



CD-1 Rezoning: 5030-5070 Cambie Street
Public Hearing | June 13, 2017





Cambie Corridor Plan

- Approved by Council in 2011
- Queen Elizabeth
- Residential buildings with townhouses at the lane
- Up to 6 storeys
- 1.75 – 2.25 FSR*

**estimated range subject to urban design performance*





51 Residential Units

- 1 studio (2%)
- 12 one-bedroom units (23%)
- 30 two-bedroom units (59%)
- 8 three-bedroom units (16%)

Parking

- 65 vehicles
- 64 bicycles

Height

- 6 storeys
- 20.3 m (67 ft.)

Density

- 2.40 FSR

- ↘ City hosted Open House (September 5, 2016)
 - ↘ 282 notifications were distributed
 - ↘ 5 people attended
 - ↘ 0 written responses received

- ↘ Community Amenity Contributions (target rate = \$55/sq. ft.)
 - ↘ Total = \$2,125,870
 - 50% - Affordable Housing Reserve
 - 40% - Community and Childcare Facilities
 - 10% - Heritage Conservation Reserve
 - ↘ Consistent with Cambie Corridor Interim Public Benefits Strategy



Thank You