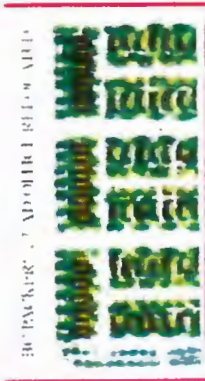




BACKPACK

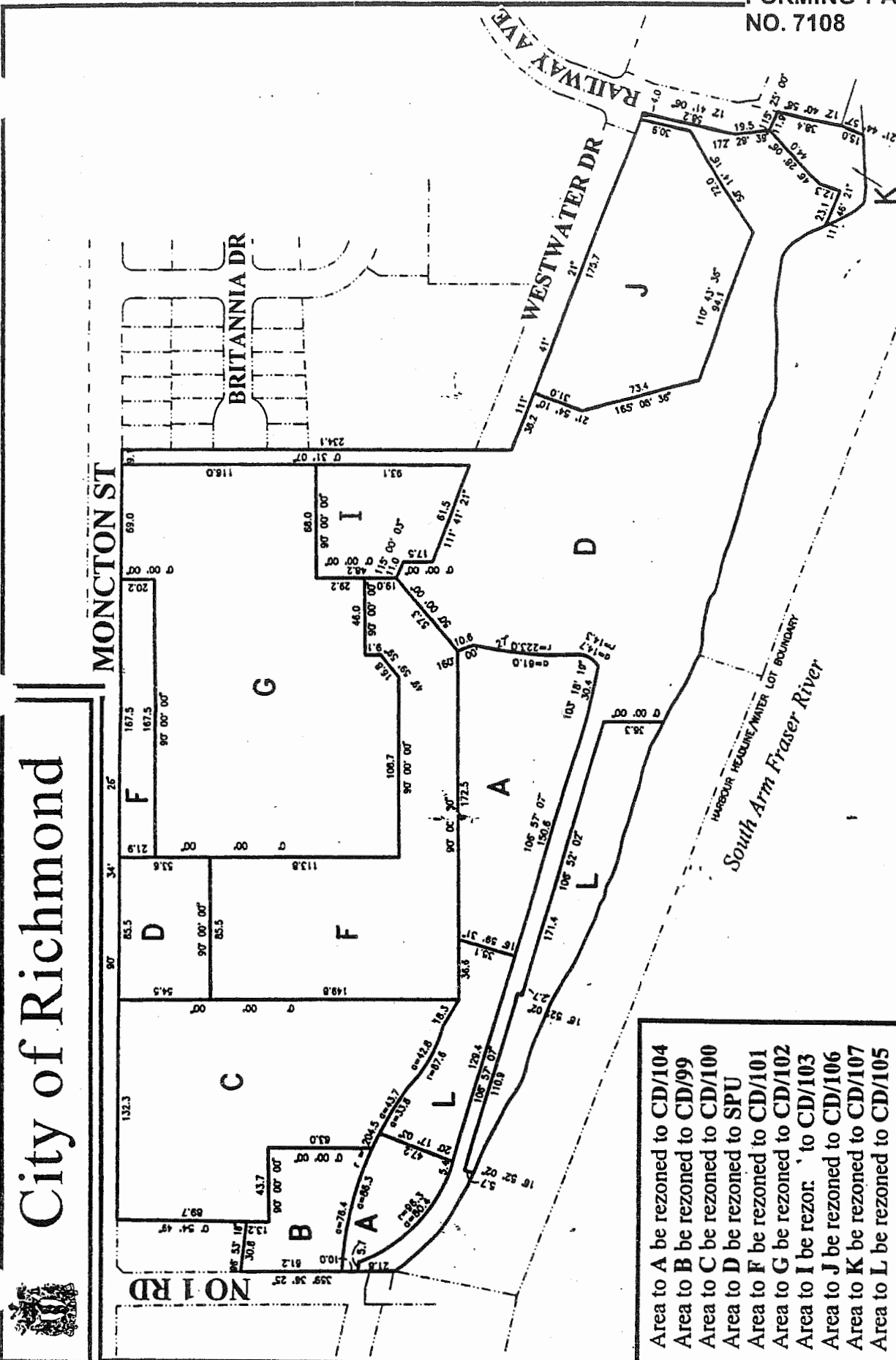


MAXIMIZE SPACE



TWO-LEVEL BLOCKS





- Area to A be rezoned to CD/104
- Area to B be rezoned to CD/99
- Area to C be rezoned to CD/100
- Area to D be rezoned to SPU
- Area to F be rezoned to CD/101
- Area to G be rezoned to CD/102
- Area to I be rezon. to CD/103
- Area to J be rezoned to CD/106
- Area to K be rezoned to CD/107
- Area to L be rezoned to CD/105

Original Date: 06/08/99  
Revision Date:  
Note: Dimensions are in METRES

RZ 98-153805



City of Richmond



13. Richmond Zoning and Development Bylaw No. 5300 is amended by inserting as Section 291.105 thereof the following:

**“291.105    COMPREHENSIVE DEVELOPMENT DISTRICT (CD/105)**

The intent of this zoning district is to support the maritime economy with an emphasis on the commercial fishing industry.

**291.105.1    PERMITTED USES**

**LIGHT INDUSTRY**, limited to maritime or commercial fishing-related uses;  
**CUSTOM WORKSHOPS, TRADES, & SERVICES**, limited to maritime or commercial fishing-related uses;  
**OFFICE**, limited to maritime or commercial fishing-related uses;  
**AUTOMOBILE PARKING**, limited to maritime or commercial fishing-related uses;  
**SERVICE & REPAIR OF BOATS & MARINE EQUIPMENT**;  
**FISH OFF-LOADING**;  
**FISH AUCTION**;  
**MARINA**;  
**MARITIME EDUCATION**;  
**ACCESSORY USES, BUILDINGS, & STRUCTURES.**

**291.105.2    PERMITTED DENSITY**

**.01    Maximum Floor Area Ratio:**

- (a)    For Parking as a principal use: No maximum limit.  
 (b)    For all other uses: 0.80 (exclusive of parts of the **building**, which are used for off-street parking purposes).

**291.105.3    MAXIMUM LOT COVERAGE: 60%**

**291.105.4    MINIMUM SETBACKS FROM PROPERTY LINES & RIGHTS-OF-WAYS**

**.01    1.0 m (3.281 ft.);**

**.02    Notwithstanding the limitations imposed in .01 above, where a **structure** does not project above the grade of the adjacent **public road**, rights-of-way secured under Public Rights of Passage, dyke, or City of Richmond parkland, no setback shall be required.**

**291.105.5    MAXIMUM HEIGHTS**

**.01    Buildings: 12 m (39.370 ft.) but not containing more than three-storeys.**