

**A bylaw to amend Village of Harrison Hot Springs
Zoning Bylaw No. 1115, 2017**

WHEREAS the Mayor and Council has deemed it advisable to amend the Village of Harrison Hot Springs Zoning Bylaw No. 1115, 2017, the Zoning Bylaw for the Village of Harrison Hot Springs, as adopted May 7, 2018;

NOW THEREFORE in open meeting assembled, the Mayor and Council of the Village of Harrison Hot Springs enacts as follows:

CITATION

1. This Bylaw may be cited for all purposes as the "**Village of Harrison Hot Springs Zoning Amendment Bylaw No. 1168, 2021**".

2. **TEXT AMENDMENT**

That:

- (a) Under section 7.1.2 "Development Regulations for The Commercial Uses" in the C-1 Zone under the Floor Area Ratio regulation column, the number "1.5" be deleted in its entirety and replaced with "1.5⁽⁸⁾"; and
- (b) Under Notes: add "8/. For land legally described as Lot A, Section 13, Township 4, Range 29, West of the 6th Meridian, New Westminster District Plan EPP108940 (PID 031-317-367), the allowable Floor Area Ratio is 2.31."
- (c) Under section 7.1.2 "Development Regulations for The Commercial Uses" in the C-1 Zone under the Maximum Lot Coverage regulation column, the number "75" be deleted in its entirety and replaced with "75⁽⁹⁾"; and
- (d) Under Notes: add "9/. For land legally described as Lot A, Section 13, Township 4, Range 29, West of the 6th Meridian, New Westminster District Plan EPP108940 (PID 031-317-367), the allowable Lot Coverage is 83.8%."
- (e) Under section 7.1.2 "Development Regulations for The Commercial Uses" in the C-1 Zone under the Maximum Height regulation column, the number "15" be deleted in its entirety and replaced with "15⁽¹⁰⁾"; and

- (f) Under Notes: add "10/. For land legally described as Lot A, Section 13, Township 4, Range 29, West of the 6th Meridian, New Westminster District Plan EPP108940 (PID 031-317-367), the allowable Building Height is 22.8m".

READINGS AND ADOPTION

READ A FIRST TIME THIS 27TH DAY OF JULY, 2021

READ A SECOND TIME THIS 27TH DAY OF JULY, 2021

A PUBLIC HEARING WAS HELD ON THE _____ DAY OF _____, 2021

READ A THIRD TIME THIS _____ DAY OF _____, 2021

ADOPTED THIS _____ DAY OF _____, 2021

Mayor

Corporate Officer