

File No.: 04-1000-20-2023-439

August 22, 2023

s.22(1)

Dear s.22(1)

Re: **Request for Access to Records under the Freedom of Information and Protection of Privacy Act (the "Act")**

I am responding to your request of July 21, 2023 under the *Freedom of Information and Protection of Privacy Act* for:

Record of City staff reports or documents regarding the conditional approval of General Office use in the I-2 zoning for Wesbild's site located at 8188 & 8250 Manitoba Street (DP-2020-00220, <https://wayback.archive-it.org/8849/20200810174040/https://development.vancouver.ca/pc8188manitoba/index.htm>). Date range: January 1, 2010 to July 20, 2023.

All responsive records are attached.

Please note, Prior-to-Letters are routinely available on a fee for service basis from the Property Research section of the Development, Building & Licensing Department. To access these records please contact Property Research at property.research@vancouver.ca.

Please see the following link which also provides more information on obtaining property records:
<https://vancouver.ca/home-property-development/request-property-research-and-copies-of-permits.aspx>.

Under section 52 of the Act, and within 30 business days of receipt of this letter, you may ask the Information & Privacy Commissioner to review any matter related to the City's response to your FOI request by writing to: Office of the Information & Privacy Commissioner, info@oipc.bc.ca or by phoning 250-387-5629.

If you request a review, please provide the Commissioner's office with: 1) the request number (#04-1000-20-2023-439); 2) a copy of this letter; 3) a copy of your original request; and 4) detailed reasons why you are seeking the review.

Yours truly,

[Signed by Cobi Falconer]

Cobi Falconer, MAS, MLIS, CIPP/C
Director, Access to Information & Privacy
cobi.falconer@vancouver.ca
453 W. 12th Avenue Vancouver BC V5Y 1V4

If you have any questions, please email us at foi@vancouver.ca and we will respond to you as soon as possible. Alternatively, you can call the FOI Case Manager at 604-871-6584.

Encl. (Response package)

:pm

TECHNICAL REVIEW:

Relaxations: Yes

Height – DOP Discretion – Proposed 28.42 m.

Parking & Loading & Bicycle Calculation Details: **Subject to change pending updated floor area and FSR changes.**

Parking:

	Standard	Small	Accessible
Required	313	63	18
Proposed	231	77	14

Loading:

	Class A	Class B	Class C
Required	3	15	2
Proposed	13	25	2

Bicycle:

	Class A	Class B
Required	139	6
Proposed	89	16

APPLICABLE SECTION 10 & 11 REGULATIONS:

10.18.5 – Mechanical appurtuances height

ADDITIONAL REGULATIONS & REQUIREMENTS:

Covenants: *Applicable*

Flood Plain Covenant

Transportation Demand Mangement Plan

Rainwater Management Agreement

Guidelines/Bulletins: Yes

[M and I districts functional industrial space](#)

[Exclusions for Amenity Areas](#)

TECHNICAL CALCULATION DETAILS:

Please refer to technical review document in posse review group.