

## VILLAGE QUARTER

**Intent:** to create vibrant, low density, pedestrian-oriented, mixed use commercial corridors along Wellington Avenue, Yale Road and Hodgins Avenue, and 'community corners' as identified in the Fundamental Concept Diagram, that serve adjacent neighbourhoods. Lands designated Village Quarter will feature low rise mixed use buildings up to 4 storeys in height with a range of local, neighbourhood commercial amenities including grocery stores and restaurants on the street level and apartments above

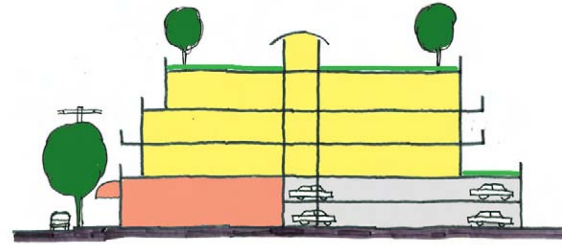
### Appropriate Building Types:

- 4 storey mixed use

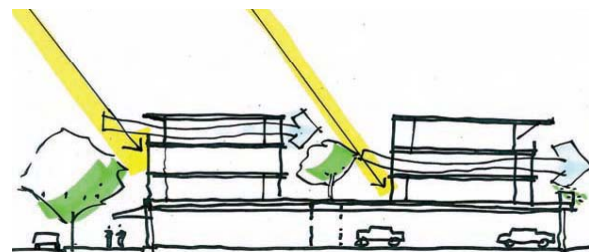
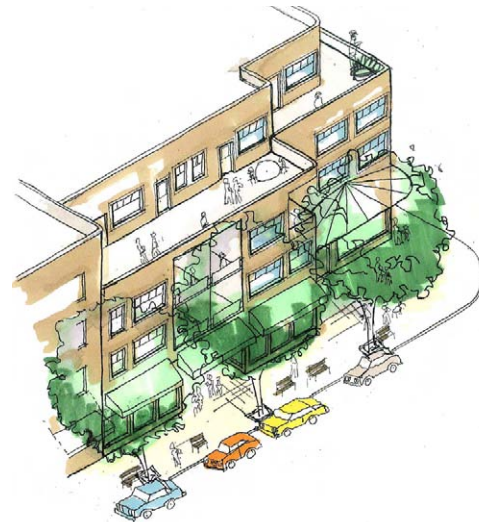
**Density:** Up to 100 UHa

**Height:** Up to 4 storeys

**Parking Ratio** (residential): 1:125



4 storey apartment incorporating green roofs and concealed 2 level structured parking



4 storey apartment incorporating green roofs and concealed parking at grade, behind and under buildings contain a courtyard that allows light penetration and livable space in between

