

**CITY OF BURNABY**

**BYLAW NO. 14449**

A BYLAW to amend Bylaw No. 4742, being Burnaby Zoning Bylaw 1965, as amended by Bylaw Nos. 10585, 11812, 13489, 13708 being Burnaby Zoning Bylaw 1965, Amendment Bylaw Nos. 26, 1997, 68, 2004, 19, 2015, 04, 2017

WHEREAS application for rezoning has been made to the Council;

AND WHEREAS the Council has held a public hearing thereon after duly giving notice of the time and place of such 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 ZONING BYLAW 1965, AMENDMENT BYLAW NO. 15, 2022.**

2. Bylaw No. 4742, as amended by Bylaw Nos. 10585, 11812, 13489, 13708 is further amended as follows:

(a) The Map (hereinafter called “Map ‘A’”), attached to and forming an integral part of Bylaw No. 4742, being “Burnaby Zoning Bylaw 1965”, and designated as the Official Zoning Map of the City of Burnaby, is hereby amended according to the Map (hereinafter called “Map ‘B’”), marginally numbered REZ. 4409, annexed to this Bylaw, and in accordance with the explanatory legend, notations, references and boundaries designated, described, delimited and specified in particularity shown upon said Map ‘B’; and the various boundaries and districts shown upon said Map ‘B’ respectively are an amendment of and in addition to the respective districts, designated and marked on said Map ‘A’ insofar as the same are changed, modified or varied

thereby, and the said Map 'A' shall be deemed to be and is hereby declared to be amended accordingly and the said Map 'B' is hereby declared to be and shall form an integral part of said Map 'A', as if originally incorporated therein and shall be interpreted accordingly.

(b) The Comprehensive Development Plan(s), more particularly described in Bylaw Nos. 10585, 11812, 13489, 13708 are amended as may be necessary by the development plan entitled "Concord Brentwood 3" prepared by GBL Architects Inc. and on file in the office of the General Manager Planning and Development; and any development on the lands rezoned by this Bylaw shall be in conformity with the said Comprehensive Development Plans as amended.

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

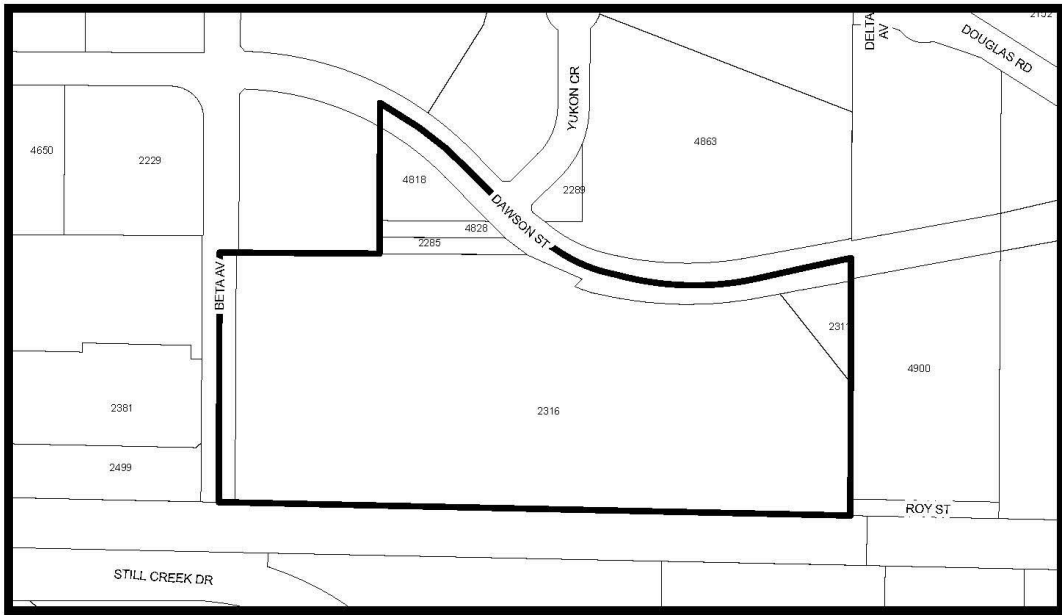
MAYOR

CLERK

BYLAW NUMBER 14449 BEING A BYLAW TO AMEND BYLAW  
NUMBER 4742 BEING BURNABY ZONING BYLAW 1965

**REZ.21-31**



LEGAL: See *attached* Schedule A



THE AREA(S) SHOWN ABOVE OUTLINED IN BLACK ( — ) IS (ARE) REZONED

**FROM:** CD Comprehensive Development District (based on RM4s, RM5s Multiple Family Residential District and P2 Administration and Assembly District) and P3 Park and Public Use District

**TO:** CD Comprehensive Development District (based on RM4s Multiple Family Residential District, RM4r Multiple Family Residential District, C1 Neighbourhood Commercial District, P2 Administration and Assembly District and the Brentwood Town Centre Development Plan as guidelines and in accordance with the development plan entitled "Concord Brentwood 3" prepared by GBL Architects Inc.) and P3 Park and Public Use District

		PLANNING AND DEVELOPMENT DEPARTMENT			
Date:	MAY 3 2022	<b>OFFICIAL ZONING MAP</b>		<b>Map "B"</b> No. REZ. 4409	
Scale:	1:3,500				
Drawn By:	RW				

**REZONING REFERENCE 21-31  
SCHEDULE A**

<b>ADDRESS</b>	<b>PID</b>	<b>LEGAL DESCRIPTION</b>
2316 Beta Avenue	001-506-986	Parcel "E" (Reference Plan 5276) District Lot 124 Group 1 New Westminster District Except Parcel 1 (Explanatory Plan 13194) and Plan EPP101140
4818 Dawson Street	026-480-077	Lot 4 District Lot 124 Group 1 New Westminster District Plan BCP20675
4828 Dawson Street	025-313-266	Block 86 District Lot 124 Group 1 New Westminster District Plan 3348 Except Plans 13192, BCP20675 and EPP101140
2285 Delta Avenue	010-995-889	Lot "D", Except Part In Plan BCP20675 District Lot 124 Group 1 New Westminster District Plan 3348 Except Plan EPP101140
2311 Delta Avenue	007-313-039	Parcel "One" (Explanatory Plan 13194) of Parcel "E" (Reference Plan 5276) District Lot 124 Group 1 New Westminster District Except Plan EPP101140