

SUMMARY AND RECOMMENDATION

3. HERITAGE DESIGNATION: 2840 and 2850 Yukon Street (Annie Campbell Residence and the Howard and Idella Campbell Residence)

Summary: To add the buildings at 2840 and 2850 Yukon Street to the Vancouver Heritage Register, in the 'C' evaluation category; to designate the buildings as protected heritage properties; to enter into a Heritage Revitalization Agreement to secure the rehabilitation and long-term preservation of the two heritage buildings; and to permit development of the site, with infill and bonus density, as proposed under Development Permit Application Number DE418777.

Applicant: Birmingham & Wood Architects

Recommended Approval: By the General Manager of Planning, Urban Design and Sustainability, subject to the following conditions as proposed for adoption by resolution of Council:

- A. THAT Council add to the Vancouver Heritage Register, in the 'C' evaluation category, the building at 2840 Yukon Street and the building at 2850 Yukon Street [*PID: 014-565-731; Lot A (see 452258L) of Lots 15 and 16, Block I, District Lot 526, Plan 1530; PID: 014-565-684; the South 1/2 of Lot 15, Block I, District Lot 526, Plan 1530; and PID: 014-565-706; the South 1/2 of Lot 16, Block I, District Lot 526, Plan 1530*], known as the Annie Campbell Residence and the Howard and Idella Campbell Residence, respectively.
- B. THAT Council instruct the Director of Legal Services to bring forward for enactment, pursuant to Section 593 of the *Vancouver Charter*, by-laws to designate the Annie Campbell Residence and the Howard and Idella Campbell Residence as protected heritage properties.
- C. THAT Council instruct the Director of Legal Services to bring forward for enactment under Section 592 of the *Vancouver Charter* a by-law for the City to enter into a Heritage Revitalization Agreement to:
 - (i) secure the rehabilitation and long-term preservation of the two heritage buildings; and
 - (ii) vary the *Zoning and Development By-law* as necessary to permit development of the site, including infill development and bonus density, as proposed under Development Permit Application Number DE418777.
- D. THAT the Heritage Revitalization Agreement shall be prepared, completed and noted, registered, and given priority on title to the site to the satisfaction of the Director of Legal Services and the General Manager of Planning, Urban Design, and Sustainability.
- E. THAT 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 nor any 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 - 2840 and 2850 Yukon Street (Annie Campbell Residence
and the Howard and Idella Campbell Residence)]**