



Sustainable Planning & Community Development

Consolidated Monthly Reporting – May 2020

Development Services

Applications Received	This Month	YTD
Rezoning (REZ)	1	13
Development Permit (DP)	0	2
Development Variance Permit (DVP)	0	3
Development Permits w/ Variance (DPV)	0	9
Heritage Alteration Permit (HAP)	0	0
Heritage Alteration w/ Variance Permit (HAV)	0	3
Heritage Designation (HD)	0	1
Delegated Development Permit (DDP)	7	55
Delegated Heritage Alteration Permit (DHP)	4	11
Temporary Use Permit (TUP)	0	2
Tax Incentive Program (TIP)	0	0
Total	12	99

Delegated Permits Completed		
Delegated DP	Received	Completed
1720 Richardson Street	Oct 31, 2019	May 1, 2020
728 Yates Street	Feb 5, 2020	May 5, 2020
2615 - 2629 Douglas Street	Feb 14, 2020	May 6, 2020
515 Pembroke Street	Apr 9, 2020	May 1, 2020
531 Yates Street	Apr 16, 2020	May 6, 2020
1884 Gonzales Avenue	Apr 21, 2020	May 1, 2020
530 Pandora Avenue	May 7, 2020	May 18, 2020
1622-1628 Store Street	May 14, 2020	May 27, 2020
Delegated HAP	Received	Completed
1215 Pembroke Street	May 4, 2020	May 28, 2020

Applications Received	This Month	YTD
Storefront Cannabis Retailer	1	1

Applications Received		
Address	Application Type	Scope / Purpose
430 Powell Street	REZ	Rezoning application to create two site-specific small lots for two single-family dwellings.
1400 Quadra Street and 851 Johnson Street	REZ	Rezoning application to allow for the use of Storefront Cannabis Retailer at 1400 Quadra Street and remove the use of Storefront Cannabis Retailer from 851 Johnson Street.
1215 Pembroke Street	DHP	Delegated Heritage Alteration Permit application to permit exterior changes, specifically to paint colours and roof.
1646 St Francis Wood	DHP	Delegated Heritage Alteration Permit application to remove a portion of the parapet.
1601 Douglas Street	DHP	Delegated Heritage Alteration Permit application for minor exterior upgrades.
740 View Street (1202-1204 Blanshard Street)	DHP	Delegated Heritage Alteration Permit application to replace the roofing material.
1625 Fort Street	DDP	Delegated Development Permit application to make exterior changes to the facade of the building.
450 Hillside Avenue	DDP	Delegated Development Permit application for a silo that was installed in a different location than what was previously approved.



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Address	Application Type	Scope / Purpose
530 Pandora Avenue	DDP	Delegated Development Permit application for the expansion of restaurant seating located in the interior courtyard.
2785 Quadra Street and 2785 - 2785 Fifth Street	DDP	Delegated Development Permit application to change the height of Block A and Block D.
1622-1628 Store Street	DDP	Delegated Development Permit application to extend DPV00068.
1137/1139 Chapman Street	DDP	Delegated Development Permit application for minor changes mostly related to the landscaping.
3198 Douglas Street	DDP	Delegated Development Permit application for exterior changes.

Application Turnaround Times – REZ, DP, DVP, DPV, HAP (75% Target)

Action	Month Completed	Percentage	Average Days
% of Applications where TRG Comments are Distributed within 20 Business Days or Less (excluding cannabis rezoning)	May	100%	18
% of Applications where Application is Presented to COTW within 80 Business Days (or less) from Date of Submission (no resubmission needed)	May	n/a	n/a
% of Applications where Application is Presented to COTW within 80 Business Days (or less) from Date of Resubmission	May	63%*	60
% of Applications where Application is completed within 8 months or less (240 days)	May	50%**	202

* Three of the eight applications were over the target turnaround: 1035 Joan Crescent (DPV); 324/328 Cook Street and 1044, 1048 & 1052/1054 Pendergast Street (Pic-a-Flic) – complex and was presented to COTW on two occasions because of onset of pandemic (REZ/DP); and 601 Trutch Street (REZ/HAV) – delays due to slow applicant response times.

** One of the two applications were over the target turnaround: 1700 Blanshard Street – Phase 2 (DPV) – complex and delayed applicant response times.



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Permits & Inspections

Major Applications Received (Greater than \$1 Million)		
Address	Scope Summary	Permit Value
952 Johnson St	Excavation only for 93 suite apartment building	\$3.3
1810 Blanshard St	5th floor: tenant improvement of office space Group D, part 3, bldg classification 3.2.2.55, tenant improvement: 1597sq.m	\$2.95
Building Demolitions		
Address	Scope Summary	Dwelling Units
231 Niagara St	Demolish 7.24 m x 3.49 m workshop	0
1632 Edgeware Rd	Demolish single family dwelling	1
1455 Denman St	Demolish detached garage	0
149 Montreal St	Demolish single family dwelling	1
1209 North Park St	Demolish 4-plex	4

Building Permits	May 2020	May 2019	2019 Average	Year to Date Average
Construction Value (millions)	\$12.62	\$24.21	\$22.96	\$14.28
Building Permit Applications	89	153	134	93
Percentage within Target (90% Target)	69	61	72	54
Plumbing Permits				
Permits Issued	62	77	79	73
Electrical Permits				
Permits Issued	137	157	182	176