

Pedestrian oriented MetroPlace to provide a new hub of activity

MetroPlace is a three hundred and forty-two unit high density development in Burnaby's Metrotown neighbourhood. The project consists of a forty six-storey residential tower with a four-storey commercial podium on Beresford, a five-storey stacked townhouse podium component on Telford, and a series of two-storey townhouses along the site's southern property line. The project incorporates up to sixteen thousand square feet of city-owned community amenity space, granted in exchange for an additional amenity density bonus.



MetroPlace is the first high density development to take advantage of the new "supplemental community benefit density bonuses" for Burnaby's town centres. The project aims to integrate the adjacent Maywood neighbourhood into the town centre. It includes pedestrian and cyclist-friendly linkages to provide easier access to Metrotown mall, the library branch and civic square, Bonsor Recreation Centre, and Central Park from the area south of Metrotown station.

The project will also have reduced parking requirements. The developer has agreed to reduce the market value of forty-one units which have a parking stall as an option.

The new block is designed to become the focus for public events that will take place on Beresford Street. "The official community development plan calls for Beresford [Street] to be changed from Willingdon to Dow," explains MetroPlace sales associate Patricia Janvrin. "They're widening the street, putting in trees and making it more pedestrian-friendly. They're adding cafes and stores and an artwalk..."



"This is a shared vision, but more than anything it was Burnaby's vision for Beresford Street and for our site," said Maurice Pez, Intracorp's senior vice-president of development, in a press release. "It's going to make an exciting addition to Burnaby's Metrotown Centre plan." Construction will start in the fall, with completion estimated in fall 2014.