

# Request for Decision



To: Regular Meeting

From: **Development and Engineering Services**

Date: April 9, 2018

Subject: Temporary Use Permit for Tourist Commercial / Special Event Camping

Recommendation: **THAT Council directs staff to proceed with statutory requirements for public notice of the decision at April 23, 2018 Regular Meeting regarding the Temporary Use Permit for Tourist Commercial / Special Event Camping purposes on land zoned Small Lot Residential (R-2), legally described as Lot 1 District Lots 380 & 520 SDYD Plan KAP64274.**

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## Background

- CannaFest Music Festival Ltd. (CannaFest) has applied to the City for a Temporary Use Permit (TUP) to host RV and tent camping for special events such as CannaFest on their property between 68<sup>th</sup> and 70<sup>th</sup> Ave south of Silver Kettle.
  - The subject property is an unserviced, vacant field 2.78 hectares in size and is legally described as Lot 1 District Lots 380 & 520 SDYD Plan KAP64274. It is zoned R-2 (Small Lot Residential) and is in the Low Density Residential land use in the Official Community Plan.
  - CannaFest proposes to fence the property, prepare the landscape for unserviced RV sites, install irrigation for dust control and keeping the field green, and construct a pavilion and water / charging station near one of the entrances. Guests would then be able to walk or bike the three blocks to James Donaldson Park or have other shuttle or carpooling options. Site lighting would be limited to access and egress locations and amenities, and driveway accesses would be placed away from nearby residential areas to avoid traffic conflicts.
  - Under the Local Government Act, TUPs must be advertised in the local newspaper not more than two weeks and not less than three days from the day of decision. Letters would also be sent to adjacent property owners notifying them of the proposed Temporary Use change and time of decision. If Council directs staff to proceed with notification for April 23 decision, staff have notices prepared to send out to affected parties and the newspaper.
  - The TUP is for three years and may be renewed once to provide a total of 6 years, so the land is not 'locked up' as with a rezoning and is available for future development into residential lands once it is economically feasible to pursue such development.
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## Benefits or Impacts

### Strategic Impact



#### Economic Growth

- We foster a vibrant economic environment
- We are open yet disciplined in land development decisions

### Policy/Legislation

Local Government Act; Official Community Plan; Zoning Bylaw

## Attachments

Site plan for CannaFest TUP area.

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## Options

1. THAT Council accepts the recommendation.
2. THAT Council does not accept the recommendation.
3. THAT Council refers the matter back to staff for further information.

## Report Approval Details

Document Title:	20180409-RMC-RFD-DevEng-TouristCommercialTUP.docx
Attachments:	- Lot 1 68th Varabioff TUP map reduced.pdf
Final Approval Date:	Mar 29, 2018

This report and all of its attachments were approved and signed as outlined below:

**Dolores Sheets - Mar 28, 2018 - 4:10 PM**

**No Signature - Task assigned to Diane Heinrich was completed by assistant Daniel Drexler**

**Diane Heinrich - Mar 29, 2018 - 10:51 AM**