



864-876 KING STREET WEST KITCHENER

Planning and Strategic Initiatives Committee Meeting

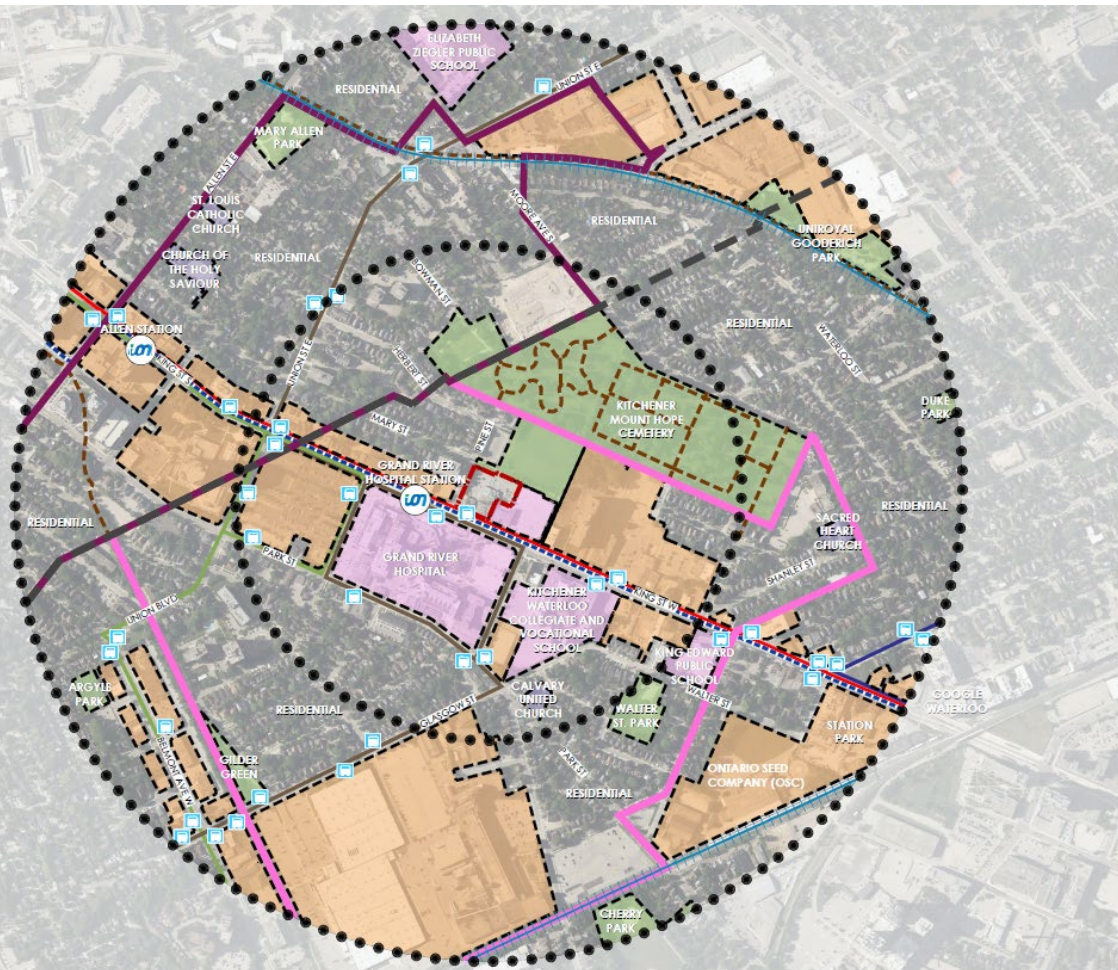
October 28th, 2024



Location Plan



Context Plan



LEGEND

- Subject Lands
- 400m & 800m Walking Distance
- Municipal Boundary
- Major Transit Station Area Boundary
Grand River Hospital Station
- Major Transit Station Area Boundary
Allen Station
- School/Institutional
- Church
- Commercial/Mixed Use
- Park/Open Space
- Multi Use Trails
- Railway
- Glasgow-Margaret GRT Route #4
- Bridge-Courtland GRT Route #6
- King GRT Route #7
- Strasburg-Belmon GRT Route #16
- ION Light Rail
- GRT Bus Stop
- ION Stop

Surrounding Land Uses



1. Grand River Hospital
2. Grand River Hospital LRT Station
3. Belmont Village
4. Catalyst 137
5. Station Park (existing/planned multiple tower development)
6. Kitchener-Waterloo Collegiate and Vocational School (KCI)

Overview of Proposed Development

- 44-storey mixed use building with a 6-storey podium
 - Mix of one and two-bedroom rental units (total of 455 units)
- Large indoor and outdoor private amenity spaces over podium (7th floor)
- Vehicular parking and loading dock access from Pine Street
 - Six (6) levels of structured parking (within podium) and two (2) levels of underground parking
 - Secure bicycle parking spaces
- Close proximity to a variety of transit options and amenities
 - Directly in front of Grand River Hospital LRT Station
 - Within walking distance of Downtown Kitchener and Uptown Waterloo (approximately 15 minutes)



Architectural Renderings





THANK YOU!
QUESTIONS?