

COUNCIL REPORT

Date: 18 October 2019

File: 7.4.11

To: Warren Waycheshen, CAO - for Mayor and Council

From: Gwendolyn Sewell, Director of Community Planning & Development

Re: Temporary Use Permit Review, Zoning & OCP Amendment



Referral Agency Comment

In accordance with the *Local Government Act*, Council must refer applications amending the OCP to the School Board. Staff referred application and bylaw to the Advisory Planning Commission (APC) and Chamber of Commerce in addition to School Board. School Board letter was included in the Council Agenda. Excerpt APC Minutes are below. Chamber of Commerce Letter is attached.

Advisory Planning Commission Minutes (Excerpt)

Members commented that this will support new small businesses by giving opportunity to start-up without the burden of finding suitable rental space in commercial or industrial zones. Councillor Marleau noted Council's amendment to restrict activity listed in *BC Contaminated Sites Regulation, Schedule 2*, unless approved by a qualified professional. Members recommend adding "Local Store" as defined in *Kitimat Municipal Code* to list of potential temporary land uses for G3-A Cable Car and G3-B Strawberry Meadows.

Moved and Seconded,

THAT the Advisory Planning Commission supports the OCP and Zoning Amendment for Temporary Use Permits, and recommends:

- (a) Add "Local Store", to list of land uses for G3-A Cable Car and G3-B Strawberry Meadows.**

Motion Carried

Submitted by:
Gwendolyn Sewell, MCIP, RPP
Director of Community Planning & Development

Approved for Submission:
Warren Waycheshen, CAO

CB/

Encl: Kitimat Chamber of Commerce Comment