



City of Vancouver *Zoning and Development By-law*

Community Services, 453 W. 12th Ave Vancouver, BC V5Y 1V4 ☎ 604.873.7344 fax 873.7060

planning@city.vancouver.bc.ca

CD-1 (73)

3217-3347 East 58th Avenue

By-law No. 4583

(Being a By-law to Amend By-law 3575, being the Zoning and Development By-law)

Effective November 16, 1971

BY-LAW NO. 4583

A By-law to Amend By-law No. 3575, being
the Zoning and Development By-law

THE COUNCIL OF THE CITY OF VANCOUVER in open meeting assembled enacts as follows:

1. The plan attached to and forming an integral part of By-law No. 3575 and designated as the "Zoning District Plan" and marked as Schedule "D" to said By-law is hereby amended according to the plan marginally numbered Z-143-A annexed to this By-law and marked as Schedule "D" hereto, and in accordance with the explanatory legend, notations, references and boundaries designated, described, delimited and specified in particularity shown upon said plan annexed hereto; and the various boundaries and districts shown upon the plan hereto annexed respectively are an amendment of and in substitution for the respective districts, designated and marked on said Schedule "D" of said By-law No. 3575 insofar as the same are changed, modified or varied thereby, and the said Schedule "D" annexed to said By-law No. 3575 shall be deemed to be and is hereby declared to be amended accordingly and the said Schedule "D" attached to this By-law is hereby declared to be and shall form an integral part of said plan marked as Schedule "D" to said By-law No. 3575, as if originally incorporated therein, and shall be interpreted accordingly.
2. The areas shown outlined in black on the said plan are rezoned CD-1, and the only uses permitted within the said areas and the only uses for which development permits will be issued are:
 1. Apartments
 2. Town Houses
 3. Customarily Accessory Uses
 4. Off-street Parking

subject to such conditions as Council may by resolution prescribe pursuant to section 565(f) of the Vancouver Charter.

3. This by-law shall come into force and take effect on and after the date of the final passing hereof.

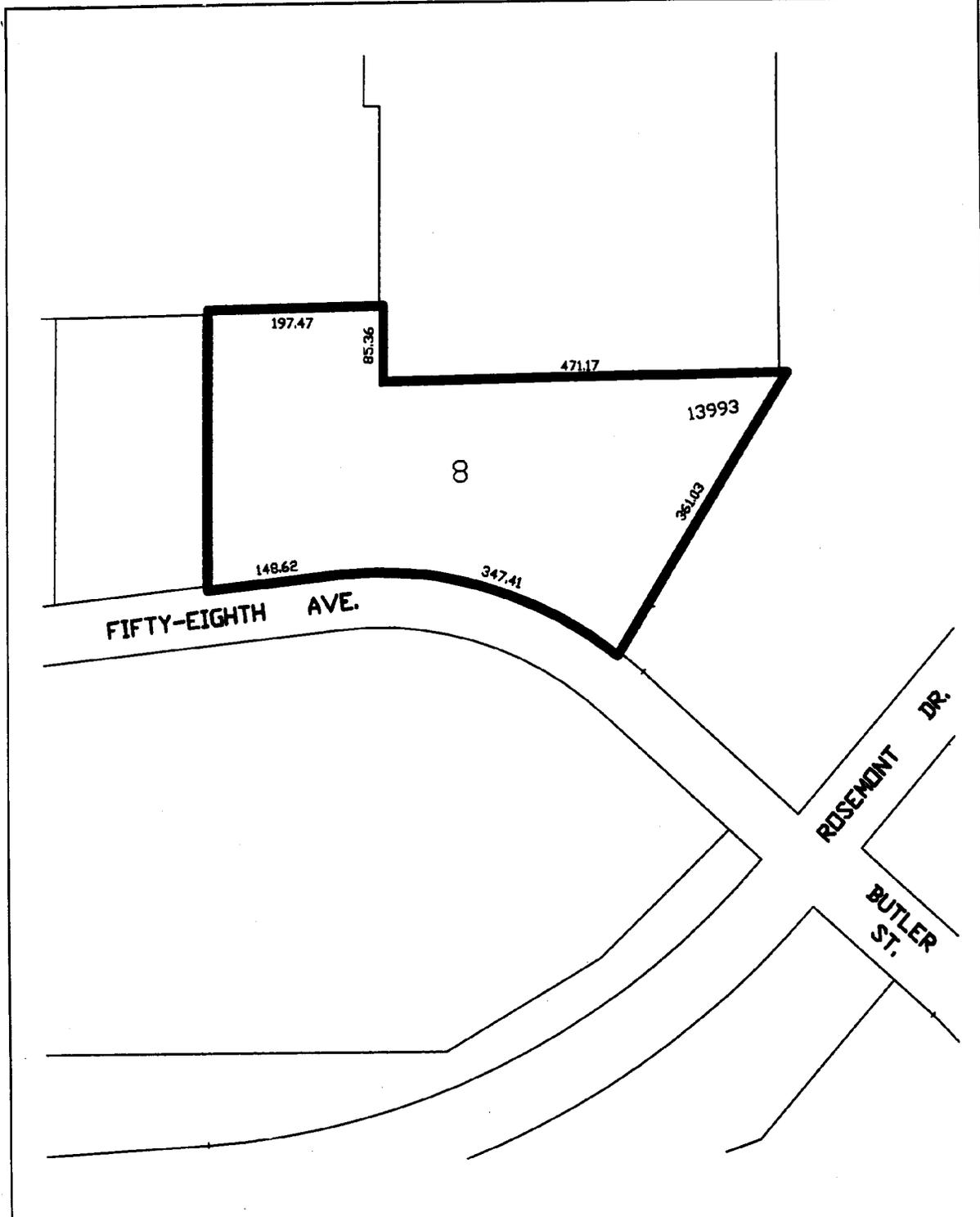
DONE AND PASSED in open Council this 16th day of November, 1971.

(sgd) Thomas J. Campbell
MAYOR

(sgd) Ronald Thompson
CITY CLERK

"I hereby certify that the foregoing is a correct copy of a By-law duly passed by the Council of the City of Vancouver on the 16th day of November, 1971, and numbered 4583.

CITY CLERK"



The property outlined in black (■) was rezoned:
From **RS-1** to **CD-1** by By-law No. 4583

<p>CD-1 (73) 3217-3347 East 58th Ave.</p> <p>City of Vancouver Planning Department</p>	<p>date prepared: Apr. 1994</p>	
	<p>sectional(s): V-22,23</p>	
<p>scale: 1:2000</p>		

*Public Hearing
Oct. 14/91.*

3. Lot 8, D.L. 334, Plan 13993

Situated on the North side of 58th Avenue between
Kerr Street and Rosemont Drive.

An application by the Director of Planning and Civic Development
to rezone the above-noted property

FROM: RS-1 One Family Dwelling District

TO: CD-1 Comprehensive Development District

was received.

Upon inquiry made, Mr. Cross of the Department of Planning and
Civic Development explained details of the application.

Regular Council Oct. 19/91

3. North Side of 58th Avenue between Kerr Street and
Rosemont Drive

MOVED by Alderman Sweeney

THAT the application by the Director of Planning to rezone
Lot 8, D.L. 334, Plan 13993 situated on the north side of 58th Avenue
between Kerr Street and Rosemont Drive

FROM: RS-1 One Family Dwelling District

TO: CD-1 Comprehensive Development District

be approved subject to the following conditions as recommended by the
Technical Planning Board and the Town Planning Commission.

- (a) The uses be apartments and townhouses only, with
customarily accessory uses and off-street parking.
- (b) (i) The detailed scheme of development to be first
approved by the Technical Planning Board having
regard to the location of the building on the
site, the provisions of adequate open space,
location of service facilities and off-street
parking
- (ii) The floor space ratio not to exceed 0.75
- (iii) The maximum of height of any buildings to
be two storeys plus basement or cellar.

- CARRIED

RECEIVED
NOV 19 1971

Zoning Planner
#73- N. Side of E. 58th Ave.
west of Rosemont. *Bill*

(RZ.58.1)

No. S 4583
VANCOUVER, B.C.

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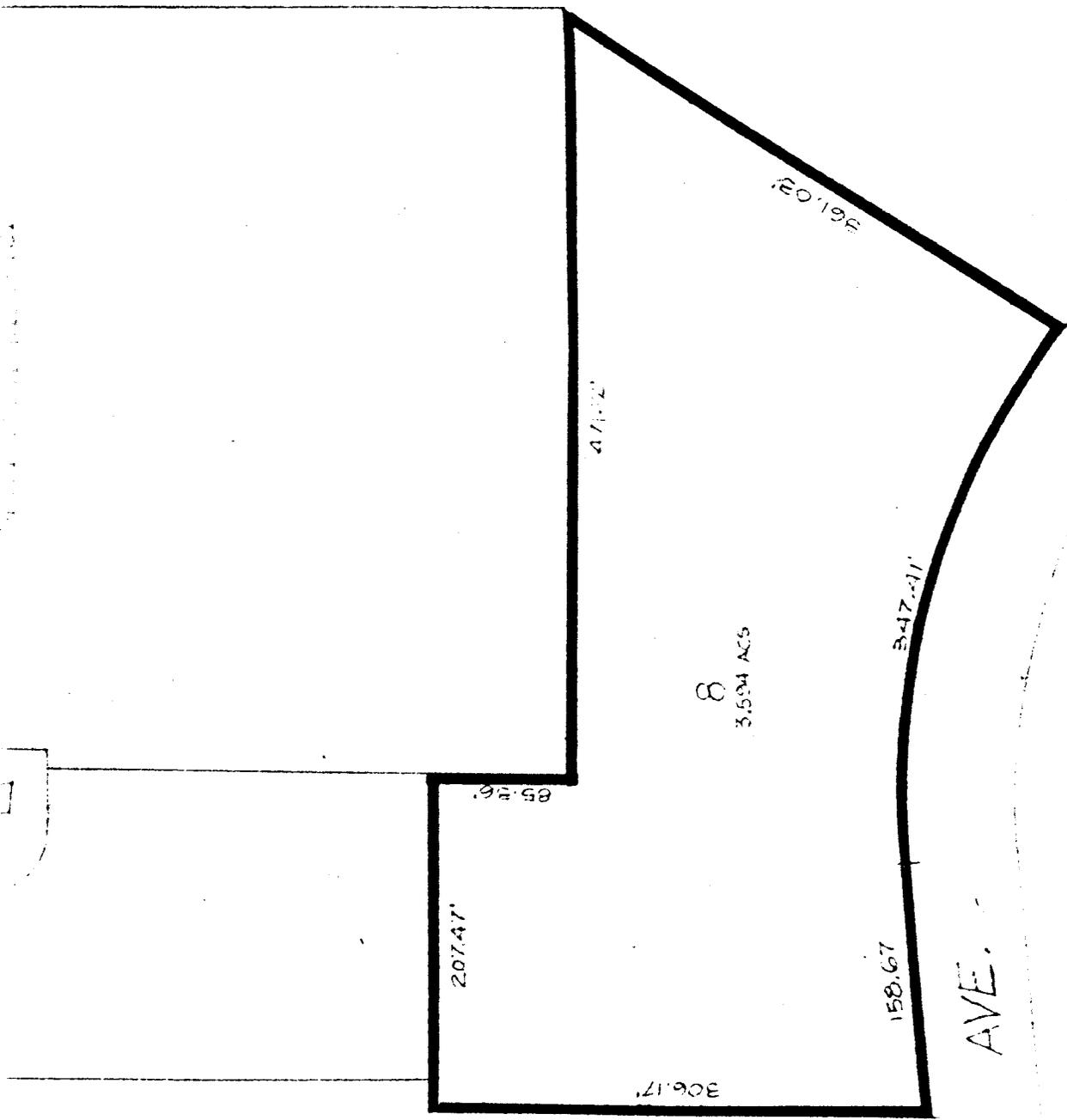
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ROSEMOUNT



8
3.554 ACS

FIFTY-EIGHTH AVE.

D.L. 334