

Government Affairs Update

Thursday, February 16, 2017



AGENDA



1. Development in Rail Proximity Zones



2. The Green Line LRT



3. Cash-In-Lieu Parking

CURRENT / INTERIM APPROACH

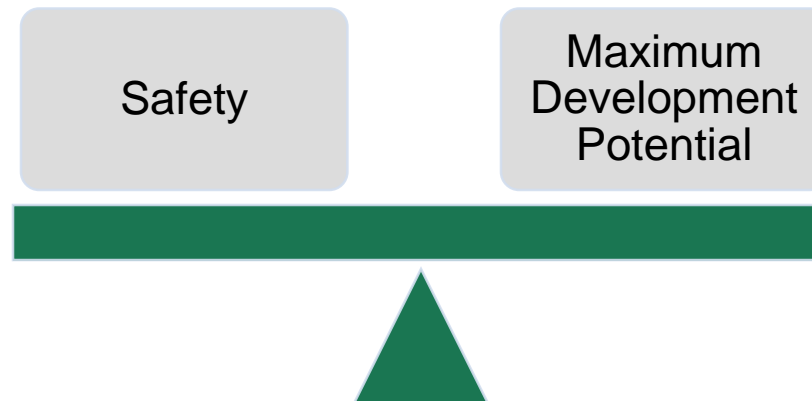
- Applies to residential, commercial > 3 storeys and all frame construction
- Applies to portions of building(s) within the 30 m Rail Proximity Zone

Conditional Uses*	Not Permitted
<ul style="list-style-type: none">• Addiction treatment• Assisted living• Custodial care• Temporary/emergency shelter• Private school• School authority• Child care service	<ul style="list-style-type: none">• Hospital• Jail• Residential care

* ***Approval subject to risk assessment and mitigation.***

WORK PROGRAM

1. Balance safety with recognition of Municipal Development Plan and owner rights under Land Use Bylaw.
2. Baseline Risk Assessment
 - Q2 2017 completion.
 - Industry representatives on review panel.
 - Measure real risks, no recommendation for mitigation.
3. Mitigation (if any) to recognize risk and be site specific



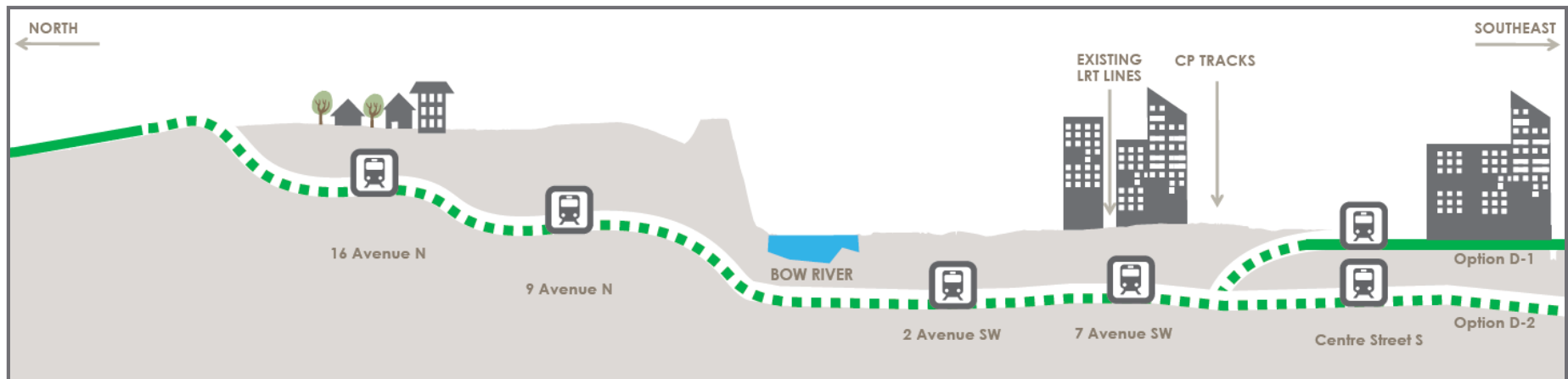
4. New policy to replace Current/Interim Approach – Q2 2018

THE GREEN LINE LRT

DOWNTOWN ALIGNMENT

- Underground alignment approved *in principal*.
- Continue lobbying efforts until final approval.

City Centre Underground Alignment



THE GREEN LINE LRT

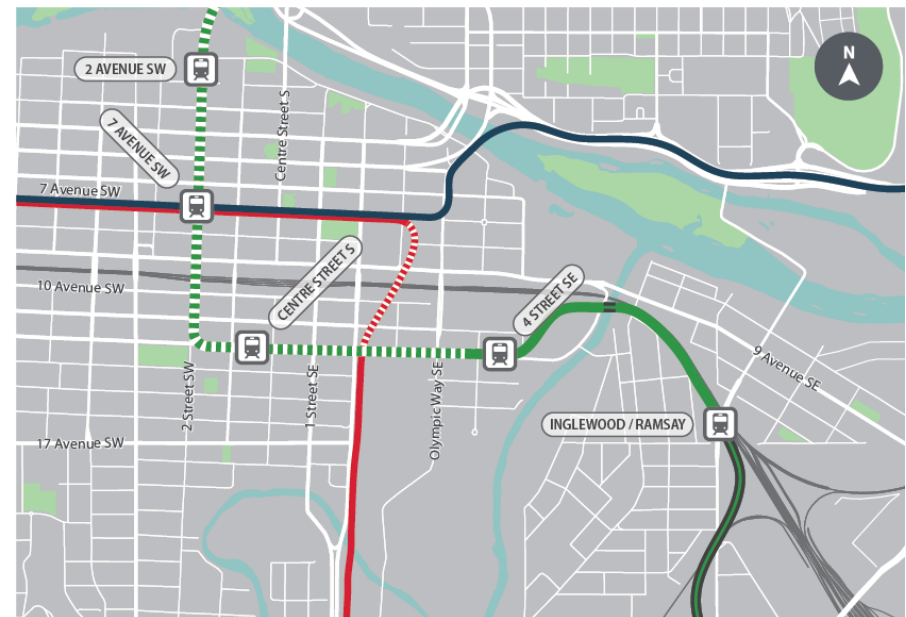
BELTLINE ALIGNMENT

- Two remaining options – both along 12th Ave.
- Consensus: underground alignment preferred.
- Some councilors concerned: too much \$ spent in City Centre.
- Beltline alignment approval: March 2017 (delay to June?).

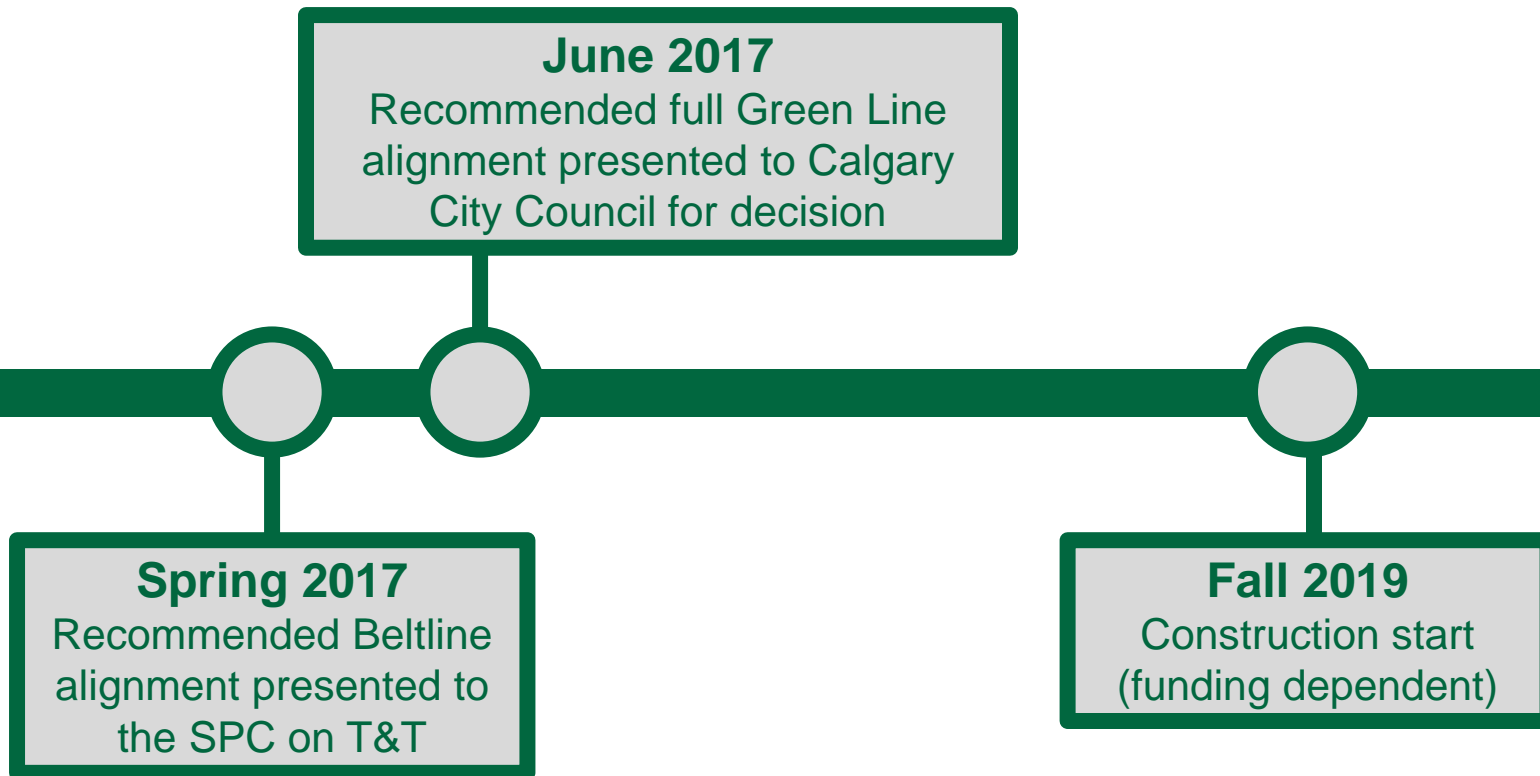
12th Avenue Surface Alignment



12th Avenue Tunnel + Surface Alignment



THE GREEN LINE LRT



CURRENT STATUS

- June 2016 – Council approved Integrated Downtown-TOD Parking Strategy including:
 - ✓ 1 stall per 140 sm (~1,500 sf) of GBA limit (no change).
 - ✓ End cash-in-lieu program – all parking now on-site.
 - ✓ Relaxations of up to 50% below requirements by payment of new levy (amount TBD).

WORK PLAN

- New policy (to be developed by March 2017), to include:
 - ✓ Review of short-stay parking.
 - ✓ Formalize elimination of mandatory cash-in-lieu; replace with voluntary cash-in-lieu.
 - ✓ Alignment of Beltline, East Village and Chinatown policies with Downtown.