



December 15, 2017

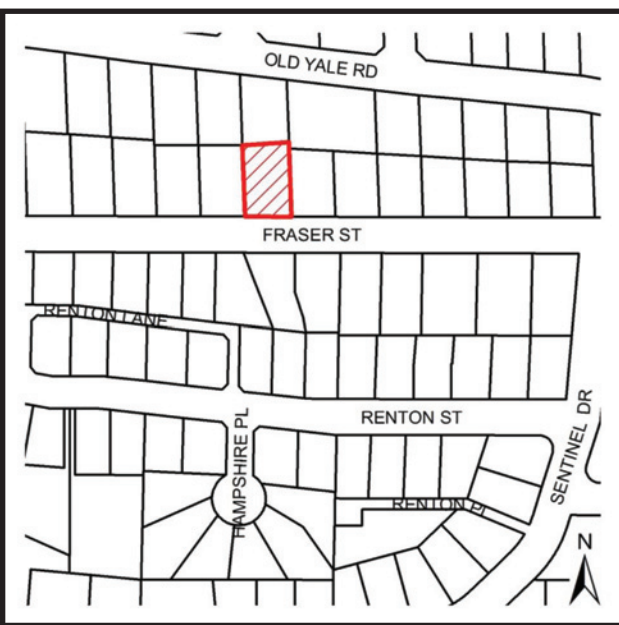
Notice of Public Hearing

to consider amendments to
Abbotsford Zoning Bylaw, 2014

Abbotsford Council will hold a Public Hearing at 7:00 pm on December 18, 2017, in the Matsqui Centennial Auditorium, 32315 South Fraser Way, Abbotsford, B.C., under the provisions of the *Local Government Act* to consider the following bylaws. At the Public Hearing, all persons who believe their interest in property is affected by the proposed bylaws will be afforded a reasonable opportunity to be heard or to present written submissions respecting matters contained in the bylaws that are the subject of the hearing.

The following is a synopsis of the bylaws amending the Zoning Bylaw of the City of Abbotsford, and is not deemed to be an interpretation. A copy of each bylaw and relevant background documentation may be inspected in the Planning Services Division (2nd Floor), Abbotsford City Hall, 32315 South Fraser Way, Abbotsford, B.C., on December 5, 6, 7, 8, 11, 12, 13, 14, 15 and 18, 2017 between 8:30 am and 4:30 pm. If you have any questions, please contact Planning Services Staff at 604-864-5510.

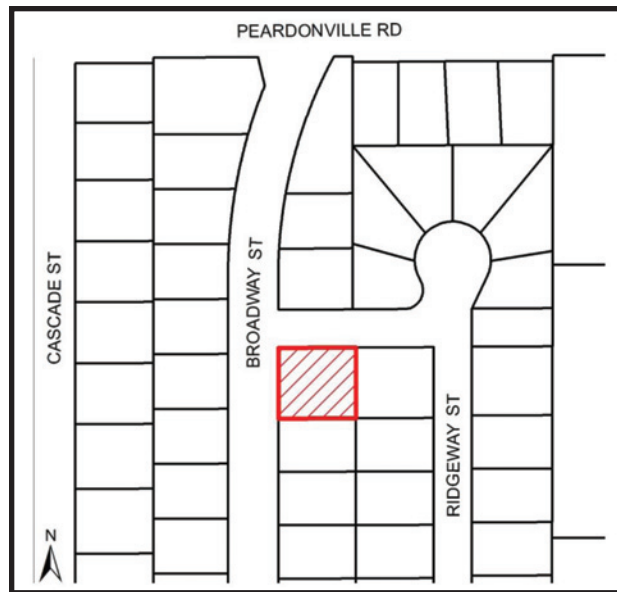
ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 2766-2017



SUBJECT LAND: 34265 Fraser Street
CURRENT ZONING: Urban Residential Zone (RS3)
PROPOSED ZONING: Comprehensive Development Seventy Five Zone (N75)
PURPOSE: If Bylaw No. 2766-2017 is adopted, the applicant proposes to develop a two lot subdivision with secondary suites.

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ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW No. 2762-2017 and ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW No. 2765-2017



SUBJECT LAND: 32552 Ridgeway Street
CURRENT ZONING: Urban Residential Zone (RS3)
PROPOSED ZONING: Comprehensive Development Seventy Five Zone (N75)
PURPOSE: If Bylaw No. 2762-2017 is adopted, a new Comprehensive Development Seventy Five Zone (N75) would be created. If Bylaw No. 2765-2017 is adopted, the applicant proposes to rezone the subject property from Urban Residential Zone (RS3) to Comprehensive Development Seventy Five Zone (N75) to facilitate a three lot subdivision.

Utility Rate Increase

City Council approved a 3.75% utility rate increase on November 6, 2017. Effective January 1, 2018, Residential/ Commercial/Institutional water rate will be \$1.24/m³ and sewer rate will be \$1.04/m³. Additionally, Industrial/ Agricultural water rate will be \$1.12/m³ and sewer rate will be \$0.94/m³. For more information, visit www.abbotsford.ca/wsrates.

Attention to Trail Users and Park Patrons

Please note during wet and/or cool periods, walking surfaces can become very slippery. Please be cautious and ensure that you are adequately prepared for all weather conditions when using parks and trails. During periods of wind, snow or ice accumulations, be aware of the potential for overhead hazards in treed areas caused by falling snow, ice or tree limbs.

Notice of Road Closure

The Council of the City of Abbotsford will consider adoption of Bylaw No. 2756-2017, "Timberlane Drive Road Closure and Land Sale Authorization Bylaw, 2017" at its Regular Council meeting Monday December 18th, 2017 at 7:00 pm in the Matsqui Centennial Auditorium, Abbotsford City Hall.

LEGAL DESCRIPTION: That .205 ha Parts of Road Dedicated on Plan LMP7213 and Plan LMP17862 Section 13 Township 16 New Westminster District, as shown outlined in red on the attached aerial photo

CIVIC ADDRESS: 35900 Block Timberlane Drive



Any person who believes their interests may be affected by the adoption of the proposed Bylaw may appear in person, or by agent the evening of the Regular Council meeting, or submit a petition or written comments by mail or email no later than 4:00 pm, Monday, December 18th, 2017, Attention to: *City Clerk, City of Abbotsford, 32315 South Fraser Way, Abbotsford, BC, V2T 1W7*; Email: cityclerk@abbotsford.ca. No letter, report or representation from the public will be received by Council after the conclusion of the meeting. Please note that all submissions are a matter of public record.

Copies of Bylaw No. 2756-2017 are available from the City Clerk's Office, located on the fifth floor of City Hall.

COUNCIL BRIEF



The next Council Meeting takes place on December 18, 2017.

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