

THE CORPORATION OF THE DISTRICT OF PEACHLAND

**Public Hearing Minutes
Held Tuesday September 9, 2008, at 6:00 p.m.
In the Peachland Community Center
For
Official Community Plan Bylaw No. 1600 Amendment Bylaw Number 1885, 2008
Zoning Bylaw No. 1375 Amendment Bylaw Number 1886, 2008**

PRESENT:

Mayor Reid, Councillors Condon, Fraser, Hallberg, Thorne and Moritz

CAO Elsie Lemke
Corporate Officer Polly Palmer
Director of Planning & Development Services David Smith

Members of the Public
Members of the Media

ABSENT:

Councillor Nielsen

**OPEN PUBLIC
HEARING**

Mayor Reid opened the Public Hearing at 6:00 p.m. and explained the process to be followed for the Hearing. He made it clear that the issues are restricted to the items within the proposed Bylaw.

Director of Planning David Smith presented background information for zoning application Z08/1,005 for part of Lot 1, Plan KAP83500, located at 5475 Pierce Street, Owner - Dinero Enterprises Inc., Applicant – D.E. Pilling and Associates Ltd; and change the zoning part of Lot 12, Plan 410, located at 4595 Pierce Street, from “P-1 Public Park and Open Space” zone.

Zoning Amendment Bylaw Number 1886, 2008, proposes to rezone a portion of 5475 Pierce Street (Lot 1, Plan KAP83500) from “I-1 Light Industrial and ware house” zone to “P-1 Public Park and Open Space” zone.

Official Community Plan Amendment Bylaw Number 1885, 2008, proposes to change the future land use designation of a portion of 5475 Pierce Street (Lot 1, Plan KAP83500) from “Industrial” designation to “Parks/Recreation/Natural Areas” designation; and change the future land use designation of a portion of 4595 Pierce Street (Lot 12, Plan 410) from “Rural” designation to “Industrial” designation.

Proponent Mr. Penich made comments with respect to the riparian area and slope stability.

Staff confirmed that the development on the subject properties are not within the 30 metre Riparian Area. It was also confirmed that Hydro-seeding is used to ensure slope stabilization and to minimize potential erosion on existing slopes.

Required advertising was undertaken and written notices were forwarded to residents within 100m of the site.

Submissions Received

Nil

Mayor Reid asked if there was anyone who wanted to make representations with respect to this rezoning application.

Patricia Rider 3460 Drought Road – found the map in the view was too small and requested if the maps could be larger in the newspaper advertising

Carol Smithson, 6243 Miller Rd – Asked if the Municipality was going to be responsible for maintenance of the subject property.

Mayor – Once the Bylaw is adopted and the zoning change is approved check with the Director of Operations as to the process of maintenance of municipal owned land.

Mayor Reid asked a first, second and third time if there was anyone else present who wishes to make representations with respect to either of these Bylaws.

No one else came forward.

**CLOSE
PUBLIC HEARING**

MOVED by Councillor Moritz, SECONDED by Councillor Condon;

THAT the Public Hearing for Bylaw No. 1885 and Bylaw No.1886 be closed at 6:15 pm.

(Originals are signed by the Mayor and Corporate Officer)

Certified Correct

Mayor

Corporate Officer

Dated at Peachland, B.C.
This 23rd day of September, 2008.