



## PROPOSED DEVELOPMENT SUMMARY FOR ADVISORY PLANNING COMMISSION (APC)

REZONING REFERENCE # 15-00015  
ADDRESS: 2085 and 2088 Skyline Court

Meeting Date: 2016 May 19

### DEVELOPMENT PROPOSAL:

Permit changes to the approved CD Zoning for the final two phases of the SOLO District Development at 2085 and 2088 Skyline Court.

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|-------------------------|--|
| 1. <b>Site Area:</b>    | 24,528.73 m2 (264,025 sq.ft.)  |
| 2. <b>Existing Use:</b> | High density mixed-use (commercial, office, retail and multi-family residential) |
| <b>Adjacent Use:</b>    | Industrial, mixed-use (commercial, office, retail and multi-family residential)  |
| <b>Proposed Use:</b>    | Mixed-use (commercial, office, retail and multi-family residential)              |

- |   | Permitted/Required   | Proposed/Provided  |
|---|--|--|
| 3. <b>Gross Floor Area:</b>   | Residential - 39,063.50 m2 (675,617 sq.ft.)<br>Commercial - 9,725.55 m2 (104,685 sq.ft.)   | Residential - 39,063.50 m2 (675,617 sq.ft.)<br>Commercial - 9,725.55 m2 (104,685 sq.ft.)   |
| 4. <b>Site Coverage:</b>  | 49%  | 49%  |
| 5. <b>Building Height:</b>  | Phase 3 - 42 Storeys + 2 Storeys Commercial<br>Phase 4 - 48 Storeys + 3 Storeys Commercial | Phase 3 - 42 Storeys + 2 Storeys Commercial<br>Phase 4 - 48 Storeys + 3 Storeys Commercial |
| 6. <b>Vehicular Access from:</b>  | Skyline Drive  | Skyline Drive  |
| 7. <b>Parking Spaces:</b>   | Residential - 658 Parking Spaces<br>Commercial - 183 Parking Spaces                        | Residential - 688 Parking Spaces<br>Commercial - 211 Parking Spaces                        |
| 8. <b>Loading Spaces:</b>   | Residential - 2 Loading Spaces<br>Commercial - 2 Loading Spaces                            | Residential - 2 Loading Spaces<br>Commercial - 2 Loading Spaces                            |
| 9. <b>Communal Facilities:</b>  | Multi-purpose meeting/media/games rooms,<br>fitness rooms & children's play areas          | Multi-purpose meeting/media/games rooms,<br>fitness rooms & children's play areas          |
| 10. <b>Proposed development consistent with adopted plan?<br/>(i.e. Development Plan, Community Plan, or OCP)</b> |  | <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO                        |

Note: N/A where not applicable