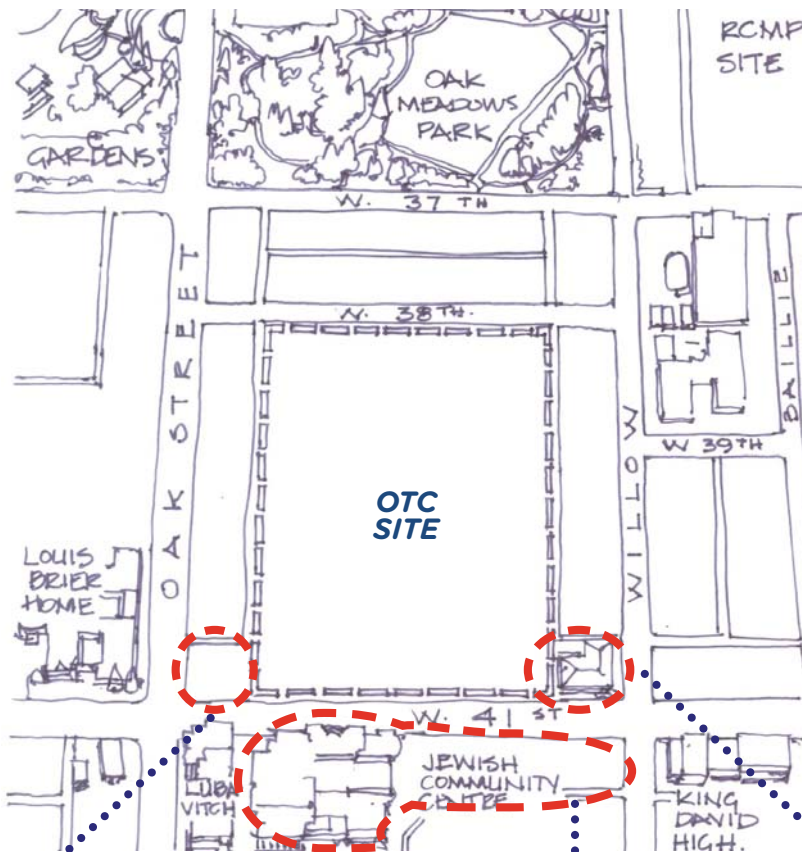


ADJACENT SITES

Through the work on the OTC site, **three adjacent sites** have been identified for inclusion in the study area. *Principles around height, density and form will be proposed through this process.*



NEW!

Petro-Canada Station



Jewish Community Centre (JCC)



Oakmont Medical Centre



There are several reasons for including the adjacent sites including:

- Importance of the sites in creating a comprehensive plan for 41st Avenue between Oak and Willow streets.
- A policy gap exists for the Oakmont Medical Centre - it is not included in the Oakridge Langara Policy Statement or the Cambie Corridor Phase 2 Plan.
- Future development potential of the JCC informs location of new streets to serve the OTC site.
- The gas station and Oakmont Medical Centre sites are important in determining location of tallest buildings on OTC site.



Massing approaches for these adjacent sites will be proposed at the next stage of the planning process for the OTC site.