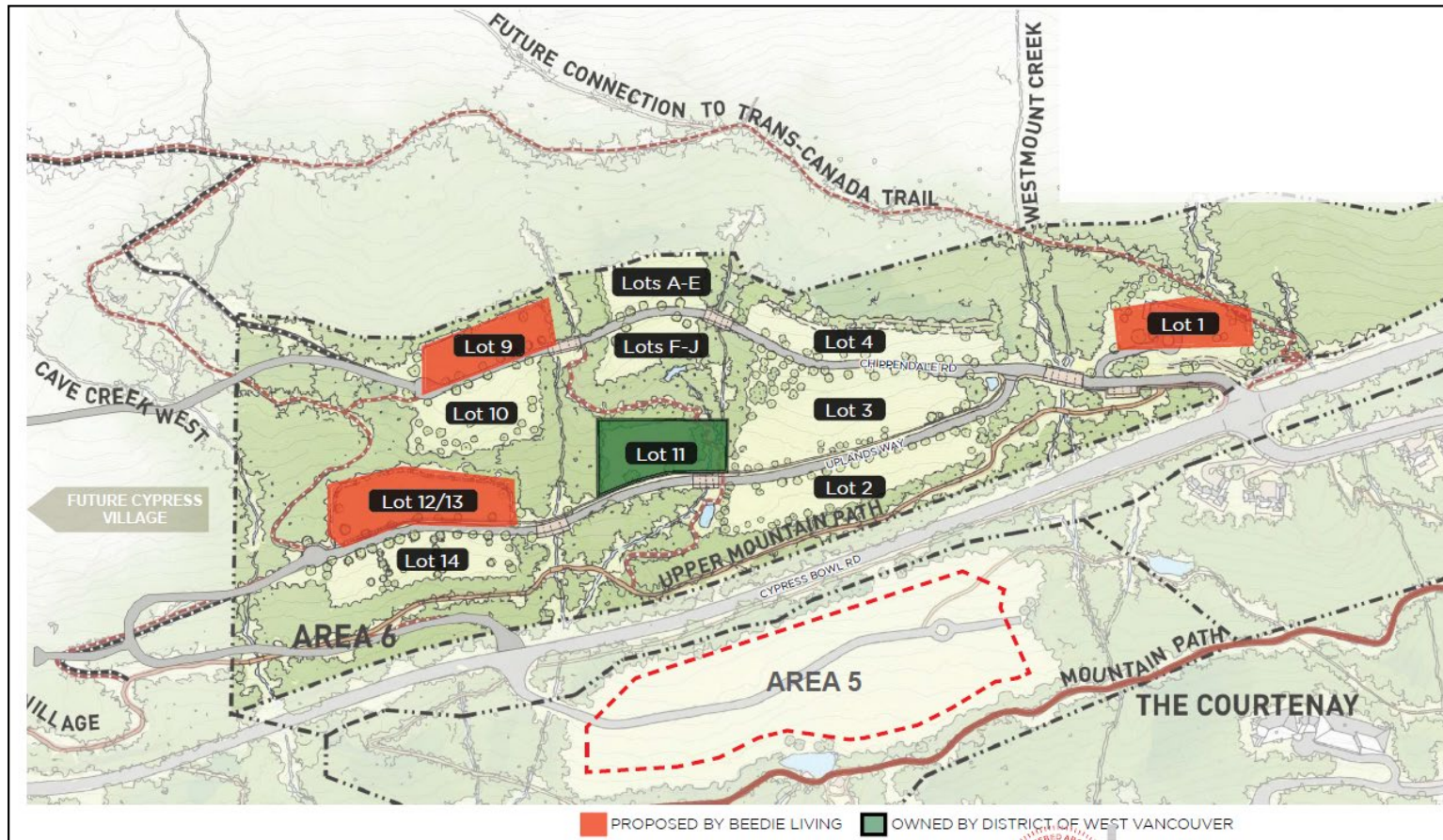


Beedie Uplands (Area 6) Development Application

Council Meeting

June 23, 2025

Location and Neighbourhood Context



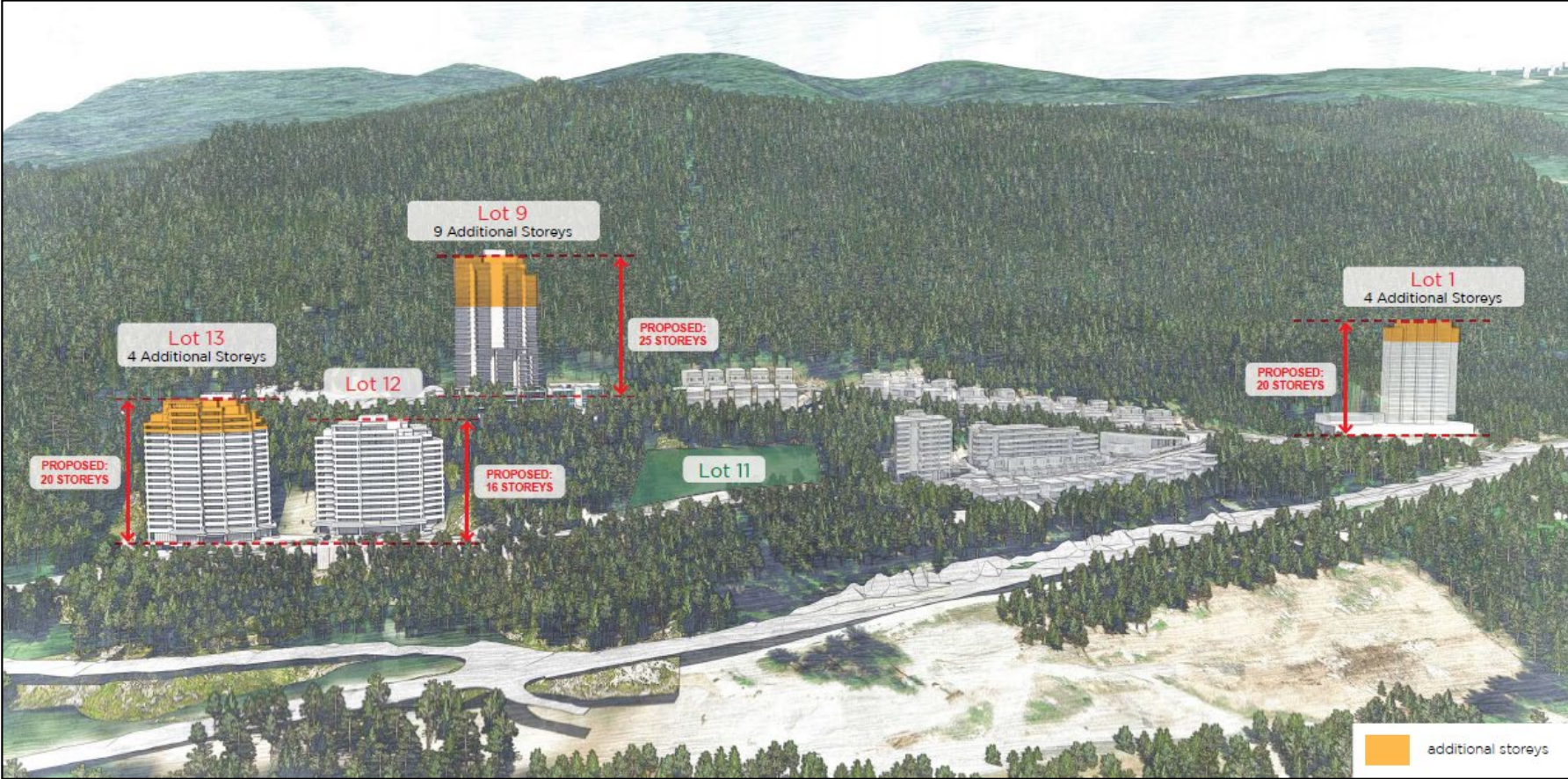
BEEDIE UPLANDS (AREA 6) DEVELOPMENT APPLICATION

westvancouver

The Proposal



The Proposal



Proposed Floor Area Transfer

	Lot 1	Lot 9	Lot 12	Lot 13
Floor Area Permitted	96,500 sq. ft.	87,800 sq. ft.	102,000 sq. ft.	110,806 sq. ft.
Floor Area Proposed	107,966 sq. ft.	150,116 sq. ft.	110,956 sq. ft.	130,068 sq. ft.
Units Permitted	39	66	125	107
Units Proposed	63	93	81	87
Storeys Permitted	16 storeys	16 storeys	16 storeys	16 storeys
Storeys Proposed	20 storeys	25 storeys	16 storeys	20 storeys

- Proposal results in Community Amenity Contribution of approximately \$13,270,000 and Development Cost Contributions of approximately \$1,134,000.

Application Process

If Council chooses to move the application forward for consideration, the applicant would:

- finalize the development permit applications for Lots 9, 12 and 13 with revisions responding to the motions from the Planning Committee,
- consistent with the Development Procedures Bylaw, notify and host a proposed development application meeting for the proposal prior to first reading of the amending bylaws, and
- if applicable, revise the applications in response to feedback received from Council and the public prior to Council consideration.

Note: the development permit application for Lot 1 is to be submitted in future.

Recommendation

It is recommended that bylaw amendments, development permits and other administrative steps required for the proposed development application for 3861 & 3875 Upland Way and 3389 & 3181 Chippendale Road, be brought forward for Council consideration at a future Council date to be determined.

Thank You