

Summary of Proposed Land Use Bylaw Amendments

Amendment	Information
1. Delete permitted use Rowhouse Building in the R-CG district.	Based on feedback received from the public, propose changing Rowhouse Building in the R-CG district from permitted use to discretionary use.
2. Add Contextual Single Detached Dwelling as a permitted use to the R-CG district.	Contextual Single Detached Dwelling is not a use currently allowed in the R-CG district. This amendment ensures R-C1 properties will maintain the same development potential in the R-CG district if the proposed rezoning is approved.
3. Remove mobility storage lockers and bicycle parking stall requirements for Single Detached Dwelling and Semi-detached Dwellings.	This amendment ensures properties currently zoned R-C1 and R-C2 will continue to have the same development standards in the R-CG district if the proposed rezoning is approved.
4. Add the Child Care Service, Library, Museum, School Authority Purpose – Major, School Private, Community Recreational Facility, Place of Worship uses to the R-CG district.	This amendment ensures R-C2 properties continue with the same development potential in the R-CG district if the proposed rezoning is approved.
5. Add a new Direct Control District clause.	This amendment maintains functionality for Direct Control districts that have a base district proposed for deletion if the proposed rezoning is approved. Additionally, it allows for the incorporation of the proposed secondary and backyard suite amendments within Direct Controls, unless the Direct Control states otherwise.
6. Allowing both a Backyard Suite and a Secondary Suite on a parcel.	This is a Housing Strategy Action (Action 1.C.4) that was directed by Council for implementation.
7. Removing Backyard Suite Parking Requirements.	This is a Housing Strategy Action (Action 1.C.4) that was directed by Council for implementation.
8. Deleting land use districts.	If the proposed rezoning is approved, existing residential districts become redundant and are proposed for deletion. This amendment supports the R-CG district and the R-G district as the new base residential districts city-wide which is a Housing Strategy Action (Action 1.C.6 and Action 1.C.7).