



City of Revelstoke

P.O. Box 170, Revelstoke, British Columbia V0E 2S0
revelstoke.ca

September 2, 2020

Our Files: OCP2019-01 & ZON2019-04

Dear Tenant/Property Owner,

RE: Official Community Plan Amendment Application (Bylaw No. 2265) and Rezoning Application (Bylaw No. 2266)

Please be advised that the City of Revelstoke has received an Official Community Plan Amendment and Rezoning application. You are receiving this notification letter as your property is located within 100 metres of the subject properties. If you currently have tenants renting your property, please ensure a copy of this information is forwarded to them.

A Public Hearing will be held at the Community Centre located at 600 Campbell Avenue, Revelstoke, BC on Thursday, September 17, 2020 commencing at 8:00 am. As a result of health precautions due to COVID19, the City will conduct Public Hearings three ways – through written submissions, by telephone or in person. See ‘Public Hearings During COVID-19’ located on the City’s website at www.revelstoke.ca/publichearings. The Public Hearing will be live streamed on the City of Revelstoke YouTube Channel. Further public notification will be posted in the Revelstoke Review newspaper.

Owner(s): 717133 BC LTD.

Applicant: 717133 BC LTD. (Stefan Maunz)

Location: 1794 & 1836 Hay Road, 1738 Grizzly Lane

Legal: LOT A SECTION 23 TOWNSHIP 23 RANGE 2 WEST OF THE 6TH MERIDIAN KOOTENAY DISTRICT PLAN NEP21406
LOT 1 SECTION 23 TOWNSHIP 23 RANGE 2 WEST OF THE 6TH MERIDIAN KOOTENAY DISTRICT PLAN 8445
LOT 1 SECTION 23 TOWNSHIP 23 RANGE 2 WEST OF THE 6TH MERIDIAN KOOTENAY DISTRICT PLAN 9206 EXCEPT PART INCLUDED IN PLANS 12689 AND NEP21406

Zoning: Single Family Residential District (R-1)

Purpose: **Official Community Plan Amendment Bylaw No. 2265:** To amend Official Community Plan Bylaw No. 1950, Schedule F – Future Land Use – from “Future Growth” to “T3 Sub Urban” Land Use. The amendment affects the following properties:

- Lot 1 Section 23 Township 23 Range 2 West of the 6th Meridian Kootenay District Plan 8445 (1836 Hay Road); and
- Lot 1 Section 23 Township 23 Range 2 West of the 6th Meridian Kootenay District Plan 9206 Except Part Included in Plans 12689 And NEP21406 (1738 Grizzly Lane)

DEVELOPMENT SERVICES
(250) 837-3637
development@revelstoke.ca

PUBLIC WORKS
(250) 837-2001
works@revelstoke.ca

FINANCE
(250) 837-2161
finance@revelstoke.ca

FIRE RESCUE SERVICES
(250) 837-2884
fire@revelstoke.ca

PARKS, RECREATION & CULTURE
(250) 837-9351
prc@revelstoke.ca

CORPORATE ADMINISTRATION
(250) 837-2911
admin@revelstoke.ca

COMMUNITY ECONOMIC DEVELOPMENT
(250) 837-5345
ced@revelstoke.ca

Zoning Amendment Bylaw No. 2266: To rezone subject lands from Single Family Residential District (R1) to site-specific Comprehensive Development Zone 20 (CD20) to facilitate future residential development. The rezoning application affects the following properties:

- Portion of Lot 1 Section 23 Township 23 Range 2 West of the 6th Meridian Kootenay District Plan 9206 Except Part Included in Plans 12689 and NEP21406 (1738 Grizzly Lane);
- Portion of Lot 1 Section 23 Township 23 Range 2 West of the 6th Meridian Kootenay District Plan 8445 (1836 Hay Road); and
- Lot A Section 23 Township 23 Range 2 West of the 6th Meridian Kootenay District Plan NEP21406 (1794 Hay Road)

As more particularly shown in the blue outlined areas on the map below.



Inspection of Documents: The documents are available on the City of Revelstoke website at www.revelstoke.ca/hayroad.

Given the current situation with respect to COVID-19, in accordance with recommended Provincial Health guidelines, any person wishing to inspect hard copies of the related documents are asked to schedule an appointment with Development Services on the following 2020 weekday dates: September 3, 4, 8, 9, 10, 11, 14, 15 and 16 between the public drop-in hours from 12:00 noon to 3:00 p.m. or review the documents online at www.revelstoke.ca/HayRoad. Please email development@revelstoke.ca or call (250) 837-3637 to make an appointment.

All persons who believe their interest in property is affected by the proposed Bylaws may provide written submission to the Corporate Officer by:

1. Submit comments by mail or place in drop box outside City Hall to the attention of the Corporate Officer, City of Revelstoke, 216 Mackenzie Avenue, PO Box 170, Revelstoke, BC V0E 2S0.
2. Email comments to the attention of the Corporate Officer at publichearings@revelstoke.ca with Public Hearing Comment OCP2019-01 and ZON2019-04 in the subject line.
3. Written submissions received by 12 noon on September 16th will be added to the Council agenda package for public viewing.
4. The Corporate Officer will read any written submissions into the record that are received by the Corporate Officer after 12 noon on September 16th and before the Public Hearing is closed by the Mayor.
5. No letter, report or representation from the public will be received by Council after the conclusion of the Public Hearing. Please note that all submissions must include a name and address and will form part of the public record.

If you have any questions or require further information, please email development@revelstoke.ca or contact (250) 837-3637 and ask to speak with the undersigned.

Please be advised that any correspondence submitted to the City in response to this Notice will form part of the public record and will appear on the City's website as part of the meeting agenda. The City considers the author's address relevant to Council's consideration of this matter and will publish this personal information. Please do not include any other personal information (e.g. phone number, email address) if you do not wish this information disclosed.

Regards,



Paul Simon, Senior Planner