

Oxford Square One Lands: OPA for Rathburn District and Oxford Block 22

Planning and Development
Committee Meeting
November 25, 2024

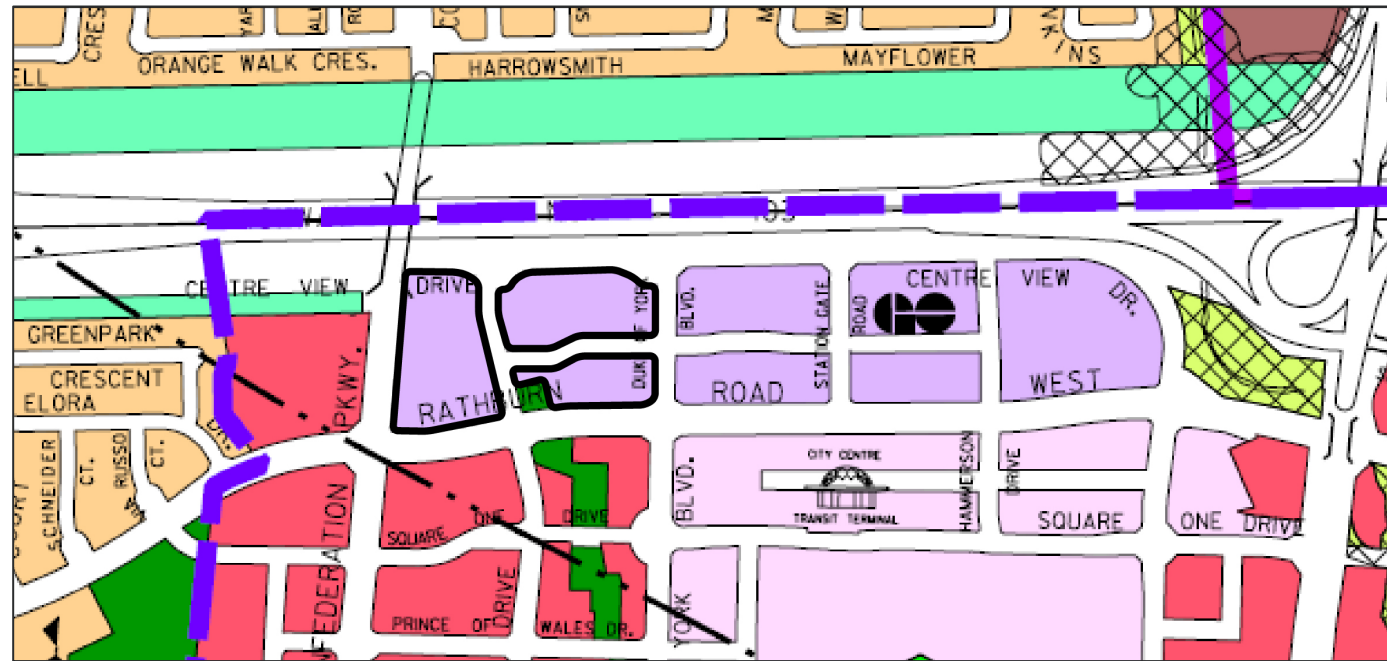
OXFORD

URBAN
STRATEGIES
INC.

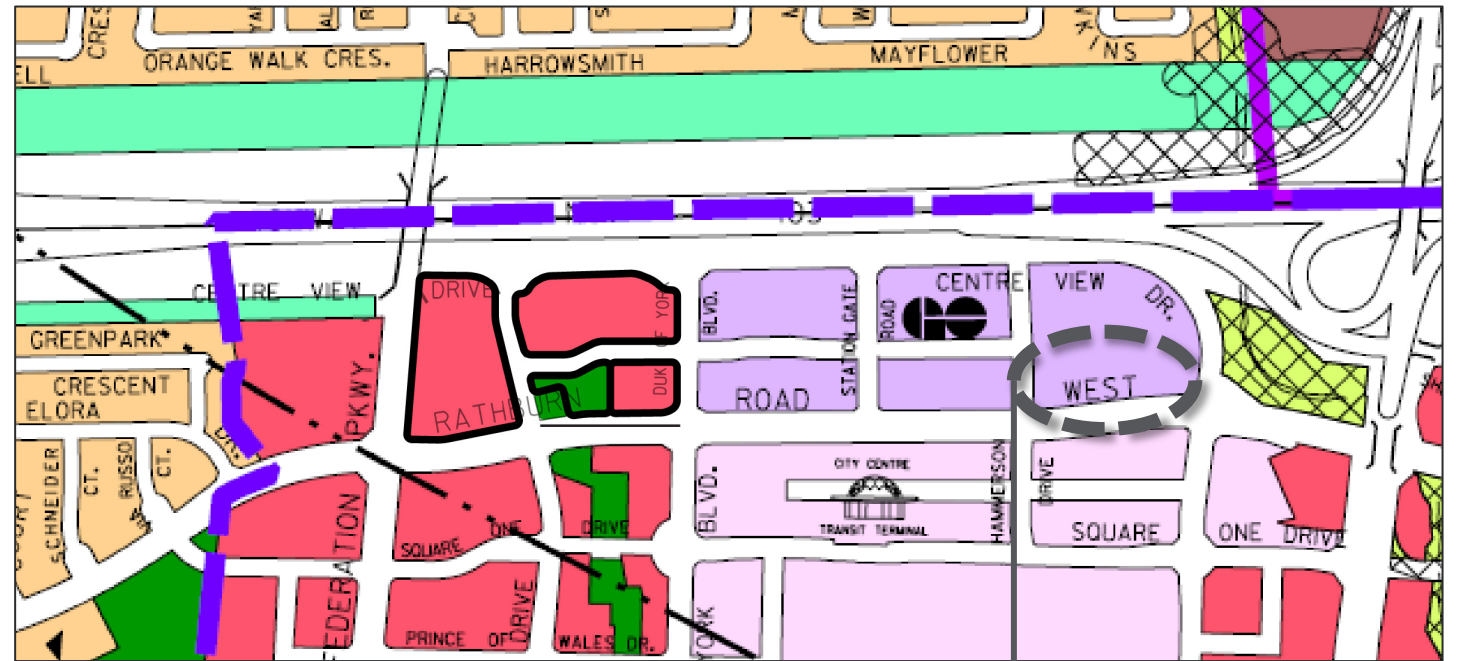
OPA 22-29 W4

Revisions to Schedule 10 Land Use Designations

Crop of Existing OP Schedule 10 – Land Use



Crop of OP Schedule 10 – Land Use Reflecting the Application & Revisions from the Revised Recommendation

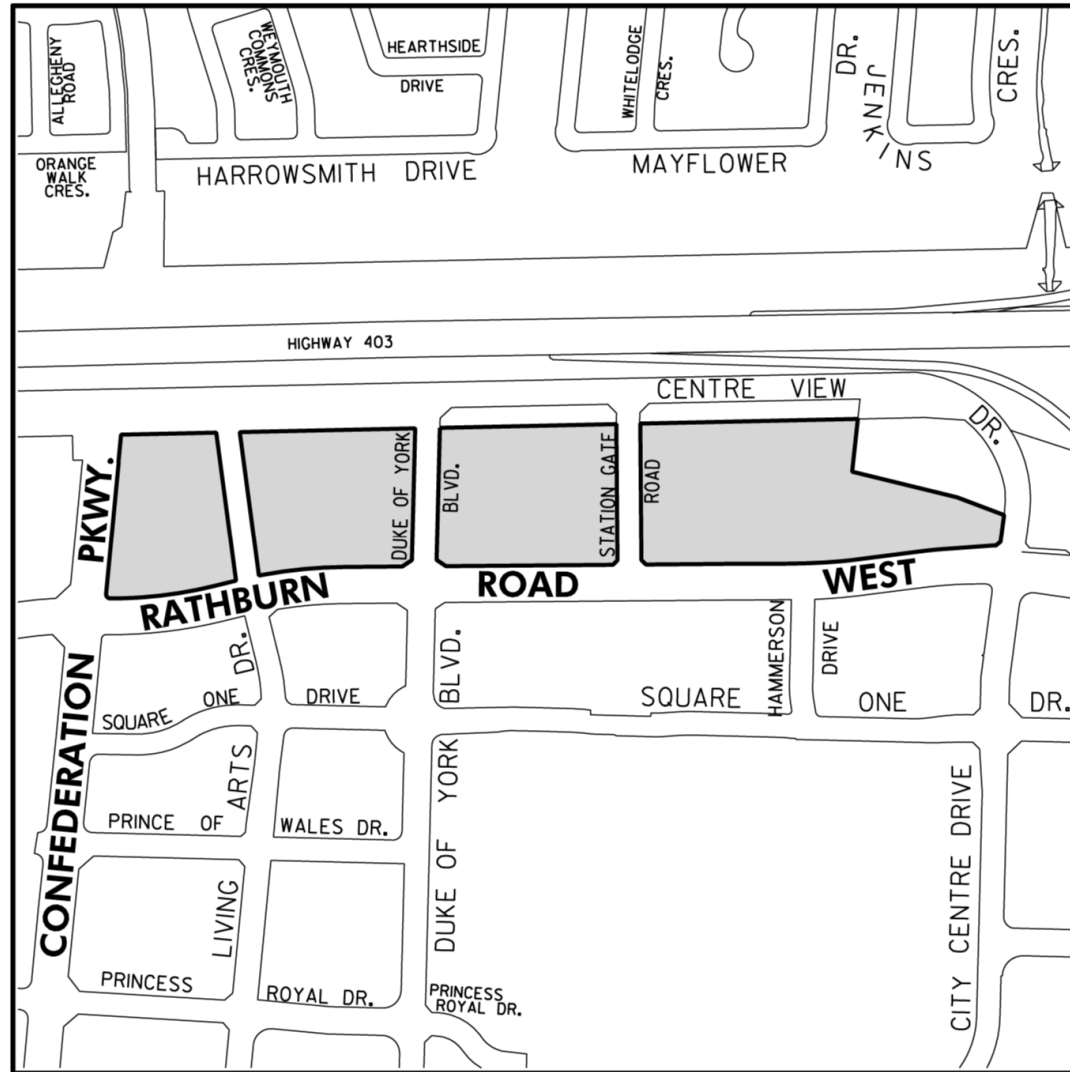


- AREA OF AMENDMENT
- FROM:
- OFFICE
- TO:
- DOWNTOWN MIXED USE
- PUBLIC OPEN SPACE

Special Site 12 policies also amended to require a new 0.92 ha Public Open Space in conjunction with any development on the block.

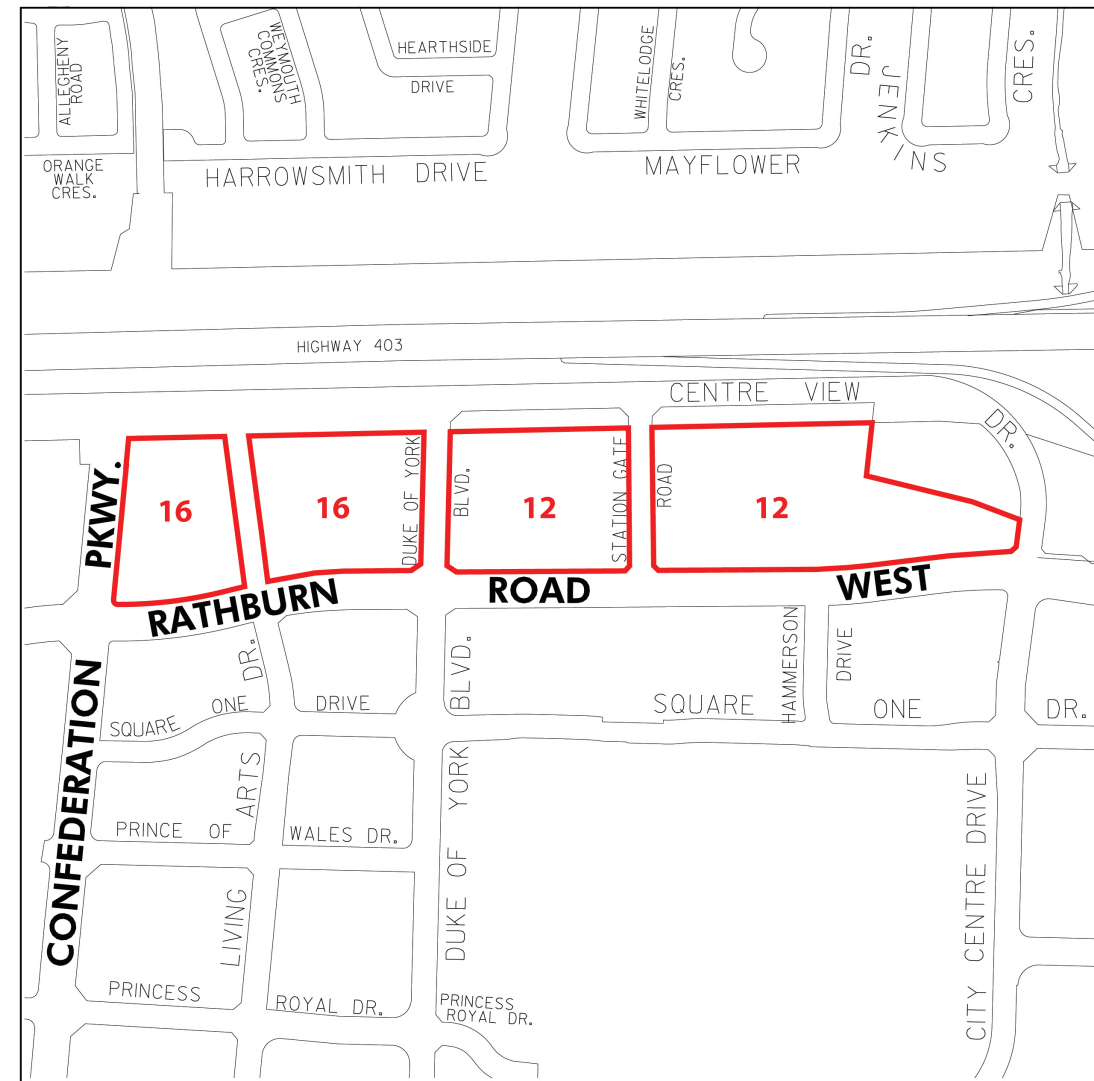
Revisions to the Special Site Policies of the Downtown Core Local Area Plan (DLAP)

Existing DLAP Site 12 Map



Existing Special Site 12 policies establish mix of uses permitted on Office-designated lands

DLAP Site 12 + 16 Maps Reflecting Changes from the Application and the Revised Recommendation



New Special Site 16 policies establish minimum non-residential GFA for Downtown Mixed Use-designated lands

Special Site 12 policies amended to require 0.92 ha of Public Open Space