

Refers to Referral Report Item #2 Public Hearing of November 14, 2023

YELLOW MEMORANDUM

November 9, 2023

- TO: Mayor and Council
- CC: Paul Mochrie, City Manager Armin Amrolia, Deputy City Manager Karen Levitt, Deputy City Manager Sandra Singh, Deputy City Manager Maria Pontikis, Chief Communications Officer, CEC Rosemary Hagiwara, Acting City Clerk Teresa Jong, Administration Services Manager, City Manager's Office Mellisa Morphy, Director of Policy, Mayor's Office Trevor Ford, Interim Chief of Staff, Mayor's Office Lon LaClaire, General Manager of Engineering Services Yardley McNeill, Director, Rezoning Centre, Planning, Urban Design and Sustainability FROM: **Doug Smith** Acting General Manager, Planning, Urban Design and Sustainability
- SUBJECT: Rezoning: 1510 W 71st Avenue & 8733 Granville Street Public Consultation Correction

RTS #: 15957

On October 17, 2023 Council referred the above-mentioned rezoning application to Public Hearing. After referral, staff discovered incorrect public consultation information had been included in the report. The corrected version of "Appendix D - Public Consultation Summary" is attached to this memo. This memo will form part of the November 14, 2023 Public Hearing agenda package and will be available for public viewing.

No further action is required by Council.

Smith

Doug Smith Acting General Manager, Planning, Urban Design and Sustainability

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1510 West 71st Avenue and 8733 Granville Street PUBLIC CONSULTATION SUMMARY

	Date	Results
Event		
Virtual open house (City-led)	February 27, 2023 – March 19, 2023	119 participants (aware)*45 informed7 engaged
Public Notification		
Postcard distribution – Notice of rezoning application and virtual open house	February 22, 2023	2,338 notices mailed
Public Responses		
Online questions	February 27, 2023 – March 19, 2023	1 submittal
Online comment forms Shape Your City platform 	February 2023 – August 2023	8 submittals
Overall position support opposed mixed 	February 2023 – August 2023	8 submittals • 5 responses • 1 responses • 2 responses
Other input	February 2023 – August 2023	0 submittal
Online Engagement – Shape Your City Vancouver		
Total participants during online engagement period	February 2023 – August 2023	 315 participants (aware)* 113 informed 9 engaged

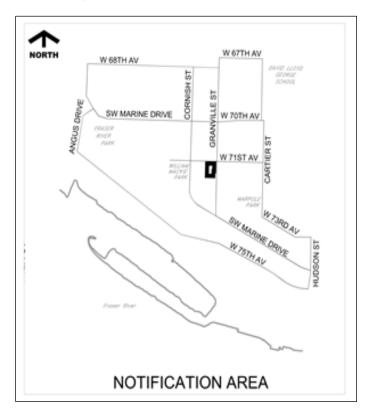
1. List of Engagement Events, Notification, and Responses

Note: All reported numbers above are approximate.

* The Shape Your City platform allows staff to capture more nuanced levels of engagement associated with the rezoning application, categorized as:

- Aware: Number of unique visitors to the application webpage that viewed only the main page.
- **Informed**: Visitors who viewed documents or the video/photo gallery associated with the application; *informed* participants are a subset of *aware* participants.
- **Engaged**: Visitors that submitted a comment form or asked a question; *engaged* participants are a subset of *informed* and *aware* participants.

2. Map of Notification Area



3. Analysis of All Comments Received

Below is an analysis of all public feedback by topic.

Generally, comments of support fell within the following areas:

- **Housing stock and use:** The development will provide much needed housing and the commercial space will help activate the street.
- **Height, density, use and massing:** Proposed height, density, use and massing is supported.

Generally, comments of concern fell within the following areas:

• **Parking:** Vehicles from the residents of the development will spill over onto local roads and make it even more difficult to find street parking spots in the area.

The following miscellaneous comments were received from the public (note: these were topics that were not ranked as highly as above).

General comments of support:

• The application will fit in with the neighbourhood.

General comments of concern:

- The development is taller than existing buildings in the neighbourhood and will cast shadows onto the surrounding area.
- Residents of the building will be exposed to noise and pollutants from activity on Granville Street (an arterial road).
- This proposal along with the multiple developments in the area will increase traffic and density in the area and will put pressure on the existing infrastructure.

General neutral comments/recommendations:

- There should be enough vehicle parking spaces for residents of the development as well as customers of the retail space.
- The height of the application should be increased to allow a rooftop amenity space.
- Granville Street should only be 2 lanes wide so that it is safer for pedestrians.
- More parking stalls should be installed in the area to encourage biking.
- There should be in-unit bike storage instead of a common bike area to prevent bike theft.
- There should be trees between the development and Granville Street to improve air quality for the residents.

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