



# City of Port Moody

## **Bylaw No. 3258**

A Bylaw to amend City of Port Moody Official Community Plan Bylaw, 2014, No. 2955 to change the land use designation of Lots 17-20 Henry Street.

The Council of the City of Port Moody enacts as follows:

### **1. Citation**

- 1.1 This Bylaw may be cited as “City of Port Moody Official Community Plan Bylaw 2014, No. 2955, Amendment Bylaw No. 25, 2020, No. 3258 (Lots 17-20 Henry Street)”.

### **2. Amendments**

- 2.1 Map 1 – Overall Land Use Plan in Schedule A of City of Port Moody Official Community Plan Bylaw, 2014, No. 2955 is amended by changing the land use designation for portions of the following lands from Multi-Family Residential to Parks and Open Space:

Lots 17, 18, 19 and 20 District Lot 190, Group 1, New Westminster  
District Plan 11618;  
PID Nos.: 002-083-931; 002-083-957; 002-422-875; and 002-422-891

as shown on the Location Map in Schedule A of this Bylaw.

- 2.2 Schedule A of Bylaw No. 2955 is amended by replacing Map 1 – Overall Land Use Plan with Map 1 – Overall Land Use Plan attached to this Bylaw as Schedule B.
- 2.3 Schedule A of Bylaw No. 2955 is amended by replacing Map 2 – Parks, Open Space & Public Facilities with Map 2 – Parks, Open Space & Public Facilities attached to this Bylaw as Schedule C.
- 2.4 Schedule A of Bylaw No. 2955 is amended by replacing Map 6 – Bike Routes with Map 6 – Bike Routes attached to this Bylaw as Schedule D.
- 2.5 Schedule A of Bylaw No. 2955 is amended by replacing Map 7 – Pedestrian Routes with Map 7 – Pedestrian Routes attached to this Bylaw as Schedule E.

2.6 Chapter 15, section 15.4 of Schedule A of Bylaw No. 2955 is amended by replacing the following General Policy 9:

“9. The north side of the 3300 block of Dewdney Trunk Road is designated as Multi-family Residential for consideration of redevelopment to a maximum height of 4 storeys.”

with the following General Policies:

“9a. The north side of the 3300 block of Dewdney Trunk Road is designated as Multi-family Residential for consideration of redevelopment to a maximum height of 4 storeys.

9b. For the multi-family designated properties on Lots 17-20 Henry Street, a maximum height of 11 storeys is permitted provided that the proposed development exhibits an exceptional architectural design, reduces the perception of the building scale by stepping the building back up the existing slope, and protects environmentally sensitive areas of the site.”

### 3. Attachments and Schedules

3.1 The following schedules are attached to and form part of this Bylaw:

- Schedule A – Location Map
- Schedule B – Map 1 – Overall Land Use Plan
- Schedule C – Map 2 – Parks, Open Space & Public Facilities
- Schedule D – Map 6 – Bike Routes
- Schedule E – Map 7 – Pedestrian Routes

### 4. Severability

4.1 If a portion of this Bylaw is found invalid by a court, it will be severed and the remainder of the Bylaw will remain in effect.

**Read a first time** this 2<sup>nd</sup> day of June, 2020.

**Read a second time** this 2<sup>nd</sup> day of June, 2020.

**Public Hearing** this 28<sup>th</sup> day of July, 2020.

**Read a third time** this 28<sup>th</sup> day of July, 2020.

**Adopted** this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

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R. Vagramov  
Mayor

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D. Shermer  
Corporate Officer

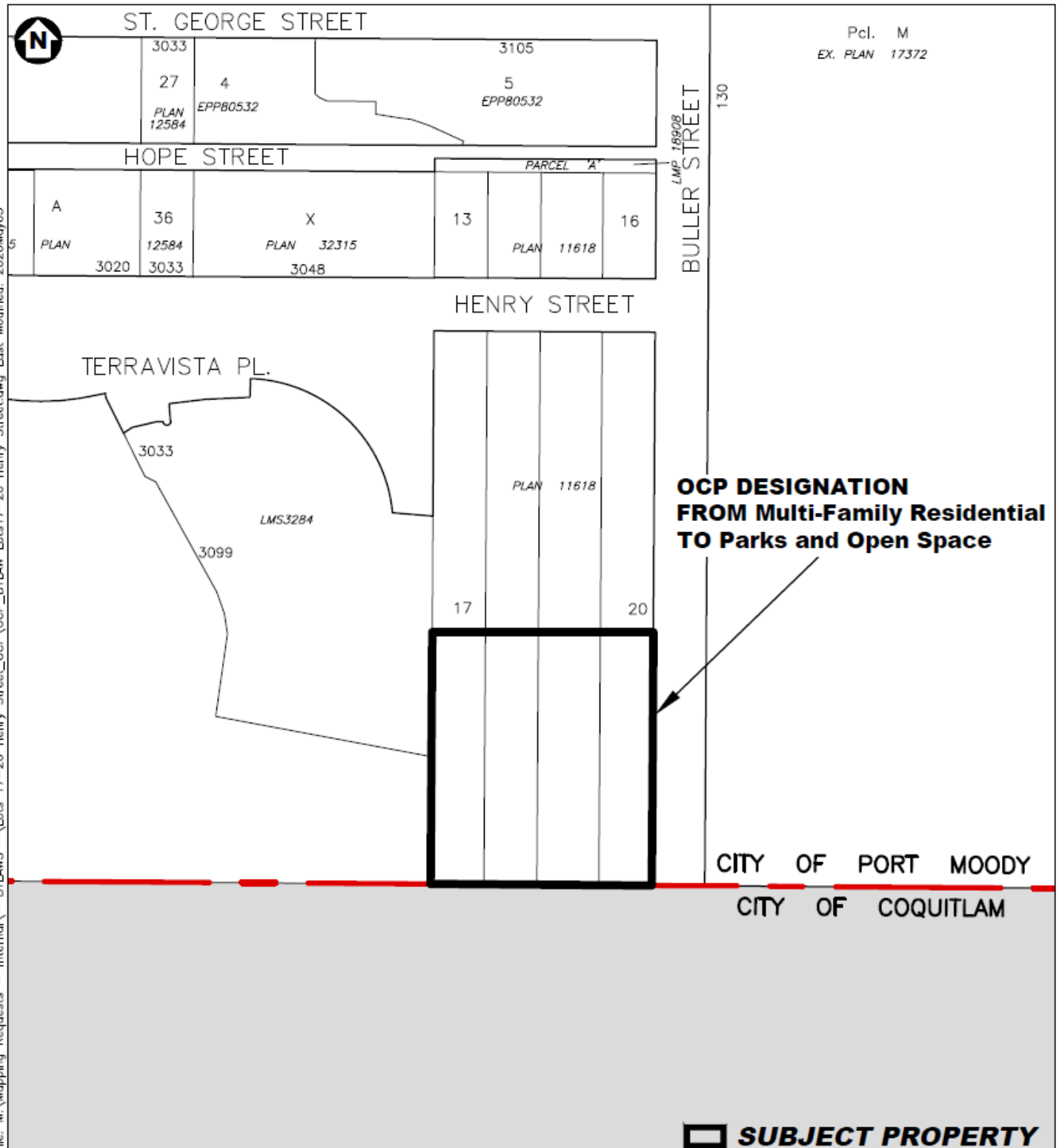
I hereby certify that the above is a true copy of Bylaw No. 3258 of the City of Port Moody.

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D. Shermer  
Corporate Officer

This is a certified true copy of the map referred to in section 2 of City of Port Moody Official Community Plan Bylaw 2014, No. 2955, Amendment Bylaw No. 25, 2020, No. 3258 (Lots 17-20 Henry Street).

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# OFFICIAL COMMUNITY PLAN OVERALL LAND USE PLAN MAP 1



- Stream / Creek
- Culvert
- Ditch
- Other Water Features

NOTE: The stream/creek, culverts, ditches, and other water features shown on this map shall be used only as a guideline.

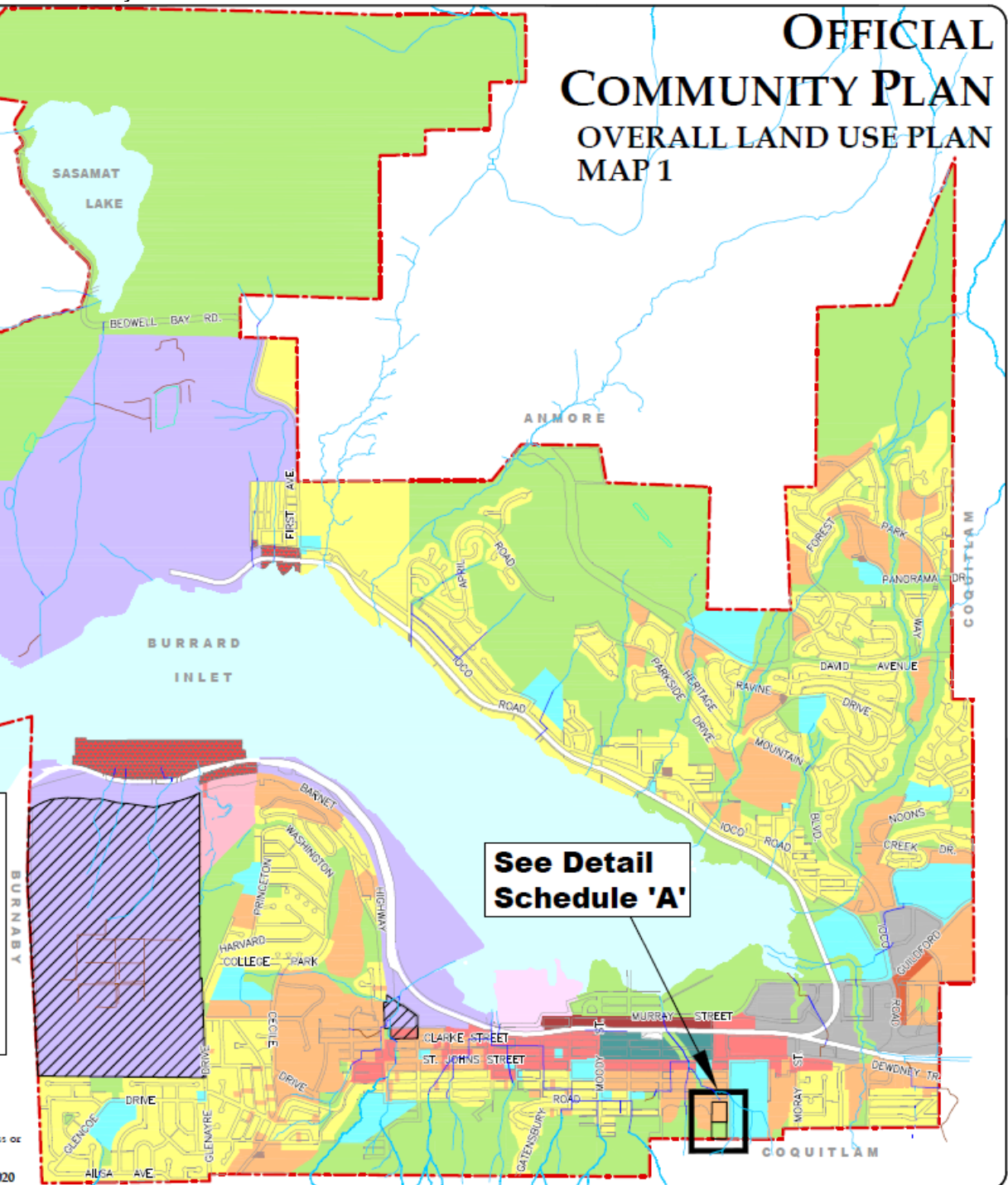
M:\Mapping Requests - Internal\PLANNING & DEVELOPMENT -\DCP 2020 Proposed Changes\Map 1 DCP Landuse\Proposed Changes\_Map 1 - Landuse\_Map 1 - Landuse\_Map 17\_20 Henry Street.dwg

- |   |                          |
|---|--------------------------|
| Single Family Low Density                 | Mixed Employment         |
| High-Rise Residential                     | Parks and Open Space     |
| Multi-Family Residential                  | Public and Institutional |
| Mixed Use - Inlet Centre                  | Industrial Business      |
| Mixed Use - Moody Centre                  | General Industrial       |
| Mixed Use - Marina                        | Neighbourhood Commercial |
| Moody Centre Transit Oriented Development | Special Study Area       |
| Mixed Use - Oceanfront District           | Municipal Boundary       |

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The City of Port Moody makes no representation or warranty expressed or implied with respect to the accuracy, completeness or appropriateness of the information contained herein.

Produced by Engineering & Parks Plot Date: 6-May-2020



# OFFICIAL COMMUNITY PLAN PARKS, OPEN SPACE & PUBLIC FACILITIES MAP 2



-  Stream / Creek
-  Culvert
-  Ditch
-  Other Water Features

NOTE: The stream/creek, culverts, ditches, and other water features shown on this map shall be used only as a guideline.

BELCARRA







SASAMAT  
LAKE

BEDWELL BAY RD.

ANMORE

BURRARD  
INLET

BURNABY

-  Potential Park
-  Existing Park
-  Regional Park
-  School Site
-  City Facilities
-  Municipal Boundary

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Produced by Engineering & Parks Plot Date: 6-May-2020

See Detail  
Schedule 'A'

# OFFICIAL COMMUNITY PLAN BIKE ROUTES MAP 6



- Stream / Creek
- Culvert
- Ditch
- Other Water Features

NOTE: The stream/creek, culverts, ditches, and other water features shown on this map shall be used only as a guideline.

- Commuter Route
- Neighbourhood Route
- Recreational Route
- New Traffic Signal or Other Intersection Change
- New or Upgraded Bridge
- Transit Hub
- Existing Park
- Potential Park
- Existing School Site
- Municipal Boundary

Note: Bike routes on this map depict future bike routes.



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Produced by Engineering & Parks Date Plotted: 6-May-2020

See Detail  
Schedule 'A'

# OFFICIAL COMMUNITY PLAN PEDESTRIAN ROUTES MAP 7



- Stream / Creek
- Culvert
- Ditch
- Other Water Features

NOTE: The stream/creek, culverts, ditches, and other water features shown on this map shall be used only as a guideline.

- Designated Pedestrian Route on City Sidewalk
- Existing Pedestrian Path Route
- Future Pedestrian Path Route Facility
- Municipal Boundary
- Existing Park
- Potential Park
- Existing School Site
- Transit Hub

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Produced by Engineering & Parks Plot Date: 6-May-2020

