

SIGNIFICANT NEW REZONING APPLICATIONS

Address: 750 Pacific Boulevard
Applicant: Paragon Gaming Inc.
Amended
Application Date: September 6, 2006
Staff Contact: K. Hoese, P. Mondor, M. Lee

Present Zone: CD-1 (349)
Proposed Zone: CD-1

Proposal:

- To change the number of gaming tables for Casino Class 2 (section 4.2 - conditions of use) from 60 to 75. The number of slot machines will remain at 600.
- The intent of this amendment is to provide greater flexibility in changing the ratio between slot machines and gaming tables to better meet market demand.
- The applicants will not be able to achieve the maximum number of slots and gaming tables simultaneously due to restrictions imposed through the CD-1 By-law's floor area limits and BC Lottery Corporation (BCLC) requirements.
- Under the BCLC minimum area requirements, the area of one gaming table is equivalent to the area of approximately six slot machines. Therefore, the addition of one new gaming table must be accompanied by a reduction of six existing slot machines.
- All public benefits agreed to by the former operator will continue to be implemented by the new operator.

Applicable Plans, Policies and Guidelines:

- In 2004, Council approved an amendment to the CD-1 zoning on the Plaza of Nations site to permit a Casino - Class 2 with up to 600 slot machines and 60 gaming tables, on a time-limited basis, expiring December 3, 2008.
- On May 30, 2006, Council approved an extension to this use, allowing operations at the Plaza of Nations site to continue until July 31, 2013.
- FCNODP identifies the Plaza of Nations complex as a commercial precinct.

Issues and Priorities:

- Confirm that this will not have any implications for parking.
- Confirm that all public benefits from initial rezoning are being adequately addressed.
- Obtain comment from Vancouver Police Department on operations to date.

Method of Public Notification:

- Letter of notification of surrounding property owners and stakeholders.
- Two rezoning information signs on site.

