

Policy

Granville Street Interim Rezoning Policy

Approved by Council January 31, 2023

Intent

Generally, rezonings and policy enquiries will not be considered in the Granville Street study area while the Granville Street planning program is underway, in order to not pre-empt or divert the planning process with rezonings which set new directions or preclude options that could emerge during the process.

The policy below will govern any exceptions that allow consideration of applications for rezoning advice (enquiries), rezoning applications, and development applications with Heritage Revitalization Agreements, during the Granville Street planning program. Once adopted, the policy will apply until such time as it is rescinded by Council, and/or the Granville Street program is complete and related policies are approved by Council.

Policies

1 Applications may be considered where:

- a. At the time of adoption of this policy, there is an active rezoning application; or
- b. Where a recent application for rezoning advice, or policy enquiry process (PEP) advice has been received within one year prior to the approval of this policy and the applicant has received a written response stating that a rezoning application would be considered and the applicant has submitted a subsequent rezoning application within 180 days of the date of the letter of response; or
- c. Where an application for rezoning is proposing at least 75% of the total FSR to be developed as hotel use. Hotel use could include traditional hotel rooms as well as hotels offering a short-term apartment style operating model.