

CITY OF MISSION

BYLAW 6171-2023-5949(108)

A Bylaw to amend "District of Mission Zoning Bylaw 5949-2020"

WHEREAS, under the provisions of the *Local Government Act*, a Council may, by bylaw, divide the municipality into zones and regulate the use of land, buildings and structures within such zones;

AND WHEREAS the Council of the District of Mission has adopted "District of Mission Zoning Bylaw 5949-2020" and amended same from time to time;

AND WHEREAS the Council of the City of Mission deems it advisable and in the public interest to amend the Zoning Bylaw;

NOW THEREFORE the Council of the City of Mission, in open meeting assembled, ENACTS AS FOLLOWS:

1. This Bylaw may be cited for all purposes as "City of Mission Zoning Amending Bylaw 6171-2023-5949(108)".
2. "District of Mission Zoning Bylaw 5949-2020" as amended, is hereby further amended by:
 - a. Replace Section 103 B.3. with the following:
 - i. When calculating a numerical value, the number shall be rounded up to the nearest whole number.
 - b. Replacing the table in Section 109 E.3.I. with the following table:

Use	Minimum Number of Required Parking Spaces
All Uses other than Uses listed below:	2.0 spaces per Dwelling Unit
Apartment (Market Strata) – Studio and 1 bedroom	1.0 spaces per Dwelling Unit , plus 0.2 spaces per Dwelling Unit for visitor parking
Apartment (Market Strata) – 2 bedroom or greater	1.5 spaces per Dwelling Unit , plus 0.2 spaces per Dwelling Unit for visitor parking
Apartment (Market Rental) – All unit sizes	0.75 spaces per Dwelling Unit , plus 0.2 spaces per Dwelling Unit for visitor parking
Apartment (Affordable Rental) – All unit sizes	0.5 spaces per Dwelling Unit , plus 0.2 spaces per Dwelling Unit for visitor parking
Bed and Breakfast	1.0 space per every 2 guest room used
Boarding Use	1.0 space per every 2 guest room used
Home Occupation	1.0 space per every non-resident employee
Indoor Amenity Space	N/A
Manufactured Home Park	2.0 spaces per Dwelling Unit , plus 0.2 spaces per Dwelling Unit for visitor parking
Outdoor Amenity Space	N/A
Residential Care	1.0 space per every 3 beds
Secondary Dwelling Unit	1.0 space - must not impede access to the parking for the primary residential use.
Secondary Family Dwelling	2.0 spaces per Dwelling Unit

Supportive Recovery	1.0 space per 2 Sleeping Units
Townhouse	2.0 spaces per Dwelling Unit , plus 0.2 spaces per Dwelling Unit for visitor parking A maximum of 25% of all Dwelling Units in a Townhouse development may have Parking (Tandem) and a maximum of 50% of all Dwelling Units in a Townhouse building may have Parking (Tandem) or All Parking (Tandem) Dwelling Units in excess of the maximums identified above, must provide a Driveway apron or on-site resident only Motor Vehicle parking space that meets the minimum required dimensions of a Motor Vehicle parking space as appropriate (compact options do not apply)

READ A FIRST TIME this 20th day of March, 2023

READ A SECOND TIME this 20th day of March, 2023

PUBLIC HEARING held this 17th day of April, 2023

READ A THIRD TIME this 17th day of April, 2023

ADOPTED this ____ day of _____, 2023

PAUL HORN
MAYOR

JENNIFER RUSSELL,
CORPORATE OFFICER