



Appendix C

*Draft Official Community Plan Amendment
Bylaw No. 8454, 2024*

CORPORATION OF THE CITY OF NEW WESTMINSTER

OFFICIAL COMMUNITY PLAN AMENDMENT BYLAW (1135 SALTER STREET) NO. 8454, 2024

A bylaw to amend Official Community Plan Bylaw No. 7925, 2017

WHEREAS:

- A. The Council has adopted Official Community Plan Bylaw No. 7925, 2017 and wishes to amend the Official Community Plan that was adopted by that bylaw;
- B. The Council has considered the consultation matters set out in s. 475 of the *Local Government Act* including whether any consultation on this bylaw that the Council considers to be required should be early or ongoing;
- C. The Council has specifically considered whether consultation on this bylaw is required with the board of the Greater Vancouver Regional District; First Nations; the Councils of adjacent municipalities; the Greater Vancouver Water District and the Greater Vancouver Sewerage and Drainage District; the Provincial and Federal governments and their agencies; and any other persons, organizations, and authorities it considers will be affected;
- D. The Council has consulted on this bylaw with the Board of Trustees of School District No. 40 and has sought its input as to the matters set out in section 476(2) of the *Local Government Act* in respect of the bylaw;
- E. The Council has, between first and second readings of this bylaw, considered the bylaw in conjunction with:
 - i. The City's Capital Expenditure Program (as contained in the Five-Year Financial Plan (2024 - 2028) Bylaw No. 8442, 2024); and
 - ii. Metro Vancouver's Integrated Solid Waste and Resource Management Plan, Integrated Liquid Waste and Resource Management Plan, and Drinking Water Management Plan;
- F. The Council has held a Public Hearing on this bylaw to amend the Official Community Plan;

NOW THEREFORE the Council of the Corporation of the City of New Westminster, in open meeting assembled, enacts as follows:

1. This bylaw may be cited for all purposes as "Official Community Plan Amendment Bylaw (1135 Salter Street) No. 8454, 2024".
2. The following land that is the subject of this bylaw is shown hatched on the map attached hereto as Schedule "A", and is referred to in this bylaw as the "Subject Land":

1135 Salter Street (Legal Description: LOT 2 WEST HALF BLOCK 18 DISTRICT LOT 757 GROUP 1 NEW WESTMINSTER DISTRICT GROUP 1 PLAN LMP51311; PID: 025-131-249)

3. The Official Community Plan (OCP) is amended by altering the land use designation of the Subject Land:

- a. From “(RL) Residential – Low Density” to “(RM) Residential – Multiple Unit Buildings” for the area labelled “Area 1” in Schedule “A” of this bylaw;
- b. From “(RL) Residential – Low Density” to “Parks, Open Space and Community Facilities” for the area labelled “Area 2” in Schedule “A” of this bylaw;

And by amending Map 11 and Schedule C Land Use Designation Map included in the Queensborough Community Plan (Schedule D of the OCP) accordingly.

4. The Official Community Plan (OCP) is amended by altering the Ewen Avenue Multi-Family – Residential Development Permit Area #1 boundaries, shown on Map B Residential Development Permit Areas included in the Queensborough Community Plan (Schedule D of the OCP), by including the area of the Subject Land labelled “Area 1” in Schedule “A” of this bylaw.

5. The Official Community Plan and its schedules are further amended by making such consequential changes as are required to give effect to the amendments particularized in this bylaw, including changes to the format and numbering of the plan, maps and map legends, and the table of contents.

GIVEN FIRST READING this _____ day of _____, 2024.

GIVEN SECOND READING this _____ day of _____, 2024.

PUBLIC HEARING held this _____ day of _____, 2024.

GIVEN THIRD READING this _____ day of _____, 2024.

ADOPTED and the Seal of the Corporation of the City of New Westminster affixed this _____ day of _____, 2024.

Mayor Patrick Johnstone

Hanieh Berg, Corporate Officer

SCHEDULE "A"

