

MEMO

Climate Action, Planning and Development

To:	Community Heritage Commission	Date:	December 1, 2021
From:	Rupinder Basi, Supervisor of Development Planning	File:	HER00510 HER00528
		Item #:	[Report Number]
Subject:	Heritage Revitalization Agreement and Heritage Designation: 514 Carnarvon Street – Project Update		

PURPOSE

To provide an update to the committee on this development application.

SUMMARY

A Heritage Revitalization Agreement (HRA) application is in-progress for Holy Trinity Cathedral, located at 514 Carnarvon Street in the downtown. If approved, the application would allow development of a 30 storey mixed-use tower adjacent to the cathedral and underground parking. The current mid-century parish hall would be demolished, and new parish space would be integrated into the base of the tower.

As part of the project, the applicant would conduct interior renovations, a seismic upgrade, an energy/mechanical upgrade, and restoration on the exterior of the cathedral. The exterior of the cathedral would also be protected through a Heritage Designation Bylaw. On April 4, 2018, the Community Heritage Commission (CHC) reviewed the cathedral's Statement of Significance, the proposed Heritage Conservation Plan, and the overall site design. That staff report to the CHC is Appendix A. Feedback gathered (see Appendix B for minutes of the meeting) has been fully integrated into the proposal. As such, no further comment is sought from CHC at this time. Renderings of the updated proposal are included in Appendix C.

This application is now moving towards the final stages of the review process. The project is being brought forward to the Advisory Planning Commission on Tuesday December 7, 2021, which include an opportunity for the public to provide comments to the APC. Feedback from that session would also be integrated into the proposal, following which it would be sent to Council for consideration. As part of Council's

consideration of the project, a Public Hearing would be held. This is anticipated for the spring of 2022.

ATTACHMENTS

Appendix A: Staff report to CHC, April 4, 2018

Appendix B: Minutes of April 4, 2018 CHC Meeting

Appendix C: New Renderings for the Development Proposal

This report was prepared by: Britney Dack, Senior Heritage Planner