



City of Vancouver *Planning By-law Administration Bulletins*

Planning, Urban Design and Sustainability Department

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BULK STORAGE AND IN-SUITE STORAGE – MULTIPLE FAMILY RESIDENTIAL DEVELOPMENTS

Authority - Director of Planning

Effective May 8, 1997

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February 10, 2016, March 24, 2016 and January 10, 2018*

The purpose of this bulletin is to provide the criteria for bulk storage and in-suite storage in conditional use multiple dwellings (including CD-1 districts) and where dwellings are provided in conjunction with other uses. For each dwelling unit in these buildings, a minimum of 5.7 m³ of bulk storage is required. A floor area exclusion is available for storage spaces that meet the following requirements:

1 Bulk Storage Below Base Surface

- storage spaces should have a full floor-to-ceiling height (min. 2.1 m) and a minimum clear horizontal dimension of 1.2 m in all directions; and
- storage spaces are intended to be suitable for the storage of items such as recreation equipment, tires, barbecues, suitcases, miscellaneous household articles in accordance with the definition of residential storage space under Section 2 of the Zoning and Development By-law.

2 In-Suite Storage At or Above Base Surface

- a maximum of 3.7 m² of storage space per dwelling unit may be excluded;
- storage space may be located in a single room, not exceeding 3.7 m² (if storage spaces exceed 3.7 m², the total area will be included in FSR) or combined in one area above base surface provided the total area, including access, does not exceed the maximum permitted exclusion of 3.7 m² per unit;
- must be full floor-to-ceiling height (min 2.1 m) and have a minimum clear horizontal dimension of 1.2 m in all directions;
- the storage space cannot be part of or adjunct to any other closet in the unit and must be accessed from a common area or hallway within the dwelling unit;
- the storage space can be located adjacent to an independent laundry area and need not be physically separated, however the laundry area and access to the laundry area cannot be included as part of the floor area exclusion for storage;
- excluded storage space is not included in the minimum dwelling unit size requirements of the Zoning and Development By-law; and
- the storage space must not contain windows.

3 In-Suite Storage Below Base Surface

- the maximum size of the storage space should generally not exceed 10 m² in floor area;
- in which one dimension should generally not exceed 2.15 m; and
- the storage space should generally align with the principal face of the building above.