East Fraser Lands Area 2 South
3202-3270 Riverwalk Avenue

BY-LAW NO.

A By-law to amend
CD-1 (499) By-law No. 10195

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. 10195.

2. In section 5.4, Council:

   (a) in subsection (f), strikes out “and” after “access to the garden area;”;

   (b) in subsection (g), strikes out “is acceptable.” and substitutes “is acceptable; and”; and

   (c) adds a new subsection (h) in the correct alphabetical order as follows:

   “(h) where floor area used for off-street parking, bicycle storage, heating and mechanical equipment, or uses which in the opinion of the Director of Planning are similar to the foregoing above base surface, those floors or portions thereof so used, which are above base surface, except that the maximum exclusion for parking space must not exceed 7.3 m.”.

3. In the table in section 6.1, in the line for Development Parcel 11, Council:

   (a) under the column for “Number of Storeys”, strikes out “12” and substitutes “15”; and

   (b) under the column for “Maximum Building Heights in Metres”, strikes out “37.5” and substitutes “48”.

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

ENACTED by Council this day of , 2026

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Mayor

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City Clerk

DRAFT