

Projects on the Go September, 2009

Item	Project Address	Project Type	Estimated Construction Costs	Project Description	Status	Last Month's Status	File	Project Planner
A - Building Permit Issued/Under Construction								
1	1210 Quayside Drive	Residential	\$7,000,000	SDP: Façade remediation; Trow Associates Inc.	A	A	SDP 155	Lynn Roxburgh
2	525 Eleventh Street	Residential	\$2,500,000	DP: Façade revision to 9 storey apartment building.	A	A	DP 010 (BH)	Jim Hurst
3	559/561 Garfield Street	Residential	n/a	Rezoning: Single Detached Dwelling Districts (RS-1) to Single Detached Dwelling Districts (Small Lot) (RS-5).	A	A	6989	Dave Guiney
4	316 Fourth Avenue	Residential	n/a	Rezoning: Single Detached Dwelling District (RS-1) to Single Detached Dwelling Districts (Heritage) (RS-6).	A	A	6987	Dave Guiney
5	888 Carnarvon Street- Plaza 88 Tower 3	Mixed Use	\$36,300,000	SDP: One highrise building with approximately 240 residential units, JP Thornton, VIA Architecture; Degelder Project Management	A	A	SDP143	Stephen Scheving
6	218 Fourth Street	Residential	n/a	Rezoning: Single Detached Dwelling District (RS-1) to Single Detached Dwelling Districts (Heritage) (RS-6).	A	A	6979	Dave Guiney
7	14 Begbie Street- InterUrban	Mixed Use	\$27,000,000	SDP: 158 residential units; 18 storeys with at-grade commercial; HR Hatch Architect Ltd., Ballenas Project Management Ltd.	A	A	SDP 153	Stephen Scheving
8	305-307 Carnarvon Street	Institutional	\$3,000,000	HRA: Consolidation of properties for 35 bed halfway house; Eric Pattison Architect.	A	A	SDP 153	Julie Schueck & John Stark
9	210 Carnarvon Street	Residential	\$1,600,000	SDP: Façade remediation for 4-storey apartment building; JRS Engineering	A	A	SDP 152	Barry Waitt
10	288 Hampton Street (formerly 1020-1032 Ewen Avenue)	Mixed Use	\$6,100,000	Rezoning & DP: 4 storey building with at-grade commercial and 36 residential units above. Boffo Construction; Wensley Architecture	A	A	6994	Jim Hurst
11	811 Columbia Street- Plaza 88 Retail	Mixed Use	n/a	SDP: 180,000 sq. ft. commercial space, 35,000 sq ft civic space; VIA Architecture; Degelder Project Management	A	A	SDP143	Stephen Scheving

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12	740 Carnarvon Street	Mixed Use	\$4,500,000	Rezoning: Central Business District (C-4) to Comprehensive Development District (740 Carnarvon) CD-18. Commercial at grade, 40 transitional housing units and 15 emergency shelter beds.	A	A	2630.09	John Stark
13	1055 Columbia Street - Columbia Square	Commercial	\$3,250,000	SDP: Construction of 24,420 sq. ft. retail space; Brock Croome Architects	A	A	SDP149 & DVP423	Barry Waitt
14	1105 Royal Avenue	Residential	\$5,900,000	DP: 13 permanent and 11 transitional housing units; Anthony Boni Architect.	A	A	7003	Jim Hurst
15	Hyack Square	City Project	\$1,315,000	Redevelopment of Hyack Square: new stairs, landscaping, seating, water feature and performance stage.	A	A	04.0925.03	Lisa Spitale
16	512 Sixth Avenue	Commercial	\$300,000	DP: single storey retail building.	A	A	DP 034 (UT)	Jim Hurst
17	201 Furness Street, 237-251 Salter Street & 200 Jensen Street Port Royal Row Houses - Phase 2A	Residential	n/a	DP: 10 unit row house development; Ramsey Worden Architect, Aragon Properties Ltd.	A	A	DP 026 (Q)	Jim Hurst
18	707 & 709 Eighteenth Street	Residential	n/a	Rezoning: Neighbourhood Residential Dwelling District (NR-1) to Neighbourhood Residential Dwelling District (Small Lots) (NR-5).	A	A	7004	Dave Guiney
19	820 Thirteenth Street	City Project	\$370,000	OCP amendment and Rezoning: from Neighbourhood Residential Dwelling Districts (NR-1) to Comprehensive Development Districts (Fire Hall #3) (CD-22), addition to the back of the existing building.	A	A	7033	Jim Hurst
20	609 Columbia Street	Commercial	n/a	SDP: minor alterations to the storefront; Alan Arbuthnot, Gondola Holdings Ltd.	A	A	SDP 165	Barry Waitt
21	280 Ross Drive- Victoria Hill, Parcel K	Residential	\$22,500,000	Rezoning and DP: Rezone from RM-4 to RM-CD-5, 194 units in 27 storeys; Chris Dikeakos Architect; Onni Group of Companies.	A	B	DP004 (W) & 6848	Barry Waitt
22	225 Francis Way- Victoria Hill, Parcel D	Residential	\$9,500,000	DP: 72 units in a 4-6 storey building; Tomizo Yamamoto, Architect; Onni Group of Companies.	A	G	DP007(W)	Barry Waitt
23	Moody Park Ice Arena	City Project	1,200,000	Replacement of ice slab.	A	A	*	Dean Gibson
24	128-132 Ovens Avenue & 815 Second Street	Residential	n/a	Rezoning: Single Detached Dwelling District (RS-1) to Single Detached Dwelling District (RS-5). Subdivide 2 properties into 3 and build 3 new houses.	A	B	7035	David Guiney

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B - Council Approved								
25	626 Tenth Street	Residential	n/a	HRA: Subdivision, retention of heritage house and construction of new house; Eric Pattison Architect	B	B	2608.20.033	Julie Schueck
26	244-252 Brooke Street Port Royal Row Houses - Phase 2A	Residential	n/a	DP: 5 unit row house development; Ramsey Worden Architect; Aragon Properties Ltd.	B	B	DP 026 (Q)	Jim Hurst
27	228-240 Brooke Street Port Royal Row Houses - Phase 2A	Residential	n/a	DP: 7 unit row house development; Ramsey Worden Architect, Aragon Properties Ltd.	B	B	DP 026 (Q)	Jim Hurst
28	210-226 Brooke Street Port Royal Row Houses - Phase 2A	Residential	n/a	DP: 9 unit row house development; Ramsey Worden Architect, Aragon Properties Ltd.	B	B	DP 026 (Q)	Jim Hurst
29	201 Jensen Street, 221-235 Salter Street & 200 Brook Street Port Royal Row Houses - Phase 2A	Residential	n/a	DP: 10 unit row house development; Ramsey Worden Architect, Aragon Properties Ltd.	B	B	DP 026 (Q)	Jim Hurst
30	518 Ewen Avenue	Mixed Use	n/a	DP: 2 storey building with at-grade commercial and residential above, 2000 sq ft. P.J Lovick Architect.	B	B	6962	Jim Hurst
31	419 & 423 Eighth Street	Residential	n/a	Rezoning and DP: 16 stacked townhouse units; Denis Turco Architecture	B	B	6972	Jim Hurst
32	1025 Hamilton Street	Residential	n/a	Rezoning & subdivision: Infill of new house (NR-5) and restoration of heritage house (NR-1).	B	B	6990	Dave Guiney
33	1130 Ewen Avenue	Residential	n/a	Rezoning & DP: From Queensborough Neighbourhood Residential District (RQ-1) to Comprehensive Development District, 33 residential units and 2 commercial units; Ramsay Worden Architects.	B	B	7010	Jim Hurst
34	709 Twelfth Street	Mixed Use	n/a	DP: 4 storeys with 36 residential units and commercial at grade; Bernard Decosse Architect Inc.	B	B	DP 006(TS)	Jim Hurst
35	127-131 Dickenson Street	Residential	n/a	Rezoning: Single Detached Dwelling District (RS-2) to Multiple Dwelling District (highrise) (RM-4). 18 storeys- 114 apartment and 7 townhouse units; Gomberoff Bell Lyon Architects.	B	B	6915	Jim Hurst
36	180 Ewen Avenue- Port Royal lot 5	Residential	n/a	DP: 21 storeys with 163 units; Ramsey Worden Architects.	B	B	DO 032(Q)	Jim Hurst

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37	401 Jardine Street	Industrial/Commercial	n/a	Rezoning & OCP Amendment: From Heavy Industrial (M-2) to a mix of Light Industrial (M-1) and Heavy Industrial (M-2); Beedie Group.	B	B	REZ 009	Jim Hurst
38	409 Boyne Street	Industrial	n/a	Rezoning & OCP Amendment: From Heavy Industrial (M-2) to Light Industrial (M-1); Boffo Corp.	B	B	REZ 013	Jim Hurst
39	307 Columbia Street	Commercial	n/a	SDP: minor addition to the rear of the building; Allan Hepburn, The Colborne Architectural Group.	B	B	SDP 166	Barry Waitt
40	140 Sixth Street- Royal Towers	Residential	n/a	DP: Conversion of existing 1st and 2nd levels to 33 residential units; Alan Brown Architect	B	E	DP 036(UT)	Jim Hurst
C - Council Consideration Underway								
41	303-307 Jardine Street	Residential	n/a	DP and Rezoning: From RQ-1 to CD for proposed townhouse development; Gen Yada Architect.	C	C	7027	Jim Hurst
42	818 Twelfth Street	Mixed Use	n/a	DP: 6 residential units with commercial at grade; Egil Lyngen.	C	C	DP 008(TS)	Jim Hurst
43	230 Third Avenue	Residential	n/a	HRA: increase in allowable floorspace; Robert Johnson Architect	C	C	2608.2044	Julie Schueck
44	401 Jardine Street- Site 2	Industrial	n/a	DP: Large format retail building supply store 173,706 sq.ft.; GBL Architects.	C	D	DP 031(Q)	Lynn Roxburgh
D - Planning Issues Unresolved					D			
45	115 Twelfth Street- Terminal Pub	Commercial	n/a	Exterior alterations. (Building Permit issued for interior upgrades only).	D	D	DP 012(NAN)	Jim Hurst
E - Presentation to Design Review Panel / Advisory Planning Commission					E			
46	210 Brunette Avenue	Mixed Use	n/a	DP: 41,700 sq.ft. at-grade commercial and 60,000 sq.ft. office above; WesGroup.	E	E	DP 022(S)	Jim Hurst
47	45 & 175 Duncan Street	Residential	n/a	Rezoning & DP: From Heavy Industrial Districts M2 to Comprehensive District (CD), 425 residential units; Kasho Consulting	E	E	REZ 008	Jim Hurst
48	Moody Park: New Westminster Youth Centre	City Project	1,500,000	Development of a new youth centre. Construction expected to commence Fall 2009.	E	E	15.3055.70	Dean Gibson
49	841 Royal Avenue	Residential	n/a	HRA: Relocation of heritage house to site and new construction, 6 units; HS Chase Architects Inc.	E	E	2608.2043	Julie Schueck
50	845 Royal Avenue	Residential	n/a	HRA: Rehabilitation of the Telford Block building to create 6 units; HS Chase Architects Inc.	E	E	2608.2037	Julie Schueck
51	708 Sixth Avenue	Commercial	n/a	DP: Minor DP for exterior alterations.	E	E	DP 037(UT)	Michael Watson

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52	810 Quayside Drive	Commercial	n/a	SDP: Façade improvement to existing building; Hotson Bakker Boniface Haden; River Market Inc.	E	E	SDP 167	Barry Waitt
53	800 Boyd Street	Industrial	n/a	DP: Addition of two storey building for mini-storage.	E	E	DP 036(Q)	Michael Watson
54	504/508 Sixth Avenue	Commercial	n/a	DP: 1 storey commercial building with 6,729 sq.ft.; Eric Pattison Architect	E	E	DP 35 (UT)	Jim Hurst
55	410 Columbia Street	Commercial	n/a	SDP: Minor changes to the rear exterior of the building; Chercover Massie & Associates	E	E	SDP 168	Barry Waitt
56	828 Royal Avenue, 829 - 831 Moody Street	Residential	n/a	SDP: 11 unit stacked townhouse; Matthew Cheng Architect	E	*	SDP 170	Barry Waitt
57	501-505 Twelfth Street	Mixed Use	n/a	Rezoning & DP: 4 storeys with 34 apartment units; Jordan Kutev, Architect.	E	*	DP009(TS) & REZ 020	Michael Watson
58	1209-1211 Fourth Avenue	Residential	n/a	DP: 4 storeys with 22 units; Jorden Kutev Architect.	E	*	DP(007(TS)	Michael Watson
59	1932 Eighth Avenue	Church	n/a	Rezoning: from NR-1 (Neighbourhood Residential) to CD (Comprehensive Development) zone to allow church addition; Eric Pattison Architect.	E	*	REZ 026	Jim Hurst
60	333-335 Wood Street	Church	n/a	Rezoning: from RQ-1 to P-1 for Queensborough Temple; Ramsay Worden Architects.	E	*	REZ 024	Jim Hurst
61	846 Twentieth Street	Commercial	n/a	DP: Multi-tenant commercial building; Eric Pattison Architect.	E	*	DP 002 (C)	Jim Hurst
F - OCP / Land Use Review								
62	224 Front Street	City Project	n/a	OCP amendment and Rezoning: OCP from Residential- High density to Parks/Community Facilities; Rezoning from RM-6A to CD-27 to allow a waterfront park and associated uses.	F	F	REZ 021	Stephen Scheving
63	200-220 Royal Avenue 201-208 Agnes Street	School	n/a	OCP amendment: New elementary school and City park.	F	*	REZ 025	Stephen Scheving
G - No Recent Activity / On Hold								
64	51 Elliot Street	Residential	n/a	Rezoning & DP: From Multiple Dwelling Districts (High Rise) RM-4 to Comprehensive Development District, 22 storeys with 151 apartment units and 8 townhouses.	G	G	DP 003(AC)	Barry Waitt
65	514 Garfield Street, 527 McDonald Street	Residential	n/a	Rezoning: rezone from RS-1 to RS-5 (small lot); retain existing house and construct new house.	G	G	6980	David Guiney

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66	660-700 Columbia Street	Mixed Use	n/a	Rezoning, HRA & SDP: Façade retention and construction of new mixed use buildings with 8700 sq.ft. commercial and 166 housing units; Salient Group.	G	G	SDP 159	Stephen Scheving
67	255-265 Francis Ross Drive-Victoria Hill Parcel G	Residential	\$13,000,000	DP: 178 units in four 4-storey apartments; Gomberoff Bell Lyon Architects Group Inc; Onni Group of Companies.	G	G	DP005(W)	Barry Waitt
68	200 Salter Street Port Royal - Phase 3B	Residential	n/a	DP: 129 units in 2 four storey buildings. Ramsay Worden Architects; Aragon Development.	G	G	DP024(Q)	Jim Hurst
69	230 Salter Street Port Royal- Parcel 2C	Residential	n/a	DP: 30 townhouse units in 5 buildings; Bernard Decosse Architect Inc.	G	G	DP 027 (Q)	Jim Hurst
70	246 Sixth Street	Mixed Use	n/a	Rezoning and DP: 57 apartment units and 8 townhouse units and 2779 sq.ft. commercial; Bumen Architecture.	G	G	6947	Jim Hurst
71	618 Sixteenth Street	Residential	n/a	Rezoning & Subdivision: (part of 1602 Nanaimo St. project) Neighbourhood Residential Dwelling District (NR-1) to NR-1 and Neighbourhood Residential Dwelling District (Small Lots) (NR-5).	G	A	7016	Dave Guiney
H - Completed Within the Past Year								
72	340 Fifth Street & 500 Fourth Avenue	Residential	n/a	HRA: Subdivision and infill of relocated heritage house; Eric Pattison Architect.	H	A	2608.20.035	Kathleen Stevens
73	240 Salter Street- Port Royal, Parcel 2B	Residential	\$5,500,000	DP: 46 units in a 4 storey apartment building and 5 three storey townhouses; Bernard Decosse, Bernard Decosse Architect Inc; Aragon Development.	H	A	DP022(Q)	Jim Hurst
74	Moody Park Outdoor Pool	City Project	\$5,000,000	Rebuilding of outdoor pool.	H	A	15.3035.14	Dean Gibson
75	1001 Royal Avenue	Commercial	\$30,000	Rezoning: To allow group childcare (40-60 spaces).	H	H	91547	John Stark
76	800 McBride Boulevard - Royal Square Mall	Commercial	\$1,000,000	DP: Façade revision of the existing Royal Square Mall.	H	H	DP 004 (GN)	Lynn Roxburgh
77	1602 Nanaimo Street	Residential	n/a	Rezoning & Subdivision: Neighbourhood Residential Dwelling District (NR-1) to NR-1 and Neighbourhood Residential Dwelling District (Small Lots) (NR-5).	H	H	7016	Dave Guiney
78	306 Sixth Street	Mixed Use	\$4,500,000	DP: 40 residential units in 10 storeys, with 2,648 sq. ft. commercial; Doug Massey Architects; Century Point Residences Ltd.	H	H	DP025(UT)	Jim Hurst

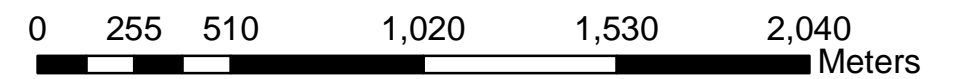
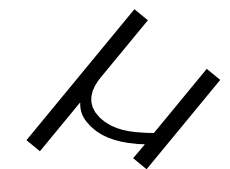
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79	892 Carnarvon Street - Plaza 88 Tower 2	Residential	\$29,000,000	SDP: 200 residential units in one high rise buildings; Via Architecture; Degelder Project Management Ltd.	H	H	SDP108	Stephen Scheving
80	1 Renaissance Square- The Q at Westminster Quay	Residential	\$20,000,000	SDP: 140 units in a 19 storey building and 10 townhouses; Nigel Baldwin Architect and Barry Doyle Architect; Aragon Development.	H	H	SDP107 & DVP337	Barry Waitt
81	1625 Fifth Avenue	Industrial	\$7,000,000 (phase 1)	DP: Redevelopment of existing Scott Paper plant in 5 phases over 10 years; Phase 1, Louis Conway, AMEC	H	H	DP008	Jim Hurst
82	10 Spruce Street	Industrial	\$384,000	DP: Construct a 10,000 sq. ft. warehouse; JDG Construction; Ted Murray Architect Inc.	H	H	DP 020 (S)	Jim Hurst
83	725 Carnarvon	Commercial	n/a	DVP: Relax parking requirements to permit group childcare (60-80 spaces).	H	H	78829	John Stark
84	505 Sixth Street	Commercial	\$6,000,000	Development Permit: demolish existing 3 theatres and develop 3 levels of office space.	H	H	DP 028 (UT)	Jim Hurst
85	898 Carnarvon Street - Plaza 88 Tower 1	Residential	\$29,000,000	SDP: 204 residential units in one high rise buildings; 5,000sq ft commercial. Via Architecture; Degelder Project Management Ltd.	H	H	SDP108	Stephen Scheving
86	200 Keary Street - The Anvil	Mixed Use	\$12,000,000	DP: 100 residential units in 9 storeys; Chandler Associated Architecture Inc. United Properties.	H	H	6873	Jim Hurst
87	160 Pembina Street	Residential	\$6,000,000	DP: 51 unit townhouse project; Creekside Architects; Binar Investments Inc.	H	H	DP011(Q)	Jim Hurst
88	244 Sherbrooke Street - Copperstone	Residential	\$20,158,000	DP: 59 units in a 4 storey building; The Tarjan Group, Architect; Pointe of View Developments.	H	H	6778	Jim Hurst
89	270/290 Francis Way & 275/285 Ross Drive- Victorial Hill Parcel H	Residential	\$17,682,370	DP: 176 units in four 4-storey apartments; Gomberoff Bell Lyon Architects Group Inc; Onni Group of Companies.	H	H	DP005(W)	Barry Waitt

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- E Presentations to Design Review Panel / Advisory Planning Commission
- F OCP / Land Use Review
- G No Recent Activity / On Hold
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1:20,000