

The City of Delta's Community Planning & Development Department has prepared this guide to outline the standard petition requirements and review process for applicants who are considering a neighbourhood area rezoning application.

How to Proceed:

Prior to undertaking the process, you are encouraged to contact the Community Planning & Development Department for general information about the petition requirements, review procedures, expected timelines and fees.

Initiating an Area Rezoning:

A neighbourhood area rezoning is initiated by the submission of a petition from the neighbourhood to the Community Planning & Development Department. A neighbourhood petition procedure must be followed in order to make a valid petition submission to Council for consideration. Only valid petitions will be considered.

Petition and Rezoning Procedures:

When preparing a petition for submission, ensure the following procedures are followed:

- The petition is signed by the property owners of at least 75% of the dwelling units in the area under consideration; however, obtaining this percentage does not commit Council to approving the petition.
- The area under consideration is contiguous, containing a minimum of 10 properties and comprising at least both sides of a street for the distance of a block.
- The petition clearly states the amendments requested and the reasons for the petition.
- The petition is signed by property owners only and such owners must also print their names and provide their address.

Once completed, make a petition submission to the Community Planning & Development Department to initiate the review process:

- Staff will review the petition for completeness and validity and notify Council of the request. If Council supports further consideration of the request, the rezoning is processed in the same manner as a development application. The process shall include a neighbourhood information meeting(s) organized by the City in which all property owners and occupants in and within 150 metres of the area under consideration are notified.
- Public notice signs will be erected by the City on properties at opposite extremities of the petition area.
- Development application fees for a neighbourhood initiated area rezoning are waived by the City of Delta.

Processing Time:

Time to process an application generally takes between 12 to 16 weeks, but may take longer depending on the size of the area under consideration, complexity of the application and level of public interest.

Additional Information:

Community Planning & Development staff are available to answer questions and provide clarification on the process by telephone at (604) 946-3380, via fax at (604) 946-4148, or e-mail at CPD@delta.ca.

