

CITY OF BURNABY

BYLAW NO. 11032

A BYLAW to amend various provisions of
Burnaby Zoning Bylaw, 1965

The Council of City of Burnaby ENACTS as follows:

1. This Bylaw may be cited as **BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 54, 1999.**
2. Section 2 of Burnaby Zoning Bylaw 1965 is amended by striking out the words "Corporation of the District of Burnaby" where they appear and substituting therefor "City of Burnaby".
3. The definitions in section 3 of the said Bylaw are amended as follows:
 - (1) The definition "accessory use" is amended by
 - (a) striking out the word "Municipality" where it appears and substituting therefor "City".
 - (b) adding the words "or grandchild" after the word "child" where it appears in subsection (3)(e)(ii).
 - (2) The definition "bachelor unit" is repealed.
 - (3) The following definition is added immediately after the definition "children's institution":

"'City' means the City of Burnaby;"

- (4) The definition "Corporation" is repealed.
- (5) The definition "Council" is repealed and replaced with the following:
"'Council' means the Council of the City of Burnaby;"
- (6) The definition "curb level" is amended by striking out the word "Municipal" where it appears and substituting therefor "City".
- (7) The definition "dwelling, group housing" is repealed.
- (8) The definition "dwelling, row housing" is repealed and the following substituted therefor:
"'dwelling, row housing' means one dwelling unit in a block of at least two side-by-side dwelling units, each sharing a party wall with the neighbouring unit and each unit located on a separate lot that is not a strata lot;"
- (9) The definition "dwelling, townhouse" is added immediately after the definition "dwelling, single family":
"'dwelling, townhouse' means one of two or more dwelling units, where each dwelling unit has individual direct access to the outside either at ground level or by stairs and is attached to at least one other dwelling unit by a shared floor or party wall;"
- (10) The following definition is added immediately after the definition "structure":
"'studio unit' means a dwelling unit having no room used or intended to be used solely as a bedroom;"

4. Section 4.1 of the said Bylaw is amended by striking out the words "the Corporation of the District of Burnaby" where they appear and substituting therefor "the City of Burnaby".
5. Section 5.1 of the said Bylaw is amended by striking out the words "the Corporation of the District of Burnaby" where they appear and substituting therefor "the City of Burnaby".
6. Subsection (1) of section 5.2 of the said Bylaw is amended by striking out the words "the Corporation of the District of Burnaby" where they appear and substituting therefor "the City of Burnaby".
7. Subsection (2) of section 6.10 of the said Bylaw is amended by inserting the words "or townhouse dwellings" after the words "apartment buildings" where they appear.
8. Paragraph (a) of section 6.10 (2) of the said Bylaw is amended by striking out the words "Bachelor suite" where they appear and substituting therefor "studio unit".
9. Subsection (4) of section 6.10 of the said Bylaw is repealed.
10. Section 7.1 of the said Bylaw is amended by striking out the word "Corporation" where it appears and substituting therefor "City".
11. Paragraph (f) of section 7.3 (2) of the said Bylaw is amended by striking out the words "group housing development" where they appear and substituting therefor "townhouse development".
12. Subsection (6) of section 7.3 of the said Bylaw is repealed.
13. Section 7.5 of the said Bylaw is amended by striking out the word "Corporation" where it appears and substituting therefor "City".

14. Subsection (2) of section 7.6 of the said Bylaw is amended by striking out the word "Corporation" where it appears and substituting therefor "City".

15. Subsection (2) of section 7.8 of the said Bylaw is amended by striking out the word "Municipal" where it appears.

16. Subsection (6) of section 7.8 of the said Bylaw is amended by striking out the word "Municipality" where it appears and substituting therefor "City".

17. Paragraph (b) of subsection (6) of section 7.8 of the said Bylaw is repealed and the following substituted therefor:

"(b) within a distance of 30m (98.4 ft.) from the area that is subject to the rezoning."

18. The following provisions of Schedule Number I of the said Bylaw are amended by striking out the words "at the coming into force of this provision," and substituting therefor "on December 16, 1991,":

- (a) subsections 101.5 (1) and (2)
- (b) Subsection 101.6 (2)
- (c) subsections 102.5 (1) and (2)
- (d) subsection 102.6 (2)
- (e) subsections 103.5 (1) and (2)
- (f) subsection 103.6 (2)
- (g) subsections 104.5 (1) and (2)
- (h) subsection 104.6 (2)
- (i) paragraph 104.7 (1) (b)
- (j) subsections 105.5 (1) and (2)
- (k) subsection 105.6 (2)
- (l) paragraph 105.7 (1) (b)
- (m) subsections 109.5 (1) and (2)

(n) subsection 109.6 (2).

19. The preamble of section 106 of Schedule Number I of the said Bylaw is repealed and the following substituted therefor:

"This District provides for the use and development of row housing."

20. The preamble of section 108 of Schedule Number I of the said Bylaw is repealed and the following substituted therefor:

"This District provides for the establishment of townhouse dwellings in neighbourhoods that are predominately developed with single family and two family dwellings."

21. Item (1) of section 108.1 of Schedule Number I of the said Bylaw is repealed and the following substituted therefor:

"(1) Townhouse dwellings"

22. The following provisions of Schedule Number I of the said Bylaw are amended by striking out the words "group housing development" and substituting therefor "townhouse development":

- (a) subsections 108.2 (1), (2), (3) and (4)
- (b) section 108.4
- (c) section 108.6

23. Sections 108.2(1), 108.5 and 108.7 of Schedule Number I of the said Bylaw are amended by striking out the words "Group Housing Site" and substituting therefor "Townhouse Site".

24. Subsection (1) of section 110.5 of Schedule Number I of the said Bylaw is amended by striking out the words "at the coming into force of this provision," and substituting therefor "on

July 22, 1991, ".

25. The following provisions of Schedule Number II of the said Bylaw are amended by striking out the words "bachelor unit" where they appear and substituting therefor "studio unit":

- (a) subsection 201.4(4)
- (b) subsection 202.4(4)
- (c) subsection 203.4(4)
- (d) subsection 204.6(4)

26. The preamble of section 203 of Schedule Number II of the said Bylaw is repealed and the following substituted therefor:

"This District provides for a higher density of development designed largely for adults."

27. Schedule Number II of the said Bylaw is further amended by adding the following section immediately after section 207.11:

"207.12 Car Wash Stall:
One car wash stall with a "No Parking" sign affixed to it shall be provided for each 100 dwelling units."

28. Item (1.1) and paragraph (b) of Item (22) of section 303.1 of Schedule Number III of the said Bylaw are amended by striking out the word "project" where it appears and substituting therefor "plan".

29. Paragraph (b) of Item (17) of section 401.1 of Schedule Number IV of the said Bylaw is amended by striking out the words "*Fire Marshal's Act*" where it appears and substituting therefor "*Fire Services Act*".

30. Subsection (3) of section 406.2 of Schedule Number IV of the said Bylaw is amended by striking out the word "Municipal" where it appears and substituting therefor "City".

31. Section 503.2(2)(b) of Schedule Number V of the said Bylaw is amended by striking out the word "Corporation" where it appears and substituting therefor "City".

32. Paragraph (a) of Item (6) of section 505.1 of Schedule Number V of the said Bylaw is amended by striking out the words "Bachelor Unit" where they appear and substituting therefor "Studio Unit".

33. Paragraph (a) of Item (4) of section 506.1 of Schedule Number V of the said Bylaw is amended by striking out the word "Bachelor Unit" where they appear and substituting therefor "Studio Unit".

34. The preamble of section 601 of Schedule Number VI of the said Bylaw is repealed and the following substituted therefor:

"This District provides for farming, truck gardening, orchard or nursery cultivation, greenhouses and similar uses, and encourages the holding of land in large parcels."

35. Section 700.1 of Schedule Number VII of the said Bylaw is repealed and the following substituted therefor:

- " (1) Uses permitted in R or RM Districts including the Districts with an "a" or "b" suffix.
- (2) Uses permitted in C1, C2, C3, C5 or C6 Districts including Districts with an "a", "b", "c", or "d" suffix.
- (3) Uses permitted in P1, P2, P3, P4, P5, P6, P8, P9 or P10 Districts including Districts with an "e" suffix.

- (4) Uses permitted in M1, M2, M3, M5 or M7 Districts including Districts with an "a", "k", "l" or "r" suffix.

36. Paragraph (a) of Item (9) of section 800.4 of Schedule Number VIII of the said Bylaw is amended by striking out "Kindergartens," where it appears.

37. Item (17) of section 800.4 of Schedule Number VIII of the said Bylaw is amended by adding, immediately after the words "professional offices" where they appear, the words ", including medical or dental offices and clinics".

38. Item (18) of section 800.4 of Schedule Number VIII of the said Bylaw is repealed.

39. Item (26) of section 800.4 of Schedule Number VIII of the said Bylaw is repealed.

40. Item (34) of section 800.4 of Schedule Number VIII of the said Bylaw is amended by striking out "\$10,000" where it appears and substituting therefor "\$8,000".

41. Subsection (1) of section 900.6 of Schedule Number IX of the said Bylaw is amended by striking out the word "Municipal" where it appears and substituting therefor "City".

Read a first time this 8th day of November 1999

Read a second time this 13th day of December 1999

Read a third time this 13th day of December 1999

Reconsidered and adopted this 13th day of December 1999



MAYOR



CLERK