Project Update
November 21, 2017
For more information: http://pearsondogwood.vchnews.ca/

Working Groups in Place to Guide Detailed Designs
Working Groups are ready to support the detailed design process for the Phase 1 facilities planned for the Pearson Dogwood Redevelopment Project. This work will commence as soon as the site developer, ONNI has finalized the core structural elements for the buildings.

Phase 1 facilities include 50 housing units with supports, a new Community Health Centre, new therapy pool, and new residential care facility, to replace Dogwood Lodge, which will include a new adult daycare. Construction is expected to start in fall 2018.

Once the core structural elements are confirmed, Working Groups will focus on requirements and design elements for the health authority facilities planned for Phase 1. These Working Groups include: The Therapy Pool Working Group, Pearson Housing Subcommittee, and Community Health Centre stakeholder groups. There is also an advisory committee in place for the Dogwood Lodge replacement planning.

ONNI submits the Development Permit Application to City of Vancouver
In November and December, ONNI expects to finalize and submit their applications for development permits to the City of Vancouver for Parcels A and C, where the Phase 1 facilities will be located. The approval process is likely to take several weeks. Construction on Phase 1 components is expected to start in fall 2018.

Construction of Sales Centre Planned for Northwest Parking Lot
Fencing and excavation has started on the sales centre ONNI is building to market the housing units planned on the Pearson Dogwood Lands. The 9,013 square foot building will be located in the Northwest parking lot of George Pearson Centre (GPC). Construction is targeted for completion by fall 2018.

Construction of the Sales Centre will result in a reduction of parking stalls. The main doors at the north end of GPC remain accessible and the parking spaces that run past these doors, as well as the group of stalls in the northeast corner, remain available for GPC use and are prioritized for family and visitors. More information on construction will be provided once the building permit is issued by the City of Vancouver.

GPC Residents “Test Drive” Designs
Cardboard replicas and masking-tape mark-ups of the new housing units with supports provided residents and families an opportunity to see how the future space will work for them. The overall response was positive, as it was determined the space is large enough to accommodate wheelchairs and other identified priorities.

While everyone was generally pleased with the layout of the housing units, concerns were expressed regarding the size of the elevators. The elevators are large enough to accommodate most wheelchairs, however some of the larger chairs may not have enough room to manoeuvre. An elevator consultant was hired to address these concerns and recommendations for adjustments were provided to ONNI for consideration in the detailed design.

Modular Housing for Homeless Planned for Pearson Dogwood Lands
In October the City of Vancouver announced plans to build temporary modular housing on the southwest corner of the Pearson Dogwood site (59th and Heather) on land that is owned by ONNI. More information is available through the City of Vancouver Community Liaison office at housing@vancouver.ca or 604-829-9275.