Draft for Public Hearing

BY-LAW NO. _____

A By-law to amend
Zoning and Development By-law No. 3575
regarding mass timber buildings

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

1. This by-law amends the indicated provisions of the Zoning and Development By-law No. 3575.

2. Council strikes out section 10.22.1 and substitutes the following:

"10.22.1 For a mass timber building that is 7 storeys or more, the maximum building height is the maximum building height set out in the applicable district schedule, plus an additional 10%, except that this section shall not apply to a CD-1 district.

10.22.2 For a mass timber building that is 7 storeys or more, the Director of Planning may vary the yards, setbacks, site coverage, building depth and external design regulations in the applicable district schedule, if the Director of Planning considers the intent of the district schedule and all applicable Council policies and guidelines.".

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

ENACTED by Council this day of , 2024

_____
Mayor

_____
City Clerk

DRAFT