
To: Regional Planning Committee

From: Tom Pearce, Regional Planner, Regional Planning and Housing Services

Date: January 20, 2024 Meeting Date: February 9, 2024

Subject: **Metro 2050 Proposed Amendments to Reflect the Electoral Area A Official Community Plan**

RECOMMENDATION

That the MVRD Board:

- a) initiate the Metro 2050 Type 2 and Type 3 amendment processes to reflect the Electoral Area A Official Community Plan;
 - b) give first, second, third readings to “Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1378, 2024”;
 - c) give first, second, third readings to “Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1379, 2024”; and
 - d) direct staff to notify affected local governments as per section 6.4.2 of Metro 2050.
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EXECUTIVE SUMMARY

Amendments are proposed to *Metro 2050* that will better align its land use designations with the Metro Vancouver Regional District Board-adopted 2018 Electoral Area A Official Community Plan Bylaw that applies to the majority of the rural and remote portions of the Electoral Area (excluding UBC, UEL, Bowyer Island, Passage Island, and First Nation reserve lands). Staff have identified *Metro 2050* regional land use designation changes to ninety-two parcels for the MVRD Board’s consideration.

These proposed amendments are consistent with *Metro 2050*’s goals and strategies, and bring the *Metro 2050* and OCP land use designations into closer alignment. They do not alter the intent of *Metro 2050*.

These changes are based on a detailed review of the OCP designations relative to *Metro 2050* regional land use designations and mapping improvements in the rural and remote reaches of the Electoral Area A. Given the nature of the changes, both Type 2 and Type 3 amendments to *Metro 2050* are required. As a result, two separate amendment bylaws are provided to the Committee and Board for consideration. The first requires adoption with a weighted 2/3 majority of the Board and the second requires adoption by a weighted 50%+1 vote of the Board.

PURPOSE

To provide the Regional Planning Committee and the MVRD Board an opportunity to consider amendments to align regional land use designations with those in the 2018 Electoral Area A Official Community Plan.

BACKGROUND

In 2018, following a two-year public engagement process, the MVRD Board adopted the first-ever Official Community Plan (OCP) for approximately 500 rural and remote properties in Electoral Area A (excludes UBC, UEL and First Nation Reserves). During the development of the OCP, staff recognized the need for alignment and consistency between *Metro 2040* and the OCP. Since mapping corrections were not entertained during the *Metro 2050* update, several *Metro 2040* Electoral Area Land Use Designation inconsistencies were carried forward to *Metro 2050*. Hence, a batch of *Metro 2050* amendments is proposed to correct these inconsistencies.

LOCAL PLANNING IN RURAL AND REMOTE PORTIONS OF ELECTORAL AREA A

Metro Vancouver provides the local planning function for the rural and remote communities in Electoral Area A (excluding UBC, UEL and First Nation Reserves). Approximately 500 properties located within these communities include permanent residences, seasonal homes and vacant forested lots. The communities include the northern reaches of Indian Arm; the west side of Pitt Lake; Howe Sound mainland (lots between the District of West Vancouver and the Village of Lions Bay; and north of the Village of Lions Bay); and Barnston Island.

Legislative Context

Under section 446 of the *Local Government Act* (LGA), municipalities are required to prepare a Regional Context Statement (RCS) that shows how their OCP is consistent with the regional growth strategy (where one exists). The municipality's RCS has to be accepted by the regional district board. This same requirement does not apply to OCPs for electoral areas because the regional district board is the decision making body for both the OCP and the regional growth strategy. There is, however, a bylaw consistency requirement that regional districts must adhere to under section 445 of the LGA:

445 (1) All bylaws adopted by a regional district board after the board has adopted a regional growth strategy, and all services undertaken by a regional district after the board has adopted a regional growth strategy, must be consistent with the regional growth strategy.

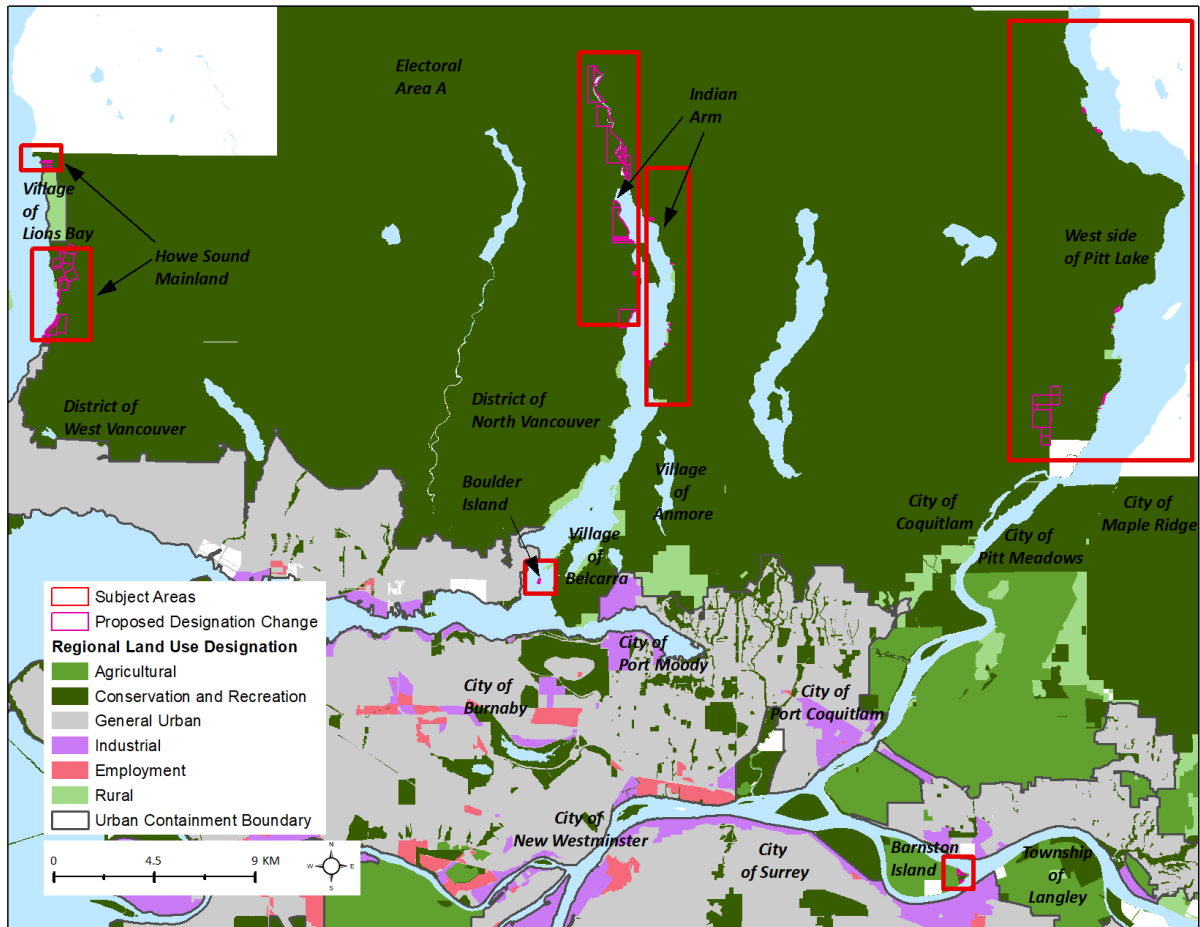
To address this requirement, the Electoral Area A OCP contains a regional growth strategy alignment section describing how the OCP bylaw is consistent with the regional growth strategy.

PROPOSED METRO 2050 LAND USE DESIGNATION AMENDMENTS

To correct historical imprecise mapping data, Metro Vancouver undertook a major upgrade of its digital parcel mapping during the development of the Electoral Area A OCP. Staff worked closely with provincial staff at GeoBC, Metro Vancouver's Real Estate Services, and the public to update mapping and establish a consistent set of OCP land use designations. These corrections resulted in some inconsistencies between the regional growth strategy and Electoral Area A OCP land use designations and the current need to amend *Metro 2050* mapping.

In total, the land use designations of ninety-two parcels were identified as being inconsistent. The map below identifies the general location of these lands. Attachment 1 (Type 2 Bylaw amendment)

and Attachment 2 (Type 3 Bylaw amendment) contain the detailed maps with the specific affected parcels.



The proposed *Metro 2050* amendments to resolve the inconsistencies are as follows.

Type 2 Amendment (maps in Attachment 1)

- 73 parcels (742.2 ha) – proposed amendment from Conservation and Recreation to Rural. These parcels have a Rural OCP Designation but currently have a *Metro 2050* Conservation and Recreation Land Use Designation. These include small and large parcels along the Howe Sound Mainland (30 parcels); Northern reaches of Indian Arm and the Indian River Valley (23 parcels); and, the West side of Pitt Lake and the northern reaches of the Widgeon Area (20 parcels). The permitted land uses on these parcels (e.g. residential cabins) most closely align with the *Metro 2050* regional Rural land use designation.
- Three parcels (6.1 ha) – proposed amendment from Agricultural to Conservation and Recreation. These parcels on Barnston Island were purchased by Metro Vancouver Regional Parks after *Metro 2040* was adopted. Metro Vancouver Regional Parks owns and operates a few parks within the ALR that are currently designated as Conservation and Recreation e.g. Brae Island Regional Park and Aldergrove Regional Park. This amendment would increase consistency.

Type 3 Amendment (maps in Attachment 2)

- 15 parcels (10.1 ha) – proposed amendment from Rural to Conservation and Recreation. These parcels (two in Howe sound, seven on Indian Arm and six on the west side of Pitt Lake) have a Natural Resource or Park OCP Designation (e.g. Crown lands, BC Park and BC Rail parcels) but have no residential leases and have a *Metro 2050* Rural designation currently.
- One parcel (1.5 ha) – proposed amendment to designate one parcel as Rural. This privately-held Boulder Island parcel currently has a Rural OCP Designation and has no *Metro 2050* Designation. This parcel most closely aligns with *Metro 2050* Rural land use designation.

These proposed amendments are consistent with *Metro 2050's* goals and strategies and generally align pre-existing low density residential uses (frequently water access only) in Electoral Area A with *Metro 2050*. There are also a limited number of undeveloped private parcels which were identified as rural in the OCP process that align best with the Rural land use designation in *Metro 2050*.

The following table summarizes the proposed *Metro 2050* amendments by Electoral Area A sub-area and amendment type:

Table 1. Proposed *Metro 2050* Regional Land Use Designation Change

Electoral Area A sub-area	<i>Metro 2050</i> Amendment Type			
	Type 2 Amendment		Type 3 Amendment	
	<i># Parcels Conservation and Recreation to Rural</i>	<i># Parcels Agricultural to Con/Rec</i>	<i># Parcels Rural to Conservation and Recreation</i>	<i># Parcels No designation to Rural</i>
<i>Howe Sound</i>	30		2	
<i>Indian Arm</i>	23		7	
<i>Pitt Lake (west side)</i>	20		6	
<i>Barnston Island</i>		3		
<i>Boulder Island</i>				1
Total Parcels (area)	73 (742.2 ha)	3 (6.1 ha)	15 (10.1 ha)	1 (1.5 ha)
Total Parcels by Amendment Type	76 parcels with a Type 2 amendment ¹		16 parcels with a Type 3 amendment ²	

Amendment Types

Parcels that are proposed to be changed from *Metro 2050* Conservation and Recreation to Rural or from Agricultural to Conservation and Recreation are considered a Type 2 amendment under *Metro*

¹ In accordance with *Metro 2050* section 6.3.3 b), Type 2 amendments include “amendment of Agricultural or Conservation and Recreation regional land use designations” and they require an affirmative two-thirds weighted vote of the Metro Vancouver Regional District Board.

² In accordance with *Metro 2050* section 6.3.4 d) and 6.3.4 m), Type 3 amendments include “amendment from Rural to Agricultural or Conservation and Recreation regional land use designation” and “other amendments not identified in sections 6.3.1 or 6.3.3”, and they require an affirmative 50% + 1 weighted vote of the Metro Vancouver Regional District Board.

2050 section 6.3.3 b). Seventy-six parcels are identified as a Type 2 amendment, which requires an amendment bylaw passed by an affirmative two-thirds weighted vote of the Metro Vancouver Regional District Board.

Parcels that are proposed to be changed from Rural to Conservation and Recreation or from no designation to Rural are considered a Type 3 amendment, under *Metro 2050* section 6.3.4 d) and 6.3.4 m) respectively. Sixteen parcels are identified as a Type 3 amendment, which requires an amendment bylaw passed by an affirmative 50% + 1 weighted vote of the Metro Vancouver Regional District Board.

NEXT STEPS

If the amendments are initiated and the associated bylaw receives 1st, 2nd, and 3rd readings, they will then be referred to affected local governments, local First Nations and relevant agencies, as well as posted on the Metro Vancouver website for a minimum of 45 days to provide an opportunity for comment. *Metro 2050* identifies additional public engagement opportunities that may be used at the discretion of the MVRD Board including: appearing as a delegation to the Regional Planning Committee or the MVRD Board when the amendment is being considered; conveyance of comments submitted from the respective local public hearing to the MVRD Board, and hosting a public information meeting (digitally or in person). All comments received will be summarized and included in a report advancing the bylaw to the MVRD Board for consideration of final adoption.

ALTERNATIVES

1. That the MVRD Board:
 - a) initiate the Metro 2050 Type 2 and Type 3 amendment processes to reflect the Electoral Area A Official Community Plan;
 - b) give first, second, third readings to “Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1378, 2024”;
 - c) give first, second, third readings to “Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1379, 2024”; and
 - d) direct staff to notify affected local governments as per section 6.4.2 of Metro 2050.
2. That the MVRD Board decline the proposed amendments to Metro 2050 to reflect the Electoral Area A Official Community Plan and provide alternate direction to staff.

FINANCIAL IMPLICATIONS

There are no financial implications associated with this report.

CONCLUSION

A batch of amendments to *Metro 2050* land use designations are proposed that reflect mapping corrections and land use designation changes associated with the 2018 Electoral Area A Official Community Plan. These amendments ensure consistency between the Electoral Area A Official Community Plan and *Metro 2050*. The proposed amendments are considered to be consistent with *Metro 2050* and do not impact its five goals. Ninety-two parcels are proposed to be amended, with seventy-six parcels as a Type 2 amendment and 16 parcels as a Type 3 amendment to *Metro 2050*.

The proposed changes reflect a two-year public local planning process and extensive mapping improvements.

ATTACHMENTS

1. Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1378, 2024 – Type 2
2. Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1379, 2024 – Type 3

REFERENCES

1. [Metro 2050](#)
2. [Adoption of Metro 2050 Board Report February 24, 2023](#)
3. [Electoral Area A Official Community Plan](#)

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METRO VANCOUVER REGIONAL DISTRICT
BYLAW NO. 1378, 2024
A bylaw to amend “Metro Vancouver Regional District
Regional Growth Strategy Bylaw No. 1339, 2022”

WHEREAS:

- A. The Metro Vancouver Regional District Board (the “Board”) adopted Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022; and
- B. The Board wishes to amend Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022.

NOW THEREFORE the Board of the Metro Vancouver Regional District enacts as follows:

Citation

1. The official citation of this bylaw is “Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1378, 2024”.

Schedules

2. The following Schedules are attached to and form part of the bylaw:
- Schedule “A”, Subject Properties – Howe Sound;
 - Schedule “B”, Subject Properties – Indian Arm;
 - Schedule “C”, Subject Properties – Pitt Lake; and
 - Schedule “D”, Subject Properties – Barnston Island.

Amendment of Bylaw

3. “Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022”, is amended by:
- a) re-designating the subject properties, as listed in the table below:

PID	Legal Description
010-765-646	BLOCK 3, EXCEPT: FIRSTLY: PART REFERENCE PLAN 4095, SECONDLY: PART HIGHWAY PLAN 45 THIRDLY: PART DEDICATED ROAD PLAN BCP11233; DISTRICT LOT 2365 PLAN 7016
009-131-566	BLOCK D, EXCEPT: FIRSTLY: PART ON HIGHWAY PLAN 45, SECONDLY: PART ON PLAN BCP8783, DISTRICT LOT 2365 PLAN 11180
009-131-591	BLOCK E EXCEPT: FIRSTLY; PART ON HIGHWAY PLAN 45 SECONDLY; PART DEDICATED ROAD ON PLAN BCP8782 DISTRICT LOT 2365 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 11180

010-766-413	BLOCK 5 EXCEPT: FIRSTLY; PART IN REFERENCE PLAN 4095 SECONDLY; PART ON HIGHWAY PLAN 45 THIRDLY; PART DEDICATED ROAD ON PLAN BCP9771 DISTRICT LOT 2365 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 7016
009-131-558	BLOCK C, EXCEPT PORTIONS IN : (1) HIGHWAY PLAN 45; (2) PLAN BCP8784; DISTRICT LOT 2365 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 11180
009-131-604	BLOCK G, EXCEPT: FIRST: PART SHOWN RED ON HIGHWAY PLAN 45 SECONDLY: PART SHOWN GREEN ON REFERENCE PLAN 11302 (SEE DF153293) THIRDLY: PART IN PLAN BCP8965 DISTRICT LOT 2365 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 11180
010-766-243	BLOCK 4 EXCEPT: FIRSTLY; PART IN REFERENCE PLAN 4095 SECONDLY; HIGHWAY PLAN 45 THIRDLY; PART DEDICATED ROAD ON PLAN BCP13273 DISTRICT LOT 2365 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 7016
008-682-607	BLOCK F, EXCEPT: FIRSTLY, PART ON HIGHWAY PLAN 45, SECONDLY, PART ON: PLAN BCP14283 DISTRICT LOT 2365 PLAN 11180
010-766-456	BLOCK 6, EXCEPT: FIRSTLY, PART REFERENCE PLAN 4095, SECONDLY, PART ON HIGHWAY PLAN 45 THIRDLY: PART IN PLAN BCP8006 DISTRICT LOT 2365 NEW WESTMINSTER DISTRICT PLAN 7016
009-131-639	BLOCK H, EXCEPT: PART SHOWN RED ON HIGHWAY PLAN 45 SAVE AND EXCEPT PART SHOWN GREEN ON REFERENCE PLAN 11302 (SEE, DF153293) DISTRICT LOT 2365 PLAN 11180
010-765-395	BLOCK 1, EXCEPT, FIRSTLY: PART IN REFERENCE PLAN 4095, SECONDLY: PART IN EXPLANATORY PLAN 5295, THIRDLY: PART ON HIGHWAY PLAN 45 DISTRICT LOT 2365 PLAN 7016
010-765-514	BLOCK 2, EXCEPT PORTIONS IN (1) REFERENCE PLAN 4095; (2) HIGHWAY PLAN 45;; (3) PLAN BCP13159; DISTRICT LOT 2365 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 7016
008-491-127	LOT 2, EXCEPT PART IN REFERENCE PLAN 16213 DISTRICT LOT 2817 PLAN 13772
009-131-655	BLOCK I, EXCEPT, FIRSTLY: PART IN STATUTORY RIGHT OF WAY PLAN 19066 SECONDLY: PART ON HIGHWAY PLAN 45 DISTRICT LOT 2365 PLAN 11180
009-141-669	THE SURFACE OF DISTRICT LOT 2150, SURVEYED AS POR MINERAL CLAIM REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
005-551-234	LOT 1 DISTRICT LOTS 2817 AND 2818 PLAN 13772
010-766-103	BLOCK B, EXCEPT: PART ON HIGHWAY PLAN 45 DISTRICT LOT 5383 PLAN 7210

009-141-502	THE SURFACE OF DISTRICT LOT 2149, SURVEYED AS OP MINERAL CLAIM REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
009-142-789	THAT PART OF THE SURFACE OF DISTRICT LOT 2157, SURVEYED AS MIN MINERAL CLAIM IN REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT EXCEPT PORTIONS IN STATUTORY RIGHT OF WAY PLAN 18970
009-142-177	THAT PART OF THE SURFACE OF DISTRICT LOT 2152 SURVEYED AS SAFETY FRACTION MINERAL CLAIM IN REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
015-896-307	THAT PART OF DISTRICT LOT 2818 LYING EAST OF THE RIGHT OF WAY OF THE PACIFIC GREAT EASTERN RAILWAY COMPANY IN REFERENCE PLAN 987, EXCEPT, FIRSTLY: PART IN REFERENCE PLAN 1831 SECONDLY: PART SHOWN AS 0.013 ACRES ON HIGHWAY PLAN 45 THIRDLY: PORTIONS SHOWN AS 0.025, 1.900 AND 0.097 ACRES ON HIGHWAY PLAN 45 GROUP 1 NEW WESTMINSTER DISTRICT
009-142-282	THAT PART OF THE SURFACE OF DISTRICT LOT 2153 SURVEYED AS H FRACTION MINERAL CLAIM IN REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
009-141-952	THE SURFACE OF DISTRICT LOT 2158, SURVEYED AS L FRACTION MINERAL CLAIM REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
009-142-690	THAT PART OF THE SURFACE OF DISTRICT LOT 2155, SURVEYED AS LY MINERAL CLAIM IN REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
009-141-731	THE SURFACE OF DISTRICT LOT 2151, SURVEYED AS TU MINERAL CLAIM REFERENCE PLAN 12950 GROUP 1 NEW WESTMINSTER DISTRICT
011-540-222	BLOCK 7, EXCEPT (A) PART IN REFERENCE PLAN 5222 AND (B) PART IN HIGHWAY PLAN 59, DISTRICT LOT 2935 PLAN 4485
011-540-354	BLOCK 8, EXCEPT (A) PART IN REFERENCE PLAN 1019 AND (B) PART IN HIGHWAY PLAN 59, DISTRICT LOT 2935 PLAN 4485
002-489-074	BLOCK 3 EXCEPT PORTIONS IN REFERENCE PLANS 1019 AND 5714 AND HIGHWAY PLAN 59, DISTRICT LOT 2935 PLAN 4485
011-539-950	BLOCK 2, EXCEPT (A) PART IN REFERENCE PLAN 1019 AND (B) PART IN HIGHWAY PLAN 59, DISTRICT LOT 2935 PLAN 4485

015-896-293	THAT PART OF DISTRICT LOT 2817 LYING EAST OF THE RIGHT OF WAY OF THE PACIFIC GREAT EASTERN RAILWAY COMPANY IN REFERENCE PLAN 987, EXCEPT: FIRSTLY, PART IN REFERENCE PLAN 1831, SECONDLY, PART ON HIGHWAY PLAN 45 GROUP 1 NEW WESTMINSTER DISTRICT
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from 'Conservation and Recreation' to 'Rural', as shown in Schedule "A" of this bylaw;

b) re-designating the subject properties, as listed in the tables below:

PID	Legal Description
015-965-619	LOT E (EXPLANATORY PLAN 3541) DISTRICT LOT 820 GROUP 1 NEW WESTMINSTER DISTRICT
006-506-267	FRACTIONAL WEST HALF LEGAL SUBDIVISION 16 SECTION 16 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT EXCEPT: PART DEDICATED ROAD ON PLAN LMP4369
006-620-698	DISTRICT LOT 1461 GROUP 1 NEW WESTMINSTER DISTRICT
012-257-214	THE SOUTH 1/2 OF BLOCK 1 DISTRICT LOT 1027 PLAN 639
004-484-061	THE NORTH 1/2 OF BLOCK 1 DISTRICT LOT 1027 PLAN 639
007-627-599	BLOCK 3 DISTRICT LOT 1027 PLAN 639
006-506-143	PARCEL "C" (579873E) LEGAL SUBDIVISION 15 SECTION 16 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
006-506-232	PARCEL "D" (579874E) LEGAL SUBDIVISION 8 SECTION 16 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT PART DEDICATED ROAD ON PLAN LMP4369
006-506-062	PARCEL "B" (579871E) LEGAL SUBDIVISION 9 SECTION 16 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT EXCEPT: PART DEDICATED ROAD ON PLAN LMP4369
006-620-647	DISTRICT LOT 1176 GROUP 1 NEW WESTMINSTER DISTRICT
015-164-292	BLOCK 2 DISTRICT LOT 1027 PLAN 639
006-124-615	FRACTIONAL LEGAL SUBDIVISION 3 SECTION 10 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
029-234-310	BLOCK F DISTRICT LOT 824 GROUP 1 NEW WESTMINSTER DISTRICT
017-590-680	BLOCK A DISTRICT LOT 824 GROUP 1 NEW WESTMINSTER DISTRICT
015-931-994	DISTRICT LOT 1436 GROUP 1 NEW WESTMINSTER DISTRICT

017-630-011	BLOCK B DISTRICT LOT 7054 GROUP 1 NEW WESTMINSTER DISTRICT
006-506-330	PARCEL "E" (579876E) LEGAL SUBDIVISION 2 SECTION 21 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
006-506-381	PARCEL "F" (579877E) WEST HALF LEGAL SUBDIVISION 1 SECTION 21 TOWNSHIP 6 RANGE 7 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT EXCEPT: PART DEDICATED ROAD ON PLAN LMP4369
014-655-667	DISTRICT LOT 1378 GROUP 1 NEW WESTMINSTER DISTRICT
006-600-794	DISTRICT LOT 3375 GROUP 1 NEW WESTMINSTER DISTRICT, EXCEPT PART IN PLAN LMP4370
014-655-667	DISTRICT LOT 1378 GROUP 1 NEW WESTMINSTER DISTRICT

PIN	Legal Description
6434081	BLOCK A, OF SE1/4, SECTION 10, TOWNSHIP 6, RANGE 7, WEST OF THE 7TH MERIDIAN, NEW WESTMINSTER DISTRICT
7145180	Part of Primary: SECTION 16, TOWNSHIP 6, RANGE 7, WEST OF THE 7TH MERIDIAN, NEW WESTMINSTER DISTRICT.

from 'Conservation and Recreation' to 'Rural', as shown in Schedule "B" of this bylaw;

c) re-designating the subject properties, as listed in the tables below:

PID	Legal Description
013-196-677	LEGAL SUBDIVISION 2 SECTION 16 TOWNSHIP 5 RANGE 5 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
019-015-917	DISTRICT LOT 3052 GROUP 1 NEW WESTMINSTER DISTRICT
015-229-742	DISTRICT LOT 3143 GROUP 1 NEW WESTMINSTER ASSESSMENT DISTRICT
027-669-866	DISTRICT LOT 3051 GROUP 1 NEW WESTMINSTER DISTRICT LIMITED ACCESS, SEE CROWN GRANT BB1013941
013-196-685	LEGAL SUBDIVISION 7 SECTION 16 TOWNSHIP 5 RANGE 5 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
017-457-637	DISTRICT LOT 3151 GROUP 1 NEW WESTMINSTER DISTRICT
002-409-801	THE WEST 10 CHAINS OF LEGAL SUBDIVISION 13 SECTION 9 TOWNSHIP 5 RANGE 5 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
013-556-347	FRACTIONAL NORTH EAST QUARTER SECTION 12 TOWNSHIP 41 NEW WESTMINSTER DISTRICT

013-196-553	SOUTH HALF OF THE SOUTH WEST QUARTER SECTION 16 TOWNSHIP 5 RANGE 5 WEST OF THE SEVENTH MERIDIAN NEW WESTMINSTER DISTRICT
013-556-291	LEGAL SUBDIVISION 8 SECTION 12 TOWNSHIP 41 NEW WESTMINSTER DISTRICT
013-196-529	FRACTIONAL NORTH WEST QUARTER SECTION 9 TOWNSHIP 5 RANGE 5 WEST OF THE SEVENTH MERIDIAN EXCEPT: WEST 10 CHAINS, NEW WESTMINSTER DISTRICT
013-556-231	LEGAL SUBDIVISION 1 SECTION 12 TOWNSHIP 41 NEW WESTMINSTER DISTRICT
027-691-446	BLOCK J DISTRICT LOT 6980 GROUP 1 NEW WESTMINSTER DISTRICT
027-509-397	BLOCK H DISTRICT LOT 6980 GROUP 1 NEW WESTMINSTER DISTRICT
027-439-879	BLOCK A DISTRICT LOT 7014 GROUP 1 NEW WESTMINSTER DISTRICT
027-451-631	BLOCK B DISTRICT LOT 7014 GROUP 1 NEW WESTMINSTER DISTRICT
027-523-357	BLOCK I DISTRICT LOT 6980 GROUP 1 NEW WESTMINSTER DISTRICT
027-507-297	BLOCK F DISTRICT LOT 6980 GROUP 1 NEW WESTMINSTER DISTRICT
027-508-650	BLOCK G DISTRICT LOT 6980 GROUP 1 NEW WESTMINSTER DISTRICT

PIN	Legal Description
7520410	DISTRICT LOT 3140, GROUP 1, NEW WESTMINSTER DISTRICT

from 'Rural' to 'Conservation and Recreation', as shown in Schedule "C" of this bylaw;
and

d) re-designating the subject properties, as listed in the table below:

PID	Legal Description
013-260-111	PARCEL "2" (PLAN WITH FEE DEPOSITED 19818F) SECTION 10 TOWNSHIP 9 EXCEPT: PARCEL "A" (REFERENCE PLAN 4763), NEW WESTMINSTER DISTRICT
013-260-103	PARCEL "ONE" (PLAN WITH FEE DEPOSITED 19818F) SECTION 10 TOWNSHIP 9 EXCEPT: PARCEL "A" (REFERENCE PLAN 4763), NEW WESTMINSTER DISTRICT
010-890-947	LOT 10 SECTION 3 TOWNSHIP 9 NEW WESTMINSTER DISTRICT PLAN 3204

from 'Agricultural' to 'Conservation and Recreation', as shown in Schedule "D" of this bylaw.

4. "Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022" is further amended by amending maps numbered 2, 6, 8, 9, and 12 to incorporate the changes outlined in section 3 of this bylaw.

Read a first, second, and third time this _____ day of _____, _____.

Adopted this _____ day of _____, _____.

George V. Harvie, Chair

Dorothy Shermer, Corporate Officer

Howe Sound – Conservation and Recreation to Rural

PRIOR TO AMENDMENT

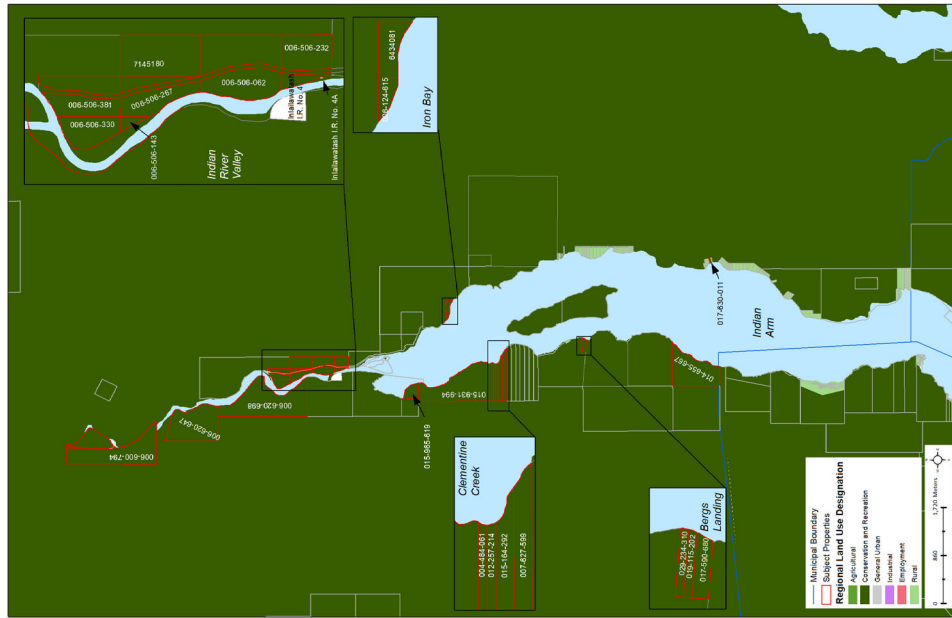


AFTER AMENDMENT

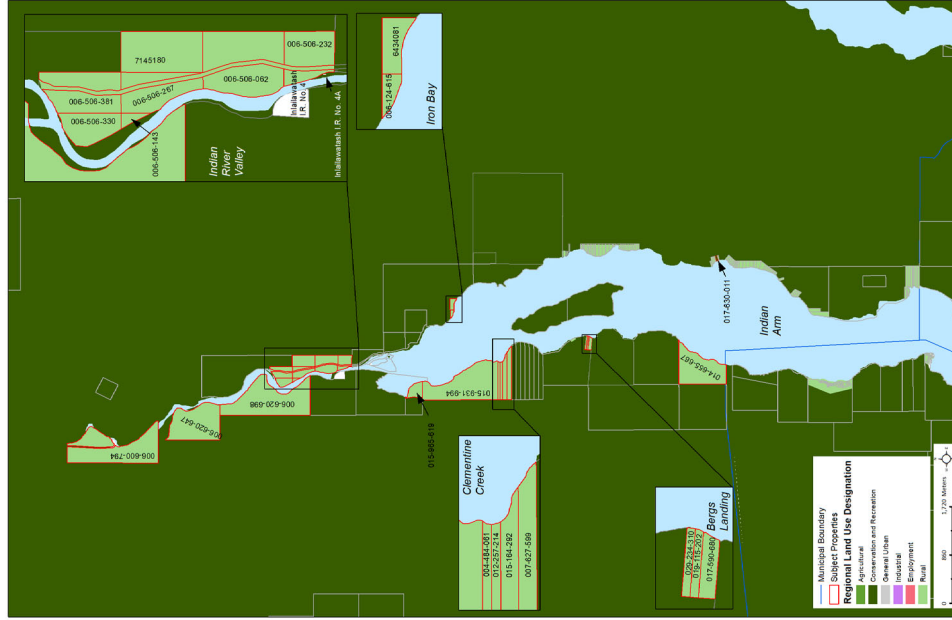


Indian Arm – Conservation and Recreation to Rural

PRIOR TO AMENDMENT

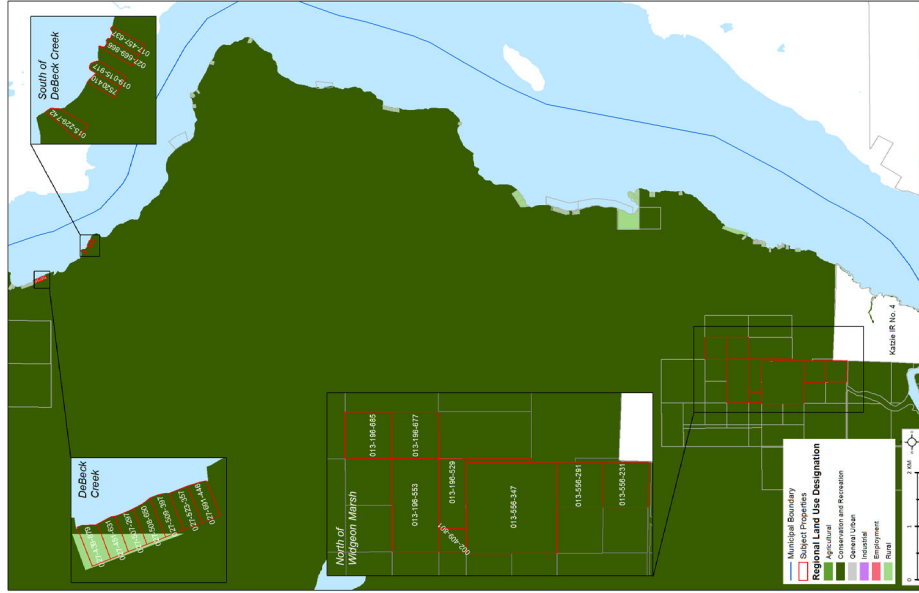


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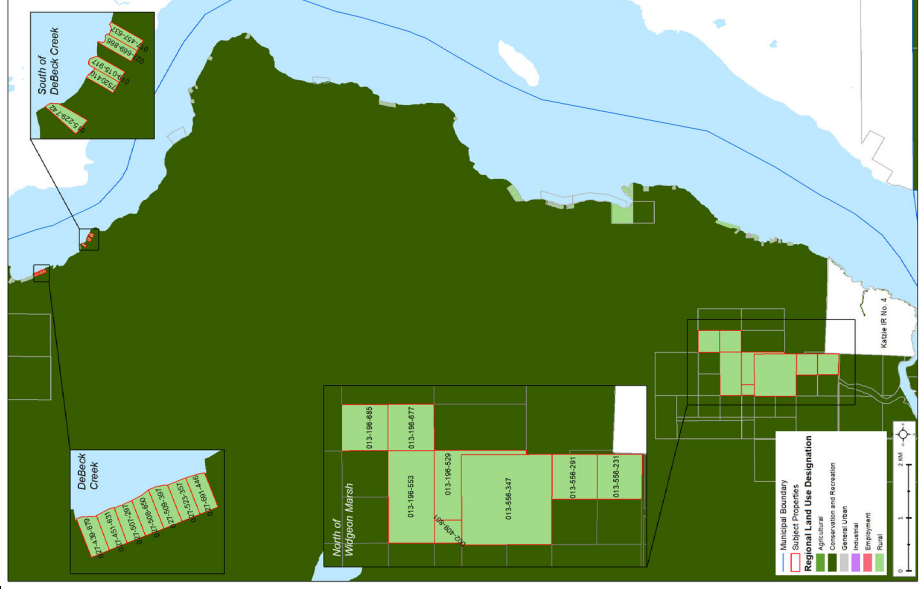


West side of Pitt Lake – Conservation and Recreation to Rural

PRIOR TO AMENDMENT

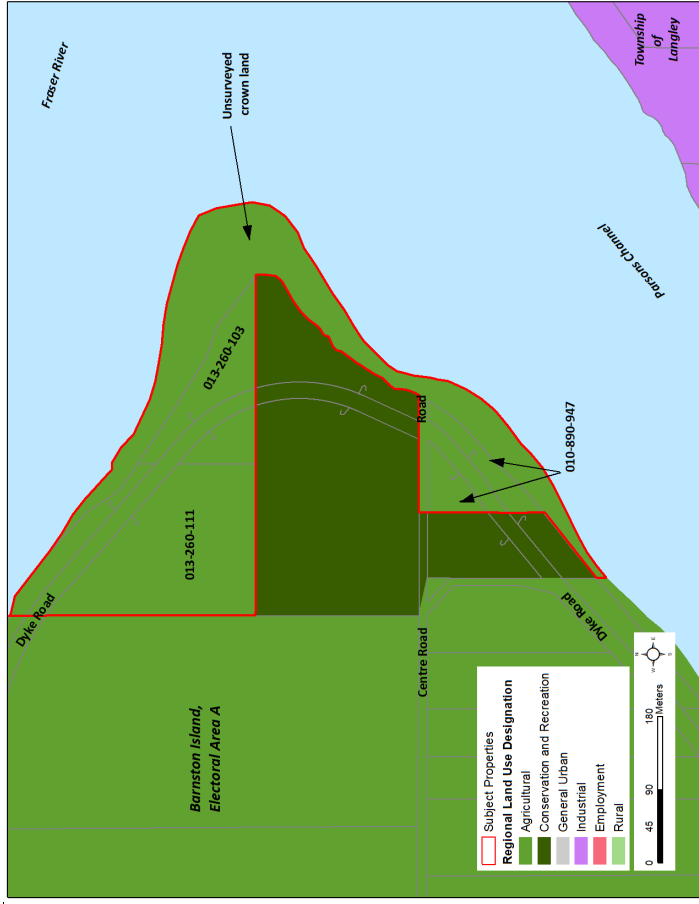


AFTER AMENDMENT

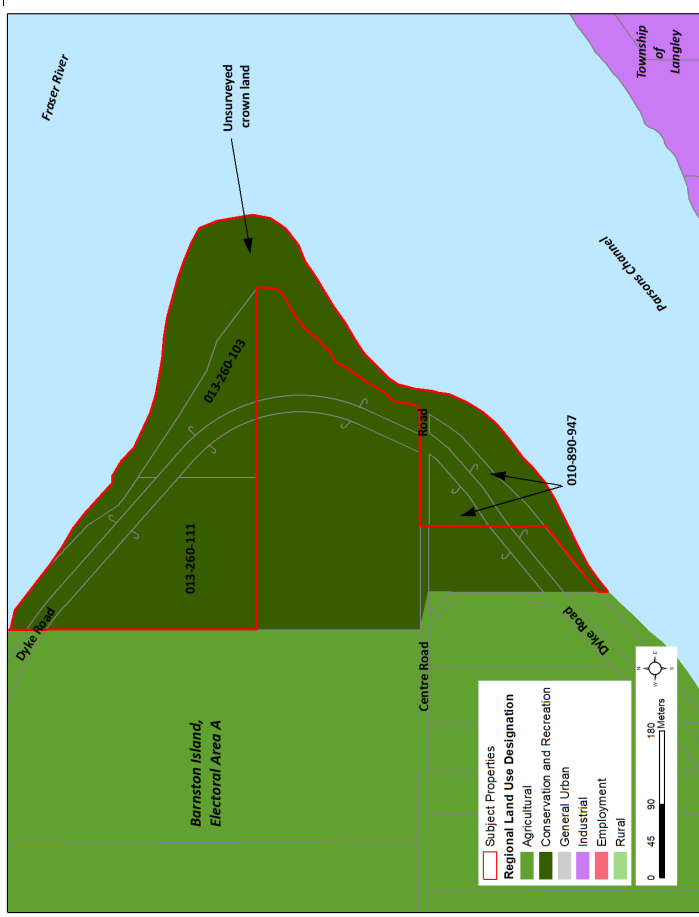


Barnston Island – Agricultural to Conservation to Recreation

PRIOR TO AMENDMENT



AFTER AMENDMENT



METRO VANCOUVER REGIONAL DISTRICT
BYLAW NO. 1379, 2024
A bylaw to amend “Metro Vancouver Regional District Regional Growth Strategy
Bylaw No. 1339, 2022”

WHEREAS:

- A. The Metro Vancouver Regional District Board (the “Board”) adopted Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022; and
- B. The Board wishes to amend Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022.

NOW THEREFORE the Board of the Metro Vancouver Regional District enacts as follows:

Citation

1. The official citation of this bylaw is “Metro Vancouver Regional District Regional Growth Strategy Amendment Bylaw No. 1379, 2024”.

Schedules

2. The following Schedules are attached to and form part of the bylaw:
- Schedule “A”, Subject Properties – Howe Sound;
 - Schedule “B”, Subject Properties – Indian Arm;
 - Schedule “C”, Subject Properties – Pitt Lake; and
 - Schedule “D”, Subject Properties – Boulder Island.

Amendment of Bylaw

3. “Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022” is amended by:
- a) re-designating the subject properties, as listed in the table below:

PID	Legal Description
013-345-184	THAT PART OF BLOCK I PLAN 11180 IN STATUTORY RIGHT OF WAY PLAN 19066 DISTRICT LOT 2365
010-764-381	THAT PART OF BLOCK 1 IN EXPLANATORY PLAN 5295 DISTRICT LOT 2365 PLAN 7016

from ‘Rural’ to ‘Conservation and Recreation’, as shown in Schedule “A” of this bylaw;

- b) re-designating the subject properties, as listed in the tables below:

PID	Legal Description
027-862-071	BLOCK G DISTRICT LOT 7006 GROUP 1 NEW WESTMINSTER DISTRICT

PIN	Legal Description
7286920	DISTRICT LOT 6858, GROUP 1, NEW WESTMINSTER DISTRICT
7166391	BLOCK B, DISTRICT LOT 6984, GROUP 1, NEW WESTMINSTER DISTRICT
7350741	BLOCK B, DISTRICT LOT 3152, GROUP 1, NEW WESTMINSTER DISTRICT
7451451	BLOCK B, DISTRICT LOT 824, GROUP 1, NEW WESTMINSTER DISTRICT
7451581	BLOCK C, DISTRICT LOT 824, GROUP 1, NEW WESTMINSTER DISTRICT
7451611	BLOCK D, DISTRICT LOT 824, GROUP 1, NEW WESTMINSTER DISTRICT

from 'Rural' to 'Conservation and Recreation', as shown in Schedule "B" of this bylaw;

- c) re-designating the subject properties, as listed in the table below:

PIN	Legal Description
7255480	DISTRICT LOT 6512, GROUP 1, NEW WESTMINSTER DISTRICT
7159071	BLOCK F, DISTRICT LOT 6914, GROUP 1, NEW WESTMINSTER DISTRICT
7255510	DISTRICT LOT 6513, GROUP 1, NEW WESTMINSTER DISTRICT
7255640	DISTRICT LOT 6514, GROUP 1, NEW WESTMINSTER DISTRICT
7171051	BLOCK D, DISTRICT LOT 7038, GROUP 1, NEW WESTMINSTER DISTRICT
7351510	DISTRICT LOT 199, GROUP 1, NEW WESTMINSTER DISTRICT

from 'Rural' to 'Conservation and Recreation', as shown in Schedule "C" of this bylaw;
and

- d) re-designating the subject properties, as listed in the table below:

PID	Legal Description
003-464-431	DISTRICT LOT 2050 GROUP 1 BEING AN ISLAND IN THE NORTH ARM OF BURREARD INLET KNOWN AS BOULDER ISLAND NEW WESTMINSTER DISTRICT

from no regional land use designation to 'Rural', as shown in Schedule "D" of this bylaw.

4. "Metro Vancouver Regional District Regional Growth Strategy Bylaw No. 1339, 2022" is further amended by amending maps numbered 2, 6, 8, 9, and 12 to incorporate the changes outlined in section 3 of this bylaw.

Read a first, second, and third time this _____ day of _____, _____.

Adopted this _____ day of _____, _____.

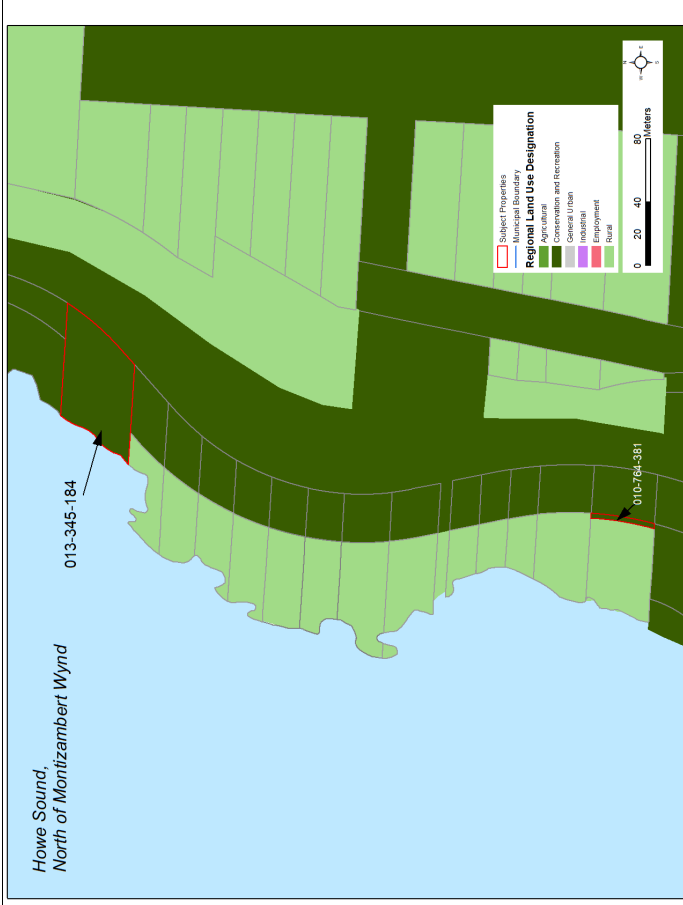
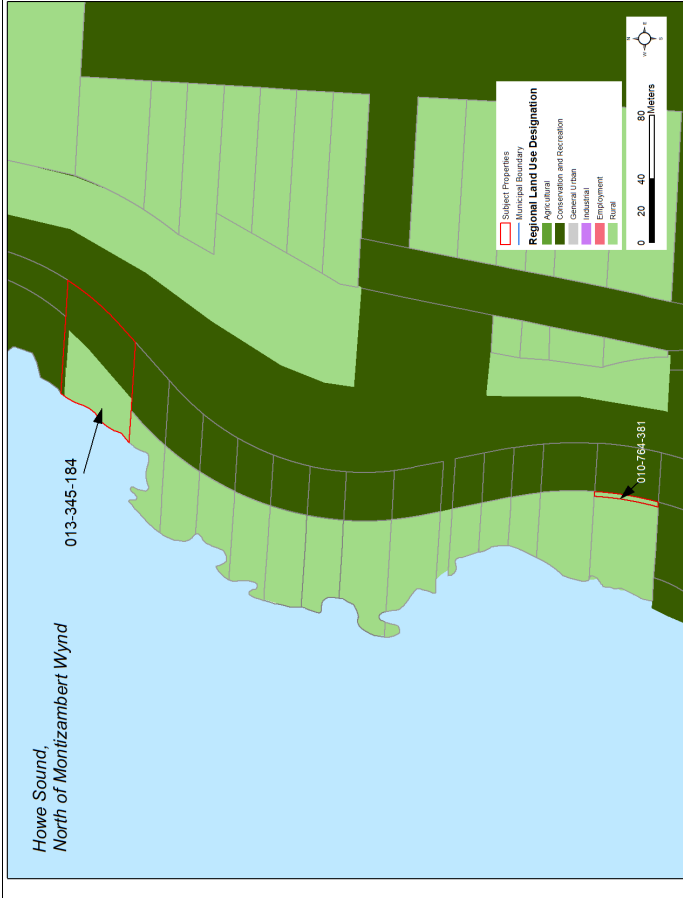
George V. Harvie, Chair

Dorothy Shermer, Corporate Officer

Howe Sound – Rural to Conservation and Recreation

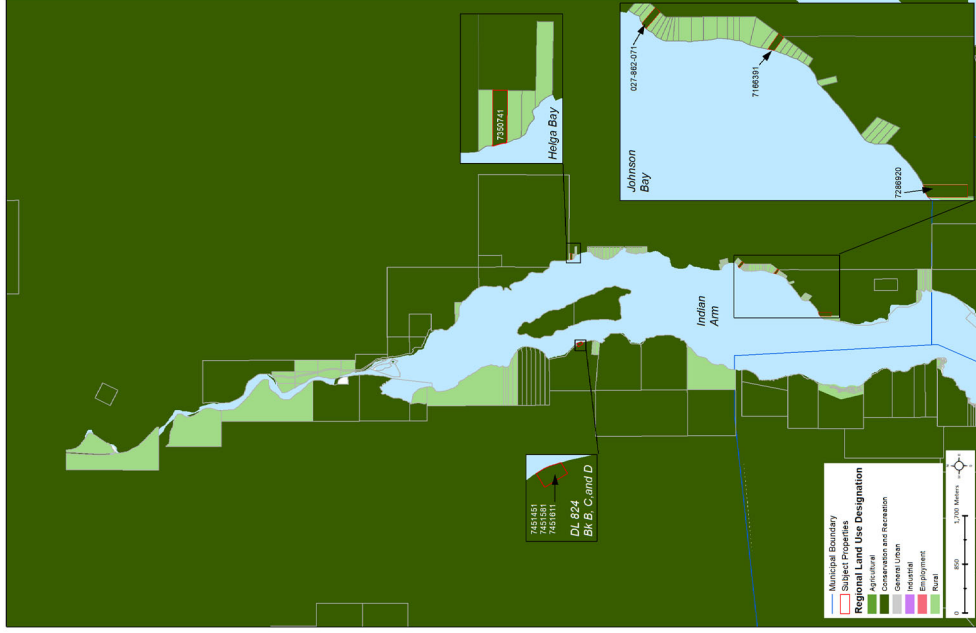
PRIOR TO AMENDMENT

AFTER AMENDMENT

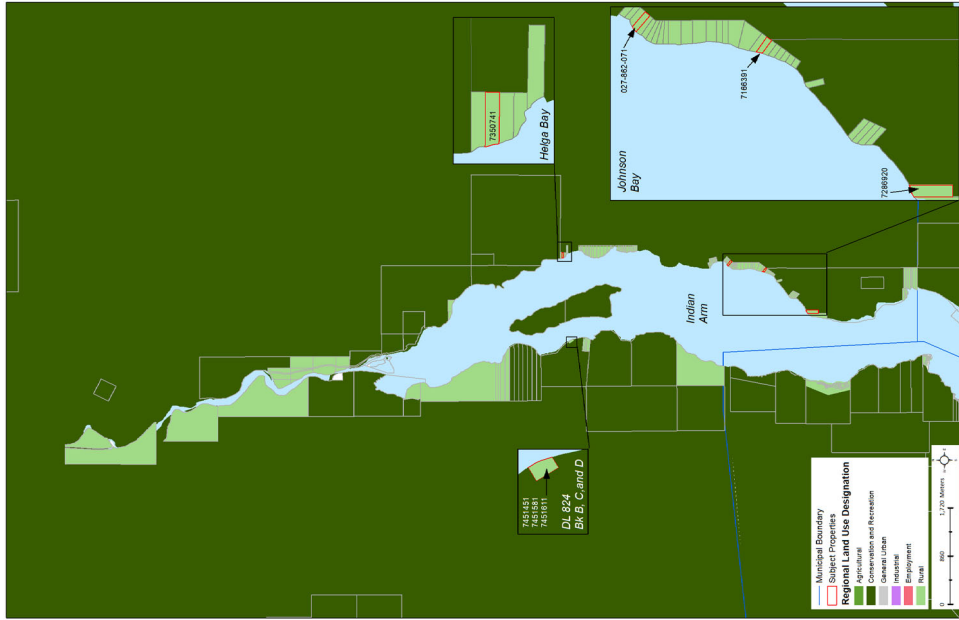


Indian Arm – Rural to Conservation and Recreation

AFTER AMENDMENT

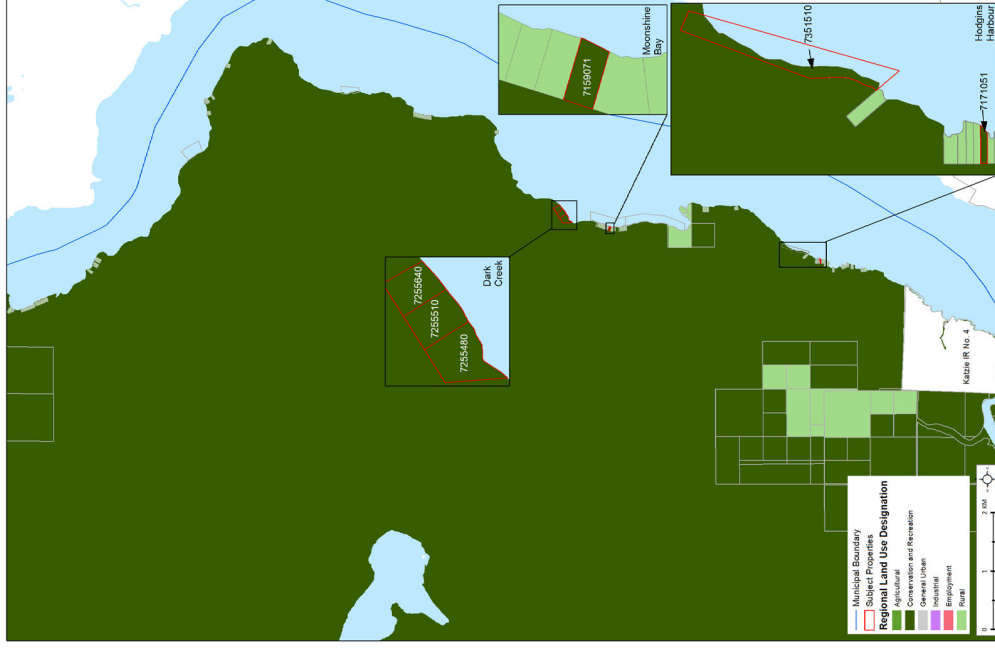


PRIOR TO AMENDMENT

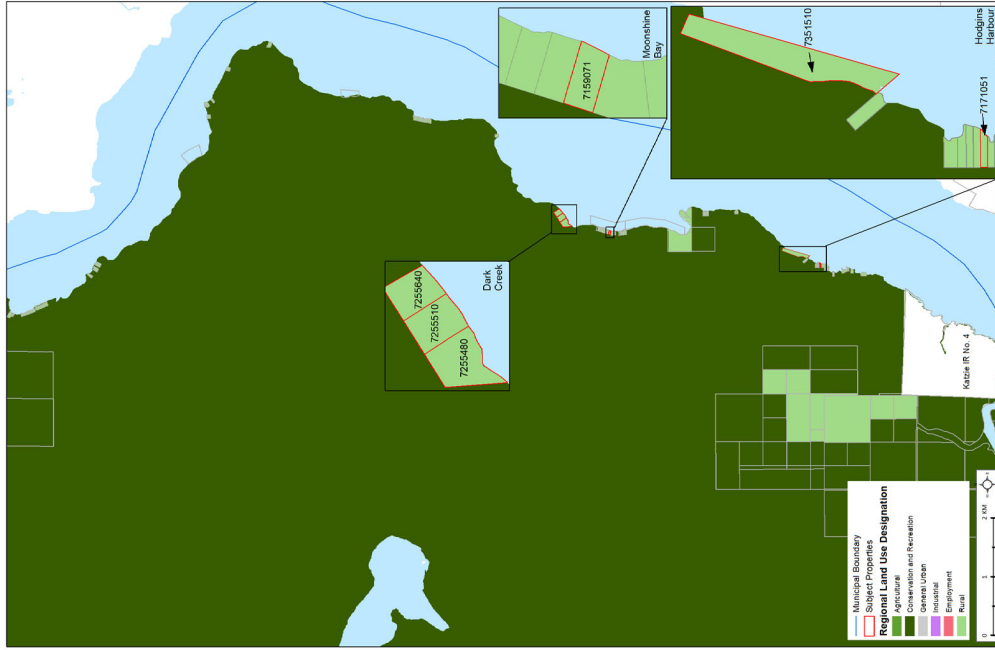


West side of Pitt Lake – Rural to Conservation and Recreation

AFTER AMENDMENT



PRIOR TO AMENDMENT



Boulder Island – No designation to Rural

PRIOR TO AMENDMENT

AFTER AMENDMENT

