

Attachment #14
Zoning Bylaw Adoption Requirements

Attachment 14: Adoption Requirements

Prior to adoption of Zoning Amendment Bylaw No. 8429, 2024, the following would be required to be completed:

- Finalization of the Housing Agreement for the inclusionary housing units;
- Registration of a Development Agreement Section 219 Restrictive Covenant or other agreements which addressed the following:
 - secures the construction, subdivision, access, shared maintenance agreements, and transfer of the child care facility to the City;
 - secures the construction, subdivision, access shared maintenance agreements, and transfer of the child care facility to a City selected Inclusionary Housing Operator;
 - secures right of first refusal for the City to purchase for the inclusionary units in the case the selected operator is no longer able to operate them;
 - secures required Transportation Demand Management measures, bicycle parking and location and operational considerations for visitor, child care and inclusionary housing vehicular parking;
 - ensures implementation of noise mitigation measures;
 - provides necessary access agreements for pedestrian connection located on the south side of site; and
 - secures upgrades for pedestrian connection located on the north side of site.
- Any other required documentation as determined by the Director of Climate Action, Planning and Development.