

SUMMARY AND RECOMMENDATION

1. HERITAGE DESIGNATION AND HERITAGE REVITALIZATION AGREEMENT (HRA):
1106 West 15th Avenue (McArthur House)

Summary: To add the McArthur House at 1106 West 15th Avenue to the Vancouver Heritage Register in the 'B' evaluation category, and to designate the exterior of the heritage building as protected heritage property and to approve a Heritage Revitalization Agreement (HRA) for the site to ensure the heritage building's rehabilitation and long-term protection.

Applicant: Tim Ankenman, Ankenman Marchand Architects

Recommended Approval: By the Acting General Manager of Planning and Development Services in consultation with the Director of Legal Services:

- A. THAT Council add the existing building at 1106 West 15th Avenue [*PID: 013-244-094; Lot 2, Block 475, District Lot 526, Plan 3015 (the "site")*], known as the McArthur House (the "heritage building") to the Vancouver Heritage Register in the 'B' evaluation category.
- B. THAT Council instruct the Director of Legal Services to bring forward for enactment, pursuant to Sections 593 and 594 of the *Vancouver Charter*, a by-law to designate the exterior of the heritage building as protected heritage property.
- C. THAT Council instruct the Director of Legal Services to bring forward for enactment, pursuant to Section 592 of the *Vancouver Charter*, a by-law authorizing the City to enter into a Heritage Revitalization Agreement in respect of the heritage building to:
 - (i) secure the rehabilitation and long-term preservation of the heritage building; and
 - (ii) vary the *Zoning and Development By-law* in respect of the site to permit development as proposed under Development Permit Application No. DE418783 (the "DP Application") and as more particularly described in the Policy Report dated January 27, 2016, entitled "Heritage Designation and Heritage Revitalization Agreement - 1106 West 15th Avenue (McArthur House)".
- D. THAT the HRA shall be prepared, completed and registered, and given priority on title to the site, to the satisfaction of the Director of Legal Services and the Director of Planning.

- E. THAT Recommendations A to D be adopted on the following conditions:
- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City and any expenditure of funds or incurring of costs in relation thereto is at the risk of the person making the expenditure or incurring the cost; and
 - (ii) THAT the City and all its officials shall not in any way be limited or restricted in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

[HD/HRA - 1106 West 15th Avenue (McArthur House)]