

DEVELOPER'S EARLY INPUT OPPORTUNITY

A residential redevelopment is being proposed for 1401 – 1479 Hunter Street and 481 – 497 Mountain Highway, currently made up of a number of industrial use buildings. The site is bounded by Hunter Street on the north, Mountain Highway on the east, existing low rise industrial uses on the south and The District Operations Centre to the southwest.

You are invited to an Early Input Open House on this Preliminary Application to discuss the project.

Date: Wednesday, November 25th, 2015
Time: 6pm – 8pm
Location: The Holiday Inn & Suites – Seymour Room
700 Old Lillooet Road, North Vancouver



The applicant proposes to rezone the site from Light Industrial (I3) and Comprehensive Development Zone 11 (CD-11) to a new Comprehensive Development Zone to accommodate the new proposal. The proposal includes a 26 storey residential tower and a 15 storey residential tower connected by a podium consisting of 12, 2-storey townhomes; as well as a 2-level Community Center (approx. 24,000 square feet) fronting Mountain Highway with 28 apartments on 4 levels above. A total of 316 units is proposed consisting of one bedroom, two bedroom, and three bedroom units. Parking is proposed both underground and above grade with access of a 'mews' leading from Hunter Street.

The meeting is being held by Intergulf Development Group, a Vancouver-based residential developer, in compliance with the District of North Vancouver Council Policy. The applicant will present details of the proposal and discuss any concerns residents and business owners may have.

Information Packages are being distributed to residents generally within a 100m radius of the site. If you would like to receive a copy of the notification package or if you would like more information, contact Kaylen Crosse of Intergulf Development Group at 604.683.2406 or by email at kcrosse@intergulf.com; or contact Doug Allan of the Community Planning Department at 604.990.2387 or by email at dallan@dnv.org; or bring your questions and comments to the meeting.

This is not a Public Hearing. Council will receive a report from staff on issues raised at the meeting and will formally consider the proposal at a later date.