

## 36 townhouses proposed for Oak Street in Vancouver

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Urbanized

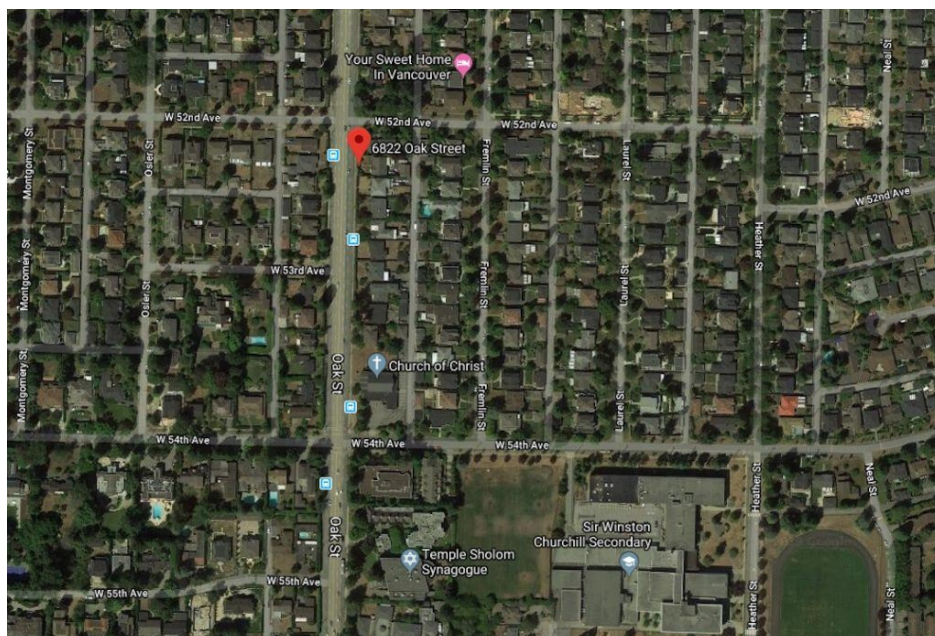


A development application for 6822 Oak Street — the southeast corner of the intersection of Oak Street and West 52nd Avenue — calls for a redevelopment containing 36 townhomes.

Listraor Group wants to turn the one-acre lot, currently occupied by five single-family homes, into 36 three-bedroom, non-stacked, courtyard townhomes. Buildings will reach no higher than 33 ft.

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Site of 6822 Oak Street, Vancouver. (Google Maps)

“Using fourplex buildings ensures all units receive light from two sides, avoiding the greatest disadvantage of back-to-back housing. The form also provides increased permeability from Oak Street, providing two additional entries to the courtyard animated by the fourplex entries,” reads the design rationale by Baldwin Architecture.

“The resulting building cadence closely mimics that of the single-family houses that now occupy the site.” A single underground level contains 53 parking stalls.

The project will generate a floor space ratio density of 1.2 times the size of its lot based on its total floor area of 49,700 sq. ft.



Artistic rendering of 6822 Oak Street, Vancouver. (Baldwin Architecture / Listraor Group)





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