

**From:** "Mochrie, Paul" <Paul.Mochrie@vancouver.ca>  
**To:** "Direct to Mayor and Council - DL"  
**Date:** 9/25/2024 12:02:33 PM  
**Subject:** Upcoming news release: 83 new affordable homes completed in Downtown Vancouver (September 26, 2024)

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Dear Mayor and Council,

I am writing to inform you that the City will be issuing the below news release on Thursday, September 26 regarding the completion of 83 new affordable homes at 808 Nicola Street in Downtown Vancouver. Please keep this news release embargoed until it goes live from the City media email account at 11:45 am.

The 83 social housing units are part of a mixed-use building developed by Asia Standard Americas that also includes 236 strata-market units, office, and commercial spaces. The overall development is called Landmark on Robson.

Maria will reply to this email with the relevant Vancouver.ca link and social media links, once these are live.

Best,  
Paul

Paul Mochrie (he/him)  
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The City of Vancouver acknowledges that it is situated on the unceded traditional territories of the xwmxw7mesh (Squamish), and s lilw ta (Tsleil-Waututh) Nations.

**City of Vancouver**  
**News release**  
**September 26, 2024**

### **83 new affordable homes completed in Downtown Vancouver**

The City of Vancouver marked the successful completion of 83 new affordable homes for individuals, seniors, people living with disabilities and families.

These homes, which are part of a mixed-use residential building, were transferred to the City from Asia Standard Americas and secured through the City's inclusionary zoning policies under the [West End Community Plan](#). This collaboration highlights the City's commitment to ensuring affordable housing is included across all Vancouver neighbourhoods.

"This collaboration is a testament to the City's ongoing efforts to provide diverse and attainable housing for all who want to call Vancouver home," says Mayor Ken Sim.

The City of Vancouver owns and operates the social housing units located at 808 Nicola Street offering a variety of options including studio, one-bedroom, two-bedroom and three-bedroom homes. With 42 units designed for families and five accessible units for people living with disabilities, these homes cater to diverse needs.

To ensure affordability, at least 30 per cent of homes will be rented to households with incomes at or

below the housing income limits (HILs) as defined by BC Housing. The remaining units will be rented at a discount from market no less than 10 per cent, providing a range of rental options.

Residents will enjoy indoor and outdoor amenities, including a children's play area and an urban agriculture area. Located downtown, the building is just a short walk from services, shops, recreation and public transit.

In addition to the social housing units, the new building developed by Asia Standard Americas features office, retail and restaurant spaces, as well as 236 strata-market units. This mixed-use development will contribute to a lively community atmosphere while helping to create an inclusive neighborhood with a variety of housing types for people with various income levels.

"Asia Standard Americas is committed to this progressive housing policy. We aim to recognize all the work done so far and reaffirm support for continuing efforts to establish Vancouver as a model of inclusive, sustainable community planning," says Henry Mok, Vice President, Sales & Marketing, Asia Standard Americas.

Since 2017, nine projects, totalling over 700 units of social housing, have been completed in partnership with developers, and handed over to the City, with two more projects currently under construction.

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