the temporary buildings will allow for its retention, as well as all trees on adjacent properties and within the City road allowance.

Decommissioning Requirements

The requested TUP would, if approved, grant a three-year extension to TUP 18-001. Following this period, the permit would lapse and the use would have to be discontinued. The City is currently holding securities in the amount of \$30,400, which is 125% of the estimated cost (\$24,351), to have the land restored. This restoration would include the removal of the temporary buildings and fencing as well as the placement of topsoil and hydroseeding. This work must be completed prior to the expiration of the Temporary Use Permit, and in the event that the applicant fails to do so the City may use the security to have the work done. It is noted that the surficial restoration of the property would not be required if a building permit for new development is issued before the term of the TUP lapses.

Planning Review

Staff support the application for a Temporary Use Permit for a temporary sales centre and construction site office at 1589 Maple Street. The proposal will accommodate the needs of the applicant to market the Altus project close to the subject site and provide sufficient off-street parking for both prospective buyers and contractors associated with the Altus project. It is not anticipated that the sales centre or the construction site office will generate any further traffic or parking management impacts nor will the on-going use result in any issues of incompatibility.

COMMUNICATION AND COMMUNITY ENGAGEMENT IMPLICATIONS

On September 9, 2021 a Public Information Meeting (PIM) was held to raise awareness of the application. There were 60 letters delivered to property owners and occupants within 100 metres

of the subject property, including on the City of Surrey side of North Bluff Road. The meeting was advertised in the Peace Arch News on August 26, 2021 and September 2, 2021. There were no attendees at the September 9, 2021 PIM.

INTERDEPARTMENTAL INVOLVEMENT/IMPLICATIONS

The application was referred to the Planning, Building, Engineering, Operations, Fire, and Parking Departments. The Building department noted the following:

- As the building permits issued for the sales centre are tied to the time frame of the Temporary Use Permit, building permit extension fees are to be paid on all related Construction permits for the sales centre.

No other issues were identified.

OPTIONS / RISKS / ALTERNATIVES

The Land Use and Planning Committee can recommend that Council:

1. Direct staff to schedule a Public Meeting for consideration of the Temporary Use Permit;
2. Deny the Temporary Use Permit;
3. Defer the application subject to specific direction being provided to Staff.

Staff recommend Option 1 which is incorporated into the recommendations at the beginning of this corporate report.

CONCLUSION

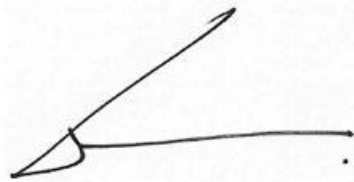
Staff support the application for the extension of the Temporary Use Permit (TUP) for the continuous use of the Altus development sales centre and construction site office at 1589 Maple Street. The temporary buildings will be removed after the expiry of the Temporary Use Permit. It is not anticipated that the continuous use of the sales centre will create any traffic or parking management problems as on-site parking is provided for the centre, and the construction site office and associated parking will assist in mitigating construction parking impacts.

Respectfully submitted,



Carl Isaak, RPP, MCIP
Director, Planning and Development Services
Comments from the Chief Administrative Officer

I concur with the recommendation of this corporate report.

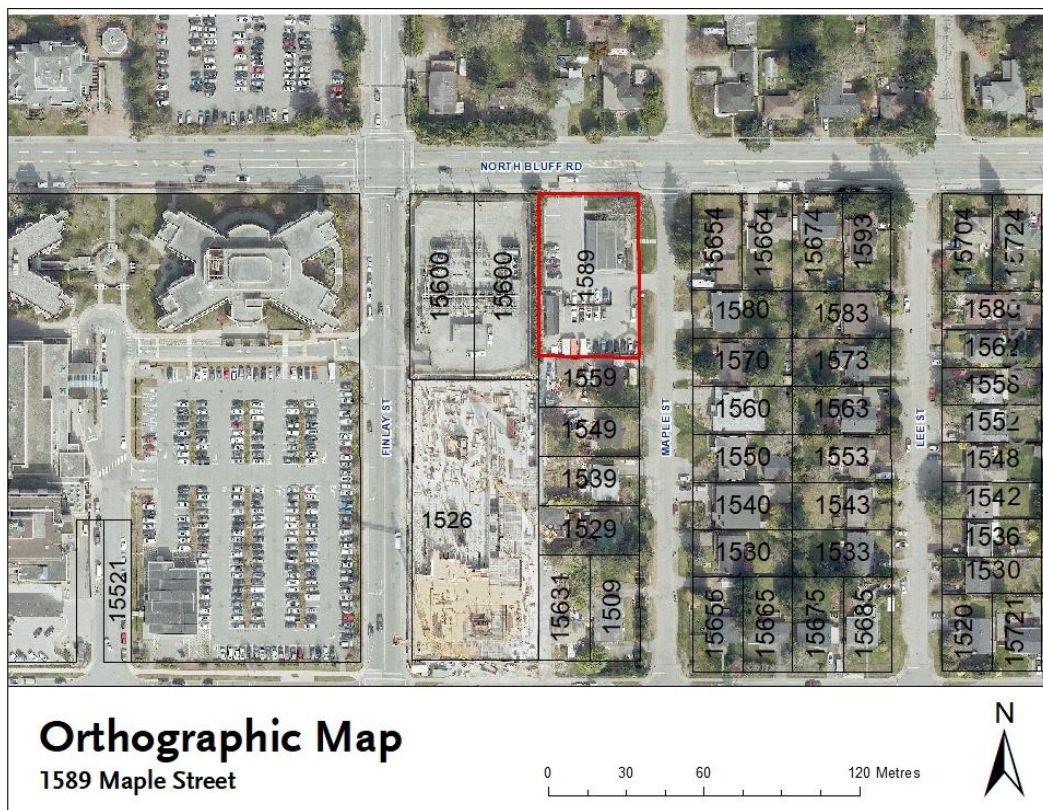
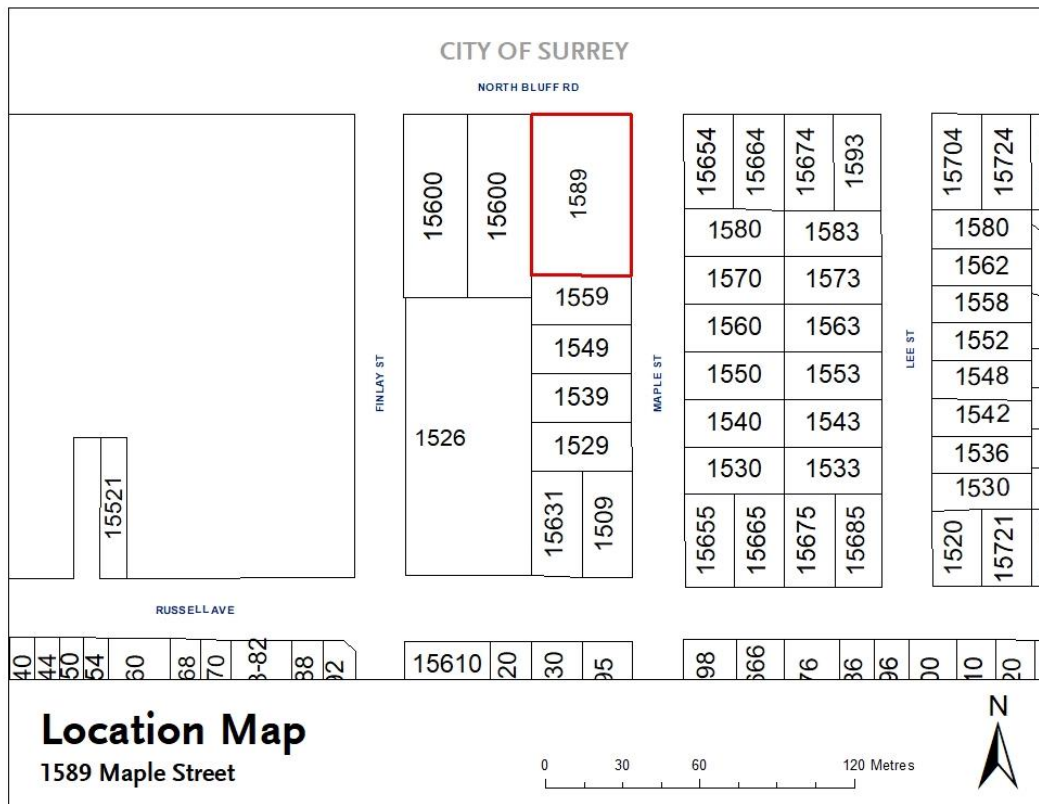


Guillermo Ferrero
Chief Administrative Officer

Appendix A: Location and Ortho Photo Maps
Appendix B: Temporary Use Permit No. 18-001
Appendix C: Draft Temporary Use Permit No. 21-019

APPENDIX A

Location and Ortho Maps



APPENDIX B

Temporary Use Permit No. 18-001

APPENDIX C

Draft Temporary Use Permit No. 21-019

THE CORPORATION OF THE
CITY OF WHITE ROCK

TEMPORARY USE PERMIT NO. 18-001



1. This Temporary Use Permit No. 18-025 is issued to Oviedo Properties Ltd. as the owner (hereinafter called the "Permittee") and shall apply only to ALL AND SINGULAR those certain parcels or tracts of land and premises situate, lying and being in the City of White Rock, in the Province of British Columbia, and more particularly known and described as:

Legal Description:

Lot 2, Section 11, Township 1, New Westminster District Plan 16655

PID: 010-236-511

(Civic: 1569 Maple Street)

Lot 1 Except: Parcel "M" (Bylaw Plan 30172), Section 11 Township 1 New Westminster District Plan 16655

PID: 010-236-473

(Civic: 1589 Maple Street)

Parcel "A" (Explanatory Plan 14134) North Half Block 34B Section 11, Township 1, New Westminster District Plan 1334

PID: 011-761-148

(Civic: 15630 North Bluff Road)

As indicated on Schedule A

(hereinafter referred to as "the Lands").

2. This Temporary Use Permit No. 18-001 is issued pursuant to the authority of Sections 492 and 493 of the *Local Government Act, R.S.B.C. 2015, Chapter 1* as amended, the "White Rock Zoning Bylaw, 2012, No. 2000" as amended; and in conformity with the procedure prescribed by the "City of White Rock Planning Procedures Bylaw, 2017, No. 2234" as amended.
3. Except as otherwise authorized by this permit, the terms, conditions and guidelines as set out in the "White Rock Zoning Bylaw, 2012, No. 2000" as amended shall apply to the Lands covered by this Temporary Commercial Use Permit:

a) Permitted Temporary Uses

- (i) A temporary sales centre to market real estate units, and associated off-street parking
- (ii) Advertising structures associated with the marketing of real estate units; and
- (iii) A temporary construction site office for the related real estate developments, and associated off-street parking, shall be permitted as a temporary uses.

b) Dimensions and Siting of Buildings

- (i) The building that houses the temporary sales centre must generally comply with the following plans:

Schedule B	Site Plan
Schedule C	Building Elevations
- (ii) The temporary sales centre must be sited a minimum of 9.0 metres from North Bluff Road line and 5.0 metres from Maple Street.
- (iii) The construction site office must be a site a minimum of 2.0 metres from the south property boundary and 2.0 metres from the west property boundary.
- (iv) The temporary buildings and structures may encroach on lot lines internal to the Lands.
- (v) Advertising structures may be sited on any portion of the subject properties but shall not interfere with the safe use of the street by vehicles or pedestrians, impede traffic or interfere with the use or visibility of any traffic control device or other equipment installed by the City or by a utility company, to the satisfaction of the Director of Planning and Development Services.

4. Terms and Conditions:

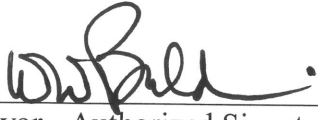
- a) Except as otherwise specified in this permit, all siting, construction, and use shall be in accordance with the provisions of the “White Rock Zoning Bylaw, 2012, No. 2000” as amended;
- b) The permittee must obtain a building permit and comply with the requirements of the BC Building Code for the construction of the temporary sales centre and the construction site office;
- c) The permittee must obtain a Tree Management Permit with the City as required by the “White Rock Tree Management Bylaw, 2008, No. 1831” and amendments thereto;
- d) Tree removal or impacts to the critical root zone of Tree 3304 (“Quercus rubra”) located in the northeast corner of the Lands, to facilitate the construction/siting of the temporary sales centre or temporary construction site office is not permitted;
- e) The temporary sales centre and temporary construction site office must be constructed and sited in a manner that will minimize any potential impacts to protected trees;
- f) The driveway access and parking must be located to minimize any potential impacts to protected trees;
- g) No alteration to the natural drainage shall be undertaken which may cause or contribute to hazardous conditions on the Lands or adjacent properties;
- h) The permittee must provide fencing to prevent access to the construction site office from the temporary sales centre; and
- i) The permittee must provide a minimum of twelve on-site parking spaces for the temporary sales centre.

- j) The permittee must provide a minimum of 8 on-site parking spaces for the temporary construction site office.
 - k) Nothing in this temporary use permit shall be construed as authorization for the carrying out of any activity which is a nuisance due to noise, light, odour, emission, vibration or other cause.
5. All definitions of words and phrases contained in Sections 921 of the *Local Government Act, R.S.B.C. 2015, Chapter 1* as amended, and the "White Rock Zoning Bylaw, 2012, No. 2000" as amended, shall apply to this Temporary Use Permit and the attachments herein.
 6. The permittee must provide an undertaking, prior to the issuance of a building permit, to remove the temporary sales centre and temporary construction site office and restore the Lands to the satisfaction of the City on or prior to the expiration of this permit.
 7. The permittee must also submit an estimate for the cost of the removal of the temporary sales centre and restoration of the Lands, along with securities in the amount of \$30,440, (125% of the cost of removal and restoration) to the City prior to the issuance of a building permit.
 8. The permittee must remove or demolish the temporary sales centre, advertising structures, construction site office and restore the Lands to the acceptance of the City prior to the expiration of this permit, at which time the securities mentioned above will be returned. If the Lands have an approved Building Permit for the construction of a multi-unit residential building, the securities will be returned to the permittee.
 9. This Permit is valid for a period of three years less a day from the date the building permit for the temporary sales centre receives occupancy/final approval, unless otherwise approved for further time extension by Council in accordance with the provisions of Section 497 of the *Local Government Act*.
 10. Where the holder of this Permit does not obtain required building permits and commence construction of the development as outlined in this Temporary Use Permit within two years after the date this Permit was authorized by Council, the Permit shall lapse, unless the Council, prior to the date the Permit is scheduled to lapse, has authorized further time extension of the Permit.
 11. This permit does not constitute a subdivision approval, a Tree Management Permit, a Demolition Permit, or a Building Permit.

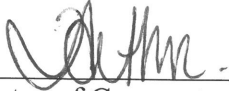
Authorizing Resolution passed by the Council for the City of White Rock on the 5th day of March, 2018.

This Temporary Use Permit has been executed at White Rock, British Columbia on the 7th day of March 2018.

The Corporate Seal of THE CORPORATION
OF THE CITY OF WHITE ROCK was hereunto
affixed in the presence of:

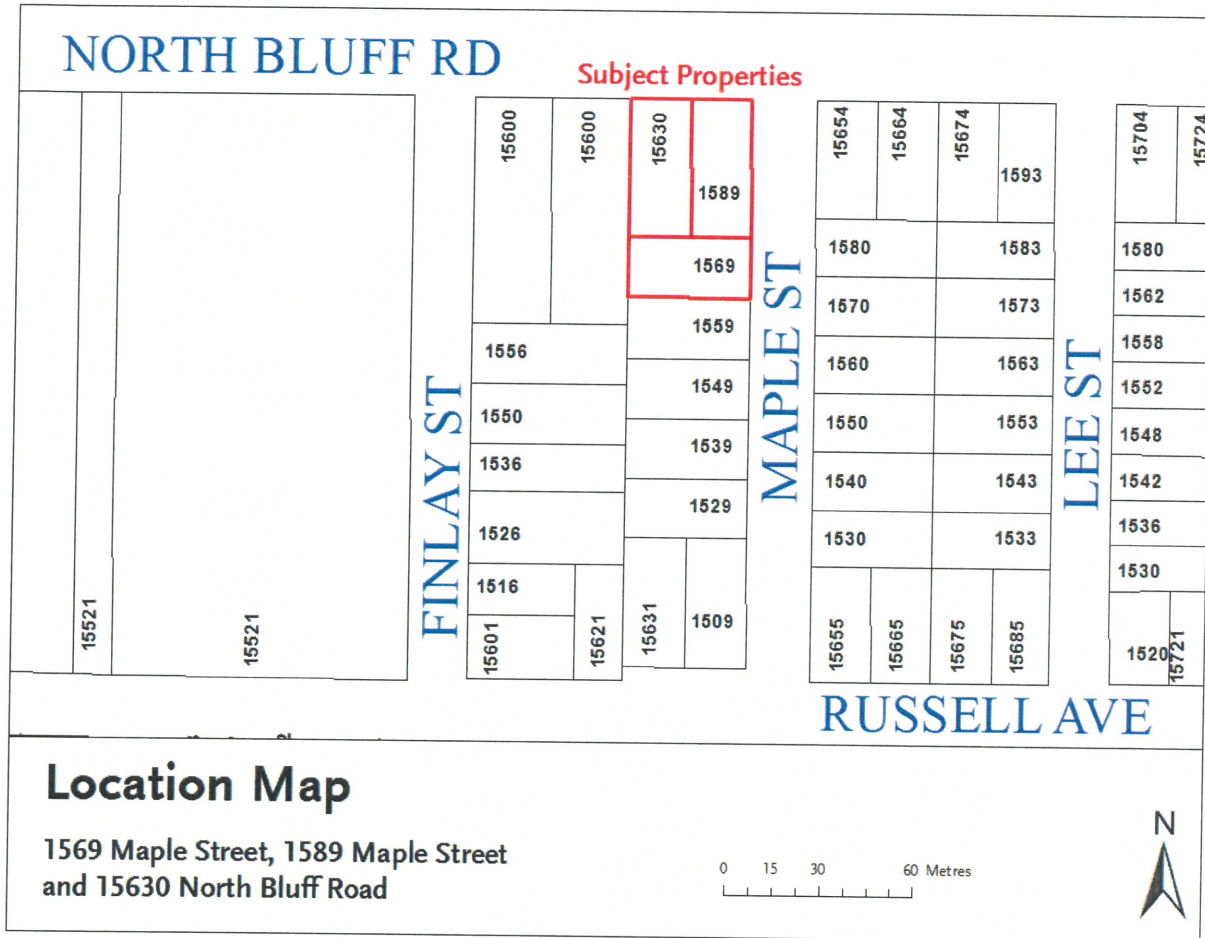
A handwritten signature in dark ink, appearing to be "W. B. Bell", written over a horizontal line.

Mayor - Authorized Signatory

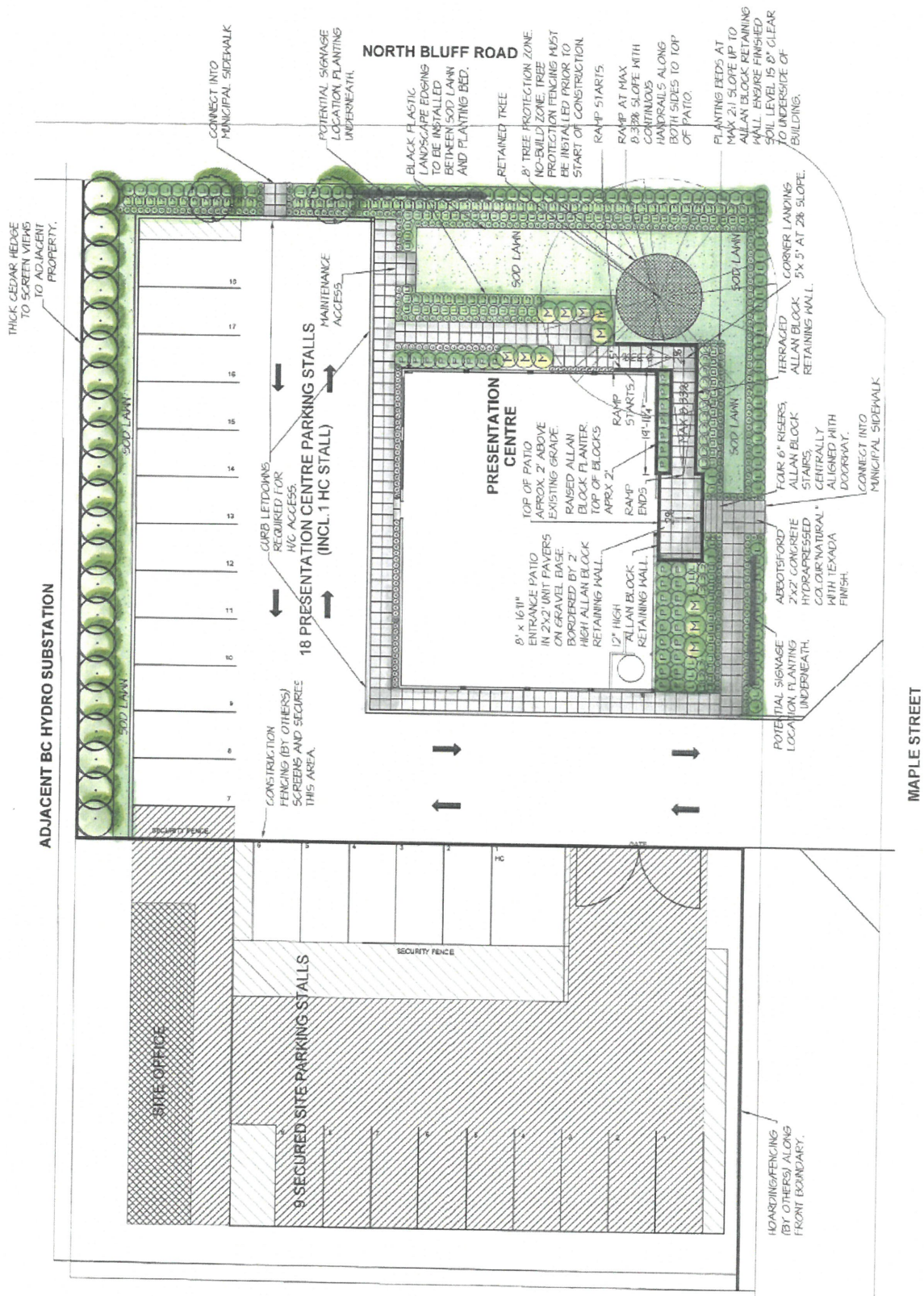
A handwritten signature in dark ink, appearing to be "J. H. Smith", written over a horizontal line.

Director of Corporate Administration - Authorized Signatory

Schedule A – Location Map



Schedule B – Site Plan

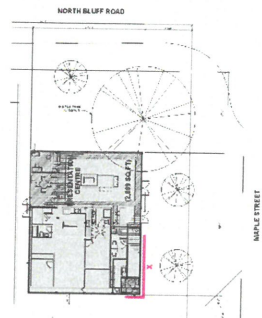


Schedule C – Building Elevations

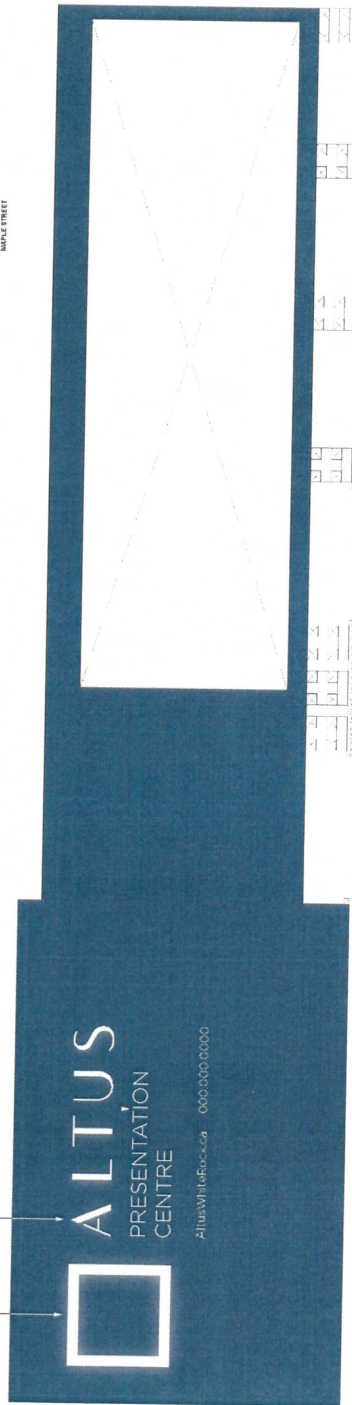


ALTUS PRESENTATION CENTRE EXTERIOR
EXTENSION - PRELIMINARY CONCEPTS - SUBJECT TO CHANGE

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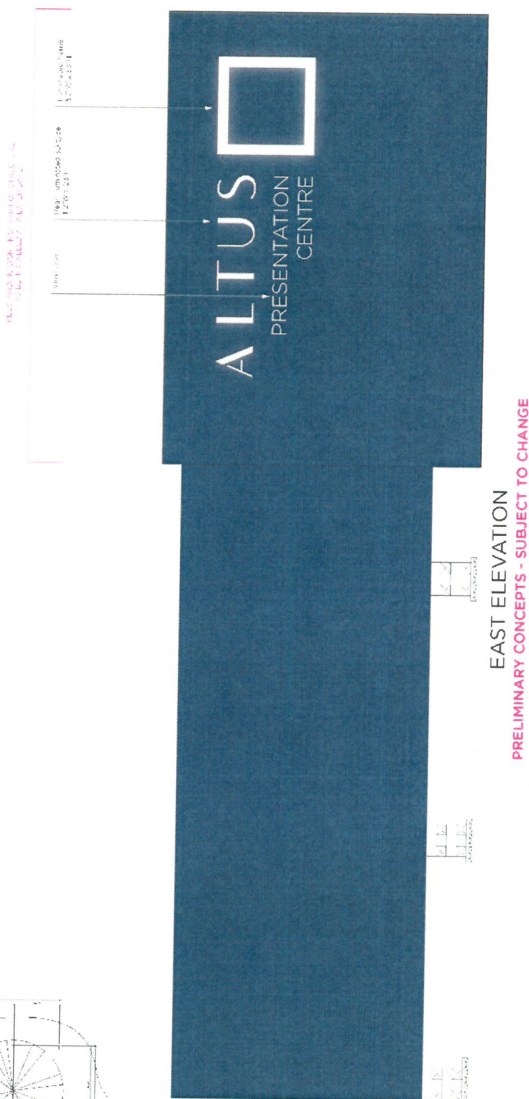
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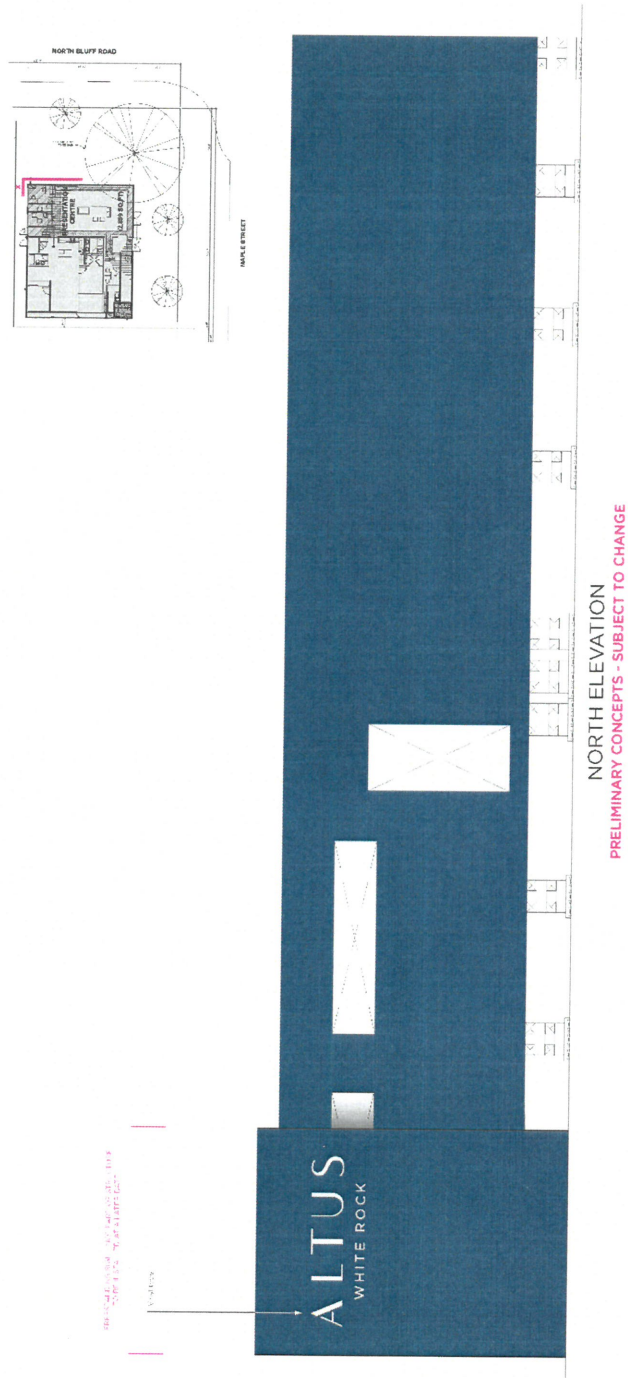


SOUTH ELEVATION
 PRELIMINARY CONCEPTS - SUBJECT TO CHANGE

ALTUS PRESENTATION CENTRE EXTERIOR
 15630 NORTH BLUFF ROAD, UNIT 101, MISSISSAUGA, ONTARIO L4W 5G1

BAM





ALTUS PRESENTATION CENTRE **EXTERIOR**
DESIGN AND CONSTRUCTION CONSULTING

THE CORPORATION OF THE
CITY OF WHITE ROCK



TEMPORARY USE PERMIT NO. 21-019

1. This Temporary Use Permit No. 21-019 is issued to Oviedo Properties Ltd. as the owner (hereinafter called the "Permittee") and shall apply only to ALL AND SINGULAR those certain parcels or tracts of land and premises situate, lying and being in the City of White Rock, in the Province of British Columbia, and more particularly known and described as:

Legal Description:

Lot 1, Except: Parcel "M" (Bylaw Plan 30172), Section 11 Township 1 New Westminster District
Plan 16655
PID: 010-236-473
(Civic: 1589 Maple Street)

As indicated on Schedule A

(hereinafter referred to as "the Lands").

2. This Temporary Use Permit No. 21-019 is issued pursuant to the authority of Sections 492 and 493 of the *Local Government Act, R.S.B.C. 2015, Chapter 1* as amended, the "White Rock Zoning Bylaw, 2012, No. 2000" as amended; and in conformity with the procedure prescribed by the "City of White Rock Planning Procedures Bylaw, 2017, No. 2234" as amended.
3. Except as otherwise authorized by this permit, the terms, conditions and guidelines as set out in the "White Rock Zoning Bylaw, 2012, No. 2000" as amended shall apply to the Lands covered by this Temporary Commercial Use Permit:

a) Permitted Temporary Uses

- (i) A temporary sales centre to market real estate units, and associated off-street parking;
- (ii) Advertising structures associated with the marketing of real estate units; and
- (iii) A temporary construction site office for the related real estate developments, and associated off-street parking, shall be permitted as a temporary use.

b) Dimensions and Siting of Buildings

- (i) The building that houses the temporary sales centre must generally comply with the plans as outlined in the previous TUP 18-001.
- (ii) The construction site office must be a site a minimum of 2.0 metres from the south property boundary and 2.0 metres from the west property boundary, as outlined in the previous TUP 18-001.

- (iii) The temporary buildings and structures may encroach on lot lines internal to the Lands.
- (iv) Advertising structures may be sited on any portion of the subject properties but shall not interfere with the safe use of the street by vehicles or pedestrians, impede traffic or interfere with the use or visibility of any traffic control device or other equipment installed by the City or by a utility company, to the satisfaction of the Director of Planning and Development Services.

4. Terms and Conditions:

- a) Except as otherwise specified in this permit, all siting, construction, and use shall be in accordance with the provisions of the “White Rock Zoning Bylaw, 2012, No. 2000” as amended;
 - b) The driveway access and parking must be located to minimize any potential impacts to protected trees.
 - c) No alteration to the natural drainage shall be undertaken which may cause or contribute to hazardous conditions on the Lands or adjacent properties;
 - d) The permittee must provide fencing to prevent access to the construction site office from the temporary sales centre.
 - e) The permittee must provide a minimum of twelve on-site parking spaces for the temporary sales centre.
 - f) The permittee must provide a minimum of eight on-site parking spaces for the temporary construction site office.
 - g) Nothing in this temporary use permit shall be construed as authorization for the carrying out of any activity which is a nuisance due to noise, light, odour, emission, vibration or other cause.
5. All definitions of words and phrases contained in Sections 921 of the *Local Government Act, R.S.B.C. 2015, Chapter 1* as amended, and the “White Rock Zoning Bylaw, 2012, No. 2000” as amended, shall apply to this Temporary Use Permit and the attachments herein.
6. The permittee must provide an undertaking, prior to the issuance of a building permit, to remove the temporary sales centre and temporary construction site office and restore the Lands to the satisfaction of the City on or prior to the expiration of this permit.
7. The permittee must remove or demolish the temporary sales centre, advertising structures, construction site office and restore the Lands to the acceptance of the City prior to the expiration of this permit, at which time the securities in the amount of \$30,400 (125% of the cost of removal and restoration) taken as part of the initial Temporary Use Permit (TUP 18-001) will be returned. If the Lands have an approved Building Permit for the construction of a multi-unit residential building, the securities will be returned to the permittee.
8. This Permit is valid for the time extension period of three years as approved by Council in accordance with the provisions of Section 497 of the *Local Government Act*.

9. Where the holder of this Permit does not obtain required building permits and commence construction of the development as outlined in this Temporary Use Permit within two years after the date this Permit was authorized by Council, the Permit shall lapse, unless the Council, prior to the date the Permit is scheduled to lapse, has authorized further time extension of the Permit.
10. This permit does not constitute a subdivision approval, a Tree Management Permit, a Demolition Permit, or a Building Permit.

Authorizing Resolution passed by the Council for the City of White Rock on the _____ day of _____, 2021.

This Temporary Use Permit has been executed at White Rock, British Columbia on the _____ day of _____ 2021.

The Corporate Seal of THE CORPORATION
OF THE CITY OF WHITE ROCK was hereunto
affixed in the presence of:

Mayor - Authorized Signatory

Director of Corporate Administration - Authorized Signatory

CITY OF SURREY

NORTH BLUFF RD

FINLAY ST

RUSSELL AVE

MAPLE ST

LEE ST

1589

15600

15600

15521

1526

1559

1549

1539

1529

15631

1509

15654

15664

15674

1593

1580

1570

1560

1550

1540

1530

15655

15665

15675

15685

1583

1573

1563

1553

1543

1533

15704

15724

1580

1562

1558

1552

1548

1542

1536

1530

1520

15721

15610

20

30

35

98

66

76

86

96

00

10

20

30

Location Map

1589 Maple Street

0 30 60 120 Metres

N

MINUTE EXTRACTS REGARDING TEMPORARY USE PERMIT: 21-019
CIVIC ADDRESS: 1589 MAPLE STREET

Land Use and Planning Committee
September 20, 2021

4. EXTENSION OF TEMPORARY USE PERMIT - 1589 MAPLE STREET
(TUP 21-019)

Corporate report dated September 20, 2021, from the Director of Planning and Development Services titled "Extension of Temporary Use Permit - 1589 Maple Street (TUP 21-019)".

Manager of Planning provided a PowerPoint overview of the corporate report.

Motion Number: 2021-LU/P-082 It was MOVED and SECONDED

THAT the Land Use and Planning committee endorse the applicant be offered a one (1) year Temporary Use Permit for 1589 Maple Street.

Motion CARRIED (7 to 0)

Motion Number: 2021-LU/P-083 It was MOVED and SECONDED

THAT the Land Use and Planning Committee direct staff to host a public meeting regarding Temporary Use Permit No. 21-019, for the extension of a temporary sales centre and construction site office at 1589 Maple Street.

Motion CARRIED (7 to 0)