The Downtown Eastside will continue to be a NEIGHBOURHOOD OF COMMUNITIES providing sustainable, safe and healthy places for everyone to live and work.

These communities will continue to value and cherish unique characteristics, including DIVERSITY, ECONOMIC MIX, CULTURE & HERITAGE.

The neighbourhood will be made up of mixed-income communities with a RANGE OF AFFORDABLE HOUSING OPTIONS (including social housing) for all residents, LOCAL SERVING COMMERCE, SOCIAL SERVICES & CULTURAL ACTIVITIES WHERE ALL FEEL WELCOME, VALUED & AT HOME.
AT ITS CORE, THIS PLAN WILL

• **CREATE HOUSING CHOICE** through achievable and aggressive housing targets and policies (both inside and outside the DTES), **WHILE PROTECTING HERITAGE CHARACTER** and scale

• **CONSIDER ADDITIONAL HEIGHT**, in specific locations, to support **PUBLIC BENEFITS THAT HELP IMPROVE WELL-BEING** for all residents

• **STRENGTHEN HASTINGS STREET** as a mixed-use corridor and and local serving retail street

• **FOSTER LOCAL ECONOMIC DEVELOPMENT** and social innovation that benefits all residents

• **SECURE COMMUNITY ASSETS AND MANAGE THE SOCIAL IMPACTS OF CHANGE** and development, particularly on low-income and vulnerable people
OUTLINE

1
Background & Context

2
Plan Overview

3
Sub-Area Directions & Policy Changes

4
Targets & Public Benefit Strategy

5
Implementation & Next Steps
BACKGROUND & CONTEXT
IN THE DTES TODAY

18,500 residents

Up to 67% are low-income

Extremely low median household incomes $13,691 vs. $47,299 citywide

High unemployment 12% vs. 6% citywide

Over 6,300 people on social assistance

High proportion of urban Aboriginals 10%
OBJECTIVES

- Enhance and accelerate a DTES Local Area Plan
- Develop a clear strategy to implement Council’s DTES Housing Plan

PLAN PROCESS

Co-chairs appointed by Council Representation from low-income (>50%) and other residents; Aboriginal organizations; Housing and social service providers; Local business associations; Parents Advisory Committee
WHERE WE ARE IN THE PROCESS

2012

2013

2014

JUNE  JULY  AUG  SEP  OCT  NOV  DEC  JAN  FEB  MAR  APR  MAY  JUNE  JULY  AUG  SEP  OCT  NOV  DEC  JAN  FEB  MAR

REVIEWING

PLANNING

GETTING FEEDBACK

WHAT WE ARE HEARING

PUBLIC CONSULTATION

WHAT WE ARE PLANNING

SOCIAL IMPACT ASSESSMENT

COMMUNITY ASSETS

IMPACT AREAS

SOCIAL IMPACT INDICATORS

PLAN APPROVAL BY COUNCIL
SOCIAL IMPACT ASSESSMENT: COMMUNITY IDENTIFIED ASSETS
SOCIAL IMPACT ASSESSMENT: COMMUNITY IDENTIFIED ASSETS
PLAN OVERVIEW
<table>
<thead>
<tr>
<th>Category</th>
<th>Description</th>
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</thead>
<tbody>
<tr>
<td>Improved Well-being for All</td>
<td></td>
</tr>
<tr>
<td>Celebration of Heritage</td>
<td></td>
</tr>
<tr>
<td>Community Place-making</td>
<td></td>
</tr>
<tr>
<td>Healthy Homes for All</td>
<td></td>
</tr>
<tr>
<td>Arts &amp; Culture Opportunities</td>
<td></td>
</tr>
<tr>
<td>Well-managed Growth &amp; Development</td>
<td></td>
</tr>
<tr>
<td>Improved Transportation Infrastructure &amp; Safety</td>
<td></td>
</tr>
<tr>
<td>Improved Safe &amp; Accessible Parks Open Space</td>
<td></td>
</tr>
<tr>
<td>Vibrant Inclusive Local Economy</td>
<td></td>
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</tbody>
</table>
IMPROVED WELL-BEING FOR ALL

• Create opportunities for affordable childcare, and youth, family and seniors programs
• Increase access to nutritious, affordable and culturally appropriate food
• Enhance sense of inclusion, belonging and safety for all
• Increase access to quality health, social and community services
CELEBRATION OF HERITAGE

• Better heritage awareness with broader heritage values
• Enhanced tools to conserve heritage resources
• Heritage conservation integrated into other programs
• Implementation of community based heritage initiatives
**COMMUNITY PLACE-MAKING**

- Adopt a social impact approach to manage how development affects people
- Manage neighbourhood change to provide more benefits and opportunities to local residents
- Prepare public realm plans for key focus areas
HEALTHY HOMES FOR ALL

- Greater Diversity and Sustainability of Housing Options Across the DTES
- More Options for Social Housing in the DTES & Citywide
- More Choice Citywide with New Income & Mental Health Supports
- Improved Affordability & Condition of Single Room Occupancy (SRO) Hotels
- New Options for Secure Market Rental & Affordable Home Ownership
ARTS & CULTURE OPPORTUNITIES

- Improved arts & culture facilities
- Art in public spaces
- Increased opportunities for the creative economy
WELL-MANAGED GROWTH & DEVELOPMENT

• Reflect the diversity of neighbourhoods
• New mixed-use /mixed-income neighbourhoods
• Emphasis on social and rental housing in the DEOD
• Market housing, including secured market rental
• Housing and social housing in other areas
• Management of social impacts of development
• Monitoring of critical community assets
IMPROVED TRANSPORTATION INFRASTRUCTURE & SAFETY

• Safe & convenient walking infrastructure
• Expanded cycling facilities & connections
• Improved transit facilities & service
• Efficient goods movement & loading facilities
IMPROVED SAFE & ACCESSIBLE PARKS OPEN SPACE

- Improved & expanded parks & green space
- Improved commercial streets
- New & enhanced plazas & parklets
- Additional & healthier street trees
VIBRANT INCLUSIVE LOCAL ECONOMY

• Retain Local Business
• Attract New Business
• Enhance Local-Serving Retail
• Encourage Inclusive Local Employment
3

SUB-AREA DIRECTIONS & POLICY CHANGES
VICTORY SQUARE

- Support arts, culture & higher education uses
- Zoning changes to provide density & height incentives for social and secured market rental housing
GASTOWN

- Reinforce heritage scale & character
- Enhance retail & commercial activities
- Public realm improvements
- No zoning or policy changes
CHINATOWN

- Implement the Chinatown Economic Revitalization Strategy
- Support heritage building rehabilitation
- Zoning changes to allow pay-in-lieu for residential parking
THORNTON PARK & VIADUCTS

- Continue transition to mixed use area with a range of housing types, parks, & public amenities, pending replacement of viaducts
- Honour former Hogan’s Alley community
DOWNTOWN EASTSIDE OPPENHEIMER DISTRICT (DEOD)

- Maintain as a rental housing district
- Priority area for social housing, local economic development, & well-being
- Zoning and policy changes to bonus density and maximum heights
- Japantown revitalization
STRATHCONA

- Preserve heritage character
- Rezoning only on existing social housing sites, or for secured market rental housing on Gore Ave.
HASTINGS EAST

- New rezoning policy to support a mixed use area with social & family housing
- Local serving retail street
- Mix of commercial, service retail & light industrial uses
KiWassa

- New rezoning policy to support family housing on industrial-zoned sites
- Encourage continued artist & light industrial activities
INDUSTRIAL AREAS

- Maintain as local, regional, national & global serving area
- Support local industry clusters
- Launch zoning review of Railtown to consider more office use
COMMUNITY-BASED DEVELOPMENT AREA

- Key area supporting the low-income community
- Manage critical community assets
- Support developments that benefit the community
- Retain & improve existing housing stock, provide opportunity for new affordable and social housing
TARGETS & PUBLIC BENEFITS STRATEGY
WHAT COULD THIS MEAN OVER THE NEXT 30-YEARS?

- New social housing units
- Rent subsidies
- Improved SROs
- Scattered supportive housing sites
- New market rental units
- Upgraded recreation/community centres
- Improved pedestrian and cycling networks
- Secured community assets and heritage
- Community inclusion and belonging
- Improved parks and open spaces
- Mental health and addictions supports
- Training/support for youth and job seekers
- Vibrant retail centres with new business opportunities
- Enhanced safety for all
- More arts and culture opportunities
## PUBLIC BENEFITS STRATEGY

<table>
<thead>
<tr>
<th>CATEGORY</th>
<th>Renewal of existing amenities and infrastructure</th>
<th>New or upgraded amenities and infrastructure</th>
<th>TOTAL</th>
<th>City contribution</th>
<th>City contribution through developer</th>
<th>Partnership contribution (incl. other gov’t &amp; non-profits)</th>
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<tr>
<td>HOUSING</td>
<td>$165 M</td>
<td>$655 M</td>
<td>$820 M</td>
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<td>$245 M</td>
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<td>COMMUNITY FACILITIES</td>
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<td>$63-78M</td>
<td>$51-62M</td>
<td>$8-12M</td>
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<td>PARKS AND OPEN SPACES</td>
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<td>$6 M</td>
<td>$11 M</td>
<td>$5 M</td>
<td>$6 M</td>
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<td>HERITAGE</td>
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<td>n.a.</td>
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<td>TRANSPORTATION</td>
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<td>PUBLIC SAFETY</td>
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<td>UTILITIES</td>
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<td>$7 M</td>
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<td>$13M</td>
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<tr>
<td>TOTAL</td>
<td>-$315M</td>
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<td>-$1,050M</td>
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<td>-$530 M</td>
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<td>Percentage of total</td>
<td>-30%</td>
<td>-70%</td>
<td>100%</td>
<td>-20%</td>
<td>-30%</td>
<td>-50%</td>
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IMPLEMENTATION & NEXT STEPS
## FOR COUNCIL CONSIDERATION IN MARCH 2014

- Local Area Plan
- Public Benefits Strategy
- Rezoning Policy for the DTES
- Bylaw Amendments
  - Victory Square (DD ODP)
  - DEOD ODP
  - Zoning & Development Bylaw (small suites)
  - Parking Bylaw (Chinatown South)
  - SRA Bylaw
- Updated “Interim Liquor Policy” for the DTES
- Small Suite Guidelines

## FOR IMPLEMENTATION POST-LAP ADOPTION

- SRO Strategy
- Urban Design Guidelines for Hastings East & Kiwassa
- Bylaw Enactment (Spring 2014)
- Community asset and social impact management
- Ongoing community and stakeholder partnerships
- Quick-Start Actions
Thank You

QUESTIONS