

**CITY OF PRINCE GEORGE**  
**BYLAW NO. 9312, 2022**

**A Bylaw of the City of Prince George to rezone certain lands and to amend “City of Prince George Zoning Bylaw No. 7850, 2007”.**

**WHEREAS** pursuant to the provisions of Section 479 of *the Local Government Act*, in relation to zoning, the Council of the City of Prince George is empowered to make regulations thereto;

**AND WHEREAS** “City of Prince George Zoning Bylaw No. 7850, 2007” has been adopted to make regulations thereto;

**AND WHEREAS** the Council of the City of Prince George has deemed it desirable that the subject property be rezoned from M1: Light Industrial to C4: Local Commercial and to add “vehicle wash, minor” as a principal use for the C4: Local Commercial zone only on the subject property, to facilitate apartment housing within the existing building on the subject property, or other uses, pursuant to the C4: Local Commercial zoning designation;

**APPLICANT:** Mokammel Chowdhary for 0902613 BC Ltd.,  
Inc. No. BC0902613

**SUBJECT PROPERTY:** 2414 Queensway

**NOW THEREFORE** the Council of the City of Prince George, in open meeting assembled, **ENACTS AS FOLLOWS:**

1. That “City of Prince George Zoning Bylaw No. 7850, 2007”, be amended as follows:
  - a. That Lot 3 and Lot 4, Block 10, District Lot 934, Cariboo District, Plan 701 be rezoned from M1: Light industrial to C4: Local Commercial, as shown on Appendix “A”, attached to and forming part of this Bylaw; and
  - b. That Section 11.4.2 - “C4: Local Commercial:” “Principal Uses” be amended by inserting the words “vehicle wash, minor only on Lot 3 and Lot 4, Block 10, District Lot 934, Cariboo District, Plan 701”.
2. That the Zoning Map referred to as Schedule "A" of the “City of Prince George Zoning Bylaw No. 7850, 2007”, shall be amended accordingly.
3. That the Mayor and Corporate Officer are hereby empowered to do all things necessary to give effect to this Bylaw.
4. That this Bylaw may be cited for all purposes as "City of Prince George Zoning Bylaw No. 7850, 2007, Amendment Bylaw No. 9312, 2022".

READ A FIRST TIME THIS DAY OF , 2023.

READ A SECOND TIME THIS DAY OF , 2023.

First two readings passed by a decision of Members of City Council present  
and eligible to vote.

READ A THIRD TIME THIS DAY OF , 2023.

Third reading passed by a decision of Members of City Council present and  
eligible to vote.

ADOPTED THIS DAY OF , 2023,

BY A DECISION OF ALL MEMBERS OF CITY COUNCIL PRESENT AND  
ELIGIBLE TO VOTE.

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MAYOR

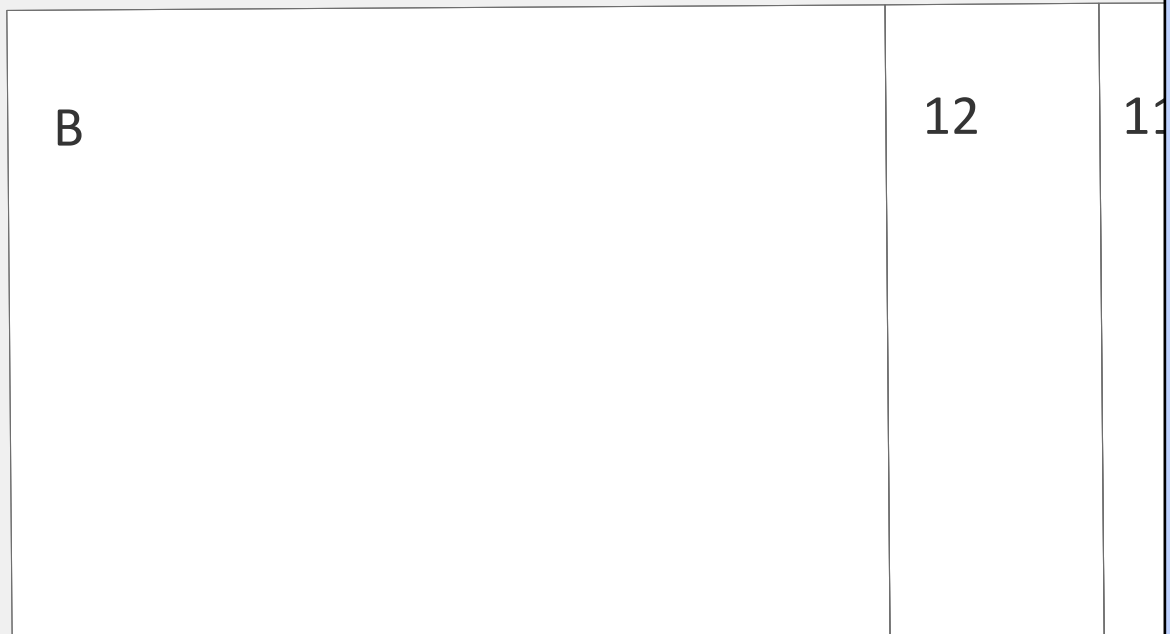
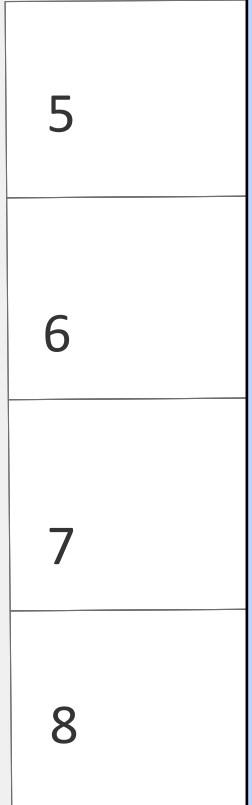
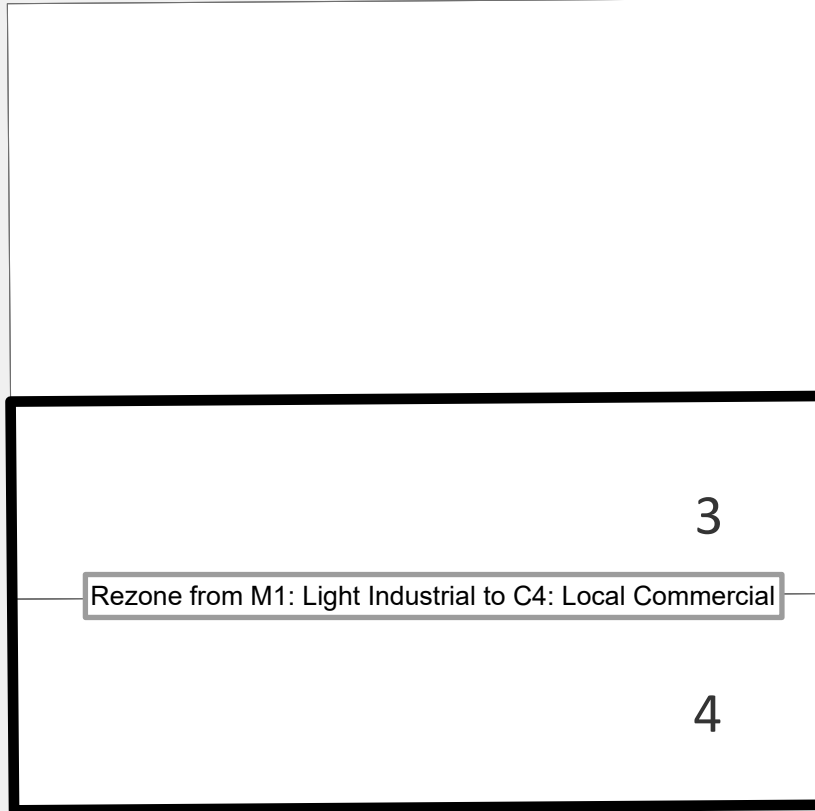
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CORPORATE OFFICER




Bird Ave

Queensway



 Subject Property

 Parcel

0 10 20 30 Meters

Coordinate System: NAD 1983 UTM Zone 10N  
 Projection: Transverse Mercator  
 Datum: North American 1983

1:350

### Appendix "A" to Bylaw No. 9312

Lot 3, Block 10, DL 934, CD, Plan 701  
 Lot 4, Block 10, DL 934, CD, Plan 701



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