

THE CORPORATION OF DELTA

BYLAW NO. 6849

A Bylaw to amend the "Delta Zoning Bylaw No. 2750, 1977"

The Municipal Council of The Corporation of Delta in open meeting assembled,
ENACTS AS FOLLOWS:

1. This bylaw may be cited for all purposes as **"Delta Zoning Bylaw No. 2750, 1977 Amendment (C.D. 360-2, C.D. 360-3 and C.D. 360-4 Text Amendment – Tsawwassen Golf and Country Club Ltd. – LU005948) Bylaw No. 6849, 2010"**.
2. Comprehensive Development Zone No. 360-2 in "Delta Zoning Bylaw No. 2750, 1977", as amended, is hereby further amended by deleting Section 9(a) in its entirety and replacing it with the following:

"9(a) 'Casita'

'Casita' is permitted as an accessory use in this zone provided that it is restricted to a maximum of 30 square metres in floor area and limited to one per 'Lot'."

3. Comprehensive Development Zone No. 360-3 in "Delta Zoning Bylaw No. 2750, 1977", as amended, is hereby further amended as follows:

(a) Delete Section 3(a) and replace it with the following:

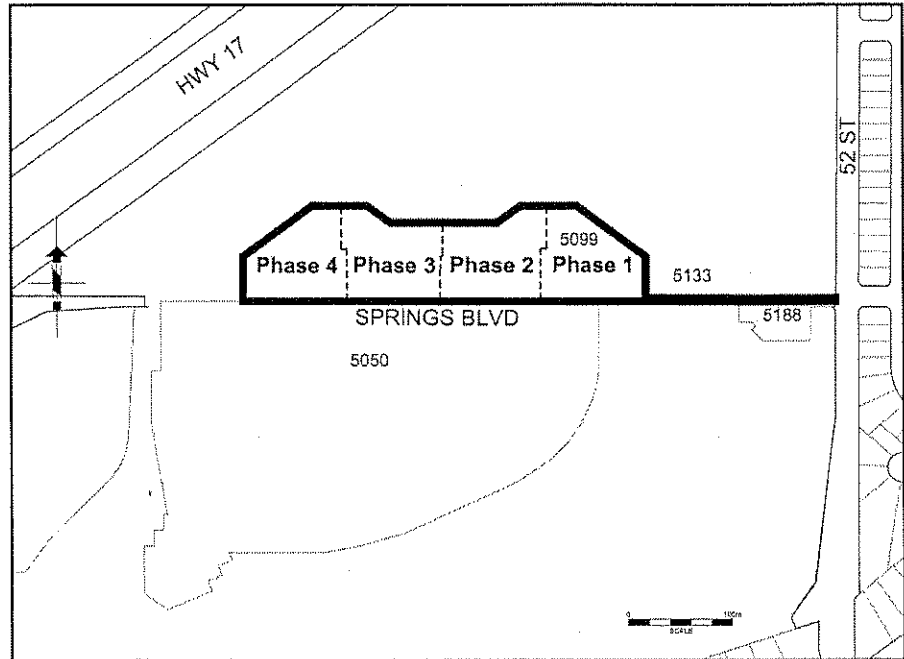
"3(a) Maximum number of 'Dwelling Units' for the entire CD 360-2 Zone shall be 296 units."

(b) Delete Section 8 Off-Street Parking Requirements and replace it with the following:

"8 Off-Street Parking Requirements

- (a) Two off-street parking spaces shall be provided for each 'dwelling unit' in Phase 1 and 1.6 off-street parking spaces shall be provided for each 'dwelling unit' in Phases 2, 3 and 4. The locations of Phases 1 to 4 are shown in Figure 1 below.

Figure 1



- (b) 0.2 off-street visitor parking spaces shall be provided for each 'dwelling unit'.
- (c) Off-street parking shall be developed and maintained on each 'Lot' in accordance with Part IX Off-Street Parking Regulations of this bylaw.
- (d) No person shall park, store, or cause to be parked or stored, any commercial vehicles, equipment, trailer or similar conveyance which exceeds 5,500 kilograms licenced gross vehicle weight on any 'Lot'."

- (c) Delete Section 9(e) Amenity Indoor Space in its entirety.
4. Comprehensive Development Zone No. 360-4 in "Delta Zoning Bylaw No. 2750, 1977", is hereby amended as follows:

- (a) Delete Section 1 Permitted Uses in its entirety and replace it with the following:

"1 Permitted Uses

Subject to the General Regulations – Commercial Zones in Part VII, the following uses and no other uses shall be permitted:

Principal Use:

Food Store

Eating and Drinking Establishment, excluding drive-through service or operation

Bakery and Confections

'Convenience Store' including a post office as an ancillary service

'Drug Store'

'Office Operation'

'Personal Services'

'Retail Trade'

- (b) Delete Section 6 Off-Street Parking and Loading Requirements in its entirety and replace it with the following:

"6 Off-Street Parking and Loading Requirements

- (a) Off-street parking and loading shall be provided, developed, and maintained on each 'Lot' in accordance with Part IX Off-Street Parking Regulations of this bylaw, except that one off-street loading space may be located in the required front yard.

- (b) No person shall park, store, or cause to be parked or stored, any commercial vehicles, equipment, trailer or similar conveyance which exceeds a licenced gross vehicle weight of 5,500 kilograms on any 'Lot' between the hours of 9:30 p.m. and 7:00 a.m. of the following day."

READ A FIRST TIME the 3rd day of May, 2010.

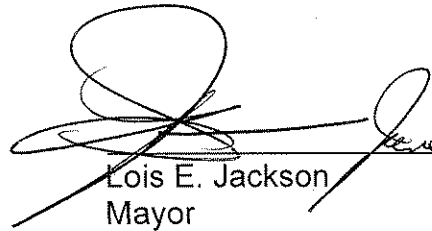
READ A SECOND TIME the 3rd day of May, 2010.

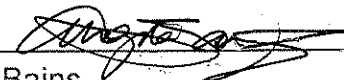
PUBLIC HEARING HELD the 18th day of May, 2010.

READ A THIRD TIME the 18th day of May, 2010.

APPROVED BY THE MINISTRY OF TRANSPORTATION
the 11th day of June, 2010.

FINALLY CONSIDERED AND ADOPTED the 28th day of June, 2010.


Lois E. Jackson
Mayor


Angila Bains
Municipal Clerk

THE CORPORATION OF DELTA

BYLAW NO. 6611

A Bylaw to amend the "Delta Zoning Bylaw No. 2750, 1977"

The Municipal Council of The Corporation of Delta in open meeting assembled,
ENACTS AS FOLLOWS:

1. This bylaw may be cited for all purposes as **"Delta Zoning Bylaw No. 2750, 1977 Amendment (Tsawwassen Golf and Country Club – LU005188) Bylaw No. 6611, 2007"**.
2. "Delta Zoning Bylaw No. 2750, 1977" as amended is hereby further amended by:
 - (a) rezoning the lands shown on Schedule 6611-1 as follows:
 - (i) Lands within the area outlined in bold and marked "CD 360-1" as C.D. 360-1 Comprehensive Development Zone No. 360-1;
 - (ii) Lands within the area outlined in bold and marked "CD 360-2" as C.D. 360-2 Comprehensive Development Zone No. 360-2;
 - (iii) Lands within the areas outlined in bold and marked "CD 360-3" as C.D. 360-3 Comprehensive Development Zone No. 360-3; and
 - (iv) Lands within the area outlined in bold and marked "CD 360-4" as C.D. 360-4 Comprehensive Development Zone No. 360-4.

and by amending the "Delta Zoning Maps" referred to in Section 301 accordingly.

- (b) inserting "360 Delta Zoning Bylaw No. 2750, 1977 Amendment (Tsawwassen Golf and Country Club – LU005188) Bylaw No. 6611, 2007" in the correct numerical order in the LIST OF COMPREHENSIVE DEVELOPMENT BYLAWS in Part VIIIA; and
- (c) inserting the following zones in numerical order in Part VIIIA:

"C.D. 360-1

ZONE: COMPREHENSIVE DEVELOPMENT ZONE NO. 360-1

1 Permitted Uses

Subject to the General Regulations - Commercial Zones in Part VII, the following uses and no other uses shall be permitted:

Principal Use:

'Full Service Golf Course'

Accessory Uses:

Storage and Maintenance Buildings

In addition to the uses permitted for a 'Full Service Golf Course', a clubhouse may also contain offices, meeting rooms and banquet facilities.

Practice tees, practice greens and driving ranges, accessory to a 'Full Service Golf Course' use

Health Club

Spa

Tennis courts

2 Setbacks

(a) Minimum 'Setbacks' for a Principal 'Structure' and an 'Accessory Structure' shall be:

	<u>Principal 'Structure'</u>	<u>'Accessory Structure'</u>
Front	50 metres	50 metres
Rear	2.0 metres	2.0 metres
Side	2.0 metres	2.0 metres
Side on a 'Flanking Street'	2.0 metres	2.0 metres

(b) Notwithstanding Subsection (a), the minimum 'Setback' for concealed parking areas, either underground or partially underground, shall be 0 m from all property lines.

3 Height of Structures

	<u>Principal 'Structure'</u>	<u>'Accessory Structure'</u>
(a) Maximum 'Storeys'	2*	1*
(b) Maximum 'Height'	14 metres**	4.5 metres**

* Excluding concealed parking areas, either underground or partially underground.

** Notwithstanding the definition of 'Vertical Building Envelope', building heights shall be measured from the two point nine (2.9) metre Geodetic Survey of Canada datum level.

4 Minimum Lot Size for Subdivision

40 hectares

5 Off-Street Parking and Loading Requirements

- (a) Off-street parking and loading shall be provided, developed, and maintained in accordance with Part IX Off-Street Parking Regulations of this bylaw.
- (b) No person shall park, store, or cause to be parked or stored, any commercial vehicles, equipment, trailer or similar conveyance which exceeds 5,500 kilograms licenced gross vehicle weight on any 'Lot'.

6 Other Regulations

- (a) No outside storage of goods, materials, or refuse shall be permitted, in connection with a 'Full Service Golf Course'.
- (b) A golf course clubhouse shall be not more than 3,065 square metres in area.

7 Land Development

Notwithstanding any other provisions of this bylaw, the uses permitted by this zone shall be conditional upon the immediate availability and adequacy of those municipal facilities and services hereinafter set forth to serve the 'Lot' and the buildings, 'Structures', and uses to be erected, placed or undertaken thereon.

No use of land and no use of any building or 'Structure' thereon shall be deemed to be authorized by this bylaw and all uses otherwise permitted by this bylaw are hereby prohibited unless and until all of the following services and facilities have been provided and are immediately available and are adequate therefore to the standards set out as follows:

- (a) Sanitary sewer, waterworks, on-site fire protection and drainage works to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time; and
 - (b) Construction of all highways abutting and serving the land, including boulevards, landscaping, street lighting, underground wiring, sidewalks and transit service facilities, to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time.
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C.D. 360-2

ZONE: COMPREHENSIVE DEVELOPMENT ZONE NO. 360-2

1 Permitted Uses

Subject to the General Regulations - Residential Zones in Part VI, with the exception of Section 607, the following uses and no other uses shall be permitted:

Principal Uses:

'Dwelling, Duplex'

'Dwelling, Single Family'

Accessory Uses:

'Amenity Open Space'

'Casita'

'Home Occupation'

Keeping of 'Household Pets'

2 Interpretation

- (a) In this zone, 'Casita' means a detached sleeping unit containing a bedroom and bathroom but no cooking facilities.
- (b) Notwithstanding the definition of 'Lot' in Part II Interpretations General, in this zone and in the application to this zone of all other terms defined in this bylaw:

'Lot' means:

- (i) a parcel of land created by subdivision under the *Land Title Act*; or
- (ii) a parcel of land created by the filing in the Land Title Office of a bare land strata plan,

as the case may be.

- (c) In this zone, 'Lot Line' means any line which forms the boundary of a 'Lot'.

3 Density

- (a) Maximum number of 'Dwelling Units' for the entire CD 360-2 Zone shall be 194 units.
- (b) Maximum 'Floor Space Ratio': 0.8 for each individual bare land strata lot

4 Setbacks

- (a) Minimum 'Setbacks' for a principal 'Structure' and an 'Accessory Structure' shall be:

	<u>Principal 'Structure'</u>	<u>'Accessory Structure'</u>
Front	1.5 metres	1.5 metres
Rear	3.0 metres	1.0 metres
Side	1.2 metres*	0.6 metres
Side on a 'Flanking Street'	1.5 metres	1.5 metres

- * Side setback may be reduced to 0 metres on one side yard for each 'Dwelling, Duplex', except for a Side on a 'Flanking Street' setback.

- (b) Notwithstanding Subsection (a), beams, eaves, architectural elements and other such projections for a Principal 'Structure' may project by up to up to 0.8 m beyond the minimum setbacks specified in Subsection (a).

- (c) Notwithstanding Subsection (a), fireplaces and/or chimneys for a Principal 'Structure' may project by up to 0.5 m beyond the minimum side setback and side on a 'Flanking Street' setback specified in Subsection (a).

- (d) Notwithstanding Subsection (a), beams, eaves, architectural elements and other such projections for an Accessory 'Structure' may project by up to 0.5 m beyond the minimum front, rear and side on a 'Flanking Street' setbacks specified in Subsection (a).

5 Height of Structures

	<u>Principal 'Structure'</u>	<u>'Accessory Structure'</u>
(a) Maximum 'Storeys'	2	1.0
(b) Maximum 'Height' to roof ridge for a 'Pitched Roof' 'Structure'	10.0 metres*	4.7 metres*
(c) Maximum 'Height' to 'Mid-Roof' or the top of a flat roof 'Structure' or landscape 'Structure'	8.0 metres*	4.2 metres*

- * Notwithstanding the definition of 'Vertical Building Envelope', building heights shall be measured from the two point nine (2.9) metre Geodetic Survey of Canada datum level.

6 Site Coverage

Maximum 'Site Coverage' shall not exceed 68% of the area of the 'Lot'.

7 Minimum Lot Size for Subdivision

- (a) Subdivision under the *Land Title Act* shall meet the following minimum dimensional requirements:

- | | | |
|-------|-----------------|----------------------|
| (i) | 'Lot' area: | 10,000 square metres |
| (ii) | 'Lot' frontage: | 3.0 metres |
| (iii) | 'Lot' depth: | 30 metres |

- (b) Subdivision under the Bare Land Strata Regulations under the *Strata Property Act* shall meet the following minimum dimensional requirements:

- | | | |
|-------|----------------------|-------------------|
| (i) | 'Lot' area: | 240 square metres |
| (ii) | 'Lot' width: | 6.8 metres |
| (iii) | Average 'Lot' depth: | 28 metres |

8 Off-Street Parking Requirements

- (a) Off-street parking shall be provided, developed, and maintained on each 'Lot' in accordance with Part IX Off-Street Parking Regulations of this bylaw.
- (b) No person shall park, store, or cause to be parked or stored, any commercial vehicles, equipment, trailer or similar conveyance which exceeds 5,500 kilograms licenced gross vehicle weight on any 'Lot'.

9 Other Regulations

- (a) 'Casita'

'Casita' is permitted as an accessory use in this zone provided that it is restricted to a maximum of 23 square metres in floor area and limited to one per 'Lot'.

- (b) Landscaping and Screening:

The balance of the 'Lot' which is not occupied by buildings, parking areas, driveways and pedestrian ways shall be landscaped and maintained in good condition at all times.

- (c) Lighting:

Any lighting used to illuminate any parking areas shall be so arranged that all direct rays of light illuminate only the parking areas and not any adjoining premises.

- (d) Pavement Finish:

Notwithstanding Section 901.5(i), all parking areas and driveways

shall be surfaced with asphalt, concrete or pervious paving so as to provide a surface that is durable and dust-free and shall be graded and drained to eliminate sheet flow of drainage water onto sidewalks, public rights-of-way, or abutting property.

(e) Boarders and Lodgers:

Not more than 2 boarders or lodgers shall be permitted in each of the units in a "Dwelling, Duplex".

10 Land Development

Notwithstanding any other provisions of this bylaw, the uses permitted by this zone shall be conditional upon the immediate availability and adequacy of those municipal facilities and services hereinafter set forth to serve the 'Lot' and the buildings, 'Structures', and uses to be erected, placed or undertaken thereon.

No use of land and no use of any building or 'Structure' thereon shall be deemed to be authorized by this bylaw and all uses otherwise permitted by this bylaw are hereby prohibited unless and until all of the following services and facilities have been provided and are immediately available and are adequate therefore to the standards set out as follows:

- (a) Sanitary sewer, waterworks, on-site fire protection and drainage works to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time; and
 - (b) Construction of all highways abutting and serving the land, including boulevards, landscaping, street lighting, underground wiring, sidewalks and transit service facilities, to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time.
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ZONE: COMPREHENSIVE DEVELOPMENT ZONE NO. 360-3

1 Permitted Uses

Subject to the General Regulations - Residential Zones in Part VI, the following uses and no other uses shall be permitted:

Principal Use:

'Dwelling, Apartment Building'

Accessory Uses:

'Amenity Indoor Space'

'Amenity Open Space'

'Home Occupation'

Keeping of 'Household Pets'

2 Interpretation

Notwithstanding the definition of 'Lot' in Part II Interpretations General, in this zone and in the application to this zone of all other terms defined in this bylaw:

(a) 'Lot' means:

- (i) a parcel of land created by subdivision under the *Land Title Act*;
- (ii) a parcel of land created by the filing in the Land Title Office of a bare land strata plan, but does not include any 'common property' or 'limited common property' (as those terms are defined in the *Strata Property Act*) associated with such parcel of land; or
- (iii) all the land within a strata plan other than a bare land strata plan

as the case may be.

(b) 'Lot Line' means any line which forms the boundary of a 'Lot'.

(c) 'Strata Lot' means a parcel of land shown on a strata plan other than a bare land strata plan, but does not include any 'common property' or 'limited common property' (as those terms are defined in the *Strata Property Act*) associated with such parcel of land.

3 Density

- (a) Maximum number of 'Dwelling Units' for the entire C.D. 360-3 Zone shall be 243 units.

- (b) Maximum 'Floor Space Ratio' for the entire C.D. 360-3 Zone:
1.6

4 Setbacks

- (a) Minimum 'Setbacks' for a principal 'Structure' and an 'Accessory Structure' shall be:

	<u>Principal 'Structure'</u>	<u>'Accessory Structure'</u>
Front	2.0 metres	2.0 metres
Rear	2.0 metres	2.0 metres
Sides	2.0 metres	2.0 metres
Side on a 'Flanking Street'	2.0 metres	2.0 metres

- (b) Notwithstanding Subsection (a), beams, eaves, architectural elements and other such projections for a principal 'Structure' and an 'Accessory Structure' may project by up to up to 1.2 m beyond the minimum setbacks specified in Subsection (a).
- (c) Notwithstanding Subsection (a), the minimum 'Setback' for concealed parking areas, either underground or partially underground, shall be 0 m from all property lines.

5 Height of Structures

	<u>Principal 'Structure'</u>	<u>'Accessory Structure'</u>
(a) Maximum 'Storeys'	6*	2*
(b) Maximum 'Height'	27 metres**	10.5 metres**

* Excluding concealed parking areas, either underground or partially underground.

** Notwithstanding the definition of 'Vertical Building Envelope', building heights shall be measured from the two point nine (2.9) metre Geodetic Survey of Canada datum level.

6 Site Coverage

Maximum 'Site Coverage' shall not exceed 40% of the area of the 'Lot'.

7 Minimum Lot Size for Subdivision

- (a) Subdivision under the *Land Title Act* or the Bare Land Strata Regulations under the *Strata Property Act* shall meet the following minimum dimensional requirements:

(i)	'Lot' area:	8,000 square metres
(ii)	'Lot' frontage:	3 metres
(iii)	'Lot' depth:	30 metres

- (b) Subdivision under the *Strata Property Act* other than a Bare Land Strata Plan shall meet the following minimum dimensional requirements:

- (i) 'Strata Lot' area: 65 square metres

8 Off-Street Parking Requirements

- (a) Two off-street parking spaces shall be provided for each 'dwelling unit'.
- (b) 0.2 off-street visitor parking spaces shall be provided for each 'dwelling unit'.
- (c) Off-street parking shall be developed and maintained on each 'Lot' in accordance with Part IX Off-Street Parking Regulations of this bylaw.
- (d) No person shall park, store, or cause to be parked or stored, any commercial vehicles, equipment, trailer or similar conveyance which exceeds 5,500 kilograms licenced gross vehicle weight on any 'Lot'.

9 Other Regulations

- (a) Landscaping and Screening:

The balance of the 'Lot' which is not occupied by buildings, parking areas, driveways and pedestrian ways shall be landscaped and maintained in good condition at all times.

- (b) Outside Storage:

The storage of goods or materials outside any building is prohibited. Any storage of garbage or refuse must be in a commercial garbage container, which shall be enclosed with a decorative screen not less than 1.8 metres in height.

- (c) Lighting:

Any lighting used to illuminate any parking areas shall be so arranged that all direct rays of light illuminate only the parking areas and not any adjoining premises.

- (d) Pavement Finish:

Notwithstanding Section 901.5(i), all parking areas and driveways shall be surfaced with asphalt, concrete or pervious paving so as to provide a surface that is durable and dust-free and shall be graded and drained to eliminate sheet flow of drainage water onto sidewalks, public rights-of-way or abutting property.

(e) Amenity Indoor Space:

A minimum of 140 square metres of 'Amenity Indoor Space' shall be provided for the entire C.D. 360-3 zone.

10 Land Development

Notwithstanding any other provisions of this bylaw, the uses permitted by this zone shall be conditional upon the immediate availability and adequacy of those municipal facilities and services hereinafter set forth to serve the 'Lot' and the buildings, 'Structures', and uses to be erected, placed or undertaken thereon.

No use of land and no use of any building or 'Structure' thereon shall be deemed to be authorized by this bylaw and all uses otherwise permitted by this bylaw are hereby prohibited unless and until all of the following services and facilities have been provided and are immediately available and are adequate therefore to the standards set out as follows:

- (a) Sanitary sewer, waterworks, on-site fire protection and drainage works to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time; and
 - (b) Construction of all highways abutting and serving the land, including boulevards, landscaping, street lighting, underground wiring, sidewalks and transit service facilities, to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time.
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C.D. 360-4

ZONE: COMPREHENSIVE DEVELOPMENT ZONE NO. 360-4

1 Permitted Uses

Subject to the General Regulations - Commercial Zones in Part VII, the following uses and no other uses shall be permitted:

Principal Use:

Food Store

Accessory Use:

Eating and Drinking Establishment, excluding drive-through service or operation

2 Density

(a) The total floor area in this entire zone shall not exceed 400 square metres.

(b) Maximum 'Site Coverage' shall not exceed 30% of the 'Lot'.

3 Setbacks

(a) Minimum 'Setbacks' shall be:

Front	4.0 metres
Rear	4.0 metres
Side	2.5 metres
Side on a 'Flanking Street'	2.5 metres

(b) Notwithstanding Subsection (a), beams, eaves, architectural elements and other such projections may project by up to up to 1.2 m beyond the minimum setbacks specified in Subsection (a).

4 Maximum Height of Structures

(i) Maximum 'Storeys': 1

(ii) Maximum 'Height'* 9.5 metres*

* Notwithstanding the definition of 'Vertical Building Envelope', building heights shall be measured from the two point nine (2.9) metre Geodetic Survey of Canada datum level.

5 Minimum Lot Size for Subdivision

Subdivision under the *Land Title Act* shall meet the following minimum dimensional requirements:

- (i) 'Lot' area: 2,200 square metres
- (ii) 'Lot' frontage: 3.0 metres
- (iii) 'Lot' depth: 30 metres

6 Off-Street Parking and Loading Requirements

- (a) Off-street parking and loading shall be provided, developed, and maintained on each 'Lot' in accordance with Part IX Off-Street Parking Regulations of this bylaw.
- (b) No person shall park, store, or cause to be parked or stored, any commercial vehicles, equipment, trailer or similar conveyance which exceeds a licenced gross vehicle weight of 5,500 kilograms on any 'Lot' between the hours of 9:30 p.m. and 7:00 a.m. of the following day.

7 Other Regulations

- (a) Landscaping and Screening:

The balance of the 'Lot' which is not occupied by buildings, parking areas, driveways and pedestrian ways shall be landscaped and maintained in good condition at all times.

- (b) Outside Storage:

The storage of goods or materials outside any building is prohibited. Any storage of garbage or refuse must be in a commercial garbage container, which shall be enclosed with a decorative screen not less than 1.8 metres in height.

- (c) Lighting:

Any lighting used to illuminate any parking areas shall be so arranged that all direct rays of light illuminate only the parking areas and not any adjoining premises.

- (d) Pavement Finish:

Notwithstanding Section 901.5(i), all parking areas and driveways shall be surfaced with asphalt, concrete or pervious paving so as to provide a surface that is durable and dust-free and shall be graded and drained to eliminate sheet flow of drainage water onto sidewalks, public rights-of-way or abutting property.

8 Land Development

Notwithstanding any other provisions of this bylaw, the uses permitted by this zone shall be conditional upon the immediate availability and adequacy of those municipal facilities and services hereinafter set forth to serve the 'Lot' and the buildings, 'Structures', and uses to be erected, placed or undertaken thereon.

No use of land and no use of any building or 'Structure' thereon shall be deemed to be authorized by this bylaw and all uses otherwise permitted by this bylaw are hereby prohibited unless and until all of the following services and facilities have been provided and are immediately available and are adequate therefore to the standards set out as follows:

- (a) Sanitary sewer, waterworks, on-site fire protection and drainage works to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time; and
 - (b) Construction of all highways abutting and serving the land, including boulevards, landscaping, street lighting, underground wiring, sidewalks and transit service facilities, to the standards set out in the 'Delta Subdivision and Development Standards Bylaw No. 5100, 1994', as amended from time to time."
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3. If any provision of this Bylaw is held to be invalid, it is the intention of Council that such invalidity shall not affect the validity of the remainder of the Bylaw and that the remainder of the Bylaw should be upheld and preserved.
4. Schedule 6611-1 attached hereto shall form part of this bylaw.

READ A FIRST TIME the 30th day of July, 2007.

READ A SECOND TIME the 30th day of July, 2007.

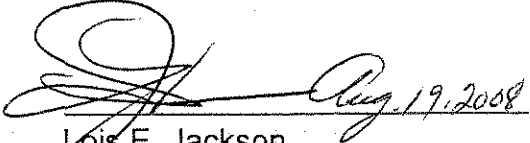
PUBLIC HEARING HELD the 22nd, 23rd & 24th day of January, 2008.

READ A THIRD TIME the 11th day of February, 2008.

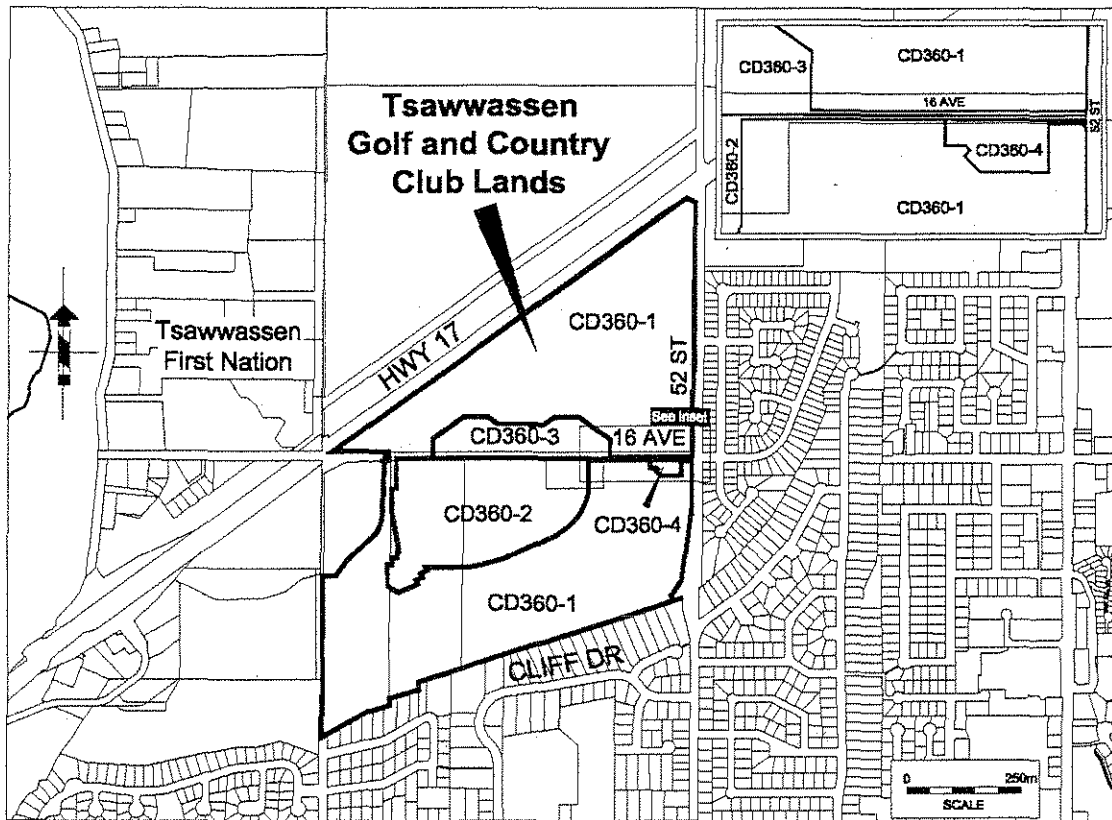
APPROVED BY THE MINISTRY OF TRANSPORTATION
the 19th day of March, 2008.

APPROVED BY THE MINISTRY OF AGRICULTURE AND LANDS
the 5th day of August, 2008.

FINALLY CONSIDERED AND ADOPTED the 18th day of August, 2008.


Lois E. Jackson
Mayor


Sandra MacFarlane
Acting Deputy Municipal Clerk



This is Schedule 6611-1 to "Delta Zoning Bylaw No. 2750, 1977 Amendment (Tsawwassen Golf and Country Club – LU005188) Bylaw No. 6611, 2007"