



PEACE RIVER REGIONAL DISTRICT
PUBLIC HEARING – AGENDA

Proposed Zoning Amendment By-law No. 2110, 2014

July 3, 2014 @ 7:00 p.m.

Charlie Lake Hall, Charlie Lake, BC

1. CALL TO ORDER
2. CHAIRMAN READS THE STATEMENT OF PUBLIC HEARING
3. INTRODUCTION TO PROPOSAL
 - LANDOWNER: **Florian & Kimberly Schwarz**
 - LEGAL DESC: **Lot 1 Plan 22972, Section 17, Township 84, Range 19, W6M, PRD**
 - PROPOSAL: To subdivide the property to create commercial parcels.

PRRD Zoning Amendment Bylaw No. 2110 (Schwarz), 2014, proposes to amend PRRD Zoning Bylaw No. 1343, 2001, by rezoning the subject property from R-4 (Residential 4 Zone) to C-2 (General Commercial Zone).
4. SUMMARY OF APPLICATION PROCEDURE
 - November 26, 2013 – PRRD receives application
 - February 13, 2014 – PRRD Board gives zoning amendment bylaw 1st & 2nd Reading and authorizes a public hearing to take place pursuant to s. 890(4) of the *Local Government Act*
 - June 19, 2014 – Public hearing notification mailed to landowners
 - June 26, 2014 – Application and proposed bylaw referred to municipalities and provincial agencies
 - June 26 & 27, 2014 – Public notification advertised in *Alaska Highway News*
 - July 3, 2014 – Public hearing takes place in Charlie Lake, BC
5. COMMENTS FROM AGENCIES AND MUNICIPALITIES RECEIVED
 - MINISTRY OF TRANSPORTATION:** The Ministry supports the proposed rezoning from Residential to Highway Commercial. We have received an application for subdivision from the land owner.
 - The Ministry requires the land owner to enter into a no build covenant for the entire property prior to the Ministry approving the proposed rezoning. A sample covenant can be supplied to the owner's lawyer. The owner's agent has been advised of this requirement for rezoning.
6. WRITTEN COMMENTS RECEIVED FROM PUBLIC
 - Letter dated June 25, 2014 from Bruce & Janet Haley
7. COMMENTS FROM APPLICANT
 - Document submission received July 3, 2014

8. COMMENTS FROM PUBLIC
9. FINAL COMMENTS FROM APPLICANT
10. TERMINATION OF PUBLIC HEARING