



Legislation Text

File #: O18-1140, **Version:** 1

Official Community Plan Amendment and

Rezoning Application No. 100159

Brewery Lounge Endorsement Application No. 000034

(Dead Frog Brewery / #105 - 8860 - 201 Street)

Bylaw No. 5356

Bylaw No. 5357

Report 18-38

File CD 08-26-0201

That Council give first and second reading to the Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Willoughby Community Plan) Bylaw 1998 No. 3800 Amendment (Carvolth Neighbourhood Plan) Bylaw 2013 No. 4995 Amendment (Dead Frog Brewery) Bylaw 2018 No. 5356 and Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (Dead Frog Brewery) Bylaw 2018 No. 5357 amending Comprehensive Development Zone CD-48 to permit brewing and distilling uses on a 0.70 ha (1.73 ac) property located at 8860 - 201 Street, and to clarify parking requirements for brewery and distillery lounge areas, subject to the following development prerequisite being satisfied prior to final reading:

1. Approval of the rezoning bylaw by the Ministry of Transportation and Infrastructure;

That Council consider that Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Willoughby Community Plan) Bylaw 1998 No. 3800 Amendment (Carvolth Neighbourhood Plan) Bylaw 2013 No. 4995 Amendment (Dead Frog Brewery) Bylaw 2018

No. 5356 is consistent with the Township's Five Year Financial Plan as updated annually and with Metro Vancouver's Integrated Liquid Waste Resource Management Plan and Integrated Solid Waste and Resource Management Plan, and with the consultation requirement of Official Community Plan Consultation Policy (07-621);

That Council consider the endorsement request for a new brewery lounge (indoor and outdoor) for Dead Frog Brewery located at

#105 - 8860 - 201 Street;

That Council authorize staff to schedule the required public hearing for the Community Plan amendment and rezoning Bylaws concurrent with the brewery lounge request; and further

That Council, upon final reading of the associated Bylaws, should they proceed, adopt the following resolution, should Council decide to endorse Dead Frog Brewery's request:

"That Council has considered and ENDORSED the request by

Dead Frog Brewery to locate a 90 person brewery lounge

(65 person interior and 25 person patio) serving the Dead Frog Brewery located at #105 - 8860 - 201 Street, Langley, characterized as having liquor service from 11:00AM to 11:00PM Monday - Thursday; 11:00AM to 12:00AM Friday - Saturday and; 11:00AM to 9:00PM Sunday.

In ENDORSING this request, Council deems that it has considered and found acceptable the location of the brewery lounge; the proximity of the brewery lounge to other special or recreational facilities and public buildings; the person capacity of the brewery lounge; the hours of liquor service of the brewery lounge; potential traffic, noise and parking impacts; zoning; and the impact on the community if the application is approved.

In ENDORSING this request, Council has considered the views of area residents expressed to Council at a Liquor Licencing Hearing held on April 9, 2018 at the Township of Langley Civic Facility

(Fraser River Presentation Theatre), 20338 - 65 Avenue, Langley, BC, the minutes of which and written submissions provided by the public being attached to this resolution.

ENDORSEMENT of this request is subject to compliance with Municipal Bylaws and Policies and Liquor Control and Licensing Act Regulations."

Explanation - Bylaw No. 5356

Bylaw 2018 No. 5356 amends the "Gateway" designation of the Carvolth Neighbourhood Plan to allow brewing and distilling uses on a property located at 8860 - 201 Street.

Explanation - Bylaw No. 5357

Bylaw 2018 No. 5357 amends Comprehensive Development Zone CD-48 to permit brewing and distilling uses on property located at 8860 - 201 Street, and to clarify parking requirements for brewery and distillery lounge areas.