

DISTRICT OF SEHELDT

**Bylaw No. 25-313, 2021 (5681 Ebbitide)**

Being a bylaw to amend District of Sechelt Zoning Bylaw No. 25, 1987

**WHEREAS** the Council of the District of Sechelt deems it necessary to amend the District of Sechelt Zoning Bylaw No. 25, 1987;

**NOW THEREFORE** the Council of the District of Sechelt in open meeting assembled enacts as follows:

**TITLE**

This Bylaw may be cited for all purposes as "Zoning Amendment Bylaw No. 25-313, 2021 (5681 Ebbitide)".

**PROVISIONS**

1. That the R-4 RESIDENTIAL 4 ZONE be amended by adding the following:

"533.1 SITE SPECIFIC USES

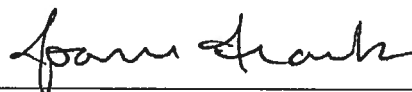
Despite regulations for this zone, the following site specific uses, densities, and regulations apply to the noted properties:

1. On PARCEL C DISTRICT LOT 304 PLAN 15854, subject to a housing agreement for 100% rental units, the following applies:
  - a. The number of dwelling units for apartments shall not exceed 170 units per hectare.
  - b. The maximum floor area ratio is 1.70.
  - c. The maximum height of a building shall not exceed 19.0 metres.
  - d. Off-street parking shall be provided at a rate of 1 space per apartment dwelling unit."

READ A FIRST TIME	2ND	DAY OF JUNE,	2021
READ A SECOND TIME	8TH	DAY OF SEPTEMBER,	2021
PUBLIC HEARING HELD	6TH	DAY OF OCTOBER,	2021
APPROVED PURSUANT TO SECTION 52 OF THE TRANSPORTATION ACT THIS	29TH	DAY OF OCTOBER,	2021
READ A THIRD TIME	3 <sup>rd</sup>	DAY OF NOVEMBER,	2021
ADOPTED	3 <sup>RD</sup>	DAY OF NOVEMBER,	2021



Mayor



Corporate Officer