

3803-3823 West 10th Avenue and 2553 Highbury Street

BY-LAW NO.

**A By-law to amend
CD-1 (____) By-law No. _____**

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

1. This by-law amends the indicated provisions of By-law No. _____.
2. Council renumbers sections 3, 4.1, 4.2, 4.3, 5.1, 5.2, 5.3, 5.4, 5.5, 5.6, 6.1, 6.2, 7.1 and 7.2 as sections 4, 5.1, 5.2, 5.3, 6.1, 6.2, 6.3, 6.4, 6.5, 6.6, 7.1, 7.2, 8.1 and 8.2, respectively.
3. Council adds a new section 3 in the correct numerical order as follows:

“Definitions

3. Words in this by-law have the meaning given to them in the Zoning and Development By-law, except that:
 - (a) for the purposes of calculating the total dwelling unit area for section 5.1 of this by-law, “Dwelling Unit Area” is the floor area of each dwelling unit, measured to the inside of all perimeter walls, excluding any floor area as required by section 6.5 of this by-law; and
 - (b) “Below-Market Rental Dwelling Units” means dwelling units that meet the requirements of approved Council policies and guidelines for below-market rental housing, as secured by a housing agreement and registered on title to the property.
4. In section 5, Council:
 - (a) renumbers sections 5.1 through 5.3 as sections 5.2 through 5.4, respectively;
 - (b) adds a new section 5.1 in the correct numerical order as follows:

“5.1 A minimum of 20% of the total dwelling unit area must be below-market rental dwelling units.”; and
 - (c) strikes out section 5.2 and substitutes the following:

“5.2 The design and layout of at least 35% of the total number of below-market rental dwelling units and at least 35% of the total number of other dwelling units must:

 - (a) be suitable for family housing; and
 - (b) have 2 or more bedrooms.”.

