



City of Vancouver *Zoning and Development By-law*

Planning, Urban Design and Sustainability Department

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CD-1 (698)

920 East Hastings Street

(Ray-Cam Co-operative Community Centre)

By-law No. 12112

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

Effective June 5, 2018

1 Zoning District Plan Amendment

This By-law amends the Zoning District Plan attached as Schedule D to By-law No. 3575, and amends or substitutes the boundaries and districts shown on it, according to the amendments, substitutions, explanatory legends, notations, and references shown on the plan marginally numbered Z-711 (b) attached as Schedule A to this By-law, and incorporates Schedule A into Schedule D, to By-law No. 3575.

2 Uses

2.1 The description of the area shown within the heavy black outline on Schedule A is CD-1 (698).

2.2 Subject to Council approval of the form of development, to all conditions, guidelines and policies adopted by Council, and to the conditions set out in this By-law or in a development permit, the only uses permitted within CD-1 (698), and the only uses for which the Director of Planning or Development Permit Board will issue development permits are:

- (a) Cultural and Recreational Uses, limited to Community Centre;
- (b) Institutional Uses, limited to Child Day Care Facility; and
- (c) Accessory Uses customarily ancillary to the uses listed in this Section 2.2.

3 Height

Maximum building height is the existing building height as of June 5, 2018.

4 Density

Maximum floor space ratio is the existing building floor space ratio as of June 5, 2018.

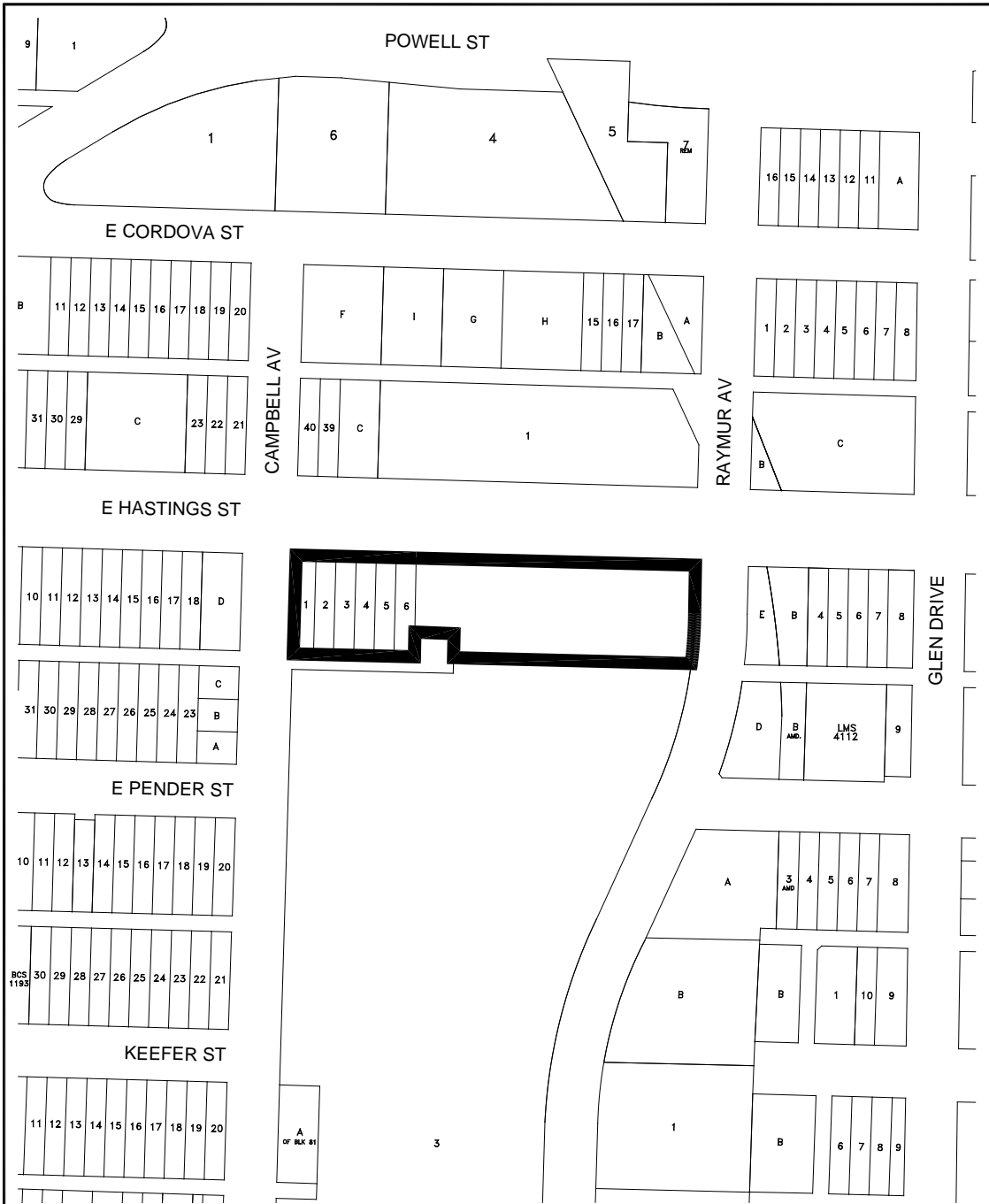
5 Severability

A decision by a court that any part of this By-law is illegal, void, or unenforceable severs that part from this By-law, and is not to affect the balance of this By-law.

6 Force and effect

This By-law is to come into force and take effect on the date of its enactment.

ENACTED by Council this 5th day of June, 2018



The properties outlined in black () are rezoned:
From **M-1 & CD-1** to **CD-1**

Z-711 (b)

RZ- 920 East Hastings Street

map: 1 of 1

scale: NTS



City of Vancouver

date: 2016-10-04