

Council Meeting

September 14, 2021

# **OCP Minor Update for Modernization**



**SHAPING**  
 **OUR**  
**FUTURE**

# Agenda



RECOMMENDATION



BACKGROUND



DISCUSSION





# Staff Recommendation

1. **THAT** Official Community Plan Amendment Bylaw No. 2297, be read a Second time as amended.
2. **THAT** a Public Hearing for Official Community Plan Amendment Bylaw No. 2297 be scheduled in accordance with the *Local Government Act*.





# Recap



- Staff had presented OCP Amendment Bylaw No. 2297 on August 10, 2021
- This amending bylaw entailed the following changes:
  - Re-formatting and numbering of the entire OCP document
  - Amending the updated Vision into the OCP
  - Amendments to density regulations to eliminate conflicts with the Zoning Bylaw
  - Removing references to the Unified Development Bylaw and Transect Land Use Zones
  - Amendments to Development Permit Areas to clarify DP exemptions
  - Changes to floodplain regulations to align with provincial legislation
  - Minor updates to mapping and removal of two appendices
  - Assigning a new Resort Fringe Land Use to the Thomas Brook neighbourhood





# Recap



- Council passed resolutions directing staff to decouple the Thomas Brook amendment so that it could be considered independently of the remaining amendments
- On August 24, 2021 Council passed first and second reading to OCP Amendment Bylaw No. 2298 to assign the Resort Fringe Land Use to the Thomas Brook Neighbourhood
- Staff are now bringing back OCP Amendment Bylaw No. 2297, as amended, for second reading so that a public hearing can be scheduled for both bylaws





# Public Consultation

- The minor OCP amendments have been posted on TalkRevelstoke with its own tile
  - 6 visited the page
  - One commented with concerns regarding changes in heritage section to which staff had responded to clarify. This resulted in a minor amendment to clarify when HAPs are required.
- The minor OCP amendments have been presented to APC on August 17 and the commission was supportive of Bylaw No. 2297
- Was presented for a second time to OCP Focus Group on September 9 and they were supportive
- A formal Public Hearing will be required for the minor OCP amendments





# Discussion

The proposed amendments are intended to address challenges and concerns raised by staff and the community.

Staff are supportive of the amendments for the following reasons:

- Improve the usability of the OCP document and make it easier to navigate
- Streamline approval process and clarify when certain approvals are required
- Ensure that the OCP and Zoning Bylaw align and reduce conflicts between the documents
- Align with overarching provincial legislation and remove unlawful delegations





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