



North Park Neighbourhood Association
CALUC CHECKLIST

In advance of a Community Land Use meeting, proponents must prepare the follow information – and present it at the beginning of the CLU meeting.

ABOUT THE DEVELOPER	
Company name and name of representative, phone number, email address and company website	
Materials from previous CALUC meeting is there was a prior CALUC meeting concerning this proposal	
Details of previous projects completed in other parts of the city/other cities, including a few hard copies of photos of the finished projects	
DESCRIPTION OF THE PROPOSAL	
<p>Provide a summary of the proposal:</p> <ul style="list-style-type: none"> • Rationale for the proposed development, responding to items specified in the 'Letter to Mayor and Council' section of the Rezoning Information and Application package. • land use/zoning change • density changes • type of tenure (rental, strata ownership) • number, description and type of dwelling units • inclusion of adaptable housing features • displacement of existing tenants 	
GOVERNMENT POLICIES	
Does the proposal conform to the Official Community Plan? The Neighbourhood/Precinct Plan? If a change to the Official Community Plan is requested, provide a rationale.	
PROJECT BENEFITS AND AMENITIES	
What are the economic, environmental and social benefits to the City and neighbourhood? Will there be any public amenities associated with this development, such as play areas for children, public art, streetscape improvements?	
NEED AND DEMAND	
What is the demonstrated public need for the proposal? Does the location meet a need or demand which is not or could not be met in land already zoned? For example, is this a change of permitted use or an increase in density?	
NEIGHBOURHOOD	

What is different or unique about the site to warrant rezoning, e.g., lot size, topography, context, existing site and neighbouring development? How well does the proposed development relate to the neighbourhood?	
IMPACTS	
Would the development complement or improve conditions existing in the surrounding area? What other effects would this proposal have on the immediate neighbours? Consider noise and activity levels.	
DESIGN AND DEVELOPMENT PERMIT GUIDELINES	
Please reference the applicable design guidelines. Indicate how the proposal complies with the guidelines. Note that a development permit application may be required for some applications.	
SAFETY AND SECURITY	
Address CPTED (Crime Prevention Through Environmental Design)	
TRANSPORTATION	
Does the project meet the vehicle parking standards of Schedule C - Off-Street Parking? How will a shortfall in parking be satisfied? Does the project meet the bicycle parking standards of Schedule C - Off-Street Parking? Will the project include bicycle facilities above the requirements? Is the parcel on a Greenway? Are there any anticipated improvements to the Greenway resulting from this project?	
HERITAGE	
What is the heritage status of the buildings on the property? How are the heritage buildings impacted by the development? Note that a Conservation Plan is required for rezoning applications involving a heritage designated or registered building	
GREEN BUILDING FEATURES	
Using the Green Building Indicators (as follows) as a guide, indicate what green building features will be incorporated into the development. Provide appropriate documentation as required.	
INFRASTRUCTURE	
Are there adequate public infrastructure and community/recreation services available to meet the proposal (e.g., sewer, water, sidewalks, roads, parks)? If not, how would the proposal address infrastructure and service requirements?	