

PROPOSAL:

"Zoning Amendment Bylaw No. 1099, 2025"

Applicant:

Cindy Soderstrom

Subject Property:

336 Ogden Street

Parcel A (Being a consolidation of Lots 1 & 2, See CB2118803), Block M, District Lot 110, Range 5 Coast District, Plan PRP3304

When:

5:00 p.m.

Tuesday, October 14, 2025

Where:

Council Chambers

477 Stuart Drive West, Fort St. James, BC

The application proposes to amend the "District of Fort St. James Bylaw No. 738, 2001" by adding site-specific text amendments to the R-1 Residential – Single Family zone to allow:

- one detached secondary dwelling,
- a maximum of 1 bedroom for the detached secondary dwelling,
- a requirement for 1 additional off-street parking space, and
- a rear yard setback of 1.7 metres for the detached secondary dwelling.



This notice is provided in advance of Council's consideration of first three readings of the proposed bylaw. In accordance with sections 464 and 467 of the *Local Government Act*, as the proposed bylaw is consistent with the District's Official Community Plan, a public hearing **must not** be held.

A copy of the proposed Bylaw will be available on the District's website

<https://www.fortstjames.ca/government/mayor-council/meetings-agendas-minutes>
beginning **Thursday, October 2, 2025.**