



**Richmond Zoning and Development Bylaw 5300
Amendment Bylaw 8450 (RZ 08-408107)
9631, 9651, 9691, 9711, 9731, 9751, 9791 ALEXANDRA ROAD AND
4471, 4511, 4531, 4551 NO. 4 ROAD**

The Council of the City of Richmond, in open meeting assembled, enacts as follows:

1. The Richmond Zoning and Development Bylaw 5300 is amended by inserting into the Permitted Density provisions in Comprehensive Development District (CD/185) subsection 291.185.2 the following:
 - "02 Despite section 291.185.2.01, the reference to "0.65" in relation to the maximum **Floor Area Ratio** is increased to a higher density of "0.75" if prior to first occupancy of the **building(s)**, the owner:
 - (a) provides not less than four **affordable housing units** having the combined **habitable space** of at least 0.033 of the total maximum **Floor Area Ratio**; and
 - (b) has entered into a **housing agreement** for the **affordable housing units** with the City and registered the **housing agreement** against title to the **lot** where the **affordable housing units** are located, and filed a notice, in the **Land Title Office**."
2. The Zoning Map of the City of Richmond, which accompanies and forms part of Richmond Zoning and Development Bylaw 5300, is amended by repealing the existing zoning designation of the following area and by designating it **COMPREHENSIVE DEVELOPMENT DISTRICT (CD/185)**.

P.I.D. 003-756-831

East Half Lot 18 Block "B" Section 34 Block 5 North Range 6 West New Westminster District Plan 1224

P.I.D. 003-930-611

The West Half Lot 17 Block "B" Section 34 Block 5 North Range 6 West New Westminster District Plan 1224

P.I.D. 003-864-863

East Half Lot 17 Block "B" Section 34 Block 5 North Range 6 West New Westminster District Plan 1224

P.I.D. 012-032-379

West Half Lot 16 Block "B" Section 34 Block 5 North Range 6 West New Westminster District Plan 1224

P.I.D. 003-660-613
East Half Lot 16 Block "B" Section 34 Block 5 North Range 6 West New Westminster
District Plan 1224

P.I.D. 003-677-613
Lot "F" Section 34 Block 5 North Range 6 West New Westminster District Plan 12299

P.I.D. 004-248-279
Lot "E" Section 34 Block 5 North Range 6 West New Westminster District Plan 12299

P.I.D. 008-140-774
Lot "A" Section 34 Block 5 North Range 6 West New Westminster District Plan 12299

P.I.D. 004-273-125
Lot "B" Section 34 Block 5 North Range 6 West New Westminster District Plan 12299

P.I.D. 004-344-162
Lot "C" Section 34 Block 5 North Range 6 West New Westminster District Plan 12299

P.I.D. 004-237-722
Lot "D" Section 34 Block 5 North Range 6 West New Westminster District Plan 12299

- 3. This Bylaw may be cited as "Richmond Zoning and Development Bylaw 5300, Amendment Bylaw 8450".

FIRST READING

SEP 28 2009

A PUBLIC HEARING WAS HELD ON

OCT 19 2009

SECOND READING

OCT 19 2009

THIRD READING

OCT 19 2009

MINISTRY OF TRANSPORTATION AND
HIGHWAYS APPROVAL

OCT 29 2009

OTHER REQUIREMENTS SATISFIED

JAN 20 2010

ADOPTED



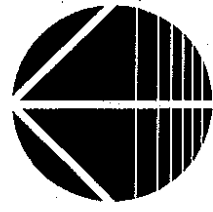
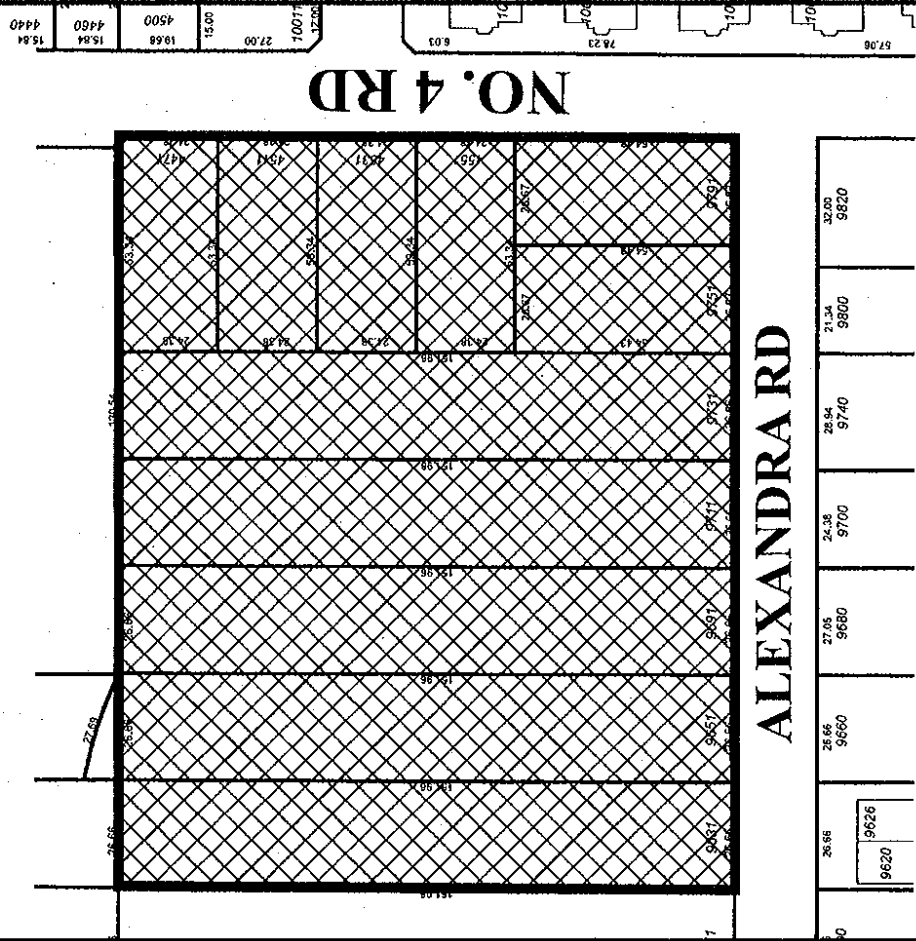
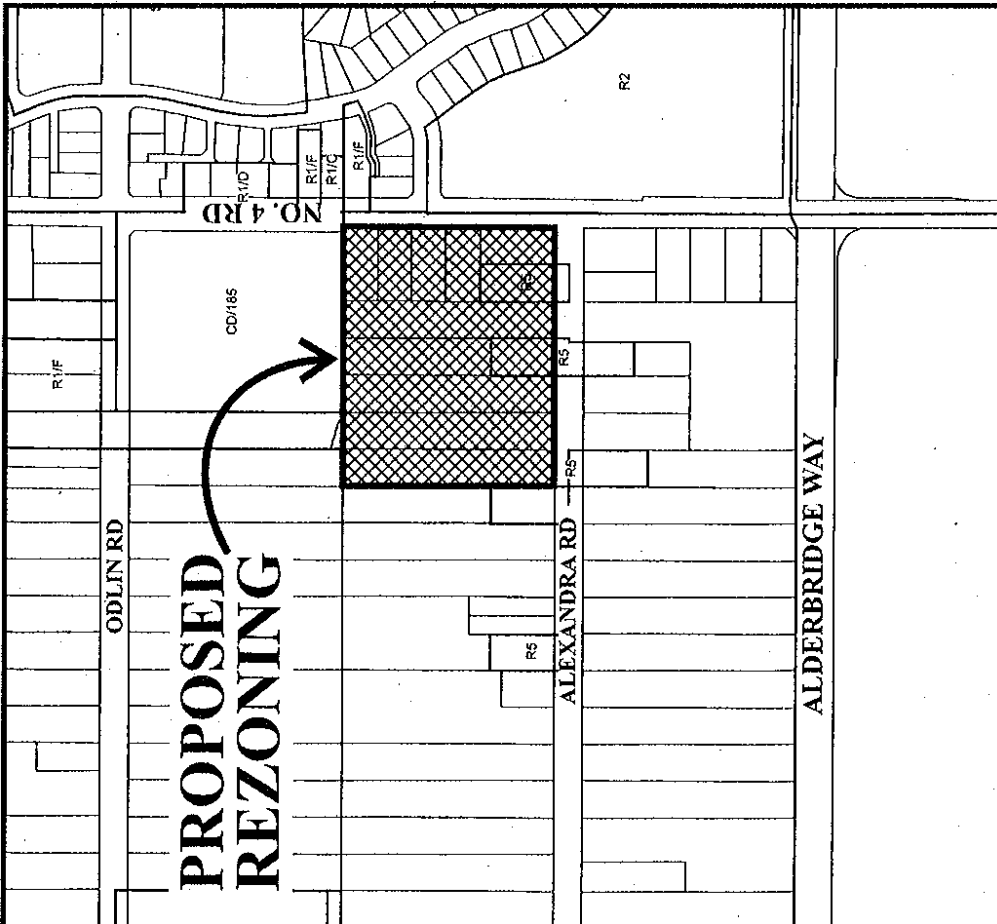
MAYOR

CORPORATE OFFICER



City of Richmond

PROPOSED REZONING



RZ 08-408107

Original Date: 02/29/08

Revision Date:

Note: Dimensions are in METRES