

AGENDA ITEM NO: 12.6

MEETING DATE: October 10, 2023

**STAFF REPORT - COVER SHEET**

SUBJECT: Applications from Public Hearing Date: October 4, 2023

DEPARTMENT: Clerk's Prepared by: Carolyn Wilkinson

---

**1. SUMMARY OF ISSUE:**

"Official Community Plan Bylaw Amendment Bylaw 2023, No. 5354", which proposes to redesignate property located at 46195 Fifth Avenue, from "Industrial" to "Civic/Institutional" as specified in the Downtown Land Use and Development Plan; and,

"Zoning Bylaw Amendment Bylaw 2023, No. 5355", which proposes to rezone property located at 46195 Fifth Avenue, from an M1 (Light Industrial) Zone to a P1 (Civic Assembly) Zone, have been to Public Hearing and are now presented for Council's consideration.

Council may choose to:

- (1) Allow the application to proceed by giving the bylaw third reading and adoption;
- (2) Deny the application;
- (3) Refer the application back to staff.

Development Variance Permit DVP001374 for said property, which proposes to vary the following Zoning Bylaw standards:

- Waive interior landscaping requirement for the parking areas;
- Waive the requirements to provide a landscape strip or sidewalk between a parking stall and a fence or a building; and,
- Waive the requirement to pave a portion of the property in the area identified for a future addition until such time it is considered,

to facilitate the development of a new facility for Chilliwack Search & Rescue, has been to Public Hearing and is now presented for Council's consideration.

Council may choose to:

- (1) Approve the application;
- (2) Amend the application;
- (3) Refer the application back to staff;
- (4) Deny the application.

**2. RECOMMENDATION:**

That "Official Community Plan Bylaw Amendment Bylaw 2023, No. 5354" with respect to property located at 46195 Fifth Avenue be given third reading. (RZ001580)

That "Official Community Plan Bylaw Amendment Bylaw 2023, No. 5354" with respect to property located at 46195 Fifth Avenue be adopted. (RZ001580)

That "Zoning Bylaw Amendment Bylaw 2023, No. 5355" with respect to property located at 46195 Fifth Avenue be given third reading. (RZ001580)

That "Zoning Bylaw Amendment Bylaw 2023, No. 5355" with respect to property located at 46195 Fifth Avenue be adopted. (RZ001580)

That, subject to public representation, Council approve the issuance of Development Variance Permit DVP01374 with respect to property located at 46195 Fifth Avenue, subject to the conditions as stipulated within the draft Development Variance Permit.



---

Carolyn Wilkinson  
Deputy Corporate Officer