

BY-LAW NO. ____

**A By-law to amend CD-1 (884)
By-law No. 14221**

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. 14221.
2. Council strikes out section 1 and substitutes the following:
 - “1. This By-law amends the Zoning District Plan attached as Schedule D to By-law No. 3575, and amends or substitutes the boundaries and districts shown on it, according to the amendments, substitutions, explanatory legends, notations, and references shown on the plan attached as Schedule A to this By-law, and incorporates Schedule A into Schedule D of By-law No. 3575.”
3. Council strikes out sections 3 and 4 in their entirety, and renumbers sections 5 through 12 as sections 3 through 10, respectively.
4. Council strikes out section 3 and substitutes the following;

“Uses

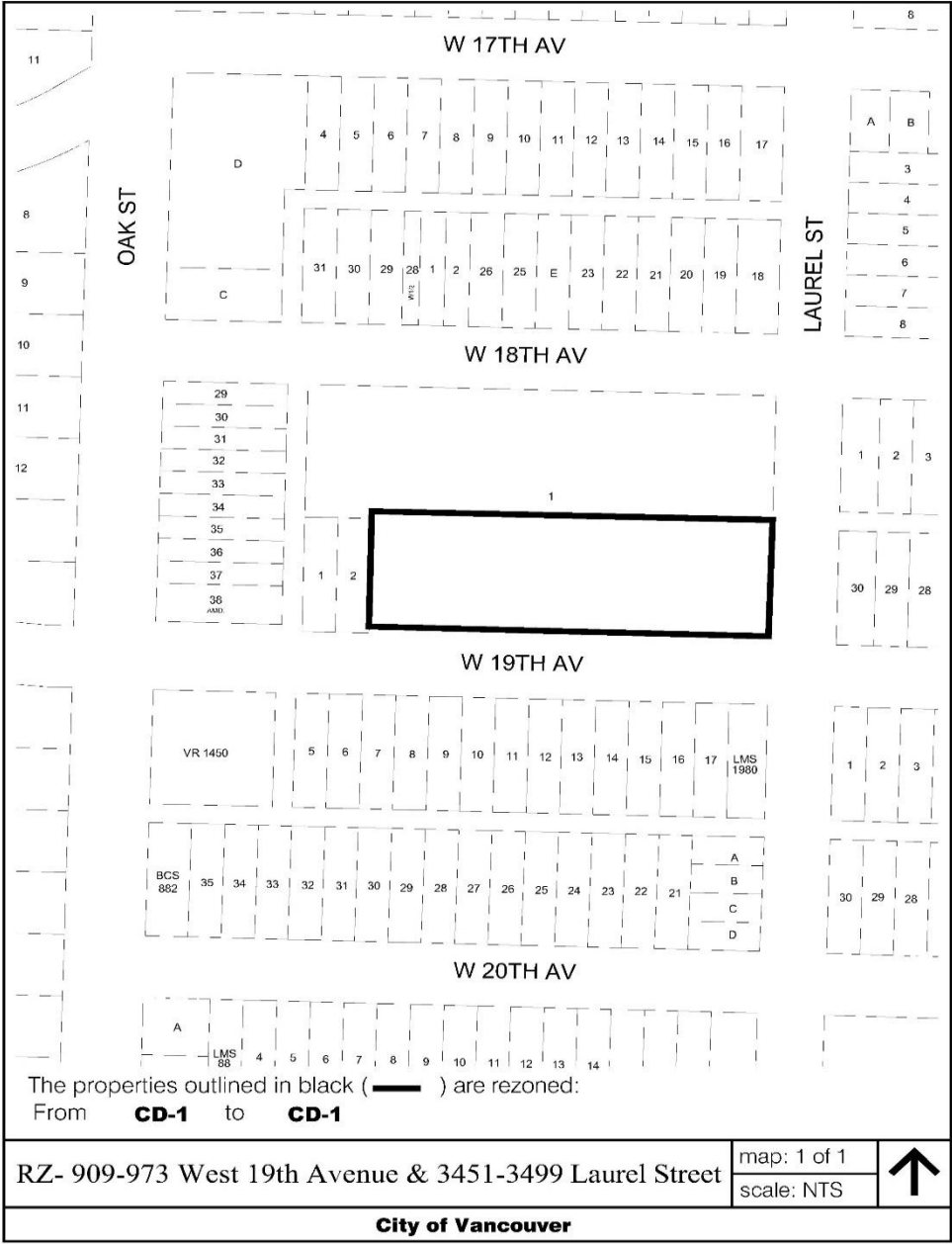
 3. Subject to Council approval of the form of development, to all conditions, guidelines and policies adopted by Council, and to the conditions set out in this By-law or in a development permit, the only uses permitted within CD-1 (884) and the only uses for which the Director of Planning or Development Permit Board will issue development permits are:
 - (a) Dwelling Uses, limited to Multiple Dwelling, existing as of [enactment date]; and
 - (b) Accessory Uses customarily ancillary to the uses permitted in this section, existing as of [enactment date].”.
5. Council strikes out section 4 in its entirety.
6. Council renumbers sections 5 through 10 as sections 4 through 9, respectively.
7. In section 4.1, Council strikes out “10,202.4 m²” and substitutes “4,492.4 m²”.
8. Council strikes out section 4.3 and renumbers sections 4.4 through 4.7 as sections 4.3 through 4.6, respectively.
9. Council strikes out section 4.6.
10. Council strikes out sections 5.1 and 5.2 and Table 2, and substitutes the following;

“Building Height

5.1 Building height must not exceed 11.5 m and 3 storeys.

5.2 Despite section 5.1 of this by-law and the building height regulations in section 10 of the Zoning and Development By-law, the Director of Planning, after considering the impact on building placement, massing, views, overlook, shadowing and noise, may permit architectural features, common rooftop amenity space or mechanical appurtenances including elevator overrun and rooftop access structures, or any other appurtenances that the Director of planning considers similar to the foregoing, to exceed the maximum building height.”

11. Council strikes out sections 6 and 7 in their entirety.
12. Council renumbers section 8 as section 6.
13. Council renumbers section 9 as section 7.
14. Council strikes out Schedule A and substitutes the following:



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

ENACTED by Council this day of , 2026

Mayor

City Clerk