



MINUTES OF A PUBLIC HEARING MEETING

Monday, April 9, 2018

7:00 p.m.

**Council Chambers, Langley City Hall
20399 Douglas Crescent**

Present: Mayor Schaffer
Councillor Arnold
Councillor Albrecht
Councillor Martin
Councillor Pachal
Councillor Storteboom
Councillor van den Broek

Staff Present: F. Cheung, Chief Administrative Officer
D. Leite, Director of Corporate Services
G. Minchuk, Director of Development Services and Economic Development
R. Bomhof, Director of Engineering, Parks and Environment
K. Hilton, Director of Recreation, Culture and Community Services
K. Kenney, Corporate Officer

1. CALL TO ORDER

Mayor Schaffer read a statement regarding the procedure to be followed for the Public Hearing.

The Corporate Officer advised that notification of the Public Hearing had been publicized in the following manner:

Notice was placed on the City Hall notice board on March 20th. Notices were mailed and hand delivered to properties within 100 metres of the subject properties and newspaper advertisements were placed in the March 29th and April 5th editions of the Langley Advance. No correspondence was received.

2. BUSINESS

a. Bylaw 3055 - Zoning Amendment

To amend the Zoning Bylaw, 1996, No. 2100 to permit a maximum of 25% of the total gross floor building area for individual commercial tenants to be less than 371.6 m² (4,000 ft²) for the development located at 19868 Langley Bypass.

The Mayor invited Fabian Leitner, Director of Development and Customer Care, Wesgroup, to speak to the proposed bylaw.

Mr. Leitner provided information on the proposed re-zoning as follows:

- advised of purpose of the re-zoning application to allow smaller-scale local businesses to be tenants at Langley City Square;
- advised the intent of the C2 zoning on the site has been fulfilled;
- outlined the benefits of the re-zoning application;
- showed diagram of location and size of proposed tenant spaces within the property;
- showed elevation rendering of proposed tenant spaces.

The Mayor invited those in attendance who deem their interest in property affected by the proposed bylaw to present their comments.

There were no speakers.

3. MOTION TO CLOSE PUBLIC HEARING

MOVED BY Councillor van den Broek
SECONDED BY Councillor Martin

THAT the Public Hearing close at 7:11 pm.

CARRIED

MAYOR

CORPORATE OFFICER