

FOR IMMEDIATE RELEASE

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For further information, contact:  
Mick Ramos at 604-467-7315  
[communications@mapleridge.ca](mailto:communications@mapleridge.ca)

### **Council Approves Lougheed Transit Corridor Concept Plan**

**Maple Ridge, BC:** Council has endorsed the Lougheed Transit Corridor Concept Plan, which will shape the development of the area for decades to come. The plan aims to create an urban environment with a focus on pedestrians, bicycles, and green features.

“This is a long-term vision that will build complete, sustainable urban communities along major transit corridors. It’s another example of Council’s work to evolve land use in Maple Ridge, transitioning from single use to employment-generating through mixed-use zoning and options for form and density,” said Mayor Mike Morden.

Highlights of the Concept Plan include:

- a Flexible Employment Designation to allow for retail complexes, business parks, large-format office space and light industrial use to create local jobs and address the need for more employment-generating lands;
- two primary mixed-use nodes (developments with ground floor commercial and residential or office use above) surrounding key transit hubs;
- four walkable ‘high streets’, located between Dewdney Trunk Road and Lougheed Highway, to provide adjacent neighbourhoods with shopping and services;
- a broader range of housing to ensure a variety of choice for residents, and;
- an expansion of Cook Park to provide more recreational opportunities and establishment of a new park between Lougheed Highway and Dewdney Trunk Road, east of 216 Street.

City staff will begin drafting an Area Plan bylaw and development permit guidelines to reflect the Concept Plan. Both are expected to be brought to Council for consideration next fall. In the interim, development applications will be evaluated based on the plan’s objectives and land use designations.