

APPLICATION FACT SHEET

Applicant:	Bold Properties (New Barnet) LP
Application No. and Type	6700-20-186 Rezoning from Single Detached Residential (RS1) to Six-Storey Apartment Residential Zone (RM8).
Project Description:	A six-storey mixed-use project comprised of 162 apartment units in two buildings over underground parking.
Existing OCP Designation:	Mixed Use – Moody Centre (max. six storeys).
Development Permit Areas:	Development Permit Area 1: Neighbourhood Residential. Development Permit Area 4: Environmentally Sensitive Areas. Development Permit Area 5: Hazardous Conditions (Steepland Sediments)
Community Information Meeting:	May 23, 2019
Community Planning Advisory Committee Meeting:	July 2, 2019

Proposed Development Statistics:

Number of residential units	162
Density	13,851m ² (149,092.96ft ²) net floor area Floor Area Ratio: 2.4
Lot Coverage	56.5%
Height	N. Bldg. – 17.46m (57.3ft) and 6 storeys S. Bldg. – 18.8m (61.68ft) and 6 storeys
Resident Parking	183 Spaces
Visitor Parking	27 Spaces
Bicycle Parking	317 Long- and short-term spaces
Setbacks – South	South – 3.66m (12ft)
– West	West – 3.81m (12.5ft)
– North	North – 5.48m (18ft)
– East	East – 5.48m (18ft)
Amenity Space -Indoor -Outdoor -Total	123.6m ² (1,330.4ft ²) 1,426.5m ² (15,355ft ²) 1,550m ² (16,685.4ft ²) or 8.8m ² (94.8ft ²)/unit
Number of Studios, One-Bedroom and One-Bedroom + Den Units and size range	79 42.9m ² (462.5ft ²) to 67.8m ² (729.7ft ²)

Number of Two-Bedroom and Two-Bedroom + Den Units and size range	73	70.8m ² (762.3ft ²) to 93.4m ² (1005.8ft ²)
Number of Three-Bedroom and Three-Bedroom + Den Units and size range	10	95.7m ² (1,029.8ft ²) to 106m ² (1140.8ft ²)
Surrounding Development	North	developed three-storey multi-family buildings (RM4), designated Multi-Family Residential up to a maximum of three storeys;
	South	Single Detached Residential (RS1) lots, to remain Single Family Low Density under the OCP
	East	the Barnet Hotel site (C5), designated for mixed-use development up to six storeys in height and is the subject of a current application
	West	five undeveloped properties, including one private RS1 lot and four City parcels zoned Civic Service (P1).