



# **CD-1 Rezoning**

**8175 Cambie Street, 519 SW Marine  
Drive, and 8180-8192 Lord Street**

**Public Hearing**

**January 21, 2014**



# Site and Context





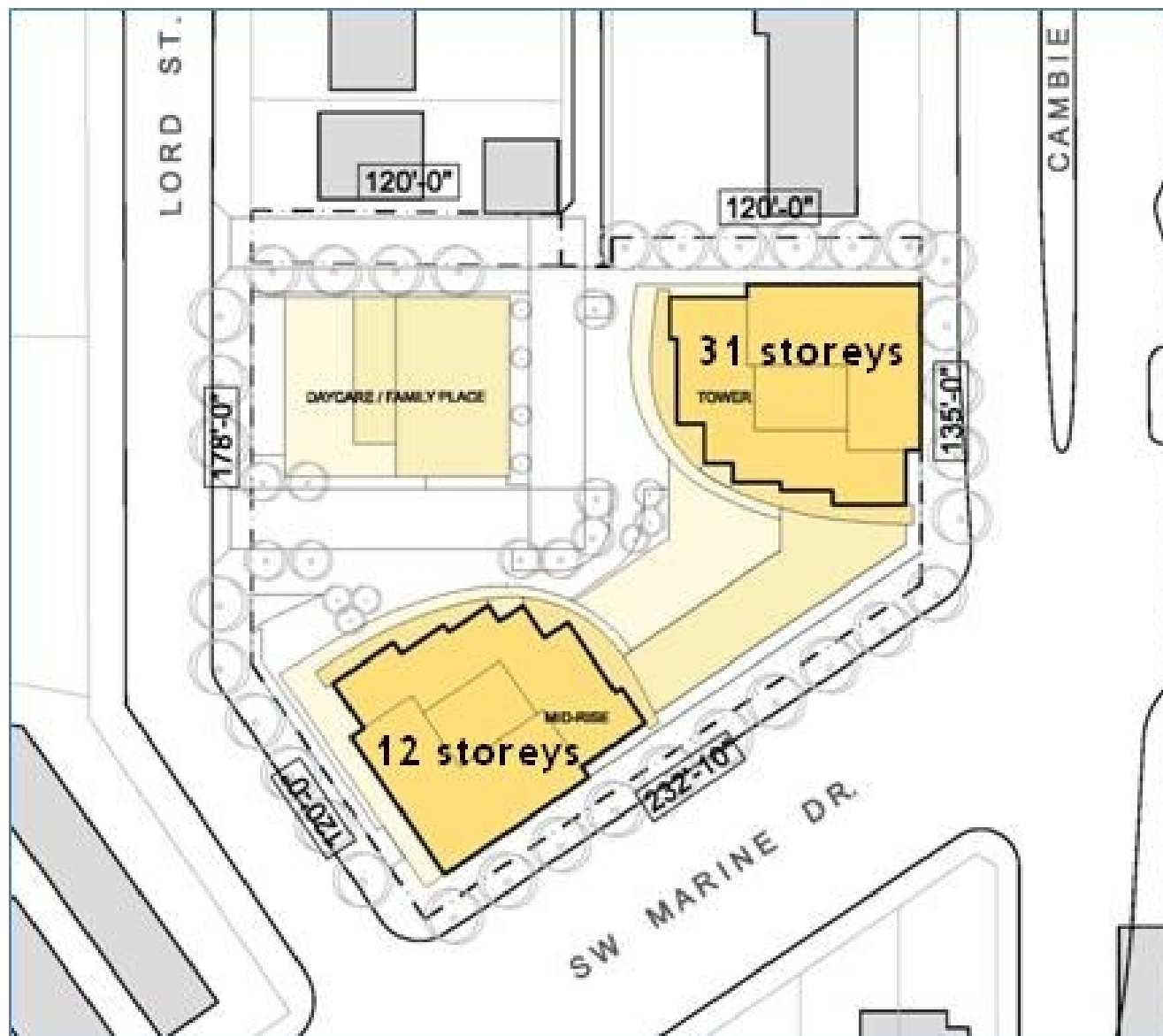
## Cambie Corridor Plan

- Approved by Council May 2011
- “Marine Landing” neighbourhood
- Tower forms in this location
- “design responses deemed to be equal or better in addressing the principles of urban design and public realm described in this Plan may also be considered”

# Ground Floor Plan



# Tower Plan



# View from Cambie Street



# View from Lord Street



- Open House held June 2013
  - 37 people in attendance
  - Nine comment forms received
  - Comments about tower shadowing
- 31 storey tower meets provisions of Cambie Corridor Plan



# Shadow Diagram - Equinox



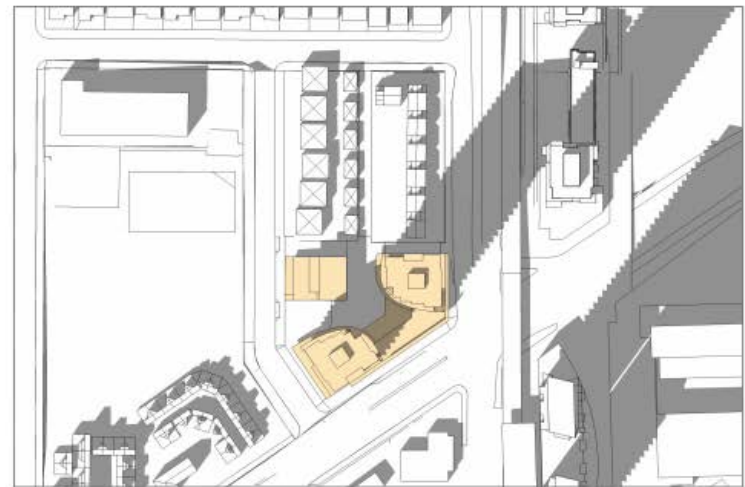
EQUINOX 10:00



EQUINOX 10:20



EQUINOX 12:00



EQUINOX 14:00

# Shadow Diagram - Summer Solstice



SUMMER SOLSTICE 10:00



SUMMER SOLSTICE 10:20



SUMMER SOLSTICE 12:00



SUMMER SOLSTICE 14:00

# Public Benefits

- 37 Space Child Care
- Marpole Family Place
- \$2,000,000 Facility Reserve Fund





# View from Cambie Street

