

**CITY OF BURNABY**

**BYLAW NO. 14738**

A BYLAW to amend Bylaw No. 4742, being Burnaby Zoning Bylaw 1965, as amended by Bylaw Nos. 8770, 11951, 13483, and 14563 being Burnaby Zoning Bylaw 1965, Amendment Bylaw Nos. 43, 1987, 39, 2005, 18, 2015, and 7, 2023

The Council of the City of Burnaby ENACTS as follows:

1. This Bylaw may be cited as **BURNABY ZONING BYLAW 1965, AMENDMENT BYLAW NO. 7, 2025.**

2. Bylaw No. 4742, as amended by Bylaw Nos. 8770, 11951, 13483, and 14563, are 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. 4502, 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 Plans, more particularly described in Bylaw Nos. 8770, 11951, 13483, and 14563, are amended as may be necessary by the development plan

entitled “7000 Phase 1B” prepared by GBL Architects 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 22<sup>nd</sup> day of April, 2025

Public Hearing this N/A

Read a second time this 22<sup>nd</sup> day of April, 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

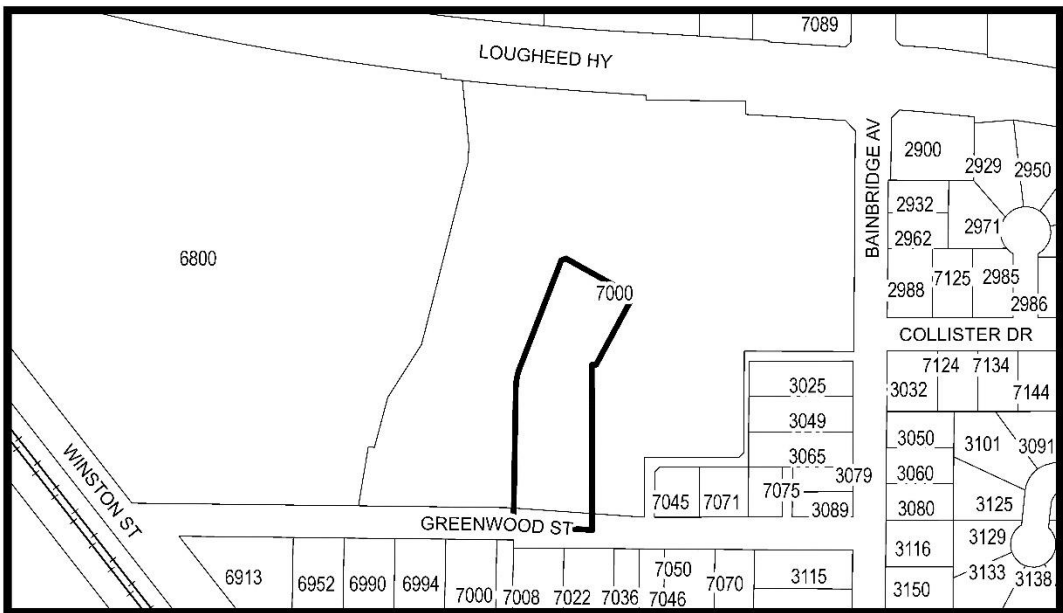
Reconsidered and adopted this day of , 2025

MAYOR

CORPORATE OFFICER

REZ.25-02



LEGAL: Portion of Parcel "One" District Lots 59 and 78 Group 1 New Westminster District  
Reference Plan 78006



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

FROM: CD Comprehensive Development District (based on RM5uv-a Multiple Family Residential District, C2 Community Commercial District, M2 General Industrial District, P5 Community Institutional District, and the Bainbridge Urban Village Community Plan as guidelines, and in accordance with the development plan entitled "Burnaby Lake Heights Urban Village Master Plan" prepared by 7000 Lougheed Limited Partnership (Create))

TO: Amended CD Comprehensive Development District (based on RM5uv-a Multiple Family Residential District, RM5r Multiple Family Residential District, Bainbridge Urban Village Community Plan and Burnaby Lake Heights Urban Village Master Plan as guidelines, and in accordance with the development plan entitled "7000 Phase 1B" prepared by GBL Architects)

		PLANNING AND DEVELOPMENT DEPARTMENT			
Date:	Feb 19 2025	<b>OFFICIAL ZONING MAP</b>		Map "B" No. REZ. 4502	
Scale:	1:3,500				
Drawn By:	RW				