



Legislation Details (With Text)

File #: O17-757 **Version:** 1 **Name:**
Type: Report **Status:** Agenda Ready
File created: 10/31/2017 **In control:** Township Council
On agenda: 11/6/2017 **Final action:**
Title: Rezoning Application No. 100468
Development Permit Application No. 100909
(Township of Langley / 3350, 3400 and 3438 - 205 Street)
Bylaw No. 5303
Bylaw No. 5304
Report 17-85
File CD 07-26-0153

Sponsors:

Indexes:

Code sections:

Attachments: 1. C.2 11_06 cd Township of Langley RZ DP

Date	Ver.	Action By	Action	Result
11/6/2017	1	Township Council		

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“Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (Township of Langley) Bylaw 2017 No. 5303”

“Township of Langley Phased Development Agreement (Township of Langley) Bylaw 2017 No. 5304”

Explanation - Bylaw No. 5303

Bylaw 2017 No. 5303 rezones 3.82 ha (9.45 ac) of land located at 3350, 3400 and 3438 - 205 Street to Residential Zone R-1D to permit the subdivision of 25 single family lots.

Explanation - Bylaw No. 5304

Bylaw 2017 No. 5304 authorizes the Township of Langley to enter into a phased development agreement with the Township of Langley.

Development Permit No. 100909

Running concurrently with this Bylaw is Development Permit No. 1009069 in accordance with Attachment B subject to the following conditions:

- a. Dedication and protection of Streamside Protection and Enhancement Development Permit Areas as shown on Schedule A to the acceptance of the Township;
- b. Township acceptance of a submission addressing information requirements outlined in Section 4.20 of Schedule 3 of Langley Official Community Plan Bylaw 1979 No. 1842, including a restoration and enhancement plan for Streamside Protection and Enhancement Development Areas shown in Schedule A;
- c. Written designation of an Environmental Monitor for the project acknowledging the Environmental Monitor has the authority to stop any work(s) that, in the Environmental Monitor's opinion, have the potential to impact on the Streamside Protection and Enhancement Development Permit Area; and
- d. Obtainment of relevant senior government environmental regulatory agency approvals and/or submission of notifications and provisions of copies of approval/submissions to the Township.

Submissions from the public.

Explanation by the proponent.