

BY-LAW NO. 14133

A By-law to amend East Fraser Lands Official Development Plan By-law No. 9393 regarding amendments consequential to amendments made to CD-1 (567) East Fraser Lands Waterfront Precinct

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

1. This By-law amends the indicated provisions of Schedule A of the East Fraser Lands Official Development Plan By-law No. 9393.
2. In the Table of Contents, Council:
 - (a) adds the following in the correct numerical order:

“5.3.4 Economic Sustainability”; and
 - (b) strikes out “Figure 19: Community centre and waterfront plaza” and “Figure 20: Areas in which office floor area may be used for secured market rental housing” and substitutes:

“Figure 19: Areas in which office floor area may be used for secured market rental housing
Figure 20: Area removed from the Vancouver Utilities Development Cost By-Law No. 12183”.
3. In section 3, Council:
 - (a) in section 3.3, strikes out “870 243 m²” and substitutes “872 594 m²”; and
 - (b) in subsection 3.5.1(b), strikes out “818 085 m²” and “690 951 m²” and substitutes “820 436 m²” and “693 302 m²”, respectively.
4. In section 5, Council adds the following in the correct numerical order:

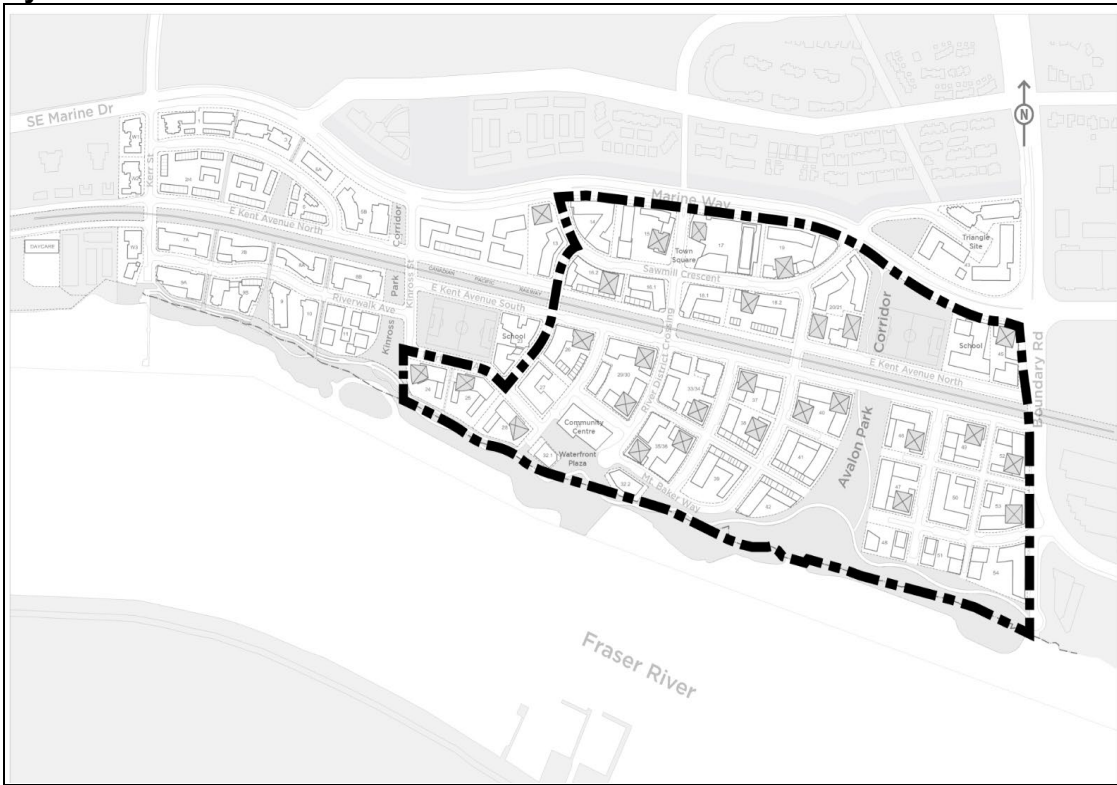
“Economic Sustainability

5.3.4 Sites illustrated on Figure 20 are removed from the Vancouver Utilities Development Cost By-Law No. 12183 boundary until development is substantially completed, to create a revenue source to deliver the community centre and drainage utilities required within Area 3.”.
5. In section 6, Council:
 - (a) in subsection 6.1.1(a), strikes out “338 774 m²” and “313 950 m²” and substitutes “390 695 m²” and “315 901 m²”, respectively;
 - (b) in subsection 6.1.1(h), strikes out “12.9%” and substitutes “12.8%”;

- (c) in subsection 6.1.3(a), strikes out “296 780 m²” and substitutes “297 180 m²”; and
- (d) in subsection 6.1.3(f), strikes out “25.6%” and substitutes “25.7%”.

6. In section 7, Council adds the following new figure in the correct numerical order:

“Figure 20. Area removed from the Vancouver Utilities Development Cost Levy By-law No. 12183



7. A decision by a court that any part of this by-law is illegal, void, or unenforceable severs that part from this by-law, and is not to affect the balance of this by-law.

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

ENACTED by Council this 8th day of October, 2024

Signed _____ “Ken Sim”
Mayor

Signed _____ “Katrina Leckovic”
City Clerk