

June 15, 2023

## Notice of Public Hearing to consider amendments to Abbotsford Zoning Bylaw, 2014

Abbotsford City Council will hold a Public Hearing at 6:00 pm on June 26, 2023 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. Video of this meeting will be streamed live, as well as archived, on the City's website at [www.abbotsford.ca/watchcouncilonline](http://www.abbotsford.ca/watchcouncilonline).

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. Written feedback can be provided electronically to the City Clerk at [cityclerk@abbotsford.ca](mailto:cityclerk@abbotsford.ca) or by mail to: City Clerk, City of Abbotsford, 32315 South Fraser Way, Abbotsford, BC V2T 1W7, or delivered in person to City Hall 5<sup>th</sup> floor at the above address. In order for written feedback to be considered by Council before the meeting, it should be received by 12 noon on June 26, 2023. Feedback may also be provided in person during the Public Hearing. Please note that all submissions are a matter of public record, and will be recorded in the meeting minutes.

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 of these bylaws can be viewed at the Planning Services Division (2<sup>nd</sup> floor, City Hall, 32315 South Fraser Way) between 8:30 am and 4:30 pm, Monday to Friday (excluding statutory holidays), from June 13, 2023 to June 26, 2023, or the full Planning Staff Report for the respective bylaws can be viewed either at the front counter (2<sup>nd</sup> Floor) or online. The report URL's are noted within the following bylaw descriptions.

If you have any questions, please contact Planning Services Staff at 604-864-5510.

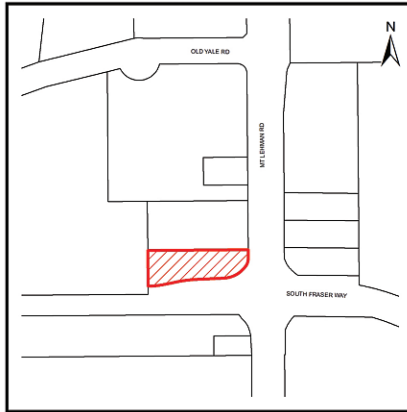
## KEEP THESE ITEMS OUT OF YOUR BLUE CART:



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

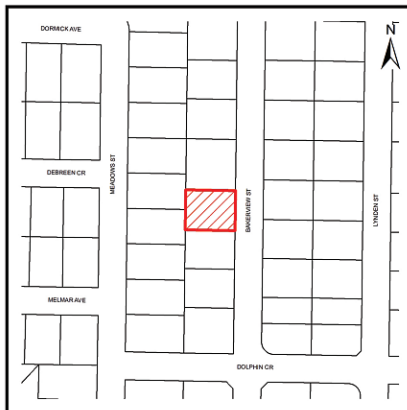
[www.abbotsford.ca/wastewizard](http://www.abbotsford.ca/wastewizard)

## AGRICULTURAL LAND RESERVE (ALR) EXCLUSION; and ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3406-2023



**SUBJECT LAND:** 2805 Mt Lehman Road  
**ALR EXCLUSION:** Abbotsford City Council will consider Bylaw No. 3406-2023 in conjunction with an Agricultural Land Reserve (ALR) exclusion proposal.  
**CURRENT ZONING:** Agricultural One Zone (A1)  
**PROPOSED ZONING:** General Industrial Zone (I2)  
**PURPOSE:** If the ALR exclusion request is approved and Bylaw No. 3406-2023 is adopted, the applicant proposes future industrial uses on the subject land.  
**REPORT URL:** [www.abbotsford.ca/PDS085-2023](http://www.abbotsford.ca/PDS085-2023)

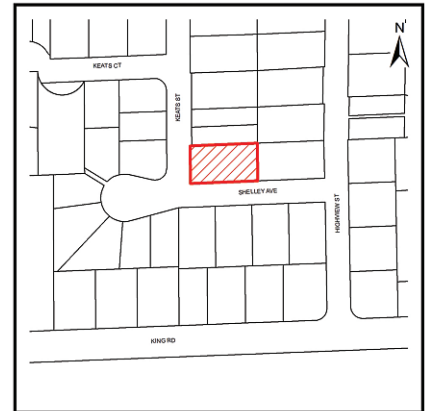
## ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3417-2023



**SUBJECT LAND:** 2257 Bakerview Street  
**CURRENT ZONING:** Urban Residential Zone, Infill (RS3-i)  
**PROPOSED ZONING:** Infill Residential Zone (RS7)  
**PURPOSE:** If Bylaw No. 3417-2023 is adopted, the applicant proposes to develop a two lot subdivision.  
**REPORT URL:** [www.abbotsford.ca/PDS090-2023](http://www.abbotsford.ca/PDS090-2023)

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## ABBOTSFORD ZONING AMENDMENT BYLAW BYLAW NO. 3418-2023



**SUBJECT LAND:** 33267 Shelley Avenue  
**CURRENT ZONING:** Urban Residential Zone, Infill (RS3-i)  
**PROPOSED ZONING:** Infill Residential Zone (RS7)  
**PURPOSE:** If Bylaw No. 3418-2023 is adopted, the applicant proposes to develop a two lot subdivision.  
**REPORT URL:** [www.abbotsford.ca/PDS092-2023](http://www.abbotsford.ca/PDS092-2023)



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](http://www.letstalkabbotsford.ca)

## Council Meetings

The next Council meetings take place on June 26, 2023:  
**Executive Committee**  
June 26, 3:00 PM  
**Regular Council**  
June 26, 6:00 PM

Council meetings will be streamed live and archived at [www.abbotsford.ca/watchcouncilonline](http://www.abbotsford.ca/watchcouncilonline).

To view agendas, please visit [www.abbotsford.ca/ams](http://www.abbotsford.ca/ams).

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## Notice of Intention to Dispose of City Owned Property

The Council of the City of Abbotsford Pursuant to the *Community Charter*, gives notice of intention to dispose of the following City owned property:

**LEGAL DESCRIPTION:** Those parts of closed road having the following legal descriptions:  
 PID 031-917-674 That Part of Section 15 Township 13 New Westminster District Shown as Parcel A on Plan EPP125655  
 PID 031-917-755 That Part of Section 15 Township 13 New Westminster District Shown as Parcel B on Plan EPP125655  
 PID 031-917-763 That Part of Section 15 Township 13 New Westminster District shown as Parcel C on Plan EPP125655  
 PID 031-917-771 That Part of Section 15 Township 13 New Westminster District Shown as Parcel D on Plan EPP125655  
 PID 031-917-780 That Part of Section 15 Township 13 New Westminster District Shown as Parcel E on Plan EPP 125655  
 PID 031-917-798 That Part of Section 15 Township 13 New Westminster District Shown as Parcel F on Plan EPP125655  
 and undedicated Road having Legal Descriptions of:  
 PID 024-447-323 Part (Reference Plan 3240) of the South ½ of the North East ¼ of Section 15 Township 13 New Westminster District  
 PID 024-735-019 Parcel A (Reference Plan 617) South East Quarter Section 15 Township 13 New Westminster District Except: Parcel A (Bylaw Plan 60775)  
 Totalling 3.89 ha (9.6 acres) as shown yellow on the aerial photo.

**CIVIC ADDRESS:** 1900 Block Ross Road

### PROPERTY DESCRIPTION



**NATURE OF DISPOSITION:** Road Exchange  
**PURCHASER:** Telford Farms Ltd. Inc. No 384317

**CONSIDERATION TO BE RECEIVED BY THE CITY FOR THE DISPOSITION:** 3.89 ha (9.6 acres) of road dedication on abutting property as shown blue on the aerial photo

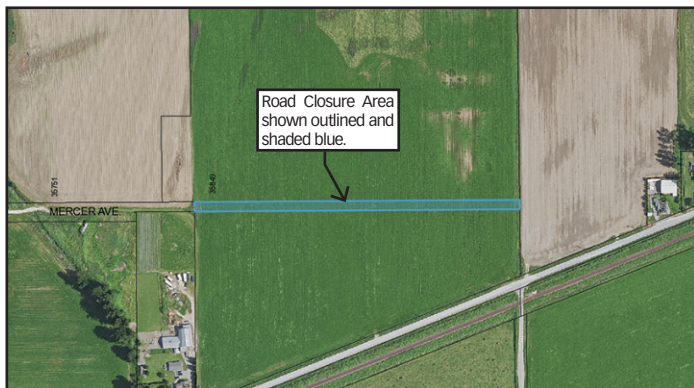
This notice is for the purpose of public disclosure only, not solicitation of an offer. More information may be obtained from Real Estate Services Division, City of Abbotsford, 32315 South Fraser Way, Abbotsford, B.C., V2T 1W7, or Telephone 604-864-5679, Monday to Friday, between 8:30 am and 4:30 pm, excluding holidays.

## Notice of Road Closure

The Council of the City of Abbotsford will consider adoption of Bylaw No. 3394-2023, "Road Closure and Cancellation Bylaw (Mercer Avenue), 2023" at its Regular Council meeting Monday June 26, 2023 at 6:00 pm in the Matsqui Centennial Auditorium, Abbotsford City Hall.

**Legal Description:** That .344 ha Part of Road Dedicated on Plan 4937, Section 13, Township 17, New Westminster District, shown on Plan EPP128959, and as shown outlined and shaded blue on the attached aerial photo.

**Civic Address:** 35800 Block Mercer Avenue



Any person who believes their interests may be affected by the adoption of the proposed Bylaw may submit a petition or written comments by mail or email, to be received no later than 12:00 p.m., Monday, June 26, 2023, Attention to: *City Clerk, City of Abbotsford, 32315 South Fraser Way, Abbotsford, BC, V2T 1W7*; Email: [cityclerk@abbotsford.ca](mailto:cityclerk@abbotsford.ca)

If you would like to inquire about speaking remotely during the Regular Council meeting, please contact the City Clerk's Office at 604-864-5506, or [cityclerk@abbotsford.ca](mailto:cityclerk@abbotsford.ca). Please note that all submissions are a matter of public record, and will be recorded in the meeting minutes. No letter, report or representation from the public will be received by Council after the conclusion of the meeting.

Copies of Bylaw No. 3394-2023 are available electronically (by email) from the City Clerk's Office, at [cityclerk@abbotsford.ca](mailto:cityclerk@abbotsford.ca)



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### CITY OF ABBOTSFORD IS HIRING

The City of Abbotsford is looking for individuals with a passion for serving the local community and making Abbotsford "the Hub of the Fraser Valley".

We offer a wide range of diverse, stimulating and rewarding career opportunities that support and recognize high levels of performance.

To view the current job opportunities and apply online visit [abbotsford.ca/careers](http://abbotsford.ca/careers).

