

CITY OF BURNABY

BYLAW NO. 14728

A BYLAW to amend Bylaw No. 4742, being
Burnaby Zoning Bylaw 1965

The Council of the City of Burnaby ENACTS as follows:

1. This Bylaw may be cited as **BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 1, 2025.**
2. 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. 4497 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 substitution for 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.
3. The Comprehensive Development Plan entitled “6 Storey Mixed-Use Development – 7763 and 7767 Edmonds Street, Burnaby BC” prepared by DF Architecture Inc. and on file in the office of the General Manager Planning and Development, is deemed to be attached to and form part of this Bylaw and any development on the lands rezoned by this Bylaw shall be in conformity with the said Comprehensive Development Plan.

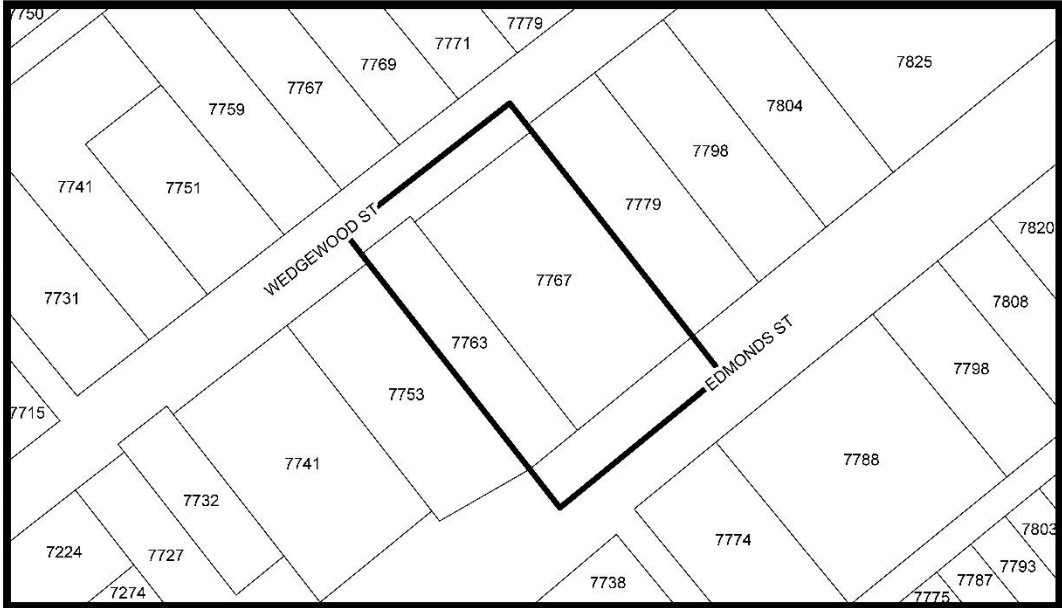
| | | |
|--|--------|--------|
| Read a first time this | day of | , 2025 |
| Public Hearing this | N/A | |
| Read a second time this | day of | , 2025 |
| Approved by Ministry of Transportation and Infrastructure | N/A | |
| Read a third time this | day of | , 2025 |
| Public Notice Dates this | day of | , 2025 |
| | day of | , 2025 |
| Reconsidered and adopted this | day of | , 2025 |

MAYOR

CORPORATE OFFICER

REZ.18-51



LEGAL: Northerly 7 Feet Lot 4G District Lot 28 Group 1 New Westminster District Plan 2162 Extending from Lot 3F to Lot 4H and Adjoining Wedgewood Street; Lot 4"G" Except: the North 7 Feet; District Lot 28 Group 1 New Westminster District Plan 2162; and Lot 77 District Lot 28 Group 1 New Westminster District Plan 55214



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

FROM: C4 Service Commercial District and R1 Small-Scale Multi-Unit Housing District

TO: CD Comprehensive Development District (based on C9 Urban Village Commercial District and the Sixth Street Community Plan as guidelines, and in accordance with the development plan entitled "6 Storey Mixed-Use Development – 7763 and 7767 Edmonds Street, Burnaby BC" prepared by DF Architecture Inc.)

| | | | | |
|---|-------------|---|--|---|
|  | | PLANNING AND DEVELOPMENT DEPARTMENT | |  |
| Date: | Nov 08 2024 | <h2 style="margin: 0;">OFFICIAL ZONING MAP</h2> | | Map "B" No. REZ. 4497 |
| Scale: | 1:1,200 | | | |
| Drawn By: | RW | | | |