Regent Par 3 Redevelopment Project
Concept #3: Townhouse Development + Recreation Facilities

Recreational Amenities & Area: Sports Field, Multi-Use Pathways, Playground, Spray Pad, Picnic Area - 3.05 Hectares (7.54 acres)

Housing Forms, Unit Numbers & Area: Townhouse, 38 Units – 1.84 Hectares (4.54 Acres); including .79 Hectares of right-of-way

Parking: 57 stalls on-site private parking; 33 new on-street stalls on Queen Street; 46 existing on-street stalls on McKinley Avenue

Alignment with the Official Community Plan and relevant community priorities:

- Supports complete neighbourhoods – YES
- Embraces built heritage and invest in arts, culture, sport and recreation - YES
- Supports diverse housing options - YES
- Creates better, more active ways of getting around - YES
- Promotes conservation, stewardship and environmental sustainability – PARTIAL
- Optimizes use of existing services/amenities – YES
- Supports infill development and intensification targets - YES
- Makes use of residual infrastructure capacity in existing urban areas - YES
- Supports the urban forest - PARTIAL
- Supports multi-use pathways - YES
- Leverages City land assets - YES

Cost:
Estimated cost for recreation components - $2,280,000
Estimated revenue from land sales - $1,800,000
Estimated additional funds needed - $480,000