



**Richmond Official Community Plan Bylaw 7100
Amendment Bylaw 8521 (RZ 07-380169)**

1880 No. 4 Road and 10071, 10091, 10111, 10131, 10151, 10311, 10611, 10751 River Drive

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

1. Richmond Official Community Plan Bylaw 7100 is amended by:
 - a) repealing the existing land use designation in Attachment 1 to Schedule 1 thereof the following area and by designating it “Mixed Use”:
 - P.I.D. 003-634-884
Lot 199 Sections 14 and 23 Block 5 North Range 6 West New Westminster District Plan 36022
 - P.I.D. 003-634-957
Lot 198 Sections 14 and 23 Block 5 North Range 6 West New Westminster District Plan 36022
 - P.I.D. 003-880-192
Lot 163 Sections 14 and 23 Block 5 North Range 6 West New Westminster District Plan 34052
 - P.I.D. 003-878-236
Lot 131 Sections 14 and 23 Block 5 North Range 6 West New Westminster District Plan 28299
 - P.I.D. 003-879-500
Lot 136 Section 23 Block 5 North Range 6 West New Westminster District Plan 28696
 - P.I.D. 003-879-780
Lot 137 Section 23 Block 5 North Range 6 West New Westminster District Plan 28696
 - P.I.D. 003-604-861
Lot 357 Section 23 Block 5 North Range 6 West New Westminster District Plan 53670
 - P.I.D. 008-930-601
Lot 133 Fractional Section 23 Block 5 North Range 6 West New Westminster District Plan 28254
 - P.I.D. 003-715-868
Lot 132 Section 23 Block 5 North Range 6 West New Westminster District Plan 28394

- b) repealing the existing land use designation in the West Bridgeport Land Use Map to Schedule 2.12 of the Official Community Plan Bylaw No. 7100 (Bridgeport Area Plan), therefore of the following area and by designating it “Residential Mixed-Use (Max. 6-storey, 1.45 FAR)” and “Potential Park Site”.

P.I.D. 003-634-884

Lot 199 Sections 14 and 23 Block 5 North Range 6 West New Westminster District Plan 36022

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P.I.D. 008-930-601

Lot 133 Fractional Section 23 Block 5 North Range 6 West New Westminster District Plan 28254

P.I.D. 003-715-868

Lot 132 Section 23 Block 5 North Range 6 West New Westminster District Plan 28394

- c) replacing Policy 3.1 (b) on page 17 in Schedule 2.12 of the Official Community Plan Bylaw No. 7100 (Bridgeport Area Plan) with the following:

“3.1(b) Permit residential mixed-use development along the north side of River Drive between No. 4 Road and Shell Road. Land uses may include townhouses, apartments, community uses, public parks and limited commercial uses.”

- d) repealing the existing land use designation in the Bridgeport Land Use Map to Schedule 2.12 of the Official Community Plan Bylaw No. 7100 (Bridgeport Area Plan), **as being amended by OCP Amendment Bylaw 8382**, therefore of the following area and by designating it “Residential Mixed-Use (Max. 6-storey, 1.45 FAR)” and “Potential Park Site”

P.I.D. 003-634-884

Lot 199 Sections 14 and 23 Block 5 North Range 6 West New Westminster District Plan 36022

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Lot 133 Fractional Section 23 Block 5 North Range 6 West New Westminster District Plan 28254

P.I.D. 003-715-868

Lot 132 Section 23 Block 5 North Range 6 West New Westminster District Plan 28394

- e) replacing Policy 3.1 (b) on page 15 in Schedule 2.12 of the Official Community Plan Bylaw No. 7100 (Bridgeport Area Plan) , **as being amended by OCP Amendment Bylaw 8382**, with the following:

“3.1(b) Permit residential mixed-use development along the north side of River Drive between No. 4 Road and Shell Road. Land uses may include townhouses, apartments, community uses, public parks and limited commercial uses.”

- 2. This Bylaw may be cited as **“Richmond Official Community Plan Bylaw 7100, Amendment Bylaw 8521”**.

FIRST READING

JUL 27 2009

A PUBLIC HEARING WAS HELD ON

SEP 09 2009

SECOND READING

SEP 09 2009

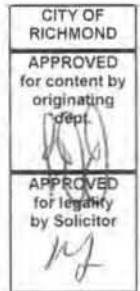
THIRD READING

SEP 09 2009

OTHER REQUIREMENTS SATISFIED

OCT 05 2011

ADOPTED



MAYOR

CORPORATE OFFICER