

Council: Legal and Public Notices



January 29, 2026

Notice of Zoning Amendment Bylaw for First, Second and Third Readings and Final Adoption – 917 and 928 Charland Avenue, 439 and 445 Joyce Street, and 329 Marmont Street – Bylaw No. 5475, 2026

Notice is hereby given that the City of Coquitlam has received an application to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* relating to the properties located at 917 and 928 Charland Avenue, 439 and 445 Joyce Street, and 329 Marmont Street.

The amending Bylaw (No. 5475, 2026) will be presented for first, second and third readings and final adoption at the Regular Council Meeting on **Monday, February 9, 2026** at 7:00 p.m. in the Council Chambers of City Hall, located at 3000 Guildford Way, Coquitlam, BC.

The intent of Bylaw No. 5475, 2026 is to amend *City of Coquitlam Zoning Bylaw No. 3000, 1996* to rezone the subject properties as outlined in black on the maps marked "Schedule 'A' to Bylaw 5475, 2026" from R-3 Transitional Small-Scale Residential Zone to CD-53 Comprehensive Development Zone - 53.

The subject properties have active development permit applications to construct a fourplex. At the time of application submission, the properties were zoned RT-1 Infill Residential Zone. With implementation of the provincial Small-Scale Multi-Unit Housing requirements, the properties were assigned the R-3 Transitional Small-Scale Residential Zone. However, construction of a fourplex is not permitted under the R-3 Zone.

The subject properties are proposed to be rezoned to Comprehensive Development Zone – 53. This zone is based on the RT-1 and R-1 zones, is consistent with the Official Community Plan, and would allow the applications to proceed.

How do I find out more information?

To obtain more information on this application, you may:

- Call the Planning and Development Department at 604-927-3430;
- Email the File Manager Tiffany Khuu at tkhuu@coquitlam.ca; or
- Copies of the bylaw and information package can be inspected by visiting the Planning and Development Department at 3000 Guildford Way, Coquitlam, BC, from January 29 to February 9, 2026 during the hours of 8:00 a.m. to 5:00 p.m. from Monday to Friday excluding statutory holidays.

How do I provide input?

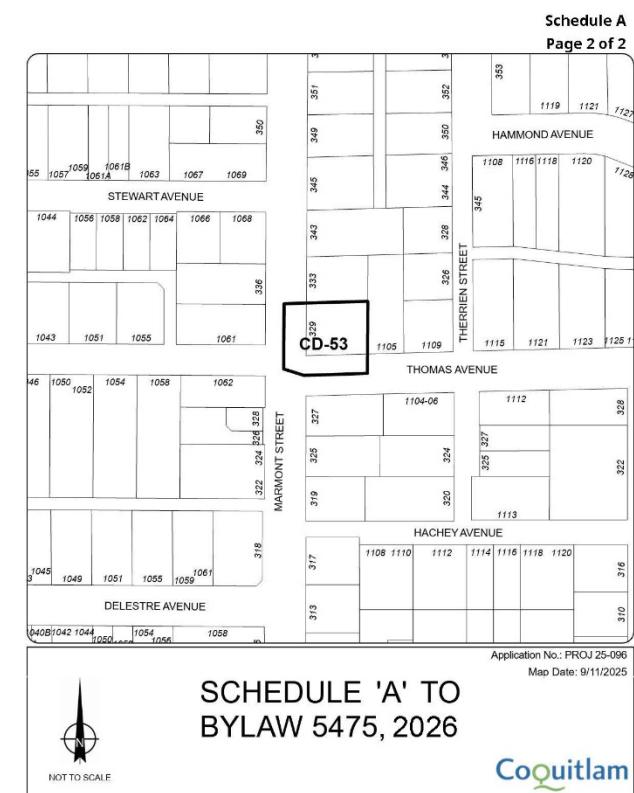
If you would like to provide written input, please submit your comments to the attention of the Legislative Services Division, in one of the following ways by:

- Email: clerks@coquitlam.ca with "**Zoning Amendment – PROJ 25-096**" in the subject line; or
- Regular mail or in-person: Legislative Services Division, 2nd Floor, 3000 Guildford Way, Coquitlam, BC, V3B 7N2.



SCHEDULE 'A' TO
BYLAW 5475, 2026

Coquitlam
Map 1: SCHEDULE_A_RZ (X)



SCHEDULE 'A' TO
BYLAW 5475, 2026

Coquitlam
Map 2: SCHEDULE_A_RZ (X)

To afford Council an opportunity to review your submission, please ensure that you forward it to the Legislative Services Division **between Thursday, January 29, 2026 and noon on Monday, February 9, 2026**. Submissions provided, including names and city of residence, will become part of the public record and may be published on the City's website as part of a future agenda package at www.coquitlam.ca.

Any questions regarding the Public Notice process can be directed to the Legislative Services Division at clerks@coquitlam.ca or 604-927-3010.

Jennifer Mills
Deputy Corporate Officer