

Attachment 1 – Proposed Zoning Bylaw Amendments

This attachment outlines the proposed amendments to the *Burnaby Zoning Bylaw, 1965*. The proposed amendments are provided in the following set of tables, which indicate the relevant Zoning Bylaw section, the existing text, and the proposed text. Proposed text additions are underlined and proposed text removals are struck through.

The tables are organized under the following topics:

- Bicycle Parking & End of Trip Facilities
- Off-Street Parking
- Off-Street Loading

Bicycle Parking & End of Trip Facilities

Section	Current	Proposed
Entire Bylaw	Off-Street Parking	Off-Street <u>Vehicle</u> Parking
Table of Contents	Schedules	Schedules <u>Schedule Number X</u> <u>1000. Off-Street Bicycle Parking & End of Trip Facilities</u>
3	"BICYCLE PARKING FACILITIES, RESIDENT / EMPLOYEE" means bicycle parking facilities that are located within either: (a) a locked room or secured enclosure within a building, access to which room or enclosure is restricted to persons residing or employed in the building and who require access for the purpose of parking their bicycles; or (b) fully enclosed and secured bicycle lockers for single bicycles, access to each of which is available only to the owner or operator of the bicycle stored in that locker. (B/L No.11462-03-01-20)	Repeal Definition
3	"BICYCLE PARKING FACILITIES, VISITOR/CUSTOMER" means bicycle parking racks securely affixed to the ground or to a building. (B/L No. 11462-03-01-20)	Repeal Definition
3	N/A	<u>"CLASS A BICYCLE PARKING"</u> means <u>a secure and weather-protected place to park bicycles for employees, students, residents, commuters and others who</u>

		<u>generally stay at a site for several hours or longer.</u>
3	N/A	<u>“CLASS B BICYCLE PARKING” means a convenient and readily accessible place to park bicycles for shoppers, customers, messengers and other visitors.</u>
5	5.3(2) Schedules Off-Street Parking and Off-Street Loading Schedules: Off-Street parking and off-street loading regulations shall be set forth in the Off-Street Parking and Off-Street Loading Schedules which are hereby made and declared to be an integral part of this Bylaw.	5.3 Schedules: <u>Off-Street Vehicle Parking, and Off-Street Loading, and Off-Street Bicycle Parking & End of Trip Facilities Schedules: Off-street vehicle parking, and off-street loading, and off-street bicycle parking & end of trip facilities regulations shall be set forth in the Off- Street Vehicle Parking, and Off-Street Loading, and Off-Street Bicycle Parking & End of Trip Facilities Schedules which are hereby made and declared to be an integral part of this Bylaw.</u>
511.16	511.16 Bicycle Parking: (1) Every multiple-family dwelling containing three or more dwelling units, including secondary rental areas contained within multi-family flex-units, shall be provided with resident/employee parking facilities capable of accommodating the parking of that number of bicycles determined on the following basis: (a) 1 resident bicycle parking space per unit; and, (b) 0.2 visitor bicycle parking spaces per unit. (2) Every non-residential use shall be provided with resident/employee bicycle parking facilities or visitor/customer bicycle parking facilities, or a combination of both, capable of accommodating the parking of at least that number of bicycles that is equal to 10 per cent of the off-street vehicle parking spaces required for that use. (3) Where the calculation of bicycle parking spaces under this section results in a fractional parking	Repeal Section

	space, one parking space shall be provided to meet the fractional requirement.																															
511.17	<p>511.17 End of Trip Facilities: (1) Every office development or other non-residential use building in which persons are employed, the gross floor area of which exceeds 4,000 m2 (43,060 sq.ft.), shall be provided with end-of-trip facilities for the use of employees cycling to work, including showers, lockers, change rooms and wash basins, available only to those employees, as follows:</p> <table border="1"> <thead> <tr> <th></th> <th colspan="4">MINIMUM NUMBER (FOR EACH SEX) OF:</th> </tr> <tr> <th>Required Number Bicycle Parking Spaces</th> <th>Change Rooms</th> <th>Locker</th> <th>Wash Basins</th> <th>Shower</th> </tr> </thead> <tbody> <tr> <td>0-3</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> </tr> <tr> <td>4-20</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> </tr> <tr> <td>21-29</td> <td>1</td> <td>2</td> <td>1</td> <td>2</td> </tr> <tr> <td>OVER 29</td> <td>1</td> <td>4</td> <td>2</td> <td>3</td> </tr> </tbody> </table>		MINIMUM NUMBER (FOR EACH SEX) OF:				Required Number Bicycle Parking Spaces	Change Rooms	Locker	Wash Basins	Shower	0-3	0	0	0	0	4-20	1	1	1	1	21-29	1	2	1	2	OVER 29	1	4	2	3	Repeal Section
	MINIMUM NUMBER (FOR EACH SEX) OF:																															
Required Number Bicycle Parking Spaces	Change Rooms	Locker	Wash Basins	Shower																												
0-3	0	0	0	0																												
4-20	1	1	1	1																												
21-29	1	2	1	2																												
OVER 29	1	4	2	3																												
700.2	(2) Exceptions to the applicable parking and loading, carwash facility, screening and landscaping, fence and retaining wall, minimum frontage of a business, projection into required yards and bulk regulations of this Bylaw may be permitted, provided that the floor area ratio and density for the development as a whole are in conformity with the applicable requirements of this Bylaw, and that such exception results in an improved relationship between the various parts of the proposed development.	(2) Exceptions to the applicable <u>bicycle parking, vehicle parking</u> and loading, carwash facility, screening and landscaping, fence and retaining wall, minimum frontage of a business, projection into required yards and bulk regulations of this Bylaw may be permitted, provided that the floor area ratio and density for the development as a whole are in conformity with the applicable requirements of this Bylaw, and that such exception results in an improved relationship between the various parts of the proposed development.																														
700.3 (1)	(a) A site plan or plans, including legal descriptions of the area to be developed, showing the location of all existing and proposed buildings, streets, lanes, highways, driveways, parking and loading areas, sidewalks, street lighting, utilities and utility	(a) A site plan or plans, including legal descriptions of the area to be developed, showing the location of all existing and proposed buildings, streets, lanes, highways, driveways, <u>bicycle parking, vehicle parking</u> and																														

	easements, streams and other topographical features of the site.	loading areas, sidewalks, street lighting, utilities and utility easements, streams and other topographical features of the site.
Schedule X	N/A	<u>Schedule X Off-Street Bicycle Parking & End of Trip Facilities</u> <i>*see Attachment 2 2023-01-10</i>

Off-Street Parking

Section	Current	Proposed
3	N/A	<p><u>"TRANSIT ORIENTED DEVELOPMENT AREA"</u> means a lot that is located within 800 m (2,624.67 ft.) of a passenger rail station, as defined in the <i>Local Government Act</i> and regulations thereto, or 400 m (1,312.34 ft.) of a bus exchange, as defined in the <i>Local Government Act</i> and regulations thereto.</p>
3	N/A	<p><u>"TRANSPORTATION DEMAND MANAGEMENT MEASURES"</u> means initiatives or infrastructure aimed at maximizing sustainable transportation choices and reducing single occupancy vehicle trips.</p>
800.3.1(2)	<p>(a) Adaptable housing units, and accessible housing units.</p> <p><i>Required Accessible Parking Spaces</i> 1 for each 2 dwelling units</p>	<p>(a) Adaptable housing units, and accessible housing units. <u>Multiple family dwellings; excluding townhouse dwellings or row housing dwellings.</u></p> <p><i>Required Accessible Parking Spaces</i> 1 for each 2 dwelling units</p> <p><u>The greater of:</u></p> <ul style="list-style-type: none"> (a) <u>1 accessible parking space; and</u> (b) <u>0.04 accessible parking spaces for each dwelling unit.</u>
800.3.1(2)	<p>(b) Senior citizen housings, category A and B supportive housing facilities, hospitals, rest homes, private hospitals, medical and dental offices and clinics, group homes, and similar uses.</p> <p><i>Required Accessible Parking Spaces</i> 1 for 1 – 15 required parking spaces 2 for 16 – 30 required parking spaces 3 for 31 – 60 required parking spaces 4 for 61 – 90 required parking spaces 5 for 91 – 150 required parking spaces 1 additional</p>	Repeal

	accessible parking for every 100 parking spaces or portion thereof, in excess of 150	
800.3.1(2)	<p>(c) All uses other than single family dwellings, two family dwellings, row housing dwellings, townhouse dwellings, and uses referred to in Clause (a) and (b) above.</p> <p><i>Required Accessible Parking Spaces</i> 1 for 1 – 25 required parking spaces 2 for 26 – 50 required parking spaces 3 for 51 – 100 required parking spaces 1 additional accessible parking for every 100 parking spaces or portion thereof, in excess of 100</p>	<p>(c) All uses other than <u>residential use</u> single family dwellings, two family dwellings, row housing dwellings, townhouse dwellings, and uses referred to in Clause (a) and (b) above.</p> <p><i>Required Accessible Parking Spaces</i> 1 for 1 – 25 required parking spaces 2 for 26 – 50 required parking spaces 3 for 51 – 100 required parking spaces 1 additional accessible parking for every 100 parking spaces or portion thereof, in excess of 100</p> <p><u>The greater of:</u> (a) <u>2 accessible parking spaces; and</u> (b) <u>0.02 accessible parking spaces for each provided parking space.</u></p>
800.3.1(2)	<p>(d) All uses</p> <p><i>Required Accessible Parking Spaces</i> For every 3 accessible parking spaces required, 1 shall be a van accessible parking space</p>	<p>(d) All uses</p> <p><i>Required Accessible Parking Spaces</i> For every 3 accessible parking spaces required, 1 shall be a van accessible parking space</p> <p><u>The first accessible parking space provided, and every tenth accessible parking space provided thereafter, must be a van accessible parking space.</u></p> <p><u>Additionally, where visitor parking is provided, a minimum of 1 visitor parking space shall be a van accessible parking space.</u></p>
800.3.1(2)	<p>(e) For multiple family dwellings including townhouses and apartments, non-profit housing developments that receive rent supplement assistance from a government or government agency, and purpose-built rental housing, in the RM and P Districts,</p>	<p>Repeal</p>

	<p>where the total number of visitor parking spaces provided on site exceeds 5 parking spaces.</p> <p><i>Required Accessible Parking Spaces</i> A minimum of 1 visitor parking space shall be van accessible parking space</p>	
800.3.1(5)	(a) be located close to the elevator, vestibule, and building or lobby entrance of the principal building or use for which the off-street parking space is provided, including parking spaces provided pursuant to subsections 800.5(2) and 800.5(4) with a direct and unobstructed access thereto;	(a) be located close to the elevator, vestibule, and building or lobby entrance of the principal building or use for which the off-street parking space is provided, including parking spaces provided pursuant to subsections 800.5(2) and 800.5(4)A, with a direct and unobstructed access thereto;
800.3.1(5)	(b) have an adjacent access aisle on one side of the regular accessible and van accessible parking space, and to the rear of the parallel accessible and van accessible parking space, with a minimum width of 1.2 m (3.94 ft.). A single access aisle used jointly by two adjacent regular accessible and van accessible parking spaces shall have a minimum width of 1.5 m (4.92 ft.). The adjacent access aisle shall be marked with diagonal markings or paintings on the surface;	(b) have an adjacent access aisle on one side of the regular accessible and van accessible parking space, and to the rear of the parallel accessible and van accessible parking space, with a minimum width of <u>1.5 m (4.92 ft.)</u> . A single access aisle <u>may be</u> used jointly by two adjacent regular accessible and van accessible parking spaces shall have a minimum width of 1.5 m (4.92 ft.) . The adjacent access aisle shall be marked with diagonal markings or paintings on the surface;
800.3.1	(6) In a strata titled development, accessible and van accessible parking spaces shall be held in common ownership and shall not be assigned to any strata lot.	<p>(6) In a strata titled development, accessible and van accessible parking spaces shall be held in common ownership and shall not be assigned to any strata lot.</p> <p><u>Accessible and van accessible parking spaces intended for residential use may not be assigned except to a resident of a dwelling unit with a physical disability provided that up to 50% of the accessible parking spaces may be assigned to a resident without a physical disability on a temporary basis subject to the following: if</u></p>

		<p><u>a resident with a physical disability requests the use of an accessible parking space and one has been temporarily assigned to a resident without a physical disability, then the accessible parking space must be made available to the resident with a physical disability, within sixty (60) days of a request being submitted to the strata corporation or owner, as applicable, responsible for administering the accessible parking spaces.</u></p>
800.3.2(2)	<p>Accessible parking spaces shall be provided in accordance with the following,</p>	<p>Accessible parking spaces shall be provided in accordance with the following, <u>unless a lot is located in a transit-oriented development area:</u></p>
800.3.2(2)	<p>(a) Lot with a laneway home</p> <p><i>Required Accessible Parking Spaces</i> 1 van accessible parking space per primary dwelling unit</p>	<p>(a) Lot with a laneway home</p> <p><i>Required Accessible Parking Spaces</i> 1 van-accessible parking space per primary dwelling unit</p>
800.3.2(2)	<p>(b) Lot with a ground level suite</p> <p><i>Required Accessible Parking Spaces</i> 1 van accessible parking space per primary dwelling unit</p>	<p>(b) Lot with a ground level suite</p> <p><i>Required Accessible Parking Spaces</i> 1 van-accessible parking space per primary dwelling unit</p>
800.3.2(2)	<p>(c) Lot with a single family dwelling with a secondary suite and no laneway home</p> <p><i>Required Accessible Parking Spaces</i> 1 regular accessible parking space</p>	<p>Repeal</p>
800.3.2(2)	<p>(d) Lot with semi-detached dwelling with a secondary suite that is not a ground level suite</p> <p><i>Required Accessible Parking Spaces</i></p>	<p>(d) Lot with semi-detached dwelling with a secondary suite that is not a ground level suite</p> <p><i>Required Accessible Parking Spaces</i></p>

	1 regular accessible parking space per primary dwelling unit with a secondary suite that is not a ground level suite	1 regular -accessible parking space per primary dwelling unit with a secondary suite that is not a ground level suite
800.3.2	(4) The minimum dimensions of accessible and van accessible parking spaces are as set out in Section 800.3.1(3).	(4) The minimum dimensions of accessible and van accessible parking spaces <u>and associated access aisles</u> are as set out in Section 800.3.1(3) <u>and Section 800.3.1(5)(b).</u>
800.4	Off-street vehicular parking or garage spaces shall be provided in accordance with the standards in this section. In the case of a use not specifically mentioned, the required off- street parking spaces shall be the same as for a similar use.	Off-street vehicular parking or garage spaces shall be provided in accordance with the standards in this section. In the case of a use not specifically mentioned, the required off- street parking spaces shall be the same as for a similar use. <u>For all uses, other than single and two-family residential, the Director of Planning and Building may vary the required off-street parking spaces subject to the approval of a parking study.</u>
800.4	(1) Single family dwelling without a secondary suite or laneway home, two family dwellings without a secondary suite, and row-house dwellings. <i>Required Parking Spaces</i> 1 for each dwelling unit	(1) Single family dwelling without a secondary suite or laneway home, two family dwellings without a secondary suite, and row house dwellings. <i>Required Parking Spaces</i> 1 for each dwelling unit <u>Residential uses located within a transit-oriented development area.</u> <i>Required Parking Spaces</i> <u>No parking required.</u>
800.4	(1a) Single family dwelling with secondary suite and/or laneway home, and two family dwellings with a secondary suite <i>Required Parking Spaces</i> 1 outdoor parking space or carport space for each primary dwelling unit, which: (a) meets the accessibility requirements of Section 800.3.2; and (b) is accessed from:	(1a) Single family dwelling with secondary suite and/or laneway home, and two family dwellings with a secondary suite <i>Required Parking Spaces</i> 1 outdoor parking space or carport space for each primary dwelling unit, which: (a) meets the accessibility requirements of Section 800.3.2; and

	<p>(i) a lane; or (ii) subject to the approval of the Director Engineering, on a corner lot, from the street abutting the side lot line; or (iii) subject to the approval of the Director Engineering, on a through lot, from the rear street.</p>	<p>(b) is accessed from: (i) a lane; or (ii) subject to the approval of the Director Engineering, on a corner lot, from the street abutting the side lot line; or (iii) subject to the approval of the Director Engineering, on a through lot, from the rear street.</p> <p><u>Single family dwelling (with or without a secondary suite), two family dwellings without a secondary suite, and row-house dwellings.</u></p> <p><u>Required Parking Spaces</u> <u>1 for each primary dwelling unit</u></p>
	<p>N/A</p>	<p><u>(1b) Single family dwelling (with or without a secondary suite) with a laneway home, and two family dwellings with a secondary suite.</u></p> <p><u>1 outdoor parking space or carport space for each primary dwelling unit, which:</u> <u>(a) meets the accessibility requirements of Section 800.3.2; and</u> <u>(b) is accessed from:</u> <u>(i) a lane; or</u> <u>(ii) subject to the approval of the Director Engineering, on a corner lot, from the street abutting the side lot line; or</u> <u>(iii) subject to the approval of the Director Engineering, on a through lot, from the rear street.</u></p>
<p>800.4</p>	<p>(2) Multiple family dwellings Visitor parking shall be identified by a sign with the words "VISITOR PARKING", shall be at a location that is safe, convenient and easily found. Security gates at the entrance to underground visitors parking areas may be permitted on the following conditions:</p>	<p>(2) Multiple family dwellings, <u>excluding multi-family flex-units</u></p> <p><u>Required Parking Spaces</u> <u>1.0 for each dwelling unit, plus</u> <u>0.05 per dwelling unit for visitor parking</u></p>

	<p>(a) access shall be controlled by an intercom system that is located on the property in close proximity to the visitors parking area to ensure the security of the visitors parking area but avoiding impediments to vehicular circulation at its entrance. The security gate shall be able to be easily opened by the operator of the vehicle without involving a third party;</p> <p>(b) a functional turn-around area shall be provided at the entrance to the visitors parking area to permit adequate vehicle manoeuvring without the need for reversing the vehicle in the event that the visitor does not gain access to the visitors parking area through the security gate;</p> <p>(c) the underground visitors parking area shall be separated from any underground residents parking area by a further security gate to maintain the security of the residents parking area. The visitors parking area shall be identified by large and clear signage, differentiated from resident parking and available to visitors 24 hours per day;</p> <p>(d) pedestrian access to the visitor parking area (both external and internal) and from the visitor parking area to the main lobby or an individual residential unit shall be adequately identified with signage that is clear in its directions to the visitor. (B/L No. 12042-06-02-20)</p>	<p>Visitor parking shall be identified by a sign with the words "VISITOR PARKING", shall be at a location that is safe, convenient and easily found. Security gates at the entrance to underground visitors parking areas may be permitted on the following conditions:</p> <p>(a) access shall be controlled by an intercom system that is located on the property in close proximity to the visitors parking area to ensure the security of the visitors parking area but avoiding impediments to vehicular circulation at its entrance. The security gate shall be able to be easily opened by the operator of the vehicle without involving a third party;</p> <p>(b) a functional turn-around area shall be provided at the entrance to the visitors parking area to permit adequate vehicle manoeuvring without the need for reversing the vehicle in the event that the visitor does not gain access to the visitors parking area through the security gate;</p> <p>(c) the underground visitors parking area shall be separated from any underground residents parking area by a further security gate to maintain the security of the residents parking area. The visitors parking area shall be identified by large and clear signage, differentiated from resident parking and available to visitors 24 hours per day;</p> <p>(d) pedestrian access to the visitor parking area (both external and internal) and from the visitor parking area to the main lobby or an individual residential unit shall be adequately identified with signage that is clear in its directions to the visitor. (B/L No. 12042-06-02-20)</p>
--	--	--

<p>800.4(2)</p>	<p>(a) Townhouses, being multiple family dwellings wherein each unit has direct access to the ground level either by stairs or at grade.</p> <p><i>Required Parking Spaces</i> 1.75 for each dwelling unit, of which a minimum of 0.25 spaces per unit shall be provided for visitor parking.</p>	<p>(a) Repeal</p>
	<p>(a.1) Townhouses in RM6 Districts. (B/L No. 9632-93-11-08)</p> <p><i>Required Parking Spaces</i> 1.0 for each dwelling unit.</p>	<p>(a.1) Repeal</p>
	<p>(a.2) Apartments in C8 and C8a Districts. (B/L No. 9632-93-11-08)</p> <p><i>Required Parking Spaces</i> 1.0 for each dwelling unit.</p>	<p>(a.2) Repeal</p>
	<p>(b) Apartments, being multiple family dwellings wherein access to the units is by means of a common corridor.</p> <p><i>Required Parking Spaces</i> 1.6 for each dwelling unit of which a minimum of 0.25 spaces per unit shall be provided for visitor parking.</p>	<p>(b) Repeal</p>
	<p>(b.1) Apartments in RM3s, RM4s and RM5s Districts</p> <p><i>Required Parking Spaces</i> Notwithstanding subsection (b), for developments entitled to a supplementary density bonus under section 203.6(3), 204.6(3) or 205.6(3), the parking space requirement shall be reduced from 1.6 per dwelling unit to a minimum 1.1 per dwelling unit in direct proportion to the</p>	<p>(b.1) Repeal</p>

	ratio that the actual supplementary density incorporated in that development bears to the maximum supplementary density that was available (eg. a development eligible for 50% of the maximum supplementary density would have a reduced parking requirement of 1.35 spaces for each dwelling unit).	
	<p>(c) Non-profit housing, whether townhouses or apartments, that receives rent supplement assistance from a government or government agency.</p> <p><i>Required Parking Spaces</i> 1.5 for each dwelling unit of which a minimum of 0.2 spaces per unit shall be provided for visitor parking.</p>	(c) Repeal
	<p>(d) Townhouses and apartments in P11e Districts.</p> <p><i>Required Parking Spaces</i> 1.0 for each dwelling unit that is not a multi-family flex unit, plus- 1.25 for each dwelling unit that is a multi-family flex unit, plus – 0.1 for each bedroom in excess of 1 bedroom within a dwelling unit (excluding bedrooms located within the rental accommodation area in multi-family flex-units), plus – 0.2 per dwelling unit for visitor parking (of which not more than 0.1 may be permanently provided on another site within 400 m (1,312 ft.) walking distance, but at least 0.1 of which, including all required visitors’ handicap spaces, shall be provided on-site).</p>	(d) Repeal
800.4 (2)	N/A	<p>(e) <u>Multi-family flex-unit</u></p> <p><i>Required Parking Spaces</i></p>

		<u>1.25 for each dwelling unit, plus 0.05 per dwelling unit for visitor parking</u>
800.4	(2.1) Purpose-built rental housing in the RM and P District, all of their subdistricts, and the Comprehensive Development District, or portion thereof. <i>Required Parking Spaces</i> 0.6 for each rental unit inclusive of 0.1 visitor parking, or as determined through a parking study approved by the Director of Planning and Building.	(2.1) Repeal
800.4	(2.2) Purpose-built rental housing in the C1, C2, C3, C8, and C9 Districts, all of their sub-districts, and the Comprehensive Development District, or portion thereof, based on the above noted Districts. (B/L No. 14206-20-10-26) <i>Required Parking Spaces</i> 0.6 for each rental unit inclusive of 0.1 visitor parking, or as determined through a parking study approved by the Director of Planning and Building.	(2.2) Repeal
800.4	N/A	(2.3) Purpose-built rental <i>Required Parking Spaces</i> 0.5 for each dwelling unit, plus 0.05 per dwelling unit for visitor parking
800.4	(3) Dwellings or dwelling units related to commercial or other premises. <i>Required Parking Spaces</i> 1 for each dwelling unit.	(3) Repeal
800.4	(6.1) Dormitories	(6.1) Dormitories

	<p><i>Required Parking Spaces</i> Subject to sub-section 800.5(5), 0.6 for each dwelling unit inclusive of 0.1 visitor parking, or as determined through a parking study approved by the Director Planning and Building, plus 1 for each 3 employees, and 1 for each 6 beds in sleeping units.</p>	<p><i>Required Parking Spaces</i> Subject to sub-section 800.5(5)A, 0.6 for each dwelling unit inclusive of 0.1 <u>for</u> visitor parking, or as determined through a parking study approved by the Director Planning and Building, plus 1 for each 3 employees, and 1 for each 6 beds in sleeping units.</p>
800.4	<p>(16) Bowling alleys</p> <p><i>Required Parking Spaces</i> 3 for each alley</p>	(16) Repeal
800.4	<p>(17) Banks, business administrative and professional offices, including medical or dental offices and clinics.</p> <p><i>Required Parking Spaces</i> 1 for each 46m² (495.16 sq.ft.) of gross floor area</p>	<p>(17) Banks, Bbusiness administrative and professional offices, including medical or dental offices and clinics.</p> <p><i>Required Parking Spaces</i> 1 for each <u>55 m² (592.02 sq.ft.)</u> of gross floor area.</p>
800.4	<p>(19) Drive-in restaurants, cafes, restaurants, and similar establishments where food and/or beverage are sold for consumption on the premises, provided that such establishments are not located in a shopping centre.</p> <p><i>Required Parking Spaces</i> 1 for each 46 m² (495.16 sq.ft.) of gross floor area</p>	(19) Repeal
800.4	<p>(19a) Cafes, restaurants, and similar establishments where food and/or beverage are sold for consumption on the premises, provided that such establishments are located in a shopping centre.</p> <p><i>Required Parking Spaces</i></p>	(19a) Repeal

	Equal number to that required for a retail store occupying equal floor space in a shopping centre.	
800.4	<p>(20) Retail stores and personal service establishments, except as otherwise specified herein.</p> <p><i>Required Parking Spaces</i> 1 for each 28 m² (301.40 sq.ft.) of retail floor area or 1 for each 46 m² (495.16.sq.ft.) of gross floor area.</p>	<p>(20) <u>Commercial uses other than in the C1 and C2 Districts</u></p> <p><i>Required Parking Spaces</i> 1 for each 28 m² (301.40 sq.ft.) <u>55 m² (592.02 sq.ft.)</u> of retail floor area or 1 for each 46 m² (495.16.sq.ft.) of gross floor area.</p>
800.4	N/A	<p>(20a) <u>Commercial uses in the C1 District</u></p> <p><i>Required Parking Spaces</i> <u>No parking required.</u></p>
800.4	N/A	<p>(20b) <u>Commercial uses in the C2 District</u></p> <p><i>Required Parking Spaces</i> <u>No parking is required for lots with less than 235 m² (2,529.52 sq.ft.) of commercial gross floor area.</u> <u>For lots with 235 m² (2,529.52 sq.ft.) or more of commercial gross floor area, parking shall be provided in accordance with Section 800.4(20).</u></p>
800.4	<p>(21) Shopping centres, department stores and supermarkets exceeding a retail floor area of 186 m² (2002.15 sq.ft.).</p> <p><i>Required Parking Spaces</i> 1 for each 14 m² (150.70 sq.ft.) of retail floor area.</p>	(21) Repeal
800.4	<p>(22) Gasoline service stations or industrial fueling installations.</p> <p><i>Required Parking Spaces</i></p>	(22) Repeal

	1 for each 2 employees, plus – 1 for each service bay.	
800.4	<p>(23) Manufacturing and industrial buildings and uses, research facilities and laboratories, servicing and repair establishments and other similar uses.</p> <p><i>Required Parking Spaces</i> 1 for each 93 m² (1,001.04 sq.ft.) of gross floor area, plus 1 for each 46 m² (495.16 sq.ft.) of gross floor area used for indoor display, rental or retail sales purposes.</p>	<p>(23) Manufacturing and industrial buildings and uses, research facilities and laboratories, servicing and repair establishments and other similar uses.</p> <p><i>Required Parking Spaces</i> 1 for each 93 m² (1,001.04 sq.ft.) of gross floor area, plus 1 for each <u>5546 m² (592.02 495.16 sq.ft.)</u> of gross floor area used for indoor display, rental or retail sales purposes.</p>
800.4	<p>(24) Warehousing, storage buildings, greenhouses and nurseries, wholesale establishments and other similar uses.</p> <p><i>Required Parking Spaces</i> 1 for each 186 m² (2,002.15 sq. ft.) of gross floor area, plus 1 for each 46 m² (495.16 sq. ft.) of gross floor area and/or of lot area used for display, rental or retail sales purposes.</p>	<p>(24) Warehousing, storage buildings, greenhouses and nurseries, wholesale establishments and other similar uses.</p> <p><i>Required Parking Spaces</i> 1 for each 186 m² (2,002.15 sq. ft.) of gross floor area, plus 1 for each <u>5546 m² (592.02 495.16 sq. ft.)</u> of gross floor area and/or of lot area used for display, rental or retail sales purposes.</p>
800.4	<p>(31) Discotheques</p> <p><i>Required Parking Spaces</i> One for each 10 seats, plus one for each 9 m² (96.88 sq.ft.) of gross floor area, except that portion of the building used for storage purposes.</p>	(31) Repeal
800.4	<p>(33) Indoor Pistol and Rifle Ranges</p> <p><i>Required Parking Spaces</i> 1.5 for each stall or point.</p>	(33) Repeal
800.4	(34) Commercial uses on Hastings Street between Boundary Road and Delta Avenue.	(34) Repeal

	<p><i>Required Parking Spaces</i></p> <p>Where a walkway is provided under section 308.3(5) of this bylaw, the required off-street parking spaces may be reduced by one.</p>	
800.4	<p>(35) Cyber entertainment uses</p> <p><i>Required Parking Spaces</i></p> <p>1 for each 46 m² (495.16 sq.ft.) of gross floor area.</p>	(35) Repeal
800.4	<p>(36) Body rub salons</p> <p><i>Required Parking Spaces</i></p> <p>1 for each 46 m² (495.16 sq.ft.) of gross floor area.</p>	(36) Repeal
800.4	<p>800.4.2 Temporary Off-Street Parking Reductions During COVID-19 Pandemic:</p>	Repeal Section
800.4.3	<p>(2) on a lot other than which the principal building or use to be served is located, subject to sections 800.5(2) and 800.5(4); and/or</p>	<p>(2) on a lot other than which the principal building or use to be served is located, subject to sections 800.5(2) and <u>800.5(4)A</u>; and/or</p>
800.5	<p>800.5 Use of Parking Facilities:</p> <p>(4) Shared use of off-street parking spaces by two or more uses, except for dwelling units, may be permitted, provided that the hours of operating for such uses do not overlap significantly, and that the shared off-street parking spaces are located not more than 122 m (400.26 ft.) from the uses to be served. The off-street parking spaces for any use at any given time during its hours of operation shall be provided and used in accordance with this Schedule.</p> <p>(5) Notwithstanding Sections 800.5(2) and (4), the off-street parking spaces required</p>	<p>800.5 Use of Parking Facilities:</p> <p>(4) Repeal</p> <p>(5) Repeal</p>

	<p>for dwelling units containing less than one bedroom in a dormitory, and for sleeping units in a dormitory, may be provided by and shared with one or more other buildings or uses associated with the same institution which the dormitory serves, provided that:</p> <p>(a) the off-street parking spaces are being shared only by the dormitory and such other buildings or uses;</p> <p>(b) the number of off-street parking spaces referred to in sub-section (a) shall not be less than the number of off-street parking spaces required for such dwelling units and sleeping units;</p> <p>(c) the shared off-street parking spaces referred to in sub-section (a) shall be located not more than 122 m (400.26 ft.) from the dormitory; and,</p> <p>(d) such other buildings or uses associated with the same institution which the dormitory serves do not operate 24 hours a day, 7 days a week.</p>	
800.5A	N/A	<p>800.5A Shared Parking</p> <p><u>(1) Shared use of off-street parking spaces required for any non-residential use, residential visitor use, or sleeping units or studio units in a dormitory, may be permitted where:</u></p> <p>(a) <u>the operating hours for such uses do not overlap significantly;</u></p> <p>(b) <u>the shared parking spaces are located not more than 122 m (400.26 ft.) from the uses to be served; and</u></p> <p>(c) <u>the shared parking spaces are not permanently assigned to a specific use and are available at all times of the day and week.</u></p> <p><u>(2) Where off-street parking spaces for sleeping units or studio units in a dormitory are shared with another use, the parking spaces must be shared with the same institution which the dormitory serves and</u></p>

		<p><u>the number of off-street parking spaces shall not be less than the number of off-street parking spaces required for such dwelling units and sleeping units.</u></p>
800.5.1	<p>800.5.1 Payment-In-Lieu of Parking: (1) An owner or occupier who applies for a building permit to construct, extend, or alter a building or structure on a lot, or who changes a use, or increases the density of occupancy of a use on a lot, has the option to pay to the City an amount, as set out in the Burnaby Consolidated Fees and Charges Bylaw, in lieu of providing off-street parking spaces required by section 800.4, subject to the following</p>	<p>800.5.1 Payment-In-Lieu of Parking: (1) An owner or occupier who applies for a building permit to construct, extend, or alter a building or structure on a lot, or who changes a use, or increases the density of occupancy of a use on a lot, has the option to pay to the City an amount, as set out in the Burnaby Consolidated Fees and Charges Bylaw, in lieu of providing off-street parking spaces required by section 800.4, <u>less any parking spaces provided in accordance with section 800.4.3(1) and (2),</u> subject to the following:</p>
800.5.2	N/A	<p>800.5.2 Off-Street Parking Management <u>Transportation demand management measures must be provided for any new apartment building in accordance with a transportation demand management measures plan prepared in accordance with the City of Burnaby’s Transportation Demand Management Guidelines to the satisfaction of the Director of Planning and Building</u></p>
800.10	N/A	<p>800.10 Visitor Parking <u>Visitor parking for multiple family dwellings shall:</u> (1) <u>be identified by a sign with the words “VISITOR PARKING”;</u> (2) <u>be located in an area that is easy to find, is safe, and convenient. Security gates at the entrance to underground visitor parking areas may be permitted on the following conditions:</u> (a) <u>access shall be controlled by an intercom system that is located on the property in close proximity to the visitors parking area to ensure the security of the visitors parking area but avoiding impediments to vehicular circulation at its entrance. The security</u></p>

		<p><u>gate shall be able to be easily opened by the operator of the vehicle without involving a third party;</u></p> <p>(b) <u>a functional turn-around area shall be provided at the entrance to the visitors parking area to permit adequate vehicle manoeuvring without the need for reversing the vehicle in the event that the visitor does not gain access to the visitors parking area through the security gate;</u></p> <p>(c) <u>the underground visitors parking area shall be separated from any underground residents parking area by a further security gate to maintain the security of the residents parking area. The visitors parking area shall be identified by large and clear signage, differentiated from resident parking and available to visitors 24 hours per day;</u></p> <p>(d) <u>pedestrian access to the visitor parking area (both external and internal) and from the visitor parking area to the main lobby or an individual residential unit shall be adequately identified with signage that is clear in its directions to the visitor.</u></p>
--	--	--

Off-Street Loading

Section	Current	Proposed																						
900.4	<p>(1) On every site used as a retail store, business, industry, warehouse or other similar use, the minimum number of spaces shall be as follows:</p> <table border="1" data-bbox="337 485 854 947"> <thead> <tr> <th>Total Gross Floor Area of Bldg(s)</th> <th>Spaces Required</th> </tr> </thead> <tbody> <tr> <td>(a) Less than 460 m² (4,951.56 sq.ft.)</td> <td>1</td> </tr> <tr> <td>(b) 460 m² (4,951.56 sq.ft.) to 2,300 m² (24,757.80 sq.ft.)</td> <td>2</td> </tr> <tr> <td>(c) 2,300 m² (24,757.80 sq.ft.) to 4,600 m² (49,515.61 sq.ft.)</td> <td>3</td> </tr> <tr> <td>(d) Each additional 4,600 m² (49,515.61 sq.ft.) or fraction thereof in excess of 2,300 m² (24,757.80 sq.ft.)</td> <td>1 additional</td> </tr> </tbody> </table>	Total Gross Floor Area of Bldg(s)	Spaces Required	(a) Less than 460 m ² (4,951.56 sq.ft.)	1	(b) 460 m ² (4,951.56 sq.ft.) to 2,300 m ² (24,757.80 sq.ft.)	2	(c) 2,300 m ² (24,757.80 sq.ft.) to 4,600 m ² (49,515.61 sq.ft.)	3	(d) Each additional 4,600 m ² (49,515.61 sq.ft.) or fraction thereof in excess of 2,300 m ² (24,757.80 sq.ft.)	1 additional	<p>(1) On every lot used as a retail store, business, industry, warehouse or other similar use, <u>except lots with C1 District zoning</u>, the minimum number of spaces shall be as follows, <u>or as set out in a loading management plan that has been approved by the Director of Planning and Building</u>:</p> <table border="1" data-bbox="886 604 1409 1209"> <thead> <tr> <th>Total Gross Floor Area of Bldg(s)</th> <th>Loading Spaces Required</th> </tr> </thead> <tbody> <tr> <td><u>(a) Less than 235 m² (2,529.52 sq. ft.)</u></td> <td><u>0</u></td> </tr> <tr> <td><u>(ab) 235 m² (2,529.52 sq. ft.) to less than 460 m² (4,951.56 sq.ft.)</u></td> <td>1</td> </tr> <tr> <td><u>(bc) 460 m² (4,951.56 sq.ft.) to 2,300 m² (24,757.80 sq.ft.)</u></td> <td>2</td> </tr> <tr> <td><u>(cd) 2,300 m² (24,757.80 sq.ft.) to 4,600 m² (49,515.61 sq.ft.)</u></td> <td>3</td> </tr> <tr> <td><u>(de) Each additional 4,600 m² (49,515.61 sq.ft.) or fraction thereof in excess of 2,300 m² (24,757.80 sq.ft.)</u></td> <td>1 additional</td> </tr> </tbody> </table>	Total Gross Floor Area of Bldg(s)	Loading Spaces Required	<u>(a) Less than 235 m² (2,529.52 sq. ft.)</u>	<u>0</u>	<u>(ab) 235 m² (2,529.52 sq. ft.) to less than 460 m² (4,951.56 sq.ft.)</u>	1	<u>(bc) 460 m² (4,951.56 sq.ft.) to 2,300 m² (24,757.80 sq.ft.)</u>	2	<u>(cd) 2,300 m² (24,757.80 sq.ft.) to 4,600 m² (49,515.61 sq.ft.)</u>	3	<u>(de) Each additional 4,600 m² (49,515.61 sq.ft.) or fraction thereof in excess of 2,300 m² (24,757.80 sq.ft.)</u>	1 additional
Total Gross Floor Area of Bldg(s)	Spaces Required																							
(a) Less than 460 m ² (4,951.56 sq.ft.)	1																							
(b) 460 m ² (4,951.56 sq.ft.) to 2,300 m ² (24,757.80 sq.ft.)	2																							
(c) 2,300 m ² (24,757.80 sq.ft.) to 4,600 m ² (49,515.61 sq.ft.)	3																							
(d) Each additional 4,600 m ² (49,515.61 sq.ft.) or fraction thereof in excess of 2,300 m ² (24,757.80 sq.ft.)	1 additional																							
Total Gross Floor Area of Bldg(s)	Loading Spaces Required																							
<u>(a) Less than 235 m² (2,529.52 sq. ft.)</u>	<u>0</u>																							
<u>(ab) 235 m² (2,529.52 sq. ft.) to less than 460 m² (4,951.56 sq.ft.)</u>	1																							
<u>(bc) 460 m² (4,951.56 sq.ft.) to 2,300 m² (24,757.80 sq.ft.)</u>	2																							
<u>(cd) 2,300 m² (24,757.80 sq.ft.) to 4,600 m² (49,515.61 sq.ft.)</u>	3																							
<u>(de) Each additional 4,600 m² (49,515.61 sq.ft.) or fraction thereof in excess of 2,300 m² (24,757.80 sq.ft.)</u>	1 additional																							
900.4(3)	N/A	<p>(3) On every lot with multiple family dwelling units, the minimum number of off-street loading spaces shall be as follows:</p> <table border="1" data-bbox="886 1415 1409 1682"> <thead> <tr> <th>Total Provided Dwelling Units</th> <th>Loading Spaces Required</th> </tr> </thead> <tbody> <tr> <td><u>0-99</u></td> <td><u>0</u></td> </tr> <tr> <td><u>100-300</u></td> <td><u>1</u></td> </tr> <tr> <td><u>For each additional 200 dwelling units or part thereof</u></td> <td><u>1 additional</u></td> </tr> </tbody> </table>	Total Provided Dwelling Units	Loading Spaces Required	<u>0-99</u>	<u>0</u>	<u>100-300</u>	<u>1</u>	<u>For each additional 200 dwelling units or part thereof</u>	<u>1 additional</u>														
Total Provided Dwelling Units	Loading Spaces Required																							
<u>0-99</u>	<u>0</u>																							
<u>100-300</u>	<u>1</u>																							
<u>For each additional 200 dwelling units or part thereof</u>	<u>1 additional</u>																							
900.4(4)	N/A	<p>(4) On every lot used as a retail store, business, industry, warehouse or other similar use, <u>except lots with C1 District zoning</u>, where the gross floor area of a site is</p>																						

		<u>2,300 m² (24,757.80 sq.ft.) or greater, a loading management plan must be provided.</u>
900.4(5)	N/A	<u>(5) Notwithstanding section 900.4(3), for lots fronting a public road where on-street parking is prohibited, a minimum of one loading space is required on-site.</u>
900.6	(2) The minimum dimensions of an off-street loading space shall be a length of 9.0 m (29.53 ft.), width 3.0 m (9.8 ft.) and height 3.5 m (11.48 ft.).	(2) The minimum dimensions of an off-street loading space shall be: (a) a length of 9.0 m (29.53 ft.), width 3.0 m (9.8 ft.) and height 3.5 m (11.48 ft.), <u>plus any additional space required for operating clearance as determined by the Director Engineering; or</u> (b) <u>or as set out in a loading management plan that has been approved by the Director of Planning and Building.</u>
900.7	N/A	900.7 Shared Loading: <u>The Director of Planning and Building may permit the sharing of the required off-street loading spaces between different uses where:</u> (1) <u>a loading management plan has been provided and the Director of Planning and Building is satisfied that the operating hours for such uses do not overlap significantly; and</u> (2) <u>the shared off-street loading spaces are not located more than 122 m (400.26 ft) from the uses to be served.</u>