



81 Bayside Drive

Presentation to Planning Advisory Committee

July 16th, 2019



Growth & Community Planning Team
Growth & Community Development Services



SAINT JOHN

Proposal

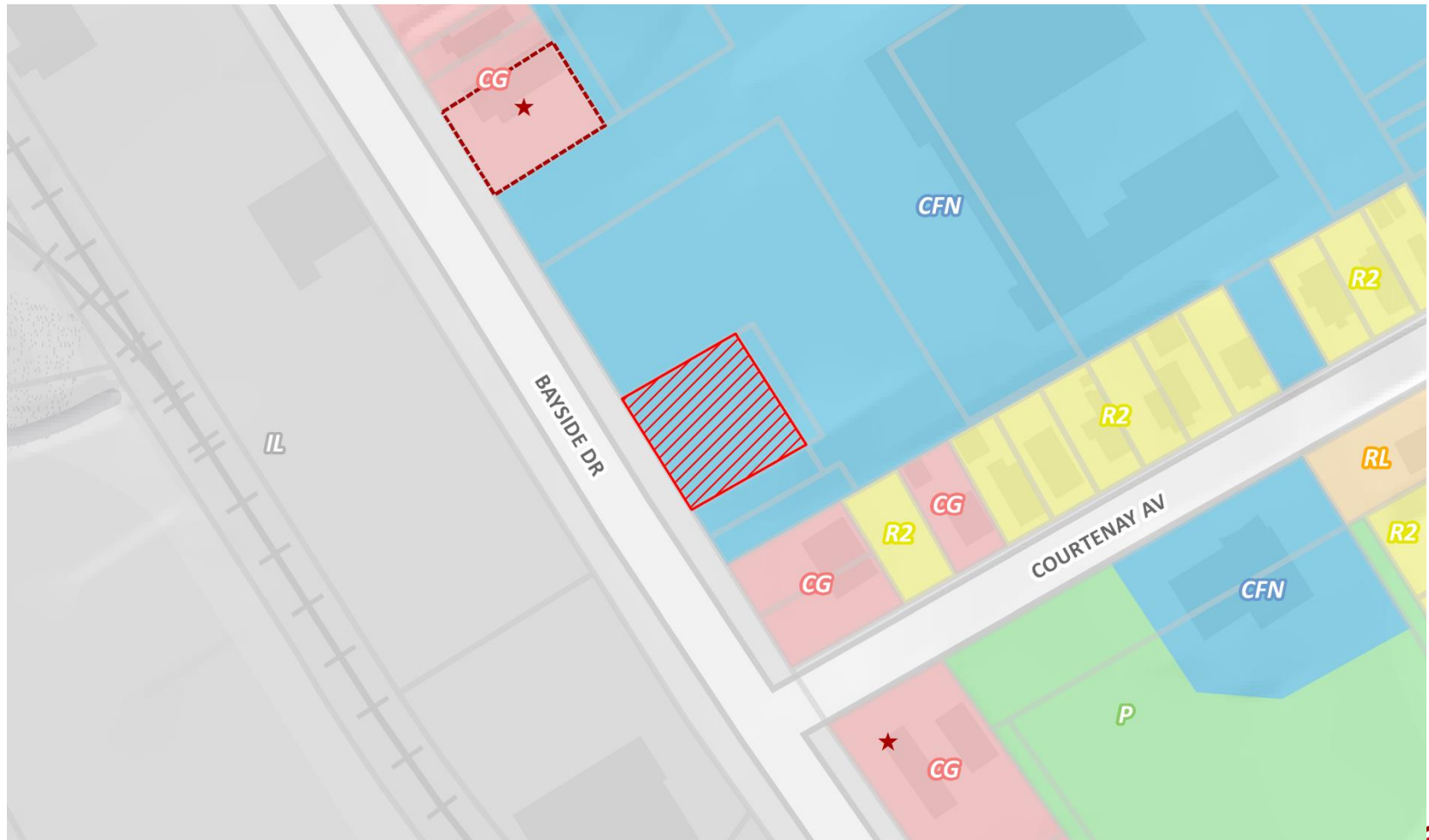
Rezoning Application

- The City of Saint John is seeking approval of the rezoning of 81 Bayside Drive from Neighbourhood Community Facility (CFN) to General Commercial (CG) to rectify the improper transition made during the adoption of ZoneSJ. This issue came to the City's attention when the property owner made an inquiry to the One Stop Development Shop.

Site Location



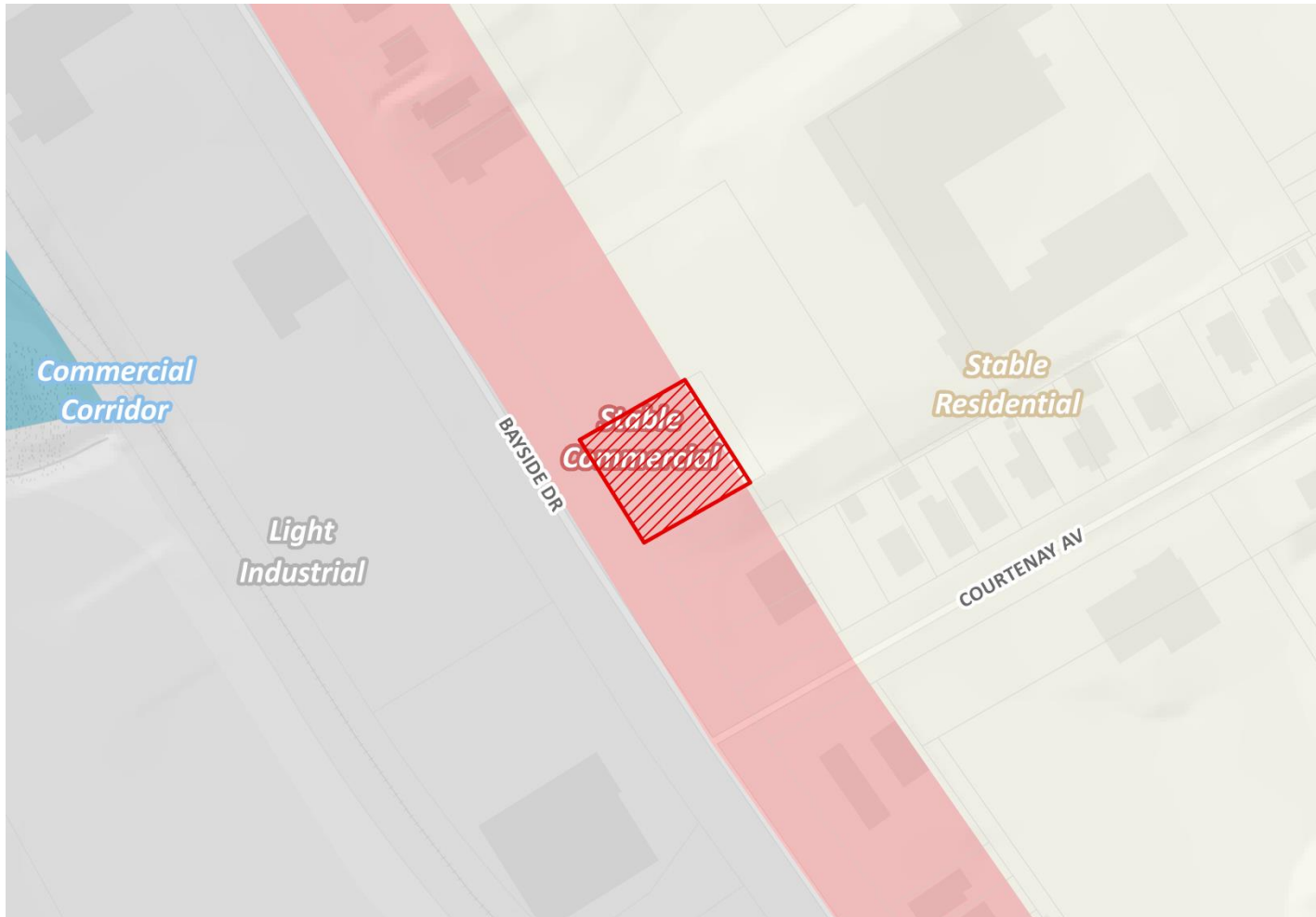
Site Zoning



Site Aerial



Future Land Use



Site Photos



Site Photos



Public Engagement

- Notification of the proposal was sent to landowners within 100 metres of the subject property of July 3rd, 2019.
 - Our office received no letters from the public.
- The public hearing for the rezoning was advertised on the City of Saint John's website on July 8th, 2019.

Staff Recommendation

- Approval of the re-zoning of 81 Bayside Drive from Neighbourhood Community Facility (CFN) to General Commercial (CG will restore the correct zoning rights, allowing the property to be developed more appropriately with the vision of the Municipal Plan).

Public Engagement

- Letters to land owners – July 3rd, 2019
 - No letters were received
- Website ad (Public Hearing) – July 8th, 2019
- PAC Meeting – July 16th, 2019
 - Applicant presentation
 - No members of public in attendance



PAC Recommendation

- PAC recommends:
 - That Common Council rezones 81 Bayside Drive from Neighbourhood Community Facility (CFN) to General Commercial (CG).

