

Maral Zolghadr, Architect AIBC
MA Architects Ltd.
1112 W Pender St Suite608
Vancouver, BC, V6E 2S1
Phone: (604)780-6461
Email: maral@m-aarchitects.com

26 March 2024

City of Burnaby Planning and Development Department
4949 Canada Way
Burnaby, BC V5G 1M2

Re: Rezoning Letter of Intent
4269 HASTINGS ST, Burnaby, B.C.
Burnaby Urban Villages, Heights Community Plan

I, Maral Zolghadr, on behalf of MA Architects Ltd., have submitted this application to rezone the subject site:

From: C8a - High Density Mixed Use (Urban Village Commercial District (Hastings))
To: CD Comprehensive Development District based on C8a

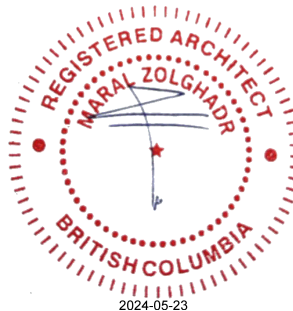
The purpose of rezoning is to permit the six-storey mixed-use building comprising of 33 rental residential units and CRUs at 4269 HASTINGS ST, Burnaby, B.C.

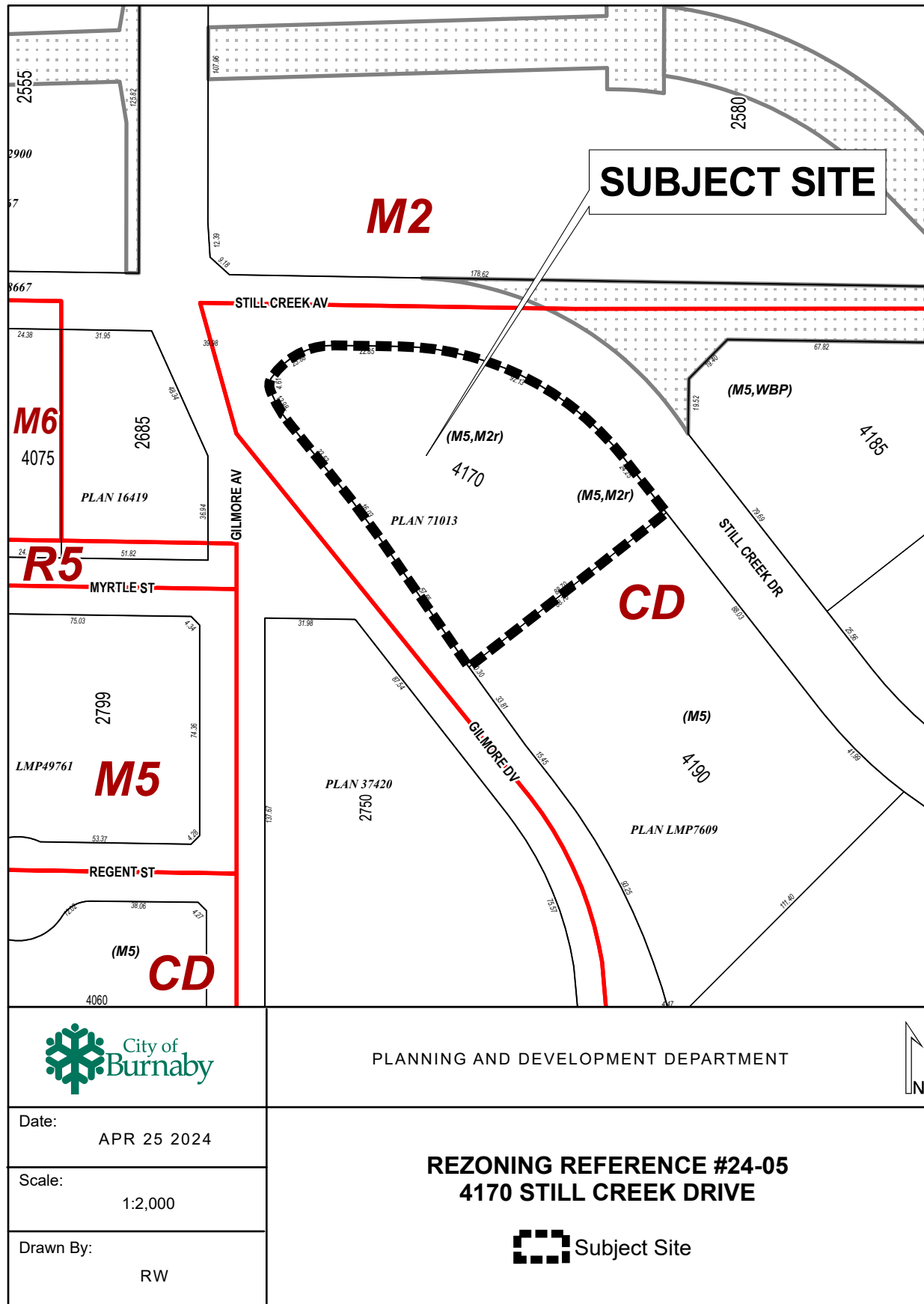
PROJECT BRIEF:

Hasting mixed use residential/commercial building is being designed and developed to provide 33 affordable rental housing near the public transportation mixed with commercial CRUs, to encourage small start-up businesses along Hasting Street, as a busy transit hub connecting East Hasting to West Hasting.

Thank you for your consideration of this rezoning request, we look forward to working with the City towards on this application.

Sincerely yours,
Maral Zolghadr, Architect AIBC
Managing Director
MA Architects Ltd.





Sketch 1



Brittney Bromley, Project Manager
Priority Permits Ltd.
331 Parkdale Ave N, Hamilton ON, L8H 5 Y1
Phone: 289-389-8951
Email: brittney@prioritypermits.com

Date May 21, 2024

City of Burnaby Planning and Development Department
4949 Canada Way
Burnaby, BC V5G 1M2

Re: Rezoning Letter of Intent
4170 Still Creek Drive

I, *Brittney Bromley*, on behalf of *Priority Permits*, have submitted this application to rezone the subject site:

From: Comprehensive Development District (based on the M5 and M2r Districts)

To: Amended Comprehensive Development District (based on the M5 and M2r Districts)

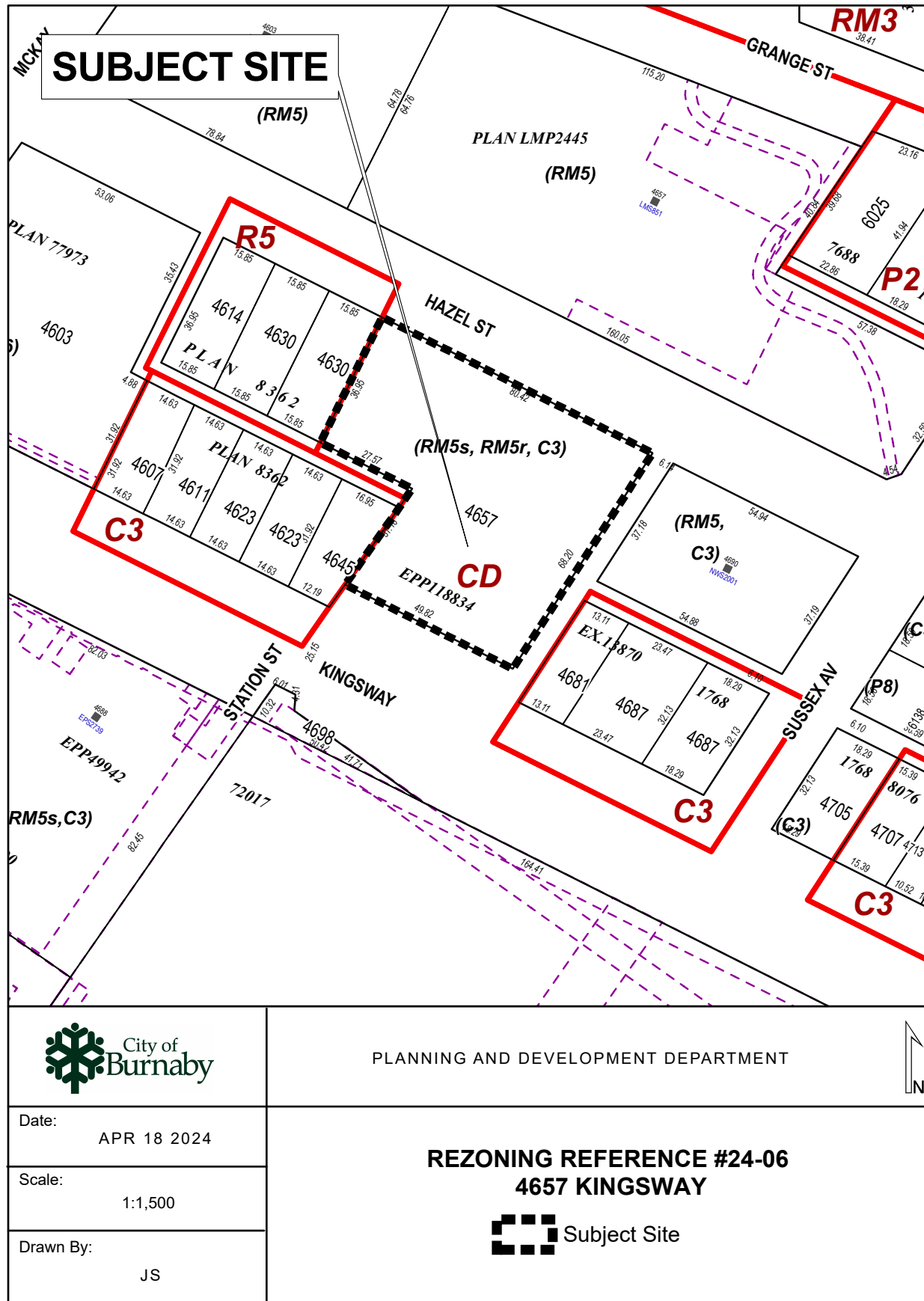
The purpose of the rezoning is to facilitate the installation of two new Fortinet skysigns on the northeast and southwest elevations of the existing building on site. There is no other development associated with this proposal.

We believe that the installation of these sky signs will contribute to the overall aesthetic appeal of Willingdon Business Park while maintaining compliance with all relevant regulations and guidelines. Our request aligns with the desire to create a visually harmonious environment within the business park, which is in the best interest of both the businesses operating within and the community at large.

Since the existing Fortinet signs in the neighbouring properties had no concerns from other neighbours or the general public during the 6-10+ year span in which the signs have been in place, we sincerely hope you will consider our application for rezoning to permit the installation of two new upper-level fascia signs at 4170 Still Creek Drive

A handwritten signature in black ink that reads "Brittney Bromley".

Brittney Bromley, Project Manager
Priority Permits Ltd.





Melissa Howey, Vice President
 Anthem Properties
 1100-1055 Dunsmuir Street
 Vancouver, British Columbia, V7X 1K8
 (604)-689-3040
 MHowey@Anthemproperties.com

May 21, 2024

City of Burnaby Planning and Development Department
 4949 Canada Way
 Burnaby, BC V5G 1M2

Re: Rezoning Letter of Intent
 4657 Kingsway
 Metrotown Downtown Plan

I, *Melissa Howey*, on behalf of *Anthem Properties*, have submitted this application to rezone the subject site:

From: CD Comprehensive Development District (based on RM5s/RM5r Multiple Family Residential District, C3 General Commercial District and Metrotown Downtown Plan as guidelines and in accordance with the development plan entitled "Metro King" prepared by Chris Dikeakos Architecture Inc.)

To: Amended CD Comprehensive Development District (based on RM5s/RM5r Multiple Family Residential District, C3 General Commercial District and Metrotown Downtown Plan as guidelines)

The purpose of the rezoning is to incorporate the potential for hotel usage within the existing C3 Commercial portion of the project (approved under REZ#19-64). This addition will allow future flexibility and responds to the strong demand across Metro Vancouver for hotel units to support the City's economic and tourism sectors as well as the community. This amendment does not add any new floor area, and there are no changes to the residential component of the project.

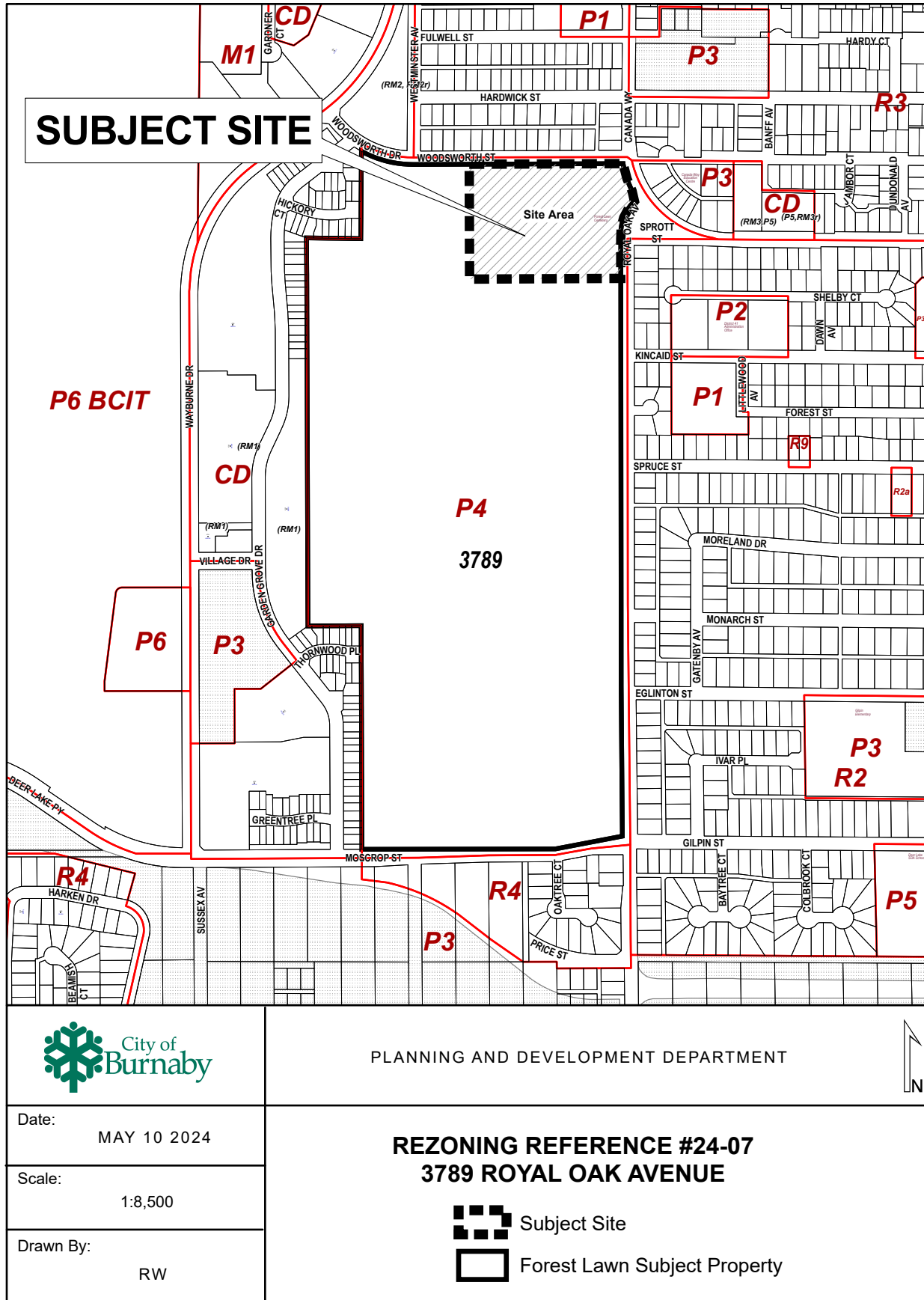
This application includes a minor change to the building exterior to provide enhanced urban design and improve the public realm. The western façade of the podium from Levels 3-9 has been pulled in by 5-feet to accommodate the inclusion of windows. This wall was previously a zero-lot line condition with no windows. All other design related elements remain the same.

We look forward to working with Burnaby staff on this exciting proposal.



A handwritten signature in blue ink, appearing to read "Melissa Howey", written over a horizontal line.

*Melissa Howey, Vice President
Anthem Properties*



JOHN CLARK ARCHITECT INC.

Paul Owens, Project Manager
John Clark Architect Inc.
1798 Peters Rd
North Vancouver BC, V7J 1Y8
604 235 2300
paul@jcainc.ca

5/21/2024

City of Burnaby Planning and Development Department
4949 Canada Way
Burnaby, BC V5G 1M2

Re: Rezoning Letter of Intent
3789 Royal Oak Ave
Forest Lawn Funeral Home & Memorial Park

I, Paul Owens, on behalf of Services Corporation International, have submitted this application to rezone the subject site:

From: P4 Cemetery District

To: CD Comprehensive Development District based on the P4 Cemetery District

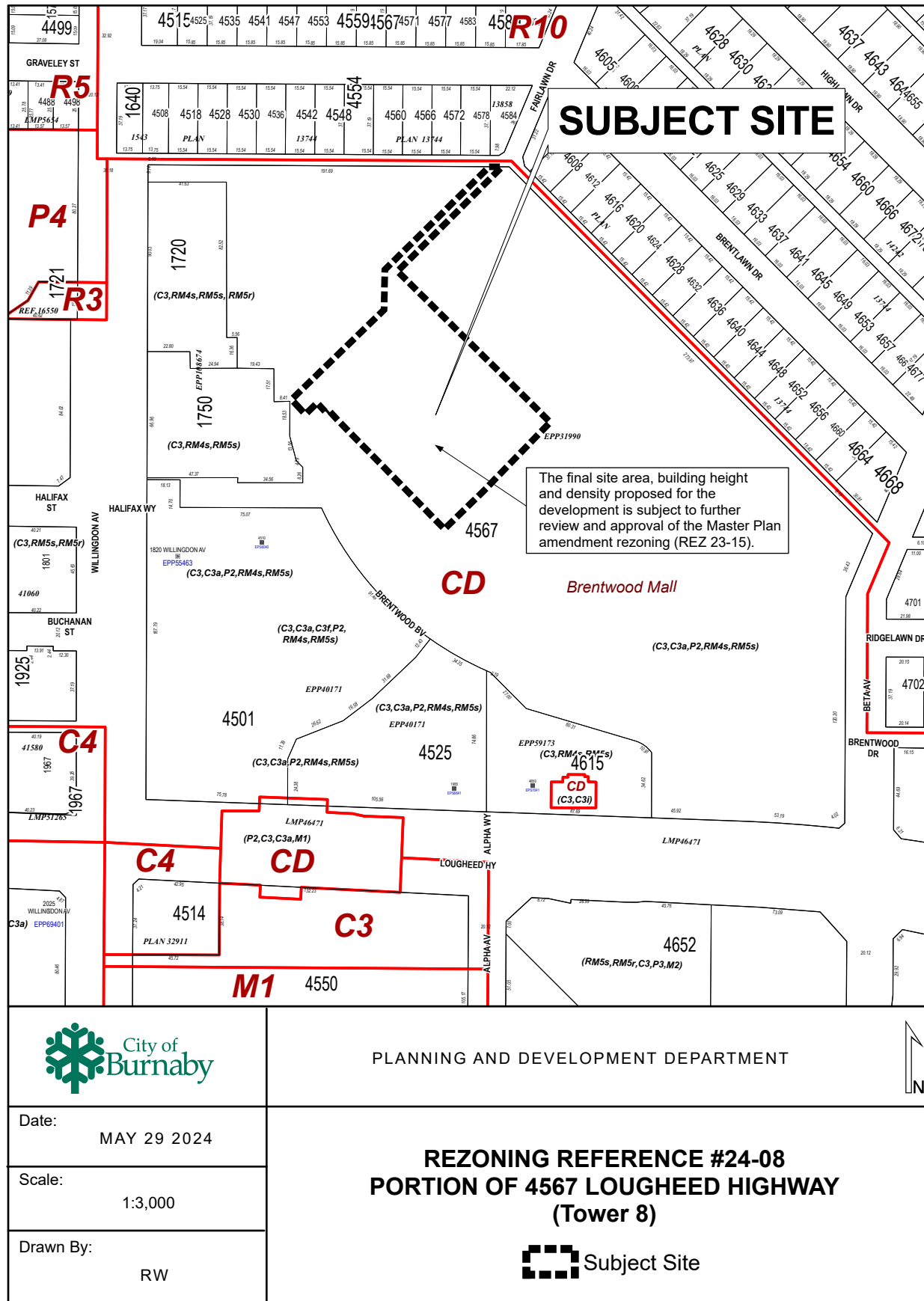
The purpose of the rezoning is to consolidate the numerous existing buildings and facilities into one new and modern building. This includes the incorporation of all works yard facilities, storage, limousine & staff parking as well as patron parking. The new building will retain all of its existing permitted uses, respect the 2-storey height limit, comply with all setbacks and retain the Tree Covenant area along Woodsworth Ave.

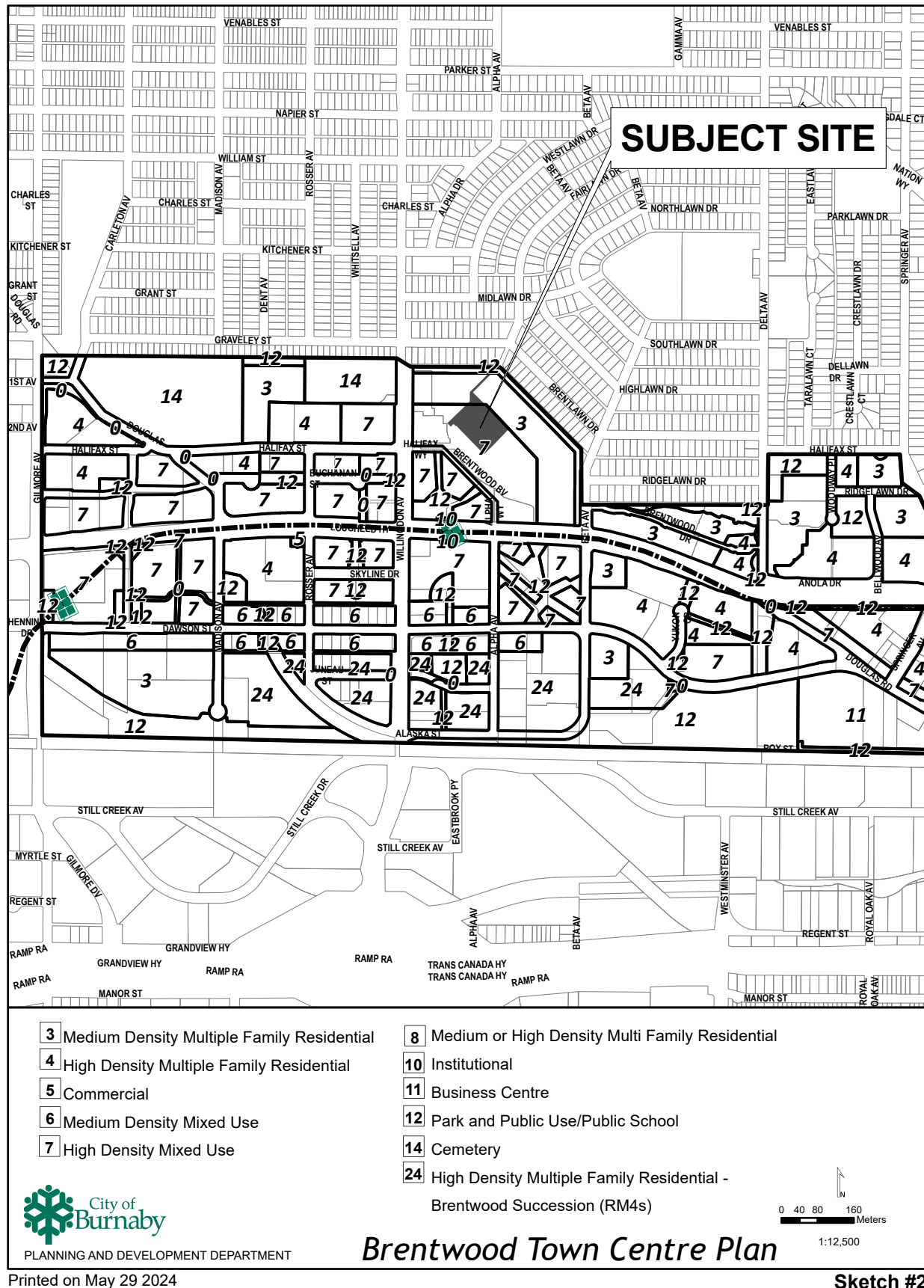
Thank you for your consideration of this rezoning request, we look forward to working with the City towards on this application.

Sincerely,



Paul Owens
Project Manager





■
April 17th, 2024

Attn: Planning Department
Burnaby City Hall
4949 Canada Way
Burnaby, British Columbia

Dear Mrs. Devlin-Cross

RE: Owner Commitment Letter – The Amazing Brentwood Phase 3 (Towers 8 + 9)

Please accept this letter of Intent for the Site-Specific Rezoning for a portion of the Brentwood Town Centre site. The completed application and fee payment will follow.

The application for the Northeast sub-area is as follows:

1. The residential building identified as Tower 8 & Towers within the Brentwood Master Plan site.
2. Underground parking for the residential uses including loading and waste disposal; and
3. The density is currently proposed to be derived from the CD district consisting of RM4s, RM4r, RM5s, RM5r, and C3 Districts.

The final site area, building height, and density regulations used as guidance for this development are to be further determined through the approval of the amended Master Plan (REZ #23-15). Which must advance to final adoption before this subject rezoning.

We look forward to working with the City of Burnaby on this exciting project, and if you have any questions or concerns, please be encouraged to contact the undersigned.

Sincerely,

Shape Properties Corp.



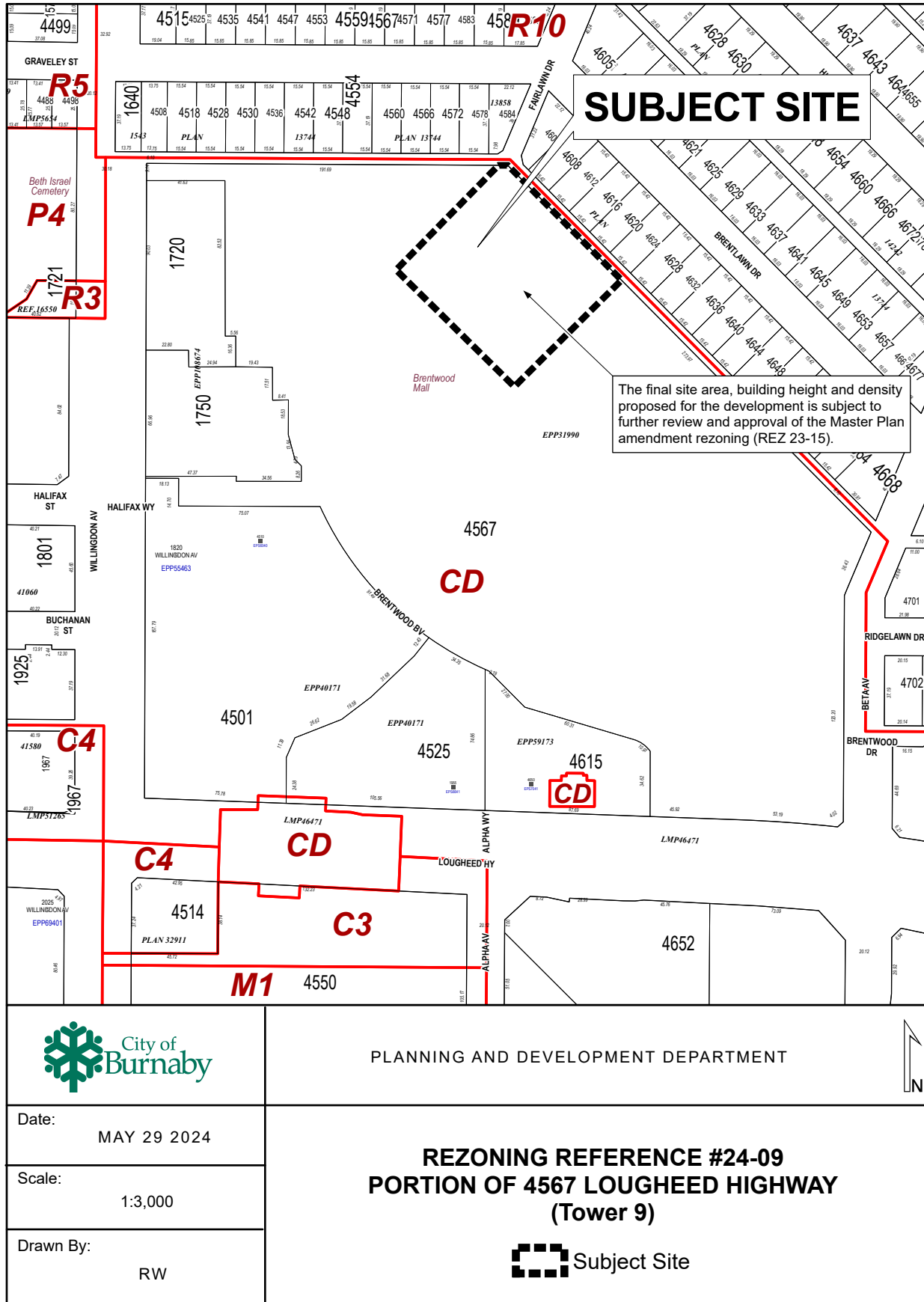
Patrick Hunter, Development Manager

P: 604-694-7699

E: patrick.hunter@shape.ca

Cc: Jim Rinzema, EVP Development

Site Plan:



April 17th, 2024

Attn: Planning Department
Burnaby City Hall
4949 Canada Way
Burnaby, British Columbia

Dear Mrs. Devlin-Cross

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Sincerely,

Shape Properties Corp.



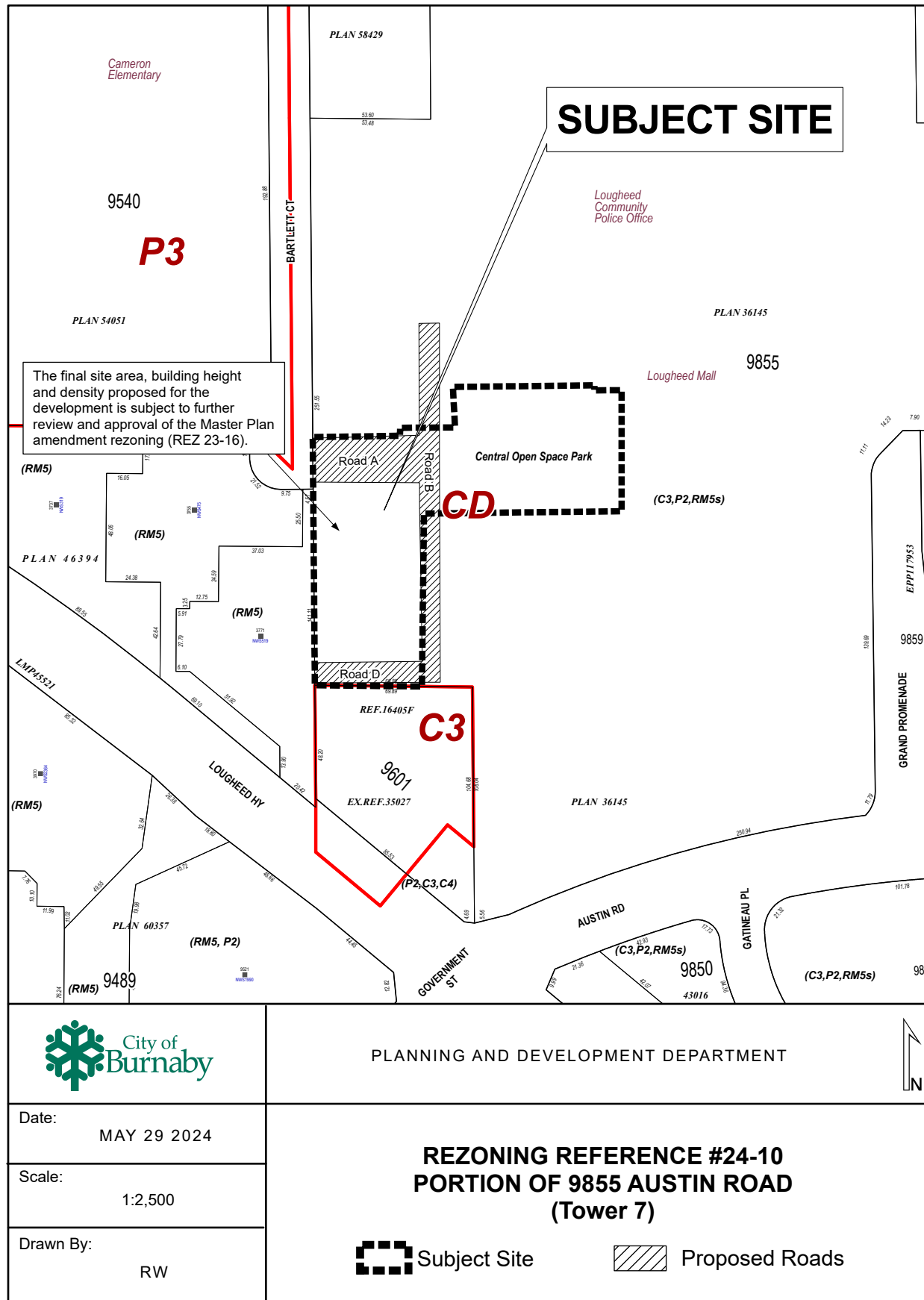
Patrick Hunter, Development Manager

P: 604-694-7699

E: patrick.hunter@shape.ca

Cc: Jim Rinzema, EVP Development

Site Plan:



MEMORANDUM

TO: Mr. Grant Taylor, Development Planner
FROM: Patrick Hunter, SHAPE Properties Corp.

DATE: April 17th, 2024

RE: Letter of Intent, Rezoning

Lougheed Town Centre – Phase 3A – Tower 7
9855 Austin Road, Burnaby, BC, V3J 1N5

Dear Mr. Taylor,

Shape Properties Corp., the authorized agent, on behalf of Lougheed Mall Holding Corp., Inc. No. 0875637, we are pleased to enclose the Site-Specific Rezoning (SSR) application for a portion of the Lougheed Town Centre site, described as:

- a) The residential building identified as Tower 7 ("T7") in the Lougheed Core Area Master Plan (the "Master Plan");
- b) Underground parking for the residential uses including loading and waste disposal;
- c) Public Open Space; and
- d) Portion of Road A and Road B
- e) The Density is currently proposed to be derived from RM5s, RM5r and C3 Districts

The final site area, building height, and density regulations used as guidance for this development are to be further determined through the approval of the amended Master Plan (REZ#23-16), which must advance to final adoption before this subject rezoning.

Please note that this application is being submitted in conjunction with Tower 8 ("T8") under separate cover culminating the complete Phase 3 area of the site.

This phase of development will further evolve Lougheed Town Centre from a suburban shopping mall to a dynamic mixed-use city centre. Consistent with prior applications for the Lougheed site, the intent of this development proposal is to expand on the innovative vision demonstrated in Phase 1, Phase 2, and the Master Plan.

We look forward to continuing to work with the City of Burnaby on this exciting new phase, and should you have any questions or concerns, please be encouraged to contact the undersigned.

Sincerely,
SHAPE



Patrick Hunter, Development Manager
P: 604-368-9979
E: patrick.hunter@shape.ca
Cc: Jim Rinzema, EVP Development

SHAPE

505 Burrard St., Box 206
2020 One Bentall Centre
Vancouver, BC V7X 1M6

604.681.2358
info@shape.ca
shape.ca

MEMORANDUM

TO: Mr. Grant Taylor, Development Planner
FROM: Patrick Hunter, SHAPE Properties Corp.
DATE: April 17th, 2024
RE: Letter of Intent, Rezoning
Lougheed Town Centre – Phase 3A – Tower 8
9855 Austin Road, Burnaby, BC, V3J 1N5

Dear Mr. Taylor,

Shape Properties Corp., the authorized agent, on behalf of Lougheed Mall Holding Corp., Inc. No. 0875637, we are pleased to enclose the Site-Specific Rezoning (SSR) application for a portion of the Lougheed Town Centre site, described as:

- a) The residential building identified as Tower 8 ("T8") in the Lougheed Core Area Master Plan (the "Master Plan");
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- e) The density is currently proposed to be derived from RM5s, RM5r and C3 Districts

The final site area, building height, and density regulations used as guidance for this development are to be further determined through the approval of the amended Master Plan (REZ#23-16), which must advance to final adoption before this subject rezoning.

Please note that this application is being submitted in conjunction with Tower 7 ("T7") under separate cover culminating the complete Phase 3 area of the site.

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We look forward to continuing to work with the City of Burnaby on this exciting new phase, and should you have any questions or concerns, please be encouraged to contact the undersigned.

Sincerely,
SHAPE



Patrick Hunter, Development Manager
P: 604-368-9979
E: patrick.hunter@shape.ca
Cc: Jim Rinzema, EVP Development