

**THE CORPORATION OF THE CITY OF ROSSLAND**  
**PUBLIC HEARING - BYLAW NO. 2616 and 2617**  
**MONDAY, AUGUST 15, 2016**

**PRESENT:** MAYOR KATHY MOORE  
COUNCILLOR JOHN GREENE  
COUNCILLOR LLOYD MCLELLAN  
COUNCILLOR ANDY MOREL  
COUNCILLOR AARON COSBEY  
COUNCILLOR MARTEN KRUYSSSE

**ABSENT:** COUNCILLOR ANDREW ZWICKER

**STAFF PRESENT:** CHIEF ADMINISTRATIVE OFFICER B. Teasdale  
MANAGER OF OPERATIONS D. Albo  
MANAGER OF FINANCE E. Hamming  
EXECUTIVE ASSISTANT A. Worsfold

GALLERY

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The Chair called the Public Hearing to order at 6:00 p.m.

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The Chair stated that this Public Hearing is being convened pursuant to Section 890 of the Local Government Act and is intended to consider the following proposed Bylaws:

1. Official Community Plan Amendment Bylaw No. 2616, 2016 (2), to allow the property located at 1807 Columbia Avenue to be re-designated from Institutional Public Lands to Downtown Core; and,
2. Zoning Amendment Bylaw No. 2617, 2016 (5), to allow the property located at 1807 Columbia to be rezoned from P1 – Public and Institutional to C1 – Downtown Core.

The Chair stated that any person present, who believes that his or her interest is affected by the proposed bylaw, shall be given an opportunity to express their views and concerns with regards to Bylaws No. 2616 and 2617. She added that those who wished to speak should commence their address by clearly stating their name and address, prior to presenting their views concerning the bylaw.

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## **Bylaw No. 2616 & 2617**

The Chief Administrative Officer advised that notices for Bylaw No. 2616 and 2617 were published in the August 4 and 11, 2016 editions of the Rossland News, posted on the City bulletin board, and website as required by City Bylaw and the *Local Government Act*. The City has received no written submissions to date on either application.

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### **Public comments:**

**Claudio Colli, Resident**, noted the following comments:

- Expressed concerns regarding parking and vehicular access along the lane;
- Suggested that there should be designated, and painted, parking spots if the application proceeds;
- Suggested that there are several vacant buildings downtown that could house a coffee roaster shop; and,
- Expressed concerns regarding the aroma of a coffee roaster shop in a residential area.

**Scott Leyland, Resident**, expressed concerns regarding the aroma of a coffee roaster shop in a residential area, and questioned if the City has the ability to regulate the hours of industrial operation.

**Craig Rumsford, Resident**, expressed concerns regarding the aroma of the business, and suggested that oxidizers be utilized if the development moves forward. Mr. Rumsford further suggested that a secondary level of pollution control be implemented if the smell of starts negatively affecting the livability of adjacent property owners.

**Greg Houston, Resident**, suggested that the business could exacerbate traffic issues in the area.

**Thomas Berry, Applicant**, noted the following information:

- Electrostatic precipitator in place to alleviate the smoke and changes the odour so that it's not so harsh
  - Mindful of ventilation, and have 10 foot stack to help
  - Plan on providing yellow lines for parking outside the building
  - Will not be a café – no food served
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**Adjournment:**

MOTION: MCLELLAN/MOREL

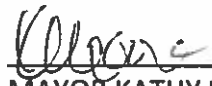
RESOLVED THAT THERE BEING NO FURTHER PRESENTATIONS TO COUNCIL, THE PUBLIC HEARING BE ADJOURNED AT 6:27 P.M.

CARRIED.

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**CERTIFIED CORRECT:**



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MAYOR KATHY MOORE



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CHIEF ADMINISTRATIVE OFFICER  
BRYAN TEASDALE

