

City of Coquitlam

Notice of Public Hearing

Notice is hereby given that the City of Coquitlam will be holding a Public Hearing to receive representations from all persons who deem it in their interest to address Council regarding the following proposed bylaw(s).

Date: Monday, December 11, 2023

Time: 7:00 p.m.

Location: City Hall Council Chambers, 3000 Guildford Way, Coquitlam, BC V3B 7N2

Item 1 **Addresses: 595, 597, 601, 605, and 609 Westley Avenue, 639 Elmwood Street, and 600, 604, 606, 612, and 616 Kemsley Avenue**

The intent of **Bylaw No. 5313, 2023** is to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* to rezone the subject properties as outlined in black on the map marked "["Schedule 'A' to Bylaw No. 5313, 2023"](#) from RS-1 One-Family Residential to CD-44 Comprehensive Development Zone – 44 – *Zoning Amendment Bylaw No. 5313, 2023*.

If approved, the application would facilitate the creation of a 38-storey market residential tower with 364 units, a six-storey market residential building with 40 units and a child care facility, and two six-storey rental buildings with 163 units (137 market rental and 26 below-market rental).

Item 2 **Addresses: 530, 532, 534, 538, 542, 546, 550 Delestre Avenue, 316 Loring Street, and 527, 533, 539, 545, 551, and 555 Sunset Avenue**

The intent of **Bylaw No. 5116, 2023** is to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* to rezone portions of the subject properties as outlined in black on the map marked "["Schedule 'A' to Bylaw 5116, 2023"](#) from RS-1 One-Family Residential to CD-24 Comprehensive Development Zone – 24 – *Zoning Amendment Bylaw No. 5116, 2023*.

In association with the application, a road cancellation application is also in process to close and sell a portion of lane between 530 and 532 Delestre Avenue, and a portion of Sunset Avenue fronting 533, 539, and 545 Sunset Avenue and consolidate it into the development site – *Highway Dedication Cancellation Bylaw No. 5117, 2023*.

If approved, the application would facilitate the creation of 327 apartment dwelling units located in four six-storey apartment buildings.

How do I find out more information?

To obtain more information and/or to view related reports and the bylaws, please visit coquitlam.ca/PublicHearing or contact the Planning and Development Department by email at PlanningAndDevelopment@coquitlam.ca or by phone at 604-927-3430. You may also visit the Planning and Development Department in person at 3000 Guildford Way, Coquitlam, BC, during the hours of 8:00 a.m. to 5:00 p.m. from Monday to Friday excluding statutory holidays.

Any questions regarding the Public Hearing process can be directed to the City Clerk's Office at clerks@coquitlam.ca or 604-927-3010.

Council: Legal and Public Notices



Ways to Participate

Submit Written Comments

- Email: clerks@Coquitlam.ca
- Mail: c/o City Clerk's Office, 3000 Guildford Way, Coquitlam, BC V3B 7N2
- Drop boxes at City Hall: at the underground parking entrance or by the main entrance facing Burlington Drive
- City Clerk's Office front desk: located on the second floor of Coquitlam City Hall

To afford Council an opportunity to review your submission, please forward it to the City Clerk's Office prior to noon on the day of the hearing. The drop boxes will be emptied shortly after 12:00 p.m. and not checked again prior to the hearing. Submissions including names and addresses will become part of the public record and will be available for public inspection at Coquitlam City Hall and on the City's website at coquitlam.ca/Agendas.

Attend In-Person

- Council Chambers at Coquitlam City Hall, 3000 Guildford Way, Coquitlam, BC

Attend Online Via Zoom Webinar

- Visit Coquitlam.ca/PublicHearings for details and instructions, or call the City Clerk's Office at 604-927-3010

Please note:

If you wish to be added to the Speaker's List, please contact clerks@coquitlam.ca. Those registered in advance will be given first opportunity to speak.

Council may not receive further submissions from the public or interested parties concerning any of the bylaws described above after the conclusion of the Public Hearing.