



THE CORPORATION OF THE
CITY OF WHITE ROCK
15322 BUENA VISTA AVENUE, WHITE ROCK, B.C. V4B 1Y6

NOTICE OF WAIVER OF A PUBLIC HEARING

NOTICE is hereby given that the Council of the City of White Rock has waived a Public Hearing for proposed “*White Rock Zoning Bylaw, 2024, No. 2506, Amendment No. 4, 2024, No. 2518 [15156 and 15158 Roper Avenue]*” in accordance with section 464(2) and 467 of the *Local Government Act*; and further

NOTICE is hereby given that Council will consider first, second and third reading for the bylaw at the Regular Council Meeting scheduled for **MONDAY, SEPTEMBER 9, 2024** at 4:00 p.m. in the Council Chambers at the White Rock City Hall.

BYLAW 2518: White Rock Zoning Bylaw, 2024, No. 2506, Amendment No. 4, 2024, No. 2518 [15156 and 15158 Roper Avenue]

PURPOSE: To amend CD-4 Comprehensive Development Zone (15154-58 Roper Avenue) to remove the requirement for a retail service group 1 use to be contained within a single strata unit which includes a residential use.

LANDS THAT ARE THE SUBJECT OF THE BYLAW: 15156 and 15158 Roper Avenue (see Site Map), legally described as:

Strata Lot 1 Section 10 Township 1 New Westminster District Strata Plan LMS3706
PID: 024-295-701
(15156 Roper Avenue)

Strata Lot 2 Section 10 Township 1 New Westminster District Strata Plan LMS3706
PID: 024-295-710
(15158 Roper Avenue)

COPIES OF THE BYLAW MAY BE INSPECTED: in the Corporate Administration Office at White Rock City Hall, 15322 Buena Vista Avenue, White Rock, BC, from August 27, 2024 until September 9, 2024 between the hours of 8:30 a.m. to 4:30 p.m., excluding weekends and statutory holidays.

WATCH THE REGULAR COUNCIL MEETING

Live online or view the video the following day at whiterockcity.ca/agendas

**The Corporation of the
CITY OF WHITE ROCK
BYLAW 2518**



A Bylaw to amend the
"White Rock Zoning Bylaw, 2024, No. 2506" as amended

The CITY COUNCIL of the Corporation of the City of White Rock in open meeting assembled ENACTS as follows:

1. *White Rock Zoning Bylaw, 2024, No. 2506* as amended is further amended:

(1) Within Section 7.4 CD-4 Comprehensive Development Zone (15154-58 Roper Avenue):
Section 1.0 Permitted Uses delete the following:

(b) a retail service group 1 use, provided that such use is contained within a single strata unit which includes a residential use;

(2) Within Section 7.4 CD-4 Comprehensive Development Zone (15154-58 Roper Avenue)
Section 1.0 Permitted Uses add the following:

(b) a retail service group 1 use only, for strata lots 1 and 2; and

(3) Within Section 7.4 CD-4 Comprehensive Development Zone (15154-58 Roper Avenue)
delete the following in its entirety:

- Section 2. Location of Permitted Uses

The locations of permitted uses are shown upon Drawings A-01, A-02, A-03, A-04 as prepared by Linda Baker Architect, dated stamped received November 17, 1997 and on file with the City of White Rock.

- Section 3. Site Development, Architecture and Design Criteria

Architectural and design requirements are shown upon drawings A-01, A-02, A-03, A-04, A-05, A-06, A-07, A-08, A-09, A-10, date stamped received November 17, 1997 and on file with the City of White Rock.

- Section 4. Landscaping

Landscaping requirements are shown upon drawing L1 prepared by Wendy Grandin Ltd.

Landscape Architects, date stamped received November 17, 1997 and on file with the City of White Rock

