

INFRASTRUCTURE & AMENITIES FROM APPROVED DEVELOPMENT 2011-2018

		[a]	[b]	[c]	[a+b+c] = [A]	[B]	[C]	[A + B + C] = [D]	[E ₁]	[F ₁]	[E ₂]	[F ₂]	[G]	[E + F + G] = [H]
KEY CENTRE	DEVELOPMENT NAME	CAC - CASH	CAC - CONTRIBUTED ASSET	HOUSING AMENITY	TOTAL AMENITIES	DCC	WORKS & SERVICES	TOTAL CONTRIBUTIONS	MARKET RENTAL	NON-MARKET RENTAL	MARKET RENTAL - CARE BEDS	NON-MARKET RENTAL - CARE BEDS	NEW OWNER	TOTAL BEDS/UNITS
RESIDENTIAL	LYNN CREEK TOWN CENTRE	1550 Fern St (Seylynn Village - Building C - "Beacon")	150,000	530,000	-	680,000	826,129	3,897,055	5,403,184	-	-	-	175	175
		1561 Oxford (Oxford Flats)	50,000	-	2,450,000	2,500,000	562,293	258,564	3,320,857	98	-	-	(4)	94
		650 Seylynn Cres (Seylynn Village - Building D - "Horizon")	-	-	7,350,000	7,350,000	9,105	-	7,359,105	-	70	-	-	70
		680 Seylynn Cres (Seylynn Village - Building A - "Compass")	1,500,000	900,000	-	2,400,000	2,222,524	-	4,622,524	-	-	-	243	243
		1503 Crown St (Crown Street Apartments)	100,000	-	-	100,000	100,481	939,829	1,140,310	-	-	-	43	43
		467 Mountain Hwy	705,000	-	-	705,000	472,022	2,368,340	3,545,362	-	-	-	63	63
		1502 Oxford St (Creekstone Care Centre)	-	5,000	-	5,000	311,505	1,452,290	1,768,795	-	-	-	(8)	(8)
		1401 Hunter St (Intergulf West)	-	8,300,000	-	8,300,000	3,523,000	3,426,505	15,249,505	-	-	-	326	326
		600 Mountain Hwy (Seylynn Village - Building B - "Apex")	1,000,000	600,000	-	1,600,000	3,909,000	3,897,055	9,406,055	-	-	-	274	274
		1552 Oxford St (1568 Oxford Adera)	922,000	-	2,200,000	3,122,000	957,147	56,165	4,135,312	88	-	-	(2)	86
		340 Mountain Hwy (Rupert Stacked Town homes)	625,696	-	-	625,696	374,086	TBD	999,782	-	-	-	21	21
	LYNN CREEK TOWN CENTRE Sum	5,052,696	10,335,000	12,000,000	27,387,696	13,267,292	16,295,803	56,950,791	186	70	-	-	1,131	1,387
	LYNN VALLEY TOWN CENTRE	2665 Mountain Hwy (Canyon Springs Lynn Valley)	983,575	-	-	983,575	651,669	1,248,188	2,883,432	-	-	-	95	95
		1325 Draycott Rd (Draycott Apartments "Walter's Place")	57,557	-	-	57,557	247,529	179,424	484,510	-	-	-	35	35
		1280 E 27th St (Lynn Valley Centre Bosa - Buildings E & F)	1,500,000	500,000	-	2,000,000	299,935	8,028,656	10,328,591	-	-	-	112	112
		1205 Harold Rd (Brody)	55,016	-	-	55,016	59,582	237,704	352,302	-	-	-	4	4
		2632 Library Ln (Mountain Court)	-	100,000	-	100,000	825,674	-	925,674	-	-	-	68	68
		2770 Valley Centre Ave (Lynn Valley Centre Bosa - Buildings A,B,C,D,G)	-	3,000,000	-	3,000,000	3,050,693	3,470,000	9,520,693	-	-	-	244	244
		2632 Library Ln (Mountain Court)	-	-	-	-	377,545	2,399,591	2,777,136	-	-	-	178	178
		1200 Emery Pl (Emery Village - Phase 1)	4,000,000	-	4,565,000	8,565,000	655,319	920,000	10,140,319	(19)	42	-	-	23
		1200 Emery Pl (Emery Village - Phase 2)	5,000,000	-	-	5,000,000	2,899,644	2,280,700	10,180,344	-	-	-	220	220
		1200 Emery Pl (Emery Village - Phase 3)	1,500,000	-	-	1,500,000	599,581	1,314,500	3,414,081	-	-	-	46	46
		1200 Emery Pl (Emery Village - Phase 4)	1,400,000	-	-	1,400,000	521,898	-	1,921,898	-	-	-	61	61
	LYNN VALLEY TOWN CENTRE Sum	14,496,148	3,600,000	4,565,000	22,661,148	10,189,069	20,078,762	52,928,980	(19)	42	-	-	1,063	1,086
	MAPLEWOOD VILLAGE CENTRE	2132 Old Dollarton (Maplewood Living)	-	-	-	-	91,594	120,228	211,821	-	-	-	16	16
		300 Seymour River Pl (Latitudes)	-	-	-	-	106,575	-	106,575	-	-	-	11	11
		2135 Heritage Park Ln (Loden Green)	174,000	26,000	-	200,000	170,828	315,849	686,677	-	-	-	23	23
		433 Seymour River Pl (Maplewoods - Anthem)	395,000	-	-	395,000	423,709	536,532	1,355,241	-	-	-	54	54
		2151 FrontSt (GWL Northwoods Village rental building)	35,000	70,000	2,000,000	2,105,000	686,826	1,165,613	3,957,439	80	-	-	-	80
		2049 Heritage Park In (Maplewoods West)	697,041	-	-	697,041	575,000	TBD	1,272,041	-	-	-	34	34
		229 Seymour River Pl (Maplewood Plaza)	500,000	-	775,000	1,275,000	1,243,000	TBD	2,518,000	-	10	-	155	165
	MAPLEWOOD VILLAGE CENTRE Sum	1,801,041	96,000	2,775,000	4,672,041	3,297,532	2,138,222	10,107,795	80	10	-	-	293	383
	LIONS GATE VILLAGE CENTRE	1120 Marine Dr (District Crossing)	244,305	-	-	244,305	724,013	793,485	1,761,803	-	-	-	129	129
		2035 Fullerton Ave (Larco)	2,500,000	-	-	2,500,000	3,974,717	3,708,381	10,183,098	-	-	-	254	254
		1591 Bowser Ave (London Meridian)	111,850	-	-	111,850	106,835	251,053	469,738	-	-	-	16	16
		2035 Fullerton Ave (Larco)	-	8,500,000	2,975,000	11,475,000	-	-	11,475,000	119	-	-	87	206
		1946 Glenaire Dr (PC Urban Holland Row)	121,581	-	-	121,581	73,164	1,218,992	1,413,737	-	-	-	18	18
		2060 Curling Rd (Citimark Belle Isle Place)	324,071	-	-	324,071	793,500	-	1,117,571	-	-	-	80	80
		B-1633 Capilano Rd (Grouse Inn)	4,562,500	-	-	4,562,500	2,951,000	1,717,500	9,231,000	-	-	-	258	258
		1801 Glenaire Dr (Cressey Townhomes)	164,797	-	-	164,797	424,616	-	589,413	-	-	-	34	34
		2067 Glenaire Dr (Woodbridge Citimark Town homes - Phase 2)	-	-	-	-	505,000	-	505,000	-	-	-	33	33
		2067 Glenaire Dr (Woodbridge Citimark Townhomes - Phase 1)	575,178	-	-	575,178	1,301,000	-	1,876,178	-	-	-	101	101
	LIONS GATE VILLAGE CENTRE Sum	8,604,282	8,500,000	2,975,000	20,079,282	10,853,845	7,689,410	38,622,538	119	-	-	-	1,010	1,129
	OUTSIDE OF CENTRE	3294 Mt Seymour Pkwy (Northlands Terrace)	-	-	-	-	403,960	448,713	852,673	-	-	-	55	55
		1312 Marine Dr (The Drive 1300)	-	-	-	-	404,420	440,355	844,775	-	-	-	64	64
		2832 Capilano Rd (Capilano Grove)	-	-	-	-	79,268	102,868	182,136	-	-	-	12	12
		3633 Mt Seymour Pkwy (Cedar Springs Pacific Arbour)	500,000	250,000	4,175,000	4,925,000	647,779	380,698	5,953,477	136	10	-	(3)	143
		1273 Marine Dr (The Ivy)	-	-	-	-	132,678	153,123	285,800	-	-	-	24	24
		1171 Marine Dr (The Drive 1177)	-	-	-	-	494,084	285,537	779,621	-	-	-	81	81
		897 Premier St (Legacy)	177,780	-	-	177,780	200,096	172,037	549,913	-	-	-	24	24
		4310 Gallant Ave (Cove Gardens)	-	-	-	-	72,368	99,450	171,818	-	-	-	8	8
		3064 Fromme Rd (3068 Fromme Rd)	16,775	-	-	16,775	15,815	14,082	46,672	-	-	-	2	2
		1152 Wendel Pl	11,919	-	-	11,919	42,923	188,857	243,699	-	-	-	4	4
		1201 W 16th St (The Ave)	-	-	-	-	115,064	200,703	315,767	-	-	-	30	30
		3225 Highland Blvd (Edgemont Senior Living)	406,000	94,000	2,400,000	2,900,000	590,766	393,650	3,884,416	96	-	-	(6)	90
		3508 Mt Seymour Pkwy (Parkgate)	62,300	-	-	62,300	137,332	181,676	381,308	-	-	-	14	14
		757 Orwell St (Connect - Brody Keith/ Orwell)	182,841	-	-	182,841	298,418	353,899	835,159	-	-	-	26	26
		3205 Mountain Hwy (Lynn Valley United Church)	-	455,000	-	455,000	562,084	292,853	1,309,937	-	-	-	71	71
		3825 Cates Landing Way (Polygon Noble Cove/ Cates Landing)	1,863,700	-	-	1,863,700	630,447	1,111,687	3,605,834	-	-	-	95	95

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	3022 Sunnyhurst_ Rd (Sunnyhurst Small Townhouse)	36,778	-	-	36,778	40,254	49,971	127,004	-	-	-	-	5	5
	1061 Marine Dr	-	-	-	-	296,776	118,982	415,758	-	-	-	-	41	41
	4343 Starlight Way (Monterey School Morningstar)	460,000	-	-	460,000	148,014	1,750,306	2,358,319	-	-	-	-	-	-
	3730 Edgemont Blvd (Harbourview Townhomes)	33,585	-	-	33,585	39,000	301,801	374,386	-	-	-	-	3	3
	3260 Edgemont Blvd (Con naught Living- Grosvenor)	1,493,230	-	-	1,493,230	945,506	2,900,483	5,339,219	-	-	-	-	78	78
	115 W Queens Rd (Queens Cross Mews)	91,835	-	-	91,835	150,205	78,260	320,300	-	-	-	-	12	12
	1060 Churchill Cres (Onni 3)	-	-	-	-	166,305	525,856	692,161	-	-	-	-	75	75
	1133 Ridgewood Dr (Boffa 1 Ridgewood and Edgemont)	157,460	-	-	157,460	249,345	384,320	791,125	-	-	-	-	20	20
	1633 Tatlow Ave (1700 Marine)	-	-	-	-	305,304	830,277	1,135,581	-	-	-	-	33	33
	3105 Crescentview	337,095	-	-	337,095	216,125	510,096	1,063,316	-	-	-	-	21	21
	856 Orwell St (Continuum Townhomes)	125,020	-	-	125,020	81,333	700,872	907,226	-	-	-	-	20	20
	756 Forsman Ave (Forsman Townhouse East)	105,817	-	-	105,817	72,205	167,000	345,022	-	-	-	-	6	6
	905 Premier St	257,281	-	-	257,281	157,500	TBD	414,781	-	-	-	-	13	13
	4670 Capilano Rd	162,408	-	-	162,408	213,750	-	376,158	-	-	-	-	7	7
	2555 Whiteley Crt (Kiwanis 6-storey addition)	-	-	1,089,510	1,089,510	-	134,362	1,223,872	-	106	-	-	-	106
	3030 Sunnyhurst Rd (Sunnyhurst Triplex)	23,382	-	-	23,382	44,984	TBD	68,366	-	-	-	-	2	2
	2932 Chesterfield Ave (Chesterfield Small Townhouse)	158,564	-	-	158,564	52,000	TBD	210,564	-	-	-	-	3	3
	3468 Mt Seymour Pkwy (Serenity Mews)	533,979	-	-	533,979	350,470	624,699	1,509,148	-	-	-	-	23	23
	3568 Mt Seymour Pkwy (Taylor Creek) ⁷	48,075	-	-	48,075	135,937	TBD	184,012	-	-	-	-	6	6
	1080 Marine Dr (BlueShore Financial Mixed-Use) ⁷	-	-	-	-	332,337	-	332,337	-	-	-	-	29	29
	(NSF Addition - Major)	-	-	-	-	101,092	216,388	317,479	-	-	-	-	-	-
	(NSF Addition - Minor)	-	-	-	-	21,236	-	21,236	-	-	-	-	-	-
	(NSF Alteration - Major)	-	-	-	-	825	607,635	608,460	-	-	-	-	-	-
	(NSF Alteration - Minor)	-	-	-	-	244	30,630	30,874	-	-	-	-	-	-
	(NSF New Construction)	-	-	-	-	730,965	566,362	1,297,326	-	-	-	-	-	-
	(Subdivisions)	-	-	-	-	444,514	-	444,514	-	-	-	-	-	-
	(Rezoning with DP (±OCP))	-	-	-	-	-	1,291	1,291	-	-	-	-	-	-
	(SF New Construction)	-	-	-	-	-	269,444	269,444	-	-	-	-	-	-
	(Subdivision (±Env DPA))	-	-	-	-	111,093	9,557	120,650	-	-	-	-	-	-
	(Subdivision with DVP (±Env DPA))	-	-	-	-	15,897	1,291	17,188	-	-	-	-	-	-
	(Subdivision with Rezoning (±OCP ±Env DPA))	-	-	-	-	31,795	4,600	36,395	-	-	-	-	-	-
	OUTSIDE OF CENTRE Sum	7,245,825	799,000	7,664,510	15,709,335	10,282,510	15,604,670	41,596,515	232	116	-	-	898	1,246
RESIDENTIAL Sum		37,199,992	23,330,000	29,979,510	90,509,502	47,890,248	61,806,868	200,206,618	598	238	-	-	4,395	5,231
CARE	LYNN CREEK TOWN CENTRE 1502 Oxford St (Creekstone Care Centre)	-	-	8,250,000	8,250,000	-	-	8,250,000	-	-	30	150	-	180
	LYNN CREEK TOWN CENTRE Sum	-	-	8,250,000	8,250,000	-	-	8,250,000	-	-	30	150	-	180
	LYNN VALLEY TOWN CENTRE 1280 E 27th St (Lynn Valley Centre Bosa - Buildings E & F)	-	-	1,771,745	1,771,745	-	-	1,771,745	-	-	-	9	-	9
	LYNN VALLEY TOWN CENTRE Sum	-	-	1,771,745	1,771,745	-	-	1,771,745	-	-	-	9	-	9
	OUTSIDE OF CENTRE 2670 Lloyd Ave (Turning Point Women's Recovery Home)	-	-	90,000	90,000	-	-	90,000	-	-	-	9	-	9
	3225 Highland Blvd (Edgemont Senior Living)	-	-	775,000	775,000	-	-	775,000	-	-	31	-	-	31
	3205 Mountain Hwy (Lynn Valley United Church)	-	-	560,000	560,000	-	-	560,000	-	-	-	4	-	4
	2431 Burr Pl (Turning Point Men's Support Recovery House)	-	-	90,000	90,000	-	85,005	175,005	-	-	-	9	-	9
	OUTSIDE OF CENTRE Sum	-	-	1,515,000	1,515,000	-	85,005	1,600,005	-	-	31	22	-	53
CARE Sum		-	-	11,536,745	11,536,745	-	85,005	11,621,750	-	-	61	181	-	242

KEY CENTRE		DEVELOPMENT NAME	CAC - CASH	CAC - CONTRIBUTED ASSET	HOUSING AMENITY	TOTAL AMENITIES	DCC	WORKS & SERVICES	TOTAL CONTRIBUTIONS	MARKET RENTAL	NON-MARKET RENTAL	MARKET RENTAL - CARE BEDS	NON-MARKET RENTAL - CARE BEDS	NEW OWNER	TOTAL BEDS/UNITS
NON RESIDENTIAL	LYNN CREEK TOWN CENTRE	1520 Barrow ST (Liquor Store and Office)	-	-	-	-	45,778	133,899	179,677	-	-	-	-	-	-
		270 Harbour AVE (Canada Post Harbour)	-	-	-	-	12,952	26,731	39,683	-	-	-	-	-	-
	LYNN CREEK TOWN CENTRE Sum		-	-	-	-	58,730	160,630	219,360	-	-	-	-	-	-
	MAPLEWOOD VILLAGE CENTRE	2146 Dollarton Hwy (GWL Northwoods Village)	-	-	-	-	25,260	-	25,260	-	-	-	-	-	-
		2150 Dollarton Hwy (GWL Northwoods Village)	-	-	-	-	128,483	-	128,483	-	-	-	-	-	-
		2160 Dollarton Hwy (GWL Northwoods Village)	-	-	-	-	36,500	-	36,500	-	-	-	-	-	-
		2180 Dollarton Hwy (GWL Northwoods Village)	-	-	-	-	62,073	-	62,073	-	-	-	-	-	-
		2100 Dollarton Hwy (GWL Northwoods Village)	-	-	-	-	34,029	-	34,029	-	-	-	-	-	-
	MAPLEWOOD VILLAGE CENTRE Sum		-	-	-	-	286,346	-	286,346	-	-	-	-	-	-
	OUTSIDE OF CENTRE	10 & 50 Pemberton AVE (Seaspan Shipyard Modernization)	-	-	-	-	270,718	338,044	608,762	-	-	-	-	-	-
		3053 Edgemont BLVD (Edgemont Commons)	252,975	155,000	-	407,975	77,162	363,563	848,699	-	-	-	-	-	-
		100 Amherst AVE (Canexus Office Building)	-	-	-	-	44,181	-	44,181	-	-	-	-	-	-
		1226 Marine DR (Amadon Plaza)	-	-	-	-	54,115	357,002	411,117	-	-	-	-	-	-
		10 Pemberton AVE (Seaspan Office Building)	-	-	-	-	321,102	263,900	585,002	-	-	-	-	-	-
		2580 Capilano RD (Mountainside Veterinary Clinic)	-	-	-	-	35,815	244,679	280,494	-	-	-	-	-	-
		107 Pemberton Ave (Lions Gate Waste Water Treatment Plant)	-	-	-	-	1,781,450	8,200,000	9,981,450	-	-	-	-	-	-
		1209 McKeen AVE (Fibreco Terminal Enhancement Project)	-	-	-	-	32,076	485,930	518,006	-	-	-	-	-	-
		1131 Frederick (Argyle Secondary School)	-	-	-	-	-	TBD	-	-	-	-	-	-	-
		1995 W 1st St (Kinder Morgan Diesel Expansion)	-	-	-	-	201,753	-	201,753	-	-	-	-	-	-
		1371 McKeen (1371 McKeen)	-	-	-	-	1,609,439	TBD	1,609,439	-	-	-	-	-	-
	OUTSIDE OF CENTRE Sum		252,975	155,000	-	407,975	4,427,810	10,253,117	15,088,902	-	-	-	-	-	-
	NON RESIDENTIAL Sum		252,975	155,000	-	407,975	4,772,886	10,413,747	15,594,609	-	-	-	-	-	-
	Grand Total		37,452,967	23,485,000	41,516,255	102,454,222	52,663,134	72,305,620	227,422,976	598	238	61	181	4,395	5,473

Notes & Assumptions:

1 Infrastructure and amenities from approved development, includes contributions collected and pending collection

2 CACs negotiated as per CAC Policy & approved by Council

3 Housing Amenity valuations are based on 2017 Coriolis market analysis report;

Due to the unique nature of each care bed/unit valuations are complex, the information above represents the best estimate based on sources available

4 DCCs as per DCC Bylaw rates, amounts estimated per Bylaw

5 Works & Services per Development Services Bylaw, amounts per Engineering Service Agreements and include a 25% contingency

6 Works & Services marked as "TBD" are yet to be defined in Engineering Service Agreements

7 1080 Marine Dr (29 units) & 3568 Mt Seymour Pkwy (6 units) are "Development Permit" only and do not require "Rezoning" Council approval

8 17 units for 2900 Lonsdale had been included in the 14th of January "Pace of Development" materials, however this application has since been withdrawn