

Two towers proposed for Richmond riverfront

Mike Su 02/07/2023



A developer wants to build an office tower and a hotel along the middle arm of the Fraser River. City of Richmond illustration

Two educational companies want to build an office tower and hotel in the Aberdeen Village area.

A low-rise commercial area along the Fraser River middle arm could be replaced with two towers comprising a hotel and an office building.

Urban Solution Architecture Ltd, on behalf of CIBT Education Group and Global Education City Holdings, recently applied to the City of Richmond to rezone a section of the Aberdeen Village riverfront, adjacent to the Rod and Gun Club.

CIBT Education Group, whose assets are around \$1.3 billion, is a major education and student housing investment company in Canada that mainly develops corporate offices, language colleges and student rental apartments.

Global Education City Holdings has several off-campus student housing buildings in Vancouver and Burnaby.

The proposed development, on River Road just north of Cambie Road, includes an 11-storey hotel, an eight-storey office building and other small business opportunities.

The developer is also proposing improvements to the street network, pedestrian and bicycle lanes, dike upgrades, and other contributions to public spaces and amenities.

Four business tenants currently rent monthly on the property being proposed for redevelopment and have been notified the site is slated for redevelopment.

Meanwhile, the dike upgrade north of the development site will not conflict with the existing marina, where some people rely on parts of the dike for parking and other related uses.

The developer is also proposing to contribute more than \$70,000 towards future city planning studies. The site design also includes potential opportunities for public art on city land on River Road and along the dike.

The proposal is on the agenda for [Tuesday's planning meeting](#).