

**CITY OF BURNABY**

**BYLAW NO. 14451**

A BYLAW to amend the  
Burnaby Official Community Plan

WHEREAS the Council has held a public hearing thereon after duly giving notice of the hearing as prescribed by sections 466 and 467 of the *Local Government Act*, R.S.B.C. 2015, c. 1

NOW THEREFORE the Council of the City of Burnaby ENACTS as follows:

1. This bylaw may be cited as **BURNABY OFFICIAL COMMUNITY PLAN BYLAW 1998, AMENDMENT BYLAW NO. 1, 2022.**

2. Burnaby Official Community Plan Bylaw 1998, as amended, is further amended:

(a) at section 4.4, page 5, in respect to the Residential Policy Framework map, according to the plan entitled “Amendment to Section 4.4 of the OCP 3405 Willingdon Avenue” and attached to this bylaw as Schedule “A” (the “Amendment Plan”), and in accordance with the legend, designations, notations, references and boundaries designated, described, delimited and specified in the Amendment Plan, and the various boundaries and designations shown upon the Amendment Plan are an amendment of and in addition to those in the Official Community Plan insofar as the same are changed, modified or varied thereby, and the Amendment Plan is hereby declared to be and shall form a part of the Official Community Plan as if originally incorporated therein;

(b) at Section 4.4.2, by deleting the first sentence and substituting the following:  
“The Residential Framework provides for fourteen Urban Village areas.”;

(c) at Section 4.4, page 7, by deleting the table entitled “Residential Policy

Framework Locations” in its entirety and substituting the table attached to this bylaw as Schedule “B”;

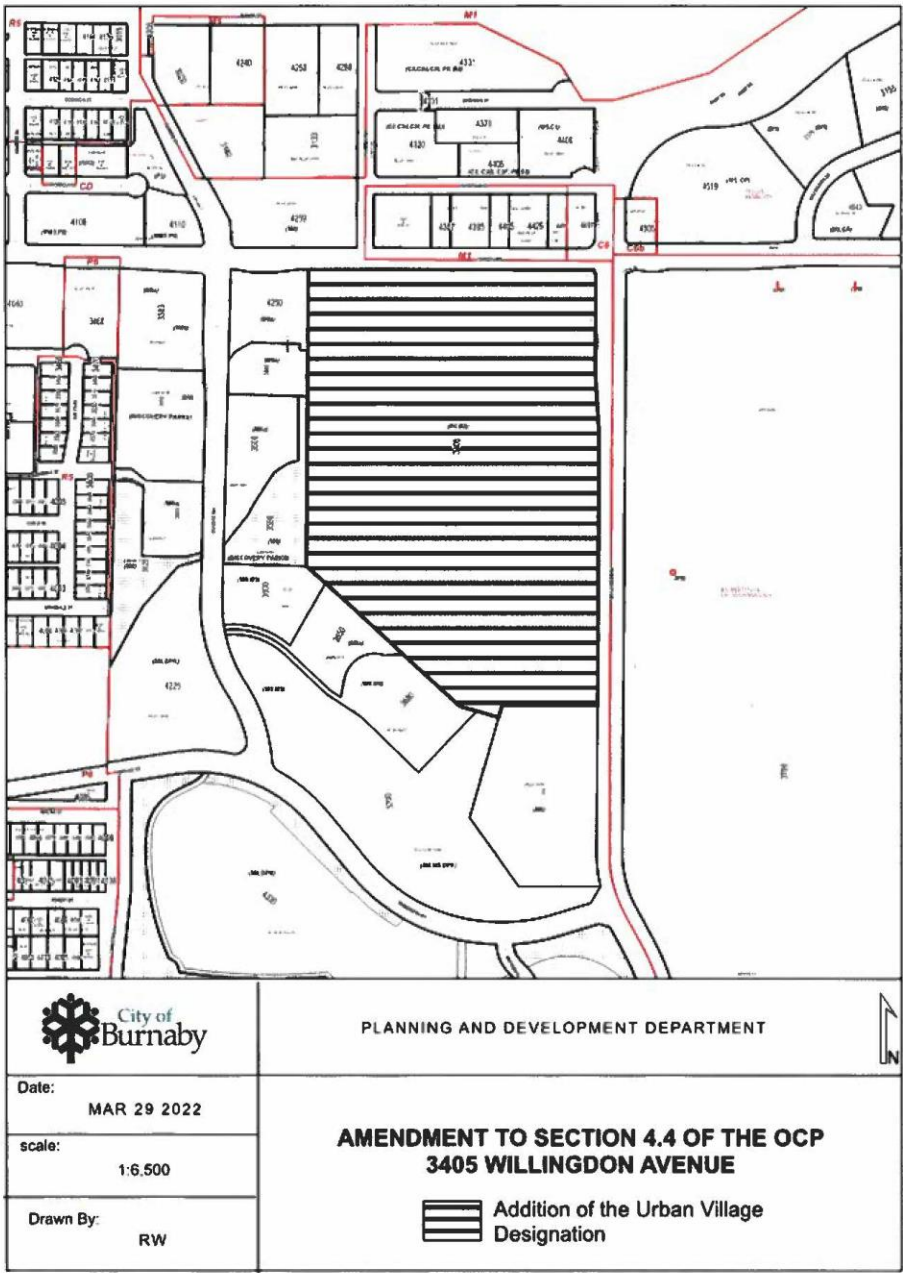
- (d) at Section 5.4.2, by deleting the first sentence of the first paragraph and substituting the following: “The Residential Framework provides for fourteen Urban Village areas which provide for non-town centre multi-family development associated with a commercial service area.”;
- (e) at Section 5.4.2, by deleting the first sentence of the first paragraph and substituting the following: “At present, the fourteen areas designated for Urban Village centre status contain approximately 626,400 square feet of office space and 942,600 square feet of retail space.”;
- (f) at section 6.4, page 6, in respect to the Industrial Policy Framework map, according to the plan entitled “Amendment to Section 6.4 of the OCP 3405 Willingdon Avenue” and attached to this bylaw as Schedule “C” (the “Amendment Plan”), and in accordance with the legend, designations, notations, references and boundaries designated, described, delimited and specified in the Amendment Plan, and the various boundaries and designations shown upon the Amendment Plan are an amendment of and in addition to those in the Official Community Plan insofar as the same are changed, modified or varied thereby, and the Amendment Plan is hereby declared to be and shall form a part of the Official Community Plan as if originally incorporated therein; and
- (g) at Section 6.4.2, by deleting the last two sentences in the first paragraph and substituting the following: “Each of the eight business centre areas identified in the Industrial Policy Framework map has been, or will be, the subject of a plan preparation process involving a comprehensive zoning approach to define specific development parameters. These eight are the same as eight of the nine business centres designated in the Commercial Framework, given the merging of these two land use types within the business centre environment.”

|  |        |        |
|--|--------|--------|
| Read a first time this                   | day of | , 2022 |
| Read a second time this                  | day of | , 2022 |
| Read a third time this                   | day of | , 2022 |
| Reconsidered and adopted by Council this | day of | , 2022 |

MAYOR

CLERK

SCHEDULE “A”



## SCHEDULE “B”

### Residential Policy Framework Locations

| Location                                 |  | Implementation Action |                         |                   |                       |                      |
|--|--|-----------------------|-------------------------|-------------------|-----------------------|----------------------|
|  |  | Adopted Plan          | Plan Amendment Required | New Plan Required | Plan Under Review     | Development Complete |
| <b>Town Centres</b>                      | Metrotown                              | ▲                     |                         |                   | Maywood Neighbourhood |                      |
|  | Lougheed                               | ▲                     |                         |                   |                       |                      |
|  | Edmonds                                | ▲                     |                         |                   |                       |                      |
|  | Brentwood                              | ▲                     |                         |                   |                       |                      |
| <b>Urban Villages</b>                    | Montecito                              | ▲                     | minor                   |                   |                       |                      |
|  | Canada Way / Boundary Rd.              | ▲                     | minor                   |                   |                       |                      |
|  | Hastings Village                       | ▲                     |                         |                   |                       |                      |
|  | SFU E. Neighbourhood                   | ▲                     |                         |                   |                       |                      |
|  | Hastings St./ Holdom Ave.              | ▲                     |                         |                   |                       |                      |
|  | Holdom/ Lougheed LRT Station Area      |                       |                         | ▲                 |                       |                      |
|  | Bainbridge / Lougheed LRT Station Area |                       |                         | ▲                 |                       |                      |
|  | Brighton / Lougheed LRT Station Area   |                       |                         | ▲                 |                       |                      |
|  | Sixth St / ( 17 Ave. to 14th Ave)      |                       |                         | ▲                 |                       |                      |
|  | Royal Oak / Rumble                     |                       |                         |                   | ▲                     |                      |
|  | Madison Ave. / William St.             |                       |                         | ▲                 |                       |                      |
|  | Sunset St. / Smith Ave.                |                       |                         | ▲                 |                       |                      |
|  | Hastings St. / Sperling Ave.           |                       |                         | ▲                 |                       |                      |
|  | Willingdon Lands                       |                       |                         |                   | ▲                     |                      |
| <b>Suburban Multi-Family Communities</b> | Oaklands                               | ▲                     |                         |                   |                       |                      |
|  | Cariboo Heights                        | ▲                     |                         |                   |                       |                      |
|  | George Derby                           | ▲                     |                         |                   |                       |                      |
|  | SFU South Neighbourhood                | ▲                     |                         |                   |                       |                      |
|  | Forest Grove                           |                       |                         |                   |                       | ▲                    |
|  | One Arbour Lane                        |                       |                         |                   |                       | ▲                    |
|  | Newcombe St. and Tenth Ave.            | ▲                     |                         |                   |                       |                      |
|  | Greentree Village                      |                       |                         |                   |                       | ▲                    |

SCHEDULE “C”

