



University Endowment Lands
AGENDA for the
ADVISORY DESIGN PANEL MEETING
Tuesday, November 09, 2021
(NOTE: This meeting will begin at 4:00 pm.)

A Microsoft Teams virtual meeting of the UEL Advisory Design Panel will be held on **Tuesday, November 09, 2021** at **4:00 p.m.**

A G E N D A

- 1.0 Call to Order**
- 2.0 Introduction of ADP Members and UEL Staff**
- 3.0 Adoption of the Agenda**
- 4.0 Adoption of the Minutes**
of the Advisory Design Panel Meeting of October 12, 2021

- 5.0 Development Permit Application #3/20**
1561 Wesbrook Crescent – Area B

A development permit application was received on March 3rd, 2020 from David Lin to construct a new two-storey single family dwelling and attached garage at 1561 Wesbrook Crescent.

The property is located in Area B and the building will have a total above grade floor area of 4505 square feet. The proposed development underwent a technical review and complies with the SF-2 district requirements of the *Land Use, Building and Community Administration Bylaw* (the “Bylaw”). Please refer to Attachment B for project details.

The applicant is seeking the following variances to the SF-2 regulations in the Bylaw:

- 1. Vary the front yard setback from 60’ to 39’; and
- 2. Vary the maximum building depth from 75’ to 84’.

Since variances are being requested, the application and any comments received must be referred to the Advisory Design Panel for a recommendation in accordance with Section 10(12) of the Bylaw.

Neighbourhood Panellists for **Area B** are requested to attend the meeting for this item.

A memorandum from Bryan Wong, Planning Technician is attached.

- 5.1 Overview by Planning Technician (5 minutes)**
- 5.2 Presentation by Applicant (10 minutes)**
- 5.3 Questions from Panel to Applicant (10 minutes)**
- 6.0 Meeting Closed to the Public (*)**
(Except for Applicant and/or Applicant’s Representatives)
- 7.0 Panel Deliberations and Resolution**
Development Permit Application #3/20
1561 Wesbrook Crescent – Area B

8.0 DRAFT Cannabis Retail Bylaw Amendments Referral – Area D

Pursuant to Section 8 of the University Endowment Lands *Land Use, Building and Community Administration Bylaw*, on behalf of the Minister, the UEL Manager is referring the proposed bylaw amendments to the UEL *Land Use, Building and Community Administration Bylaw* associated with Change of Land Use District Application #1/20 5784 University Boulevard, Vancouver, BC, V6T 1K6 – Area D (Cannabis Retail Store) to the Advisory Design Panel (ADP).

To facilitate this application, some additions would be needed to the *Land Use, Building and Community Administration Bylaw* and would be implemented if approved by the Minister.

Written comments may also be sent to PlanUEL@gov.bc.ca by the end of day on November 28, 2021.

As this application and associated bylaw amendments are specific to one UEL neighbourhood, **Area D** Neighbourhood representatives are invited to participate.

8.1 Overview by Deputy Manager, Development Services

8.2 Panel Discussion

8.3 Panel Comments on the Proposed Bylaw Amendments

9.0 Meeting Adjournment

*** Note:**

Meeting Closed to the Public (*Except for Applicant and/or Applicant's Representatives*)

At this point the ADP meeting is closed to the public, with the exception of the Applicant and/or the Applicant's Representatives. ADP neighbourhood panellists who are attending the meeting as observers are welcome to stay; however, are reminded that in accordance with Section 4.1(b) of the UEL Official Community Plan they are not permitted to participate in the deliberations pertaining to matters under review today.