

Public Hearing: February 10, 2026

Tuesday, February 10, 2026, at 6 pm to be convened by electronic means with in-person attendance also available in the Council Chamber at Vancouver City Hall, 453 West 12th Avenue, Vancouver, BC. Vancouver City Council will hold a Public Hearing to consider the following matters:

1. Enabling Greater Flexibility for Childcare in Residential Zones: Amendments to the Zoning and Development By-law*

To amend the Zoning and Development By-law to permit a Child Day Care Facility (CDCF) and one dwelling unit to co-exist on the same site. Under current regulations, in most residential zones, if a house is converted to a CDCF (more than eight children), there cannot be a residential use on the premises. Under the proposed amendments, a house could be converted to a CDCF while also retaining one dwelling unit on the premises. CDCF with a laneway house will be permitted in all districts that permit a laneway house. The proposed Zoning and Development By-law amendments will apply to all lands zoned R1-1, RT-1, RT-2, RT-3, RT-4 and RT-4A, RT-5, RT-7, RT-8, RT-9, RT-10, RT-11, RM-1, RM-2, RM-3, RM-3A, RM-4, RM-7 and RM-7A, RM-8 and RM-8A, RM-9 and RM-9B, RM-9A, RM-10, RM-11, RM-12, First Shaughnessy District, R3, R4, and R5.

2. CD-1 (776) Text Amendment:

118-150 Robson Street (Now 828 Cambie Street)

To amend the CD-1 (Comprehensive Development) District (776) By-law No. 12996 to increase the permitted floor space ratio (FSR) from 10.33 to 11.05 by adding 1,620 square metres (17,431 square feet) of hotel floor area to the podium of the building, and to increase the maximum building height of the residential tower from 87.2 metres (286 feet) to 89.7 metres (295 feet) to permit increased floor-to-floor height.

3. CD-1 Rezoning: 800-876 Granville Street

To rezone 800-876 Granville Street from DD (Downtown) District to CD-1 (Comprehensive Development) District, to permit a mixed-use development with 42-storey (north tower) and 38-storey (south tower) buildings connected with a five-storey podium, containing 523 rental units, of which 73 studio units will be secured at below-market rents; commercial uses on the ground floor; hotel use in the podium; retention, preservation and designation of the Commodore Ballroom; and retention and designation of four heritage building facades. A maximum building height of 134 metres (440 feet) and a total floor area of 64,700 square metres (696,425 square feet) are proposed.

4. CD-1 Rezonings: (i) 15-27 West Hastings Street and (ii) 8-36 West Cordova Street

To rezone two, non-contiguous sites at 15-27 West Hastings Street (referred to as the "Hastings Street site") from DD (Downtown) District to CD-1 (Comprehensive Development) District and at 8-36 West Cordova Street (referred to as the "Cordova Street site") from HA-2 (Heritage Area) District to CD-1 (Comprehensive Development) District. The Hastings Street site proposes the development of a 39-storey mixed-use building containing 519 rental units, with 20% of the residential floor area for below-market rental units, and commercial uses on the ground floor. A floor area of 30,847 square metres (332,031 square feet) and a height of 114.5 metres (376 feet), with additional height for a rooftop amenity space, are proposed. The Cordova Street site proposes the development of a 20-storey mixed-use building containing 219 rental units, with 20% of the residential floor area for below-market rental units, a 179-room hotel and commercial uses on the ground floor. A floor area of 21,043 square metres (226,508 square feet) and a height of 66.3 metres (218 feet), are proposed.

Public Hearing: February 12, 2026

Thursday, February 12, 2026, at 6 pm to be convened by electronic means with in-person attendance also available in the Council Chamber at Vancouver City Hall, 453 West 12th Avenue, Vancouver, BC. Vancouver City Council will hold a Public Hearing to consider the following matters:

A. CD-1 Rezoning: 324 West 10th Avenue

To rezone 324 West 10th Avenue from R5-3 (Residential) District to CD-1 (Comprehensive Development) District, to permit the development of an 18-storey mixed-use building containing 181 rental units, with 20% of the residential floor area for below-market rental units, and commercial space on the ground floor. A floor space ratio (FSR) of 6.8 and a height of 58.0 metres (190 feet), are proposed.

B. CD-1 Rezoning: 7051 Ash Crescent (Langara Gardens)

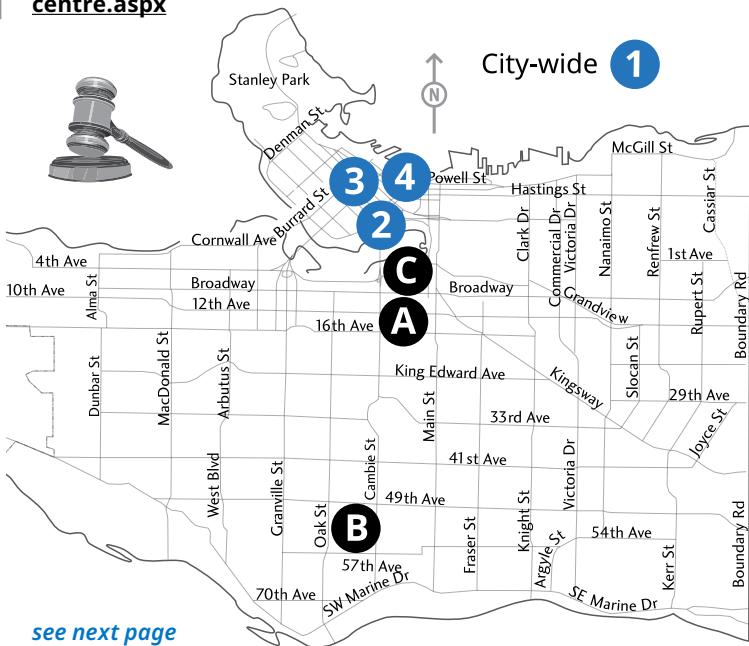
To rezone 7051 Ash Crescent (Langara Gardens) from CD-1 (Comprehensive Development) (47) District to a new CD-1 (Comprehensive Development) District, to permit a phased mixed-use development with building heights ranging from three to 45 storeys, and includes retention of the existing four rental towers (335 units), addition of approximately 2,600 residential housing units (a mix of rental, below-market rental, social housing, and strata residential units), a 74-space childcare facility, a 1.08-acre new linear park adjacent Churchill Track, and improvements to Cambie Park. A total floor area of 259,393 square metres (2,792,083 square feet) is proposed.

C. CD-1 (454) Text Amendment: 215 West 1st Avenue

Council will consider amendments to the Zoning and Development By-law. If approved the zoning would amend CD-1 (454) to permit an increase in height from 13.5 metres (44 feet) to 18.8 metres (62 feet). The existing zoning allows for Institutional uses which includes School – Elementary or Secondary. The proposal is to allow for the development of a four-storey elementary school building.

**FOR MORE INFORMATION ON REZONING APPLICATIONS,
VISIT shapeyourcity.ca/rezoning AND REFER TO THE REFERRAL
REPORT FOR LEGAL DESCRIPTIONS OF SUBJECT PROPERTIES.**

*** FOR MORE INFORMATION ON THE "ENABLING GREATER FLEXIBILITY FOR CHILDCARE IN RESIDENTIAL ZONES" VISIT: vancouver.ca/people-programs/developing-a-childcare-centre.aspx**



Public Hearing: February 10 & 12, 2026

Public Hearings are convened electronically and in person at the Vancouver City Hall Council Chamber. You may participate in the Public Hearing either by speaking by phone or in person or by submitting publicly accessible comments with your name attached for the Mayor and Council.

Registration to speak at the Public Hearing begins on Friday, January 30, 2026, at 8:30 am.

- Register to speak online by visiting vancouver.ca/your-government/speak-at-city-council-meetings.aspx and select the agenda item(s) you wish to speak to; telephone participation is encouraged as it is the most efficient way to speak to Council.
- Register to speak via phone by calling **604-829-4238** and specifying which meeting date, meeting type and agenda item(s) you wish to speak to and indicate whether you are participating by telephone or in person.

In-person registration is available on the day of the Public Hearing, between 5:30 and 6 pm at City Hall, Third Floor.

At the end of the registered speakers list, the Chair will provide a final opportunity to participate in the Public Hearing. The Chair will close the speakers list upon seeing no further speakers.

SEND YOUR COMMENTS TO COUNCIL:

- Online: vancouver.ca/public-hearing-comments
- Email: speaker.request@vancouver.ca
- Mail: City of Vancouver, City Clerk's Office 453 West 12th Avenue, Third Floor, Vancouver, BC, V5Y 1V4

FOLLOW THE PUBLIC HEARING ONLINE:

- X: [@VanCityClerk](https://twitter.com/VanCityClerk)
- Live stream: vancouver.ca/council-video

REVIEW DRAFT BY-LAWS STARTING

FRIDAY, JANUARY 30, 2026:

- In person: City Clerk's Office on the Third Floor of City Hall (Mondays to Fridays, 8:30 am to 5 pm)
- Online: vancouver.ca/councilmeetings (Posted at 1 pm)

Public Hearing minutes will be posted online and at the City Clerk's Office several days after a meeting. Details of all Council meetings can be found at: council.vancouver.ca

FOR MORE INFORMATION ON PUBLIC HEARINGS, INCLUDING SUBMITTING COMMENTS AND REGISTERING TO SPEAK: vancouver.ca/publichearings