

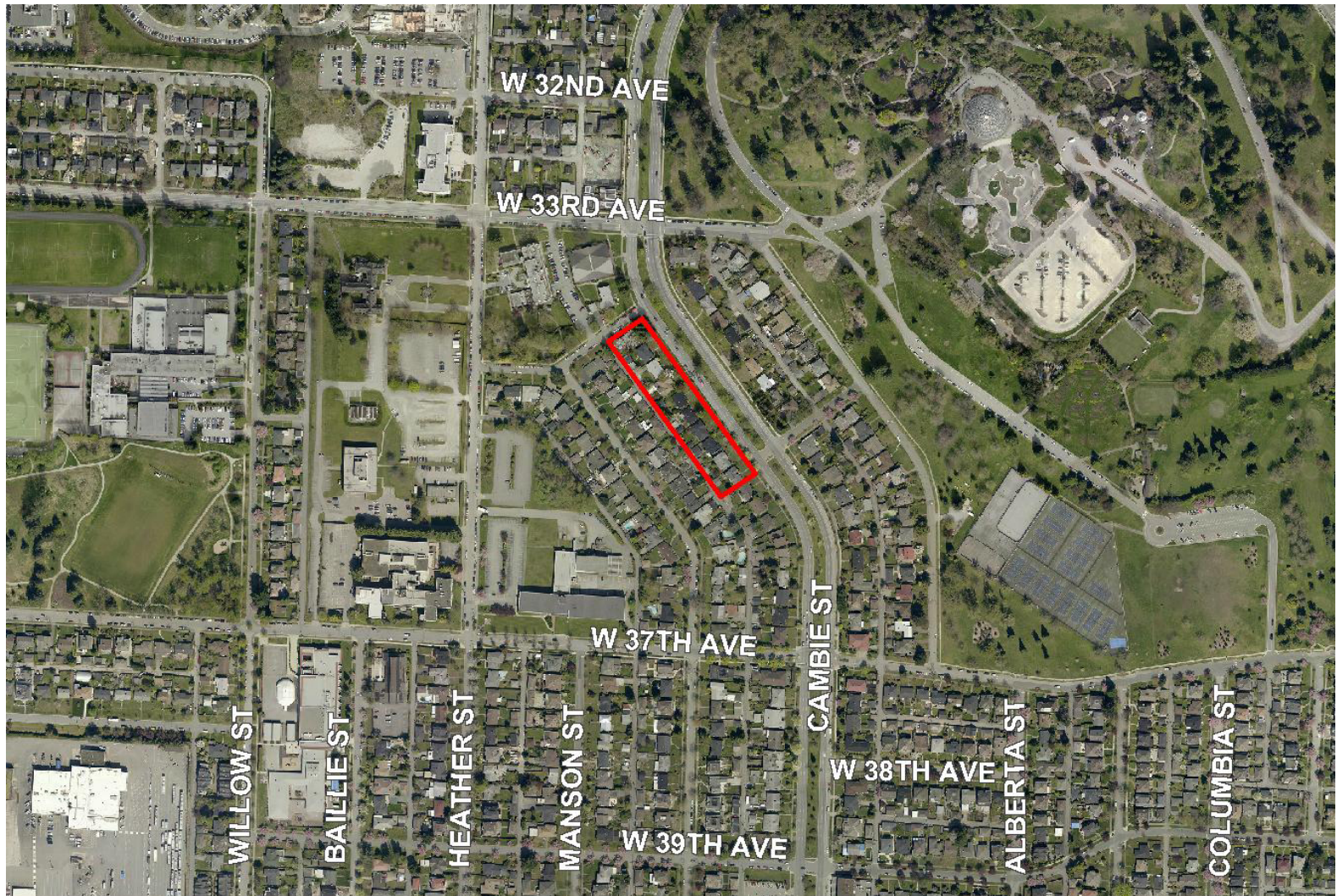


**CD-1 Rezoning
4949 - 5109 Cambie Street**

Public Hearing

June 3, 2014

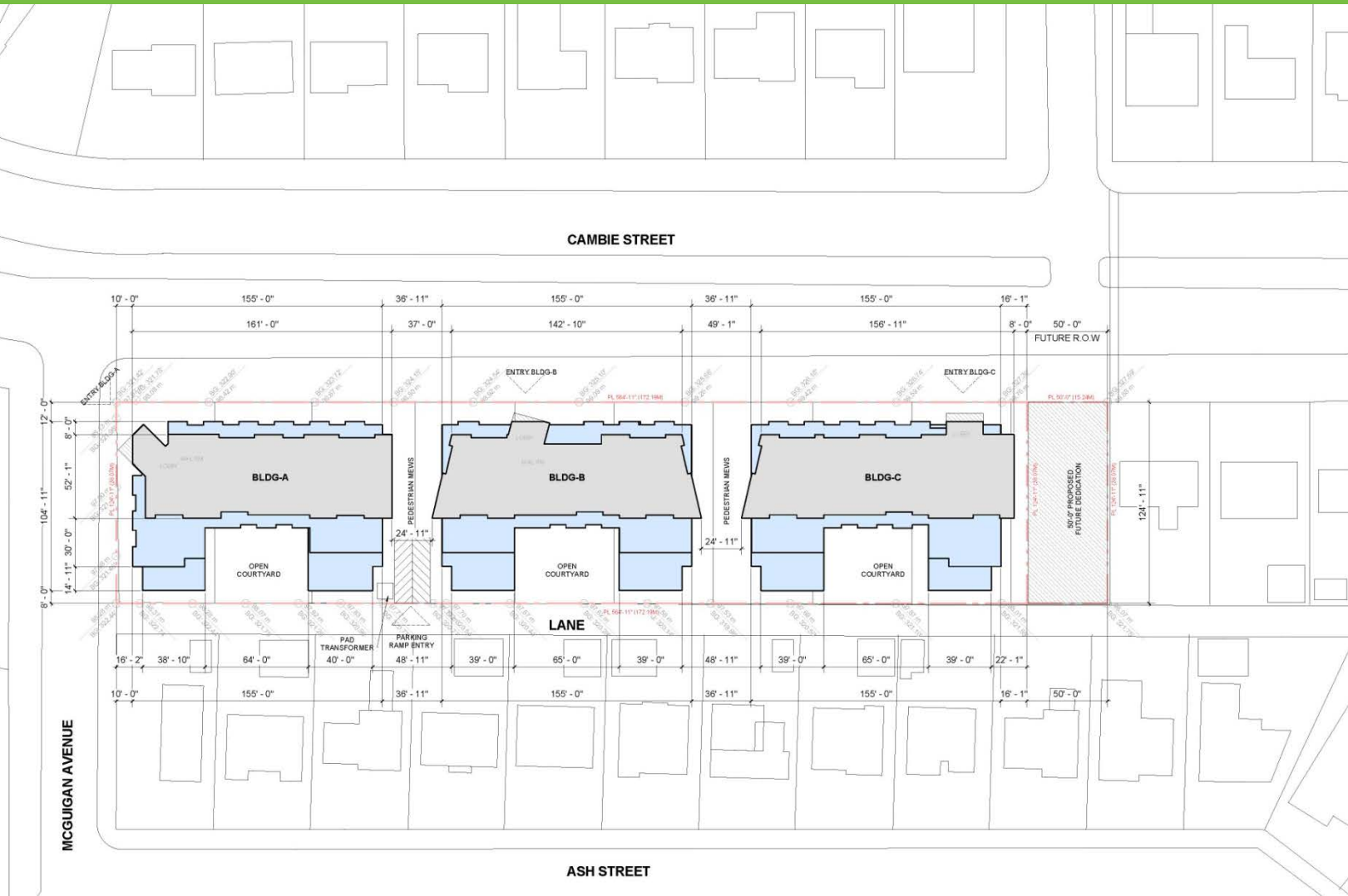
Site and Context



Cambie Corridor Plan

- Approved by Council May 2011
- “Queen Elizabeth” neighbourhood
- Residential buildings up to 6 storeys

Ground Floor Plan



East Elevation (View from Cambie Street)



CAMBIE STREET

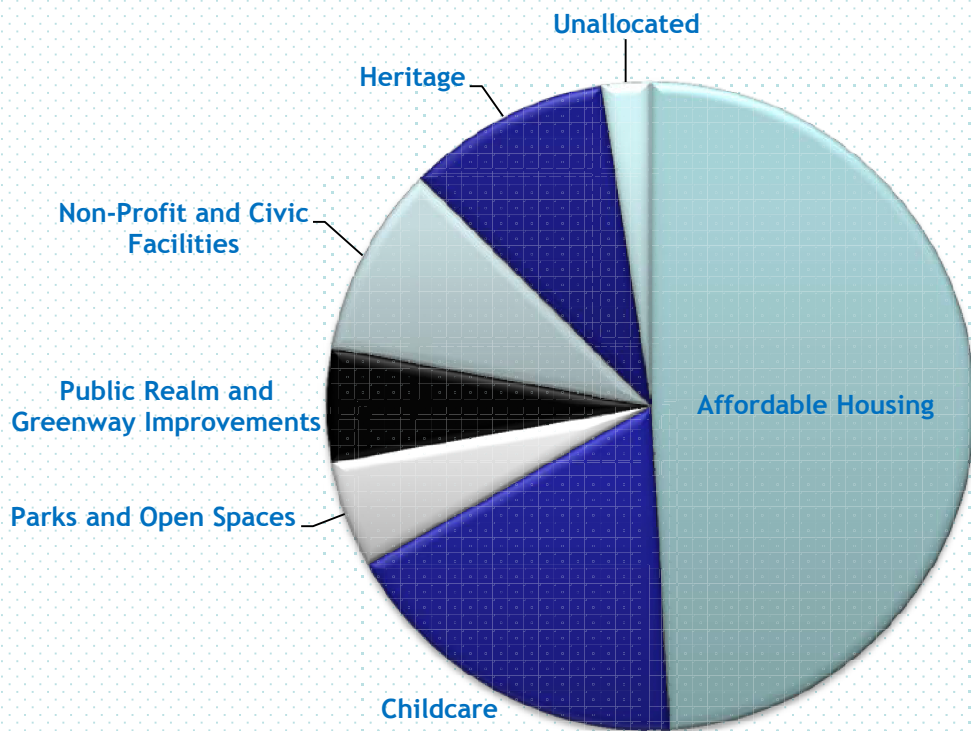
1" = 20'-0"

- First Open House held June 2012
 - Comments about Cambie Corridor Phase 3
- Second Open House held February 2014
 - Comments about density increase
- Design meets provisions of Cambie Corridor Plan

CAC of \$5,520,450

- \$2,760,225 to the Affordable Housing Reserve.
- \$1,077,440 to heritage amenity
- \$841,395 to improvements to QE Park to improve local access and neighbourhood amenities
- \$841,390 to facility space for non-profit organizations

Public Benefits in Cambie Corridor



- Affordable Housing - \$20,750,818
- Childcare - \$7,508,270
- Parks and Open Spaces - \$2,273,895
- Public Realm and Greenway Improvements - \$2,384,000
- Non-Profit and Civic Facilities - \$4,035,215
- Heritage - \$4,298,442
- Unallocated - \$1,020,500

Total Value of Public Benefits from 4 - 8 storey Cambie Corridor
Rezonings to date = \$43,291,140

Project Rendering

