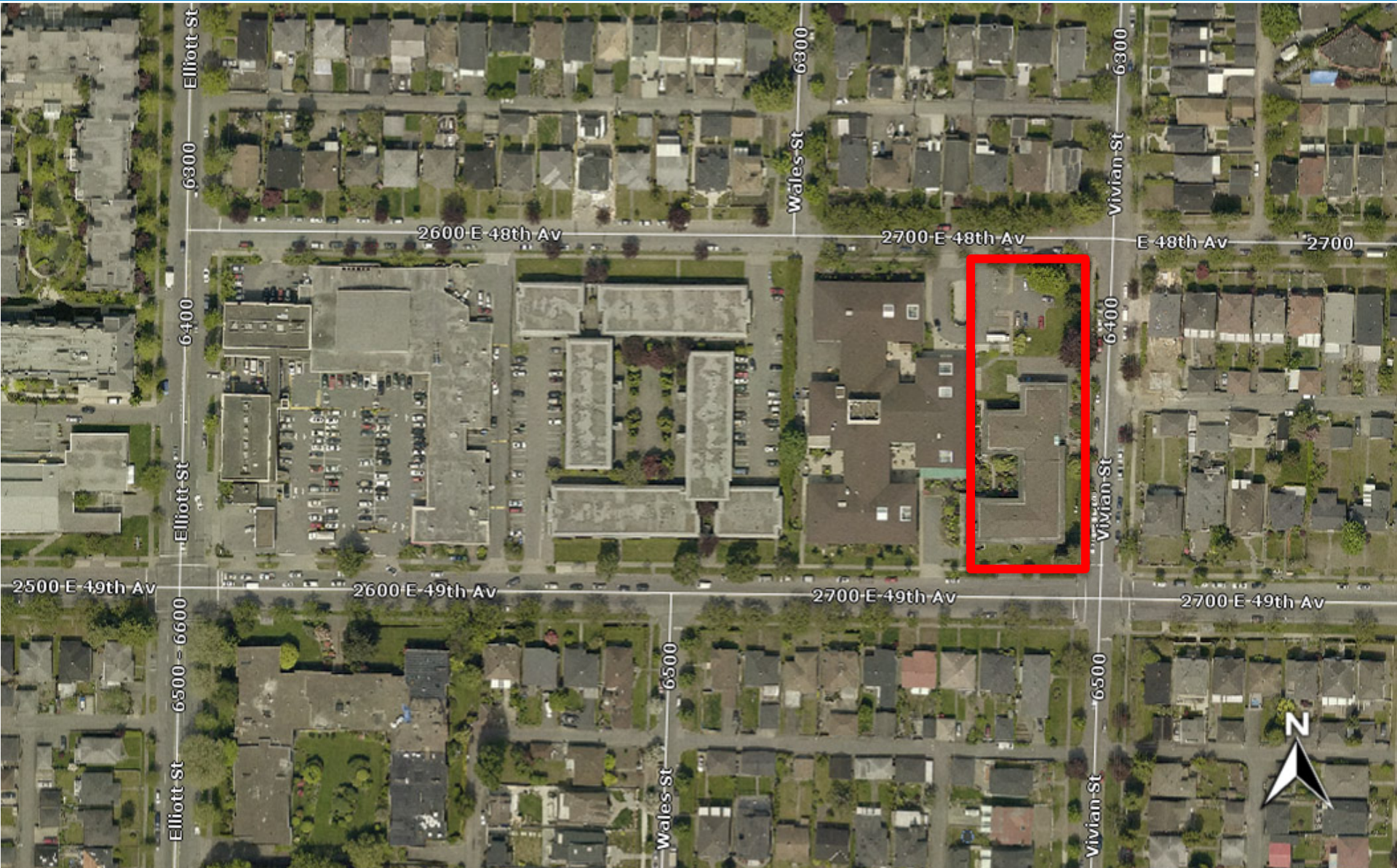


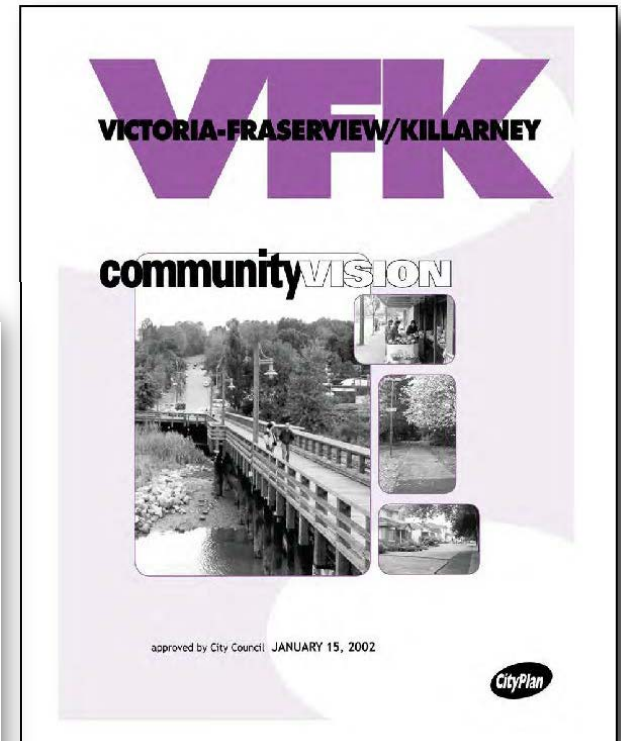
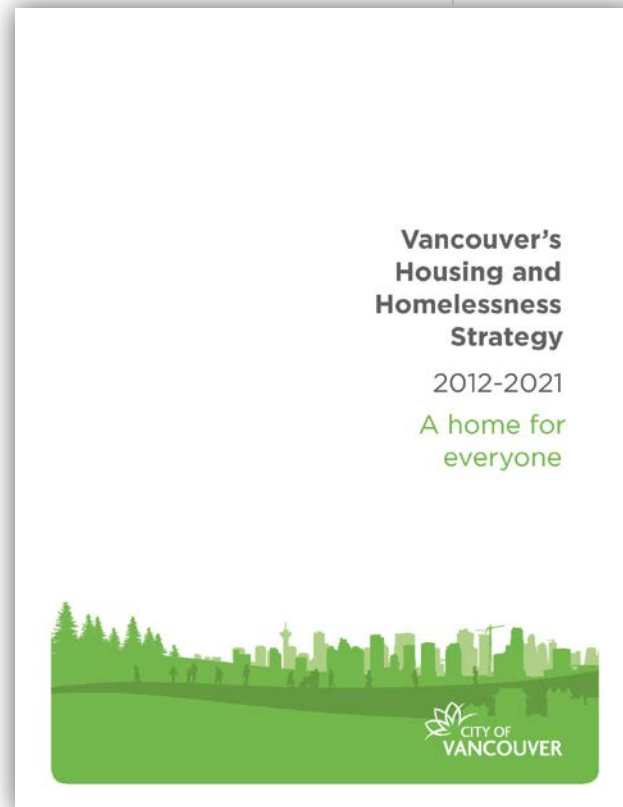


CD-1 Rezoning: 2720 East 48th Ave
(6465 Vivian St)
Public Hearing | January 24, 2017



Site and Context







137 Social Housing Units for Seniors

- 110 studio units
- 19 one-bedroom units
- 8 fully accessible one-bedroom units

Parking

- 23 vehicles
- 65 bicycles

Height

- 4 storeys
- 14 m (48 ft.)

Affordability

- ↘ 137 social housing units (net gain of 87 units)
- ↘ City requirement - 50 units at HILS rates
- ↘ EXCEEDING affordability – SAFER rent subsidy
- ↘ Secured through a Housing Agreement
- ↘ CoV Housing Infrastructure Grant

Tenant Relocation Strategy

- ↘ First right of refusal for new units
- ↘ TRP consultant
- ↘ Moving expenses
- ↘ Financial compensation
- ↘ Alternate accommodation

- ↘ City-hosted Open House (September 13, 2016)
 - ↘ 503 notifications were distributed
 - ↘ 78 people attended
 - ↘ 35 written responses received

- ↘ Feedback
 - ↘ General support for the design and the increase of seniors housing to the area.

Conclusion



- End -

SW Perspective



View from South-West

NW Perspective

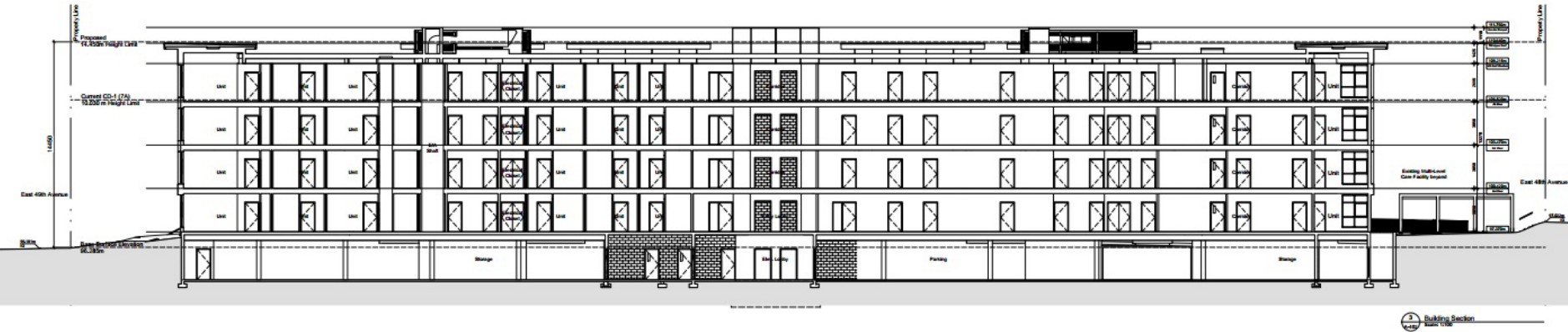


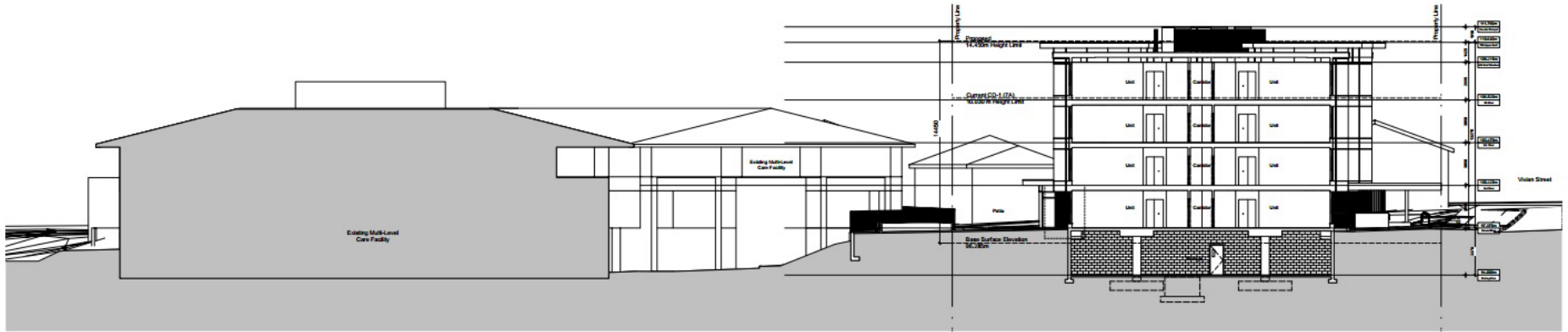
View from North-West



Aerial View from South-West

Sections – Vivian St





2-1 Building Section

