

Notice of Council Consideration

to consider amendments to the Abbotsford Zoning Bylaw, 2014

In accordance with the *Local Government Act*, Abbotsford City Council will hold a Council Meeting to consider the following bylaws on the date, time and location noted below. This meeting will be streamed live and archived on the City's website at www.abbotsford.ca/watchcouncilonline.

Notice of Council Consideration Date/Time/Location	Reference
<p>Tuesday, May 28, 2024 at 3:00 pm</p> <p><u>Location:</u> Matsqui Centennial Auditorium (MCA), 32315 South Fraser Way, Abbotsford, BC</p>	<ul style="list-style-type: none"> • 2974 Palm Crescent (PRJ22-028) • 2494 Alderview Street (PRJ23-038) • 34392 Redwood Avenue (PRJ23-019) • 2586 Campbell Drive (PRJ22-177) • 2626 Campbell Avenue (PRJ22-178) • 2249 Grant Street (PRJ23-085)
<p>Tuesday, June 4, 2024 at 3:00 pm</p> <p><u>Location:</u> Matsqui Centennial Auditorium (MCA) 32315 South Fraser Way, Abbotsford, BC</p>	<ul style="list-style-type: none"> • 33991 and 33983 McCrimmon Drive (PRJ22-060) • 2537 Park Drive (PRJ22-057) • 2574 Beecroft Crescent (PRJ22-088) • 2559 Park Drive (PRJ22-058) • ZBA-038

The proposed bylaws and related reports will be available online, on the Friday prior to the scheduled meeting. Please follow the Report URL noted below on each file summary. Alternatively, hard copies will be available at Planning & Development Services on the 2nd floor, City Hall, 32315 South Fraser Way between the hours of 8:30 am and 4:30 pm, Monday to Friday (excluding Statutory Holidays).

If you have any questions, please contact Planning Services Staff at 604-864-5510 or planning-info@abbotsford.ca



Visit Let's Talk Abbotsford where you can have your say on projects and initiatives that the City is working on. Share your opinions, ideas and give feedback on projects that matter to you. Visit www.letstalkabbotsford.ca

ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3532-2024



SUBJECT LAND: 2974 Palm Crescent
FILE NUMBER: PRJ22-028
CURRENT ZONING: Urban Residential Zone, Infill (RS3-i)
PROPOSED ZONING: Infill Residential Zone (RS7)
PURPOSE: If Bylaw No. 3532-2024 is adopted, the applicant proposes to develop a two lot subdivision.
REPORT URL: www.abbotsford.ca/PDS082-2024

ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3520-2024



SUBJECT LAND: 2494 Alderview Street
FILE NUMBER: PRJ23-038
CURRENT ZONING: Urban Residential Zone, Infill (RS3-i)
PROPOSED ZONING: Infill Residential Zone (RS7)
PURPOSE: If Bylaw No. 3520-2024 is adopted, the applicant proposes to facilitate a five lot subdivision.
REPORT URL: www.abbotsford.ca/PDS076-2024

ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3539-2024



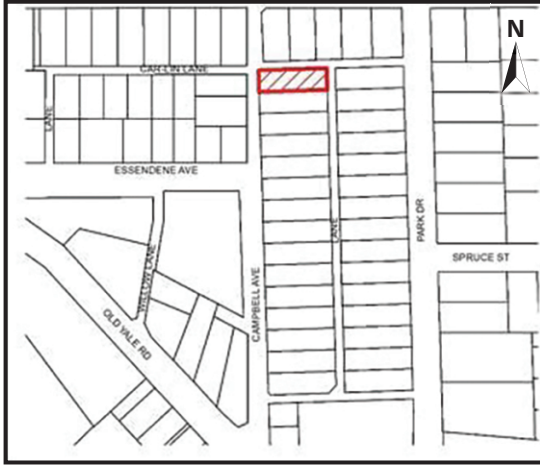
SUBJECT LAND: 34392 Redwood Avenue
FILE NUMBER: PRJ23-019
CURRENT ZONING: Urban Residential Zone, Infill (RS3-i)
PROPOSED ZONING: Infill Residential Zone (RS7)
PURPOSE: If Bylaw No. 3539-2024 is adopted, the applicant proposes to facilitate a two lot subdivision.
REPORT URL: www.abbotsford.ca/PDS079-2024

ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3533-2024



SUBJECT LAND: 2586 Campbell Avenue
FILE NUMBER: PRJ22-177
CURRENT ZONING: Urban Residential Zone (RS3)
PROPOSED ZONING: Multiplex Residential Zone (RMX)
PURPOSE: If Bylaw No. 3533-2024 is adopted, the applicant proposes to facilitate the construction of a four-unit townhouse development within two buildings.
REPORT URL: www.abbotsford.ca/PDS071-2024

**ABBOTSFORD ZONING AMENDMENT BYLAW
BYLAW NO. 3534-2024**



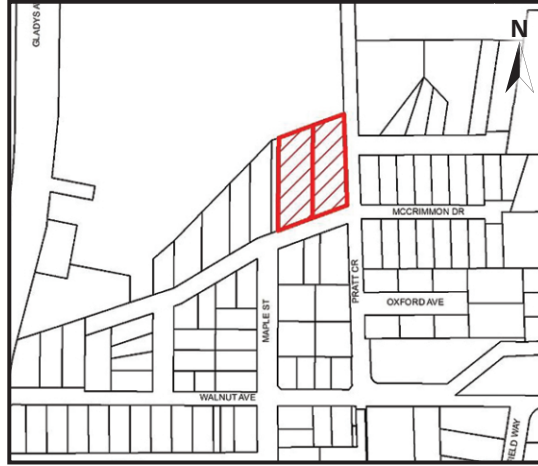
SUBJECT LAND: 2626 Campbell Avenue
FILE NUMBER: PRJ22-178
CURRENT ZONING: Urban Residential Zone (RS3)
PROPOSED ZONING: Multiplex Residential Zone (RMX)
PURPOSE: If Bylaw No. 3534-2024 is adopted, the applicant proposes to facilitate the construction of a four-unit townhouse development within two buildings.
REPORT URL: www.abbotsford.ca/PDS070-2024

**ABBOTSFORD ZONING AMENDMENT BYLAW
BYLAW NO. 3548-2024**



SUBJECT LAND: 2249 Grant Street
FILE NUMBER: PRJ23-085
CURRENT ZONING: Urban Residential Zone, Infill (RS3-i)
PROPOSED ZONING: Infill Residential Zone (RS7)
PURPOSE: If Bylaw No. 3548-2024 is adopted, the applicant proposes to facilitate a two-lot subdivision.
REPORT URL: www.abbotsford.ca/PDS085-2024

**ABBOTSFORD ZONING AMENDMENT BYLAW
BYLAW NO. 3542-2024**



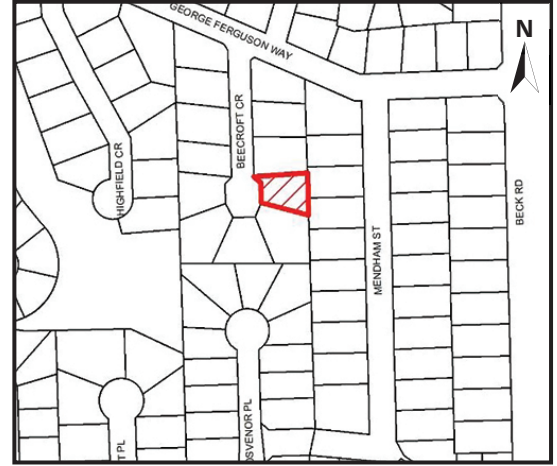
SUBJECT LANDS: 33991 and 33983 McCrimmon Drive
FILE NUMBER: PRJ22-060
CURRENT ZONING: Urban Residential Zone, Infill (RS3-i)
PROPOSED ZONING: Residential Zone (RS5)
PURPOSE: If Bylaw No. 3542-2024 is adopted, the applicant proposes to facilitate a seven lot subdivision.
REPORT URL: www.abbotsford.ca/PDS073-2024

**ABBOTSFORD ZONING AMENDMENT BYLAW
BYLAW NO. 3509-2024**



SUBJECT LAND: 2537 Park Drive
FILE NUMBER: PRJ22-057
CURRENT ZONING: Urban Residential Zone (RS3)
PROPOSED ZONING: Multiplex Residential Zone (RMX)
PURPOSE: If Bylaw No. 3509-2024 is adopted, the applicant proposes to facilitate the construction of a four unit townhouse development within two buildings.
REPORT URL: www.abbotsford.ca/PDS077-2024

**ABBOTSFORD ZONING AMENDMENT BYLAW
BYLAW NO. 3536-2024**



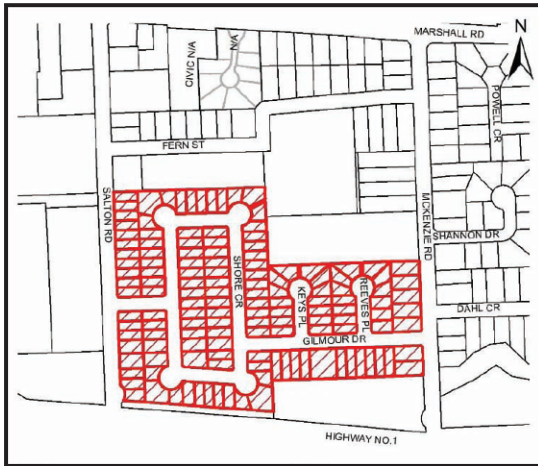
SUBJECT LAND: 2574 Beecroft Crescent
FILE NUMBER: PRJ22-088
CURRENT ZONING: Urban Residential Zone, Infill (RS3-i)
PROPOSED ZONING: Infill Residential Zone (RS7)
PURPOSE: If Bylaw No. 3536-2024 is adopted, the applicant proposes to facilitate a two lot subdivision.
REPORT URL: www.abbotsford.ca/PDS086-2024

**ABBOTSFORD ZONING AMENDMENT BYLAW
BYLAW NO. 3510-2024**



SUBJECT LAND: 2559 Park Drive
FILE NUMBER: PRJ22-058
CURRENT ZONING: Urban Residential Zone (RS3)
PROPOSED ZONING: Multiplex Residential Zone (RMX)
PURPOSE: If Bylaw No. 3510-2024 is adopted, the applicant proposes to facilitate the construction of a four unit townhouse development within two buildings.
REPORT URL: www.abbotsford.ca/PDS090-2024

ABBOTSFORD ZONING AMENDMENT BYLAW Bylaw No. 3535-2024



SUBJECT LANDS: All properties regulated by Land Use Contracts No. 58

FILE NUMBER: ZBA-038

CURRENT ZONING: Land Use Contract No. 58 (District of Abbotsford)

PROPOSED ZONING: Infill Manufactured Home Zone (RSMH)

PURPOSE: If Bylaw 3535-2024 is adopted, a new zone will be created to amend the underlying zoning of Land Use Contract No. 58 to permit the continued use of a manufactured home as a principle dwelling on a fee simple lot.

REPORT URL: www.abbotsford.ca/PDS068-2024

KEEP THESE ITEMS OUT OF YOUR BLUE CART:



These items can be taken to the depot for recycling! Check online for disposal information at

www.abbotsford.ca/wastewizard

COUNCIL ADVISORY COMMITTEES CALL FOR APPLICANTS

The City of Abbotsford is seeking individuals who are interested in volunteering to participate on three Council Advisory Committees.

The Agriculture Advisory Committee provides a forum where agriculture-related issues can be discussed with other agencies, committees and interest groups.

The Accessibility and Equity Advisory Committee provides a forum to discuss issues related to the creation of an Accessibility Plan and the incorporation of inclusion, adaptability, diversity, collaboration, self-determination and universal design principles to prevent barriers to individuals in or interacting with the City.

The Public Safety Advisory Committee discusses solutions to combat crime and enhance public safety and security within the City.

** Please note that Council Committee Meetings take place during regular business hours. While electronic participation is permitted, attendance in person is encouraged.

Vacancies

Abbotsford residents are required to fill the following vacancies:

- (a) Agriculture Advisory Committee:
 - One member from the farming industry (e.g. berry, dairy, greenhouse, poultry or other farming type)
- (b) Accessibility and Equity Advisory Committee:
 - One member who is a person with a disability or who supports someone with disabilities, and
 - Two Members-at-Large
- (c) Public Safety Advisory Committee:
 - One Member-at-Large

Remuneration

Council Committee positions are volunteer; successful candidates serve without remuneration.

Application Process

Visit abbotsford.ca/committee to view the committee descriptions, and terms of references. Applications may be submitted via any of the following methods:

- Complete the online form at abbotsford.ca/CommitteeApplication
- Email a hardcopy form to cityclerk@abbotsford.ca
- Mail or hand deliver a hardcopy form to:
City of Abbotsford – City Clerk
32315 South Fraser Way
Abbotsford, BC, V2T 1W7

Please be as concise as possible when filling out your application, and attach a resume.

Deadline for applications: June 13, 2024

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BOARD OF VARIANCE COMMITTEE CALL FOR APPLICANTS

The City of Abbotsford is seeking a resident who is interested in serving on the City's Board of Variance.

The Board of Variance is an independent body that considers requests for minor variances to the Abbotsford Zoning Bylaw regarding the siting, size and dimensions of buildings. The Board meets as needed, on the 3rd Tuesday of the month at 9.30 am. The Board consists of five citizen members appointed for a three-year term by Abbotsford City Council.

Remuneration

Appointment to the Board of Variance is a volunteer position, the successful candidate will serve without remuneration.

Application Process

Visit abbotsford.ca/committee to review the committee descriptions, and terms of references. Applications may be submitted via any of the following methods:

- Complete the online form at abbotsford.ca/CommitteeApplication
- Email a hardcopy form to cityclerk@abbotsford.ca
- Mail or hand deliver a hardcopy form to:
City of Abbotsford – City Clerk
32315 South Fraser Way
Abbotsford, BC, V2T 1W7

Please be as concise as possible when filling out your application, and attach a resume.

Deadline for applications: June 13, 2024

ABBOTSFORD POLICE BOARD

Members of the public are invited to attend the Abbotsford Police Board meeting on Wednesday, May 29, 2024 at 8:45 am, via video conference or in person. If you are interested in attending via video conference, please send an email to abbypdboard@abbypd.ca with your full name and contact information, and the details will be sent to you prior to the meeting. For in person attendance the location of the meeting is at City Hall, Room 310, 32315 South Fraser Way, Abbotsford.

COUNCIL MEETINGS

THE NEXT COUNCIL MEETINGS
TAKE PLACE ON May 28

Council meetings will be streamed live and archived at abbotsford.ca/watchcouncilonline. To view agendas, please visit abbotsford.ca/ams.

Do you want to be in touch, informed and involved?
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