

TOWN OF LUMSDEN
MINUTES OF THE FOURPLEX REZONING PUBLIC HEARING
HELD ON JULY 10th, 2012

The Lumsden Town Council convened the rezoning public hearing in the Council Chambers of the Town Office, on the evening of Tuesday, July 10th, 2012 at 7:37 p.m. with Mayor Bryan Matheson presiding.

Present: Mayor: Bryan Matheson
 Councillors: Doug Mader, Al Sulma, Jane Cogger,
 Rhonda Phillips

Chief Administrative
 Officer: Byron Tumbach
 Assistant Administrator: Darcie Cooper

Attendees: Blaine Schick, Patty Reinhardt, Anne Cockman and Ward MacDougall

Absent: Councillor: Dan Kirby

Mayor Bryan Matheson opened the public hearing for the proposed rezoning of Lot 38, Block A, Plan 34192 from "R1" Residential District to "R2" Residential Multiple District and change the regulations for setbacks and site areas for the R2 District. The proposed amendment will accommodate a fourplex residence on Lot 38 and establish standards for housing in the R2 District that are more consistent with modern standards in comparable communities.

There was one written submission presented.

There were three verbal submissions presented.

Blaine Schick provided a written and verbal submission regarding the proposed amendment. Mr. Schick expressed the following concerns:

- Lack of privacy that a multi-family dwelling unit next door will cause him
- Lack of parking of the inhabitants of the fourplex and the already busy street
- Questioned the size of the building being proposed
- Concern over the fact that the property will be a rental property

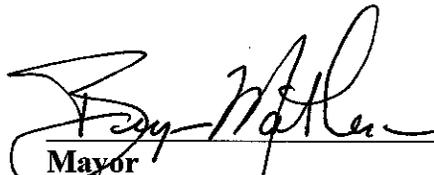
Ward MacDougall provided a verbal presentation on his proposed fourplex development, explaining the proposal in more detail for the attendees of the public hearing. He indicated that Lumsden has a need for rental properties as he received a large number of calls when he advertised the current house on that property for rent. He indicated his proposal includes the required number of parking spaces available on the lot to conform with the proposed bylaw amendment and that the fourplex would not exceed the maximum site coverage. He indicated that someone could build a single family dwelling the same size as the proposed fourplex.

Patty Reinhardt expressed concerns over moving 4 families onto a one family lot and had parking and traffic concerns as well.

Adjournment:

Mader/Sulma: "That we adjourn this meeting at 7:52 p.m."

CARRIED


 Mayor


 Chief Administrative Officer