



TOWN OF LAKE COWICHAN

Public Hearing

Tuesday, August 24th, 2021 at 6:00 pm

To be held [electronically](#) at Lake Cowichan, BC as per Ministerial Order M-192

[Public Hearing](#) of the Town of Lake Cowichan to be held electronically at Lake Cowichan Council Chambers at 39 South Shore Road, Lake Cowichan, British Columbia to consider the Town of Lake Cowichan Official Community Plan Amendment Bylaws No. 1053-2021 and 1061-2021 and the Town of Lake Cowichan Zoning Amendment Bylaw No. 1054-2021.

1. CALL TO ORDER

(a) Opening Remarks

- Mayor provides the opening remarks and explains process for the public hearing dealing with the Official Community Plan Amendment Bylaws and the Zoning Amendment Bylaw.

2. INTRODUCTION OF BYLAW

(a) The Mayor requests the Chief Administrative Officer to introduce Bylaw 1053-2021 (Bylaw is attached to the Regular Agenda.)

(b) Introduction of Bylaw No. [1053-2021](#) by Chief Administrative Officer

- Introduction of Official Community Plan Amendment Bylaw and process used.

3. PUBLIC INPUT – CALLED BY THE MAYOR

For the record, full name and street address of speaker must be provided at time of verbal submission.

(maximum 3 minutes per speaker)

(a) First Call - Public Input

- Verbal submissions are invited.

(b) Second Call - Public Input

- Verbal submissions are invited.

(c) Third Call - Public Input

- Verbal submissions are invited.

Conclusion

No further submissions on this bylaw are permitted after close of Public Hearing.

4. INTRODUCTION OF BYLAW

(a) The Mayor requests the Chief Administrative Officer to introduce Bylaw 1054-2021 (Bylaw is attached to the Regular Agenda).

- (b) **Introduction of Bylaw No. [1054-2021](#) by Chief Administrative Officer**
 - Introduction of Zoning Amendment Bylaw and process used.

5. PUBLIC INPUT – CALLED BY THE MAYOR

For the record, full name and street address of speaker must be provided at time of verbal submission.

(maximum 3 minutes per speaker)

- (a) **First Call - Public Input**
 - Verbal submissions are invited.
- (b) **Second Call - Public Input**
 - Verbal submissions are invited.
- (c) **Third Call - Public Input**
 - Verbal submissions are invited.

Conclusion

No further submissions on this bylaw are permitted after close of Public Hearing.

6. INTRODUCTION OF BYLAW

- (a) The Mayor requests the Chief Administrative Officer to introduce Bylaw 1061-2021 (Bylaw is attached to the Regular Agenda).
- (b) **Introduction of Bylaw No. [1061-2021](#) by Chief Administrative Officer**
 - Introduction of Official Community Plan Amendment Bylaw and process used.

7. PUBLIC INPUT – CALLED BY THE MAYOR

For the record, full name and street address of speaker must be provided at time of verbal submission.

(maximum 3 minutes per speaker)

- (a) **First Call - Public Input**
 - Verbal submissions are invited.
- (b) **Second Call - Public Input**
 - Verbal submissions are invited.
- (c) **Third Call - Public Input**
 - Verbal submissions are invited.

Conclusion

No further submissions on this bylaw are permitted after close of Public Hearing.

8. ADJOURNMENT

Mayor declares that the public hearing is closed and that the proposed Bylaws No. 1053-2021, 1054-2021 and 1061-2021 are to be returned to Council for further consideration.



TOWN OF LAKE COWICHAN NOTICE OF PUBLIC HEARING

NOTICE is hereby given that a Public Hearing will be held on the matter of the amendments to the "Town of Lake Cowichan Official Community Plan Bylaw No. 1022-2019" and the "Town of Lake Cowichan Zoning Bylaw 935-2013" as described below at 6 pm on August 24th, 2021:

OFFICIAL COMMUNITY PLAN AMENDMENT BYLAW 1053-2021

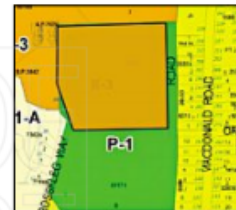


Official Community Plan Amendment Bylaw No. 1053-2021 proposes to amend the Official Community Plan Bylaw No. 1022-2019 by revising Map 1 – Land Use for Lot 1, Section 6, Renfrew District, Plan 15590 which is outlined in heavy black ink, from Institutional to Urban Neighbourhood Compact as shown in the drawing.

ZONING AMENDMENT BYLAW 1054-2021

Zoning Amendment Bylaw No. 1054-2021 proposes to amend Zoning Bylaw 935-2013 by designating land with a legal description of Lot 1, Section 6, Renfrew District, Plan 15590 from 'P-1 Public Use' To 'R-3-Multi-family Residential zone'; and

Further, the Density Bonus and Affordable Housing and Amenities Contribution Table as Schedule 'E' is added with applicable requirements.



OFFICIAL COMMUNITY PLAN AMENDMENT BYLAW 1061-2021

The Official Community Plan Amendment Bylaw No. 1061-2021 proposed to amend Official Community Plan Bylaw No. 1022-2019 by the following:

1. Addition of Map 3 Watercourse and Streamside Protection Development Permit Area (DPA 1); and
2. Replacement of Map 5 Natural Hazard Lands –Wildfire Development Permit Area (DPA 5).
3. Section 6.2 Watercourse and Streamside Protection Development Permit Area is amended by deleting existing section 6.2.4 Guidelines in its entirety and its replacement with a revised section 6.2.4 Guidelines.

If you believe that your interests will be affected by the proposed bylaw amendments you shall be afforded a reasonable opportunity to be heard or you may present written submissions respecting matters contained in the bylaw at a PUBLIC HEARING to be held electronically, 39 South Shore Road, Lake Cowichan, British Columbia. All written input must be submitted by no later than 4:30 pm, August 24th, 2021, or you can make your views known to Council when the Mayor asks for comments from the public at the public hearing. Council members are not permitted to receive further submissions or hear from either a proponent or opponent to an application once the Public Hearing has been concluded.

The proposed amending bylaw and related documents may be inspected at the Town Office, 39 South Shore Road, Lake Cowichan, British Columbia, Monday to Friday, excluding statutory holidays, from 8:30 am to 4:30 pm until August 24th, 2021.

Dated at Lake Cowichan, British Columbia this 5th day of August 2021.

Joseph A. Fernandez, Chief Administrative Officer
Town of Lake Cowichan, PO Box 860, 39 South Shore Road,
Lake Cowichan, BC V0R 2G0