

BY-LAW NO. \_\_\_\_\_

A By-law to amend Zoning and Development By-law No. 3575  
regarding Temporary Modular Housing

THE COUNCIL OF THE CITY OF VANCOUVER, in public meeting, enacts as follows:

1. This By-law amends or adds to the indicated provisions of the Zoning and Development By-law.
2. In section 2, under “Dwelling Uses”, Council adds the following definition in alphabetical order:  
  
“**Temporary Modular Housing**, which means demountable structures, not permanently affixed to land, containing three or more residential units and accessory uses, but does not include a multiple conversion dwelling, community care facility or group residence;”
3. In section 10.21, Council adds, at the end:  
  
“10.21.8 The minimum requirements regarding floor area in section 10.21.2 do not apply to a dwelling unit contained in temporary modular housing that complies with the provisions of section 11.31.”
4. In section 11, at the end, Council adds:  
  
“**11.31 Temporary Modular Housing**  
11.31.1 Temporary Modular Housing must be used as Social Housing.  
11.31.2 Before granting a development permit for Temporary Modular Housing, the Director of Planning must:
  - (a) be satisfied that the landscaping and open space provision is appropriate for the size and nature of the development;
  - (b) consider the impact on the livability of neighbouring residents;
  - (c) notify adjacent property owners and any others that Director of Planning deems necessary; and
  - (d) consider all applicable policies and guidelines adopted by Council.11.31.3 A development permit for Temporary Modular Housing must be time limited to a maximum of five years, unless otherwise extended in writing for up to an additional five years by the Director of Planning.”
5. A decision by a court that any part of this By-law is illegal, void, or unenforceable severs that part from this By-law, and is not to affect the balance of the By-law.

6. This By-law is to come into force and take effect on the date of its enactment.

ENACTED by Council this \_\_\_\_\_ day of \_\_\_\_\_, 2016

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

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