

4. TEXT AMENDMENT: East Fraser Lands Official Development Plan - Development Phasing Amendment

Summary: To amend the East Fraser Lands Official Development Plan (EFL ODP) By-Law, to adjust Section 6, Development Phasing, to allow development of the Town Square Precinct to proceed concurrently with the Waterfront Precinct.

Applicant: Park Lane River District Developments Ltd. (Wesgroup Properties)

Referral: This item was referred to Public Hearing at the Regular Council Meeting of July 25, 2017.

Recommended Approval: By the General Manager of Planning, Urban Design and Sustainability, subject to the following conditions as proposed for adoption by resolution of Council:

- A. THAT the application by Park Lane River District Developments Ltd. (Wesgroup Properties), the registered owners, to amend the East Fraser Lands Official Development Plan (EFL ODP) By-Law No. 9393, generally as set out in Appendix A of the Policy Report dated July 14, 2017, entitled "East Fraser Lands Official Development Plan - Development Phasing Amendment", be approved.
- B. THAT A be adopted on the following conditions:
 - (i) THAT the passage of the above resolution creates no legal rights for any person, or obligation on the part of the City and any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
 - (ii) THAT any approval that may be granted following the public hearing shall not obligate the City to enact any rezoning by-laws; and
 - (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

[TA - East Fraser Lands Official Development Plan - Development Phasing Amendment]