Downtown Official Development Plan – Area K3
PUBLIC CONSULTATION SUMMARY

Engagement Events, Notification, and Responses

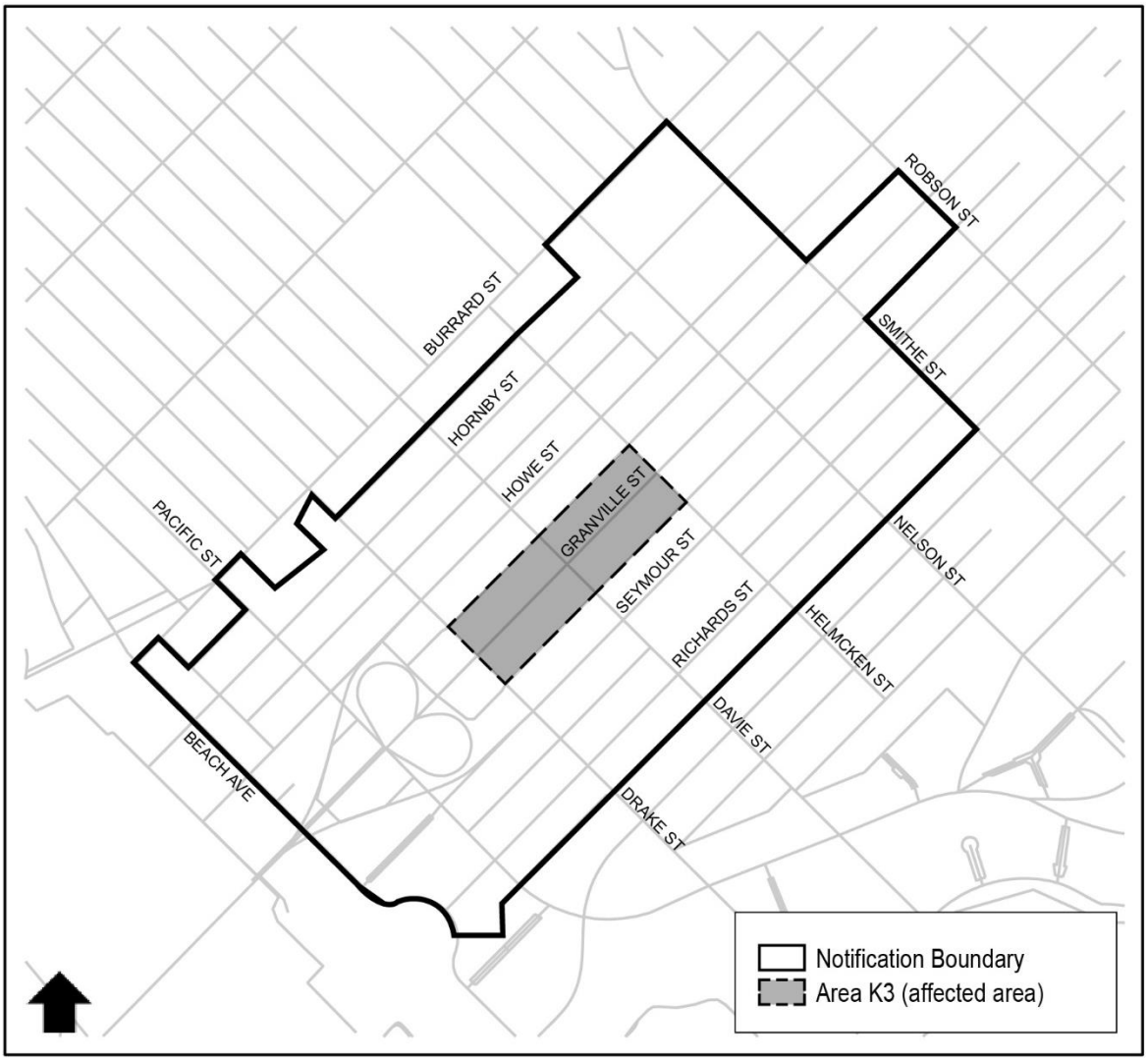
	Dates	Results
Events		
Virtual open house (City-led)	December 4, 2020 – January 11, 2021	332 participants (aware)* • 94 informed • 36 engaged
Public Notification		
Postcard distribution – Notice of ODP amendment and virtual open house	November 30, 2020	13,008 notices mailed
Public Responses		
Online questions	December 4, 2020 – January 11, 2021	23 submittals
Online comment forms • via Shape Your City platform	December 4, 2020 – January 11, 2021	29 submittals
Other input (email & phone)	December 4, 2020 – January 11, 2021	3 submittals
Online Engagement – Shape Your City Vancouver		
Total participants during online engagement period	December 4, 2020 – January 11, 2021	332 participants (aware)* • 94 informed • 36 engaged

Note: All reported numbers above are approximate.

* The Shape Your City platform allows staff to capture more nuanced levels of engagement associated with the rezoning application, categorized as:

- **Aware**: Number of unique visitors to the application webpage that viewed only the main page.
- **Informed**: Visitors who viewed documents or the photo gallery associated with the proposed amendment; *informed* participants are a subset of *aware* participants.
- **Engaged**: Visitors that submitted a comment form or asked a question; *engaged* participants are a subset of *informed* and *aware* participants.

Map of Notification Area



Analysis of All Comments & Questions Received

Below is an analysis of all public feedback by topic and ordered by frequency.

Number of mentions is provided with each key theme in brackets. The total number of mentions does not correspond to the total number of submissions as participants may have commented on more than one topic.

Generally, comments of support fell in the following areas:

- **Appropriate Height & Density:** The proposed change would be welcomed in the neighbourhood. Additional height and density, on top of what has been proposed, should also be considered. (14)
- **Additional Rental Housing Stock:** More rental housing is needed in the area and should be prioritized over strata condos. (2)
- **Supportive Neighbourhood Fit:** Adding renters to the area would help to revitalize the neighbourhood and help small businesses. (1)

Generally, comments of concern fell within the following areas:

- **Neighbourhood Safety:** The focus of changes should be on making Granville Street safer. (5)
- **Additional Housing Stock:** There are already too many rental units in the area, and an addition of social housing would be unwanted. (4)
- **Heritage & Character:** Maintaining heritage along Granville Street should be a priority. Ensure that Granville Street is protected as an entertainment district. (4)
- **Impacts of Social Housing:** Concerns that introducing social housing would increase crime and other challenges with safety, livability, and homelessness in the area. (2)
- **Unsupportive Neighbourhood Fit:** Residential uses and the Granville Street Entertainment District don't mix well together. Allow more density for additional floors of office/retail between residential and active street level to reduce impacts. (2)
- **Negative Neighbourhood Change:** Concerns about negative changes to the neighbourhood including negative comments regarding the DTES, people struggling with addiction, and/or homelessness. (2)

Below is an analysis of all public feedback through questions by topic and ordered by frequency. Number of mentions is provided with each key theme in brackets. The total number of mentions does not correspond to the total number of submissions as participants may have commented on more than one topic.

Additional comments were also received from the public that do not correspond with the more frequently mentioned key themes summarized above.

Number of mentions is provided with each key theme in brackets. The total number of mentions does not correspond to the total number of submissions as participants may have commented on more than one topic.

Other Comments:

- Heritage requirements are unnecessary (1)
- Engagement period for this amendment is too short (1)
- Rental development on Granville should require retainment of commercial spaces (1)
- Residential development on Granville should not replace existing hotel stock or opportunities for new hotel development (1)
- New residential development should introduce a more diverse socio-economic mix to the area (1)
- Make sure buildings aren't too bulky (1)
- Desire to see different activities supported in the area (1)
- Pushing businesses out of the area by replacing them with rental housing (1)
- It is already noisy in the area due to construction activity (1)
- Be more progressive and increase the height. (1)
- Clubs are closed all day and do not add to the enjoyment of Granville Street most hours of the day. (1)
- Building design should be considered to ensure good sun exposure to street level and provide awnings for protection from sun/rain. (1)

Generally, questions fell in the following areas:

- **Social Housing:** Participants asked if this initiative will provide social housing or below market housing, why there is a significant level of social housing in the area and what plans exist for low income rentals. (6)
- **Height & Density:** Participants asked about why no height increase is being sought and whether the proposed density can be achieved without increasing the maximum height. (4)
- **Terminology:** Participants asked about definitions of social housing, SROs, and secured rental housing (4)

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