

SCHEDULE iv

ESTIMATED 20-YEAR HOUSING CAPACITY

west vancouver



SCHEDULE iv

ESTIMATED 20-YEAR HOUSING CAPACITY

The District of West Vancouver is required, under section 473.1 of the *Local Government Act*, to consider the District's most recent housing needs report and provide for at least the 20-year total number of housing units required to meet anticipated housing needs within the OCP's statements and maps. The table below summarizes West Vancouver's estimated 20-year housing capacity provided within the statements and maps of the OCP.

	OCP Policies	Estimated Remaining Housing Capacity ¹
Existing Neighbourhoods		2,150 - 2,400
Sensitive Infills	2.1.1-2.1.3	400 - 500
Missing Middle	2.1.4-2.1.7	350 - 500
SSMUH	2.1.3-2.1.4	750
Approved Site-Specific Projects	See DPAs	650
Local Areas		2,600 - 3,600
Ambleside	2.1.13 DPA BF-B4	1,000 - 1,200
Horseshoe Bay	HSP LAP	200 - 300
Marine Drive	MD LAP	200 - 300
Taylor Way-Park Royal	2.1.14	1,200 - 1,800
Future Neighbourhoods		5,400
Rodgers Creek	UL8.1c	1,000
Cypress Village	ADP 9.1.1	3,700
Cypress West	2.2.1	700 ²
Rental, Seniors, and Supportive Housing	2.1.17-2.1.21	600 - 850
Grand Total		10,750 - 12,250
20-Year Housing Needs ³		10,742

¹ Estimates in ranges are provided for proposed OCP policies. Housing capacity for previously approved projects are based on approved and unbuilt unit counts as of October 1, 2025. The total housing capacity does not guarantee uptake and actual development will depend heavily on macroeconomic economics (e.g., interest rates, construction costs, market demand, etc.). All numbers are rounded to nearest 50s.

² Estimate reflects policy of 2.5 units per acre applied to the Inter Creek and Cypress West areas. However, the OCP enables unit increases based on housing, parks, environment, and other objectives. Estimated housing units would be expected to increase in order to secure the Inter Creek and other important areas above 1,200 feet (e.g., Cypress Falls) as public parkland.

³ Based on Interim Housing Needs Report, received on December 9, 2024.