



## ADMINISTRATIVE REPORT

Report Date: November 1, 2016  
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Meeting Date: November 15, 2016

TO: Vancouver City Council

FROM: General Manager of Planning, Urban Design and Sustainability and the Director of Transportation

SUBJECT: Joyce-Collingwood - Reallocation of Community Amenity Contributions

### ***RECOMMENDATION***

THAT Council approve the reallocation of \$1 million in transportation project-specific Community Amenity Contributions (CACs) collected from the 2011 CD-1 rezoning of 5515-5665 Boundary Road, 5448-5666 Ormindale Street and 3690 Vanness Avenue to fund immediate transportation improvements near the Joyce-Collingwood SkyTrain station.

### ***REPORT SUMMARY***

This report discusses the reallocation of transportation community amenity contributions (CACs) within the Joyce-Collingwood neighbourhood.

### ***COUNCIL AUTHORITY/PREVIOUS DECISIONS***

As part of the 2011 CD-1 Rezoning of 5515-5665 Boundary Road, 5448-5666 Ormindale Street and 3690 Vanness Avenue (Wall Centre Central Park), a \$1 million cash CAC was received and was allocated towards a future partnership project with TransLink to construct a pedestrian and bicycle overpass over Boundary Road as part of the BC Parkway.

## **REPORT**

### ***Strategic Analysis***

The Joyce-Collingwood Station Precinct Plan adopted on June 28, 2016 includes policies to transform the area around the Joyce-Collingwood SkyTrain station into a vibrant entry point into the community, increase housing diversity and achieve a more coherent and connected neighbourhood. The plan notes that poor pedestrian connections, public realm and the outdated SkyTrain station itself, do not meet the standards expected for a transit-oriented neighbourhood and require improvements.

The Joyce-Collingwood SkyTrain station is currently being upgraded to increase passenger capacity, improve accessibility and enhance the station design. Staff are seeking to complement the station improvements now underway and improve physical connections in the neighbourhood by proceeding with needed pedestrian improvements. While future DCLs can be used to help fund transportation improvements in the long-term, staff have identified an opportunity to make immediate improvements by redeploying resources currently available within the neighbourhood.

As the proposed pedestrian and bicycle overpass at Boundary Road has no definitive timeline and requires partner funding, staff are recommending reallocation of the \$1,000,000 CAC to pay for the more immediate essential transportation and open space improvements serving the recently approved Joyce-Collingwood Station Precinct Plan area such as:

- Improved sidewalks;
- Ann-Gaston pedestrian link;
- Lane to Joyce Street for pedestrians; and
- Plaza at Joyce-Collingwood Neighbourhood House.

The CAC reallocation serves to address these other neighbourhood transportation priorities which are within 500 m from the proposed pedestrian and bicycle overpass at Boundary Road (see figure 1). Staff will work to bring forward specific proposals for pedestrian improvements near the SkyTrain Station in 2017.

The City is still interested in realizing the pedestrian and bicycle overpass in partnership with TransLink and it is expected that City-wide DCLs could be used to fund any City portion of that project when TransLink is ready to proceed.

### ***FINANCIAL IMPLICATIONS***

The proposed reallocation of the \$1 million CAC will free up funding previously earmarked as a contribution towards a pedestrian and bicycle overpass at Boundary Road to address more immediate essential transportation and open space improvements for the area.

Approval and timing of specific projects will be brought forward as part of the Capital Plan and Budget processes.



Figure 1: Map of proposed transportation improvements around Joyce-Collingwood Station

**CONCLUSION**

The proposed reallocation of Community Amenity Contributions within the Joyce-Collingwood area will enable the delivery of more immediate pedestrian improvements that will make the area more attractive and enjoyable for residents. The reallocation does not preclude the City’s participation in a future partnership project with TransLink.

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