



Mayor and Council Feedback

Case number: 101010171599

Case created: 2017-09-15, 03:02:00 PM

Incident Location

Address: 311 UNADDRESSED LOCATION, VANCOUVER, VAN 311

Address2:

Location name:

Contact Details

Name: Mark Cote

Address:

Address2:

Phone:

"s.22(1) Personal and Confidential"

Alt. Phone:

Preferred contact method: Either

Request Details

1. Describe details (who, what, where, when, why):

Dear Mayor and Council -

On behalf of Oxford Properties Group, please find attached a letter, which we are simultaneously submitting to the City Clerk and Mr. Gil Kelley, in support of Report 12116, the recommended Heritage Density Bank Update and Zoning Amendments to Support Heritage Conservation. We believe strongly that the proposals in this support will help resolve supply constraints for Heritage Density and ensure that the proceeds of these transactions are aligned with City building and conservation needs.

Thank you -

Mark Cote

2. Type of feedback:

Positive

3. Department:

Mayor and Council

4. Were any other cases or service requests created as a result of this feedback?

No

5. If Yes, provide case number(s) or other relevant details:



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September 15, 2017

City of Vancouver
453 West 12th
Vancouver, BC

Attn: Your Worship and Council

Re: Heritage Density Bank Update and Zoning Amendments to Support Heritage Conservation
RTS No.: 12116

Oxford Properties Group ("Oxford"), together with its investment partners, owns and manages a number of significant commercial properties in the City of Vancouver comprising 1.63 million square feet of office space with a value in excess of \$1 billion. In 2015, we were proud to complete the development of MNP Tower, a 272,000 square foot Class A office tower located at 1021 West Hastings Street. We are currently working with the City on two new projects, the first being a 148,000 square foot Class A office tower at 402 Dunsmuir Street and the second being a 500,000 square foot Class A office tower at 1133 Melville Street. In short, we are deeply committed to and invested in the City of Vancouver and aligned with Council in ensuring its future success.

We are writing to express our strong support for Report 12116, the recommended Heritage Density Bank Update and Zoning Amendments to Support Heritage Conservation. We believe there will be significant benefits to the City of Vancouver by introducing new measures to resolve the current heritage density supply constraints, and by establishing a clearly defined City-led process for acquiring density at a benchmark rate. The proposed measures will also ensure that the financial proceeds of any such transactions are used in alignment with City building and heritage conservation initiatives.

The completion of 402 Dunsmuir by Oxford in 2020 will introduce over 1,000 new, well-paying jobs to downtown Vancouver. The proposed amendments outlined in Report 12116 will enable our project to proceed and for the City to expedite other projects that are important to its economic development and growth.

Thank you for your consideration on this important initiative. We look forward to continuing to work with City Staff and members of Council on matters of importance to ourselves, the City, and its residents.

Sincerely,

"s.22(1) Personal and Confidential"

Mark A. Cote
Vice President, Development
Oxford Properties Group

Cc: Mr. Gil Kelley, General Manager of Planning, Urban Design and Sustainability
City Clerk, City of Vancouver