

Coquitlam Town Centre Key Facts

Revised December 2004

i.) Land Area				
Urban land area ⁽¹⁾	715 ha (1,766 acres)			
ii.) Building Floorspace (square feet)				
	1991 ⁽²⁾		2001 ⁽³⁾	
Retail/Commercial	85,000		520,000	
Shopping Centre	1,400,000		2,087,000	
Office (excluding community facilities)	115,000		310,000	
iii.) Housing				
	1991 ⁽⁴⁾		2001 ⁽⁴⁾	
Total private occupied dwellings	5,845		9,295	
Single family, detached	3,040	52%	3,080	33%
Rowhouse/Semi-Detached/Duplex	1,280	22%	1,685	18%
Apartment, less than 5 storeys	1,350	23%	3,490	38%
Apartment, 5 or more storeys	0	0%	880	9%
Other	170	3%	160	2%
Tenure (private occupied dwellings)				
Owner occupied households	3,950	68%	6,510	70%
Renter households	1,895	32%	2,785	30%
iv.) Residents				
	1991 ⁽⁴⁾		2001 ⁽⁴⁾	
Number of residents	16,940		23,765	
0-9	3,335	20%	2,715	11%
10-19	2,030	12%	3,670	15%
20-34	4,270	25%	4,455	19%
35-49	4,405	26%	6,625	28%
50-64	1,640	10%	3,510	15%
65+	1,275	8%	2,805	12%
Population density (per acre)	9.3		13.1	
v.) Jobs				
	1996		2001	
Number of jobs	7,140 ⁽⁴⁾		8,820 ⁽⁴⁾	
Major town centre jobs by Industry ⁽⁵⁾				
1) Retail Trade	2675	37%	3175	36%
2) Accommodation, food & drink service	875	12%	1255	14%
3) Government service			770	9%
4) Education service			770	9%
5) Other service Industries			700	8%
Major town centre employers				
1) City of Coquitlam			950	
2) Superior Poultry Processors			360	
3) Real Canadian Superstore			340	
4) Save-on-Foods			340	
vi.) Development Projections				
	existing ⁽⁶⁾		Projected 2021	
Commercial/retail floor space	2,607,000		under review	
Office floor space	310,000		under review	
Dwelling units	9,295		under review	
Population	23,765		under review	
Jobs	11,000		under review	
vii.) Community Facilities				
Parks and open space (hectares)	57			
Recreation facilities	Aquatic Centre, Community Centre, Town Centre Stadium			
Cultural facilities	Evergreen Cultural Centre, Library			
Educational facilities	5 elementary schools, 1 middle school, 2 high schools, Douglas College			
Medical facilities	Doctors' offices, clinics			
Local government facilities	City Hall, Public Safety (RCMP) building, Fire hall			

viii.) Transportation Connections	
Transit	97 B-line to Lougheed Millennium Line, WestCoast Express
Nearest major highway	Barnett Highway, Lougheed Highway
Distance to airport	Trans Canada Hwy: 8 kilometres
Distance to Downtown Vancouver	37 kilometres
	25.5 kilometres
ix.) Development Information	
Major new developments	
Built	2000 - Coquitlam Centre & Westwood Mall expansions
	1997 - City Hall, Pinetree Secondary School & Community Centre
	1996 - Henderson Centre
	1995 - Public Safety (RCMP) building
Allowable floor space ratio	
office	2.5 FSR
mixed use	2.5 FSR
residential (high density)	2.8 FSR
Business Improvement Association	No
Development incentives	No

Notes:

- 1: GVRD 2004 (GIS)
- 2: "Major Centres in Greater Vancouver: Current Status and Policy", GVRD 1993
- 3: City of Coquitlam, 2003
- 4: Statistics Canada, Census Data (20% sample group)
- 5: Statistics Canada, Census Data (20% sample group) (1980 Standard Industrial Classification)
- 6: Jobs are allocated between 19 categories of industry: Agriculture & related services; Fishing & trapping; Logging & forestry; Mining, quarry, & oil well; Manufacturing; Construction; Transportation & storage; Communication & other utilities; Wholesale trade, Retail trade, Finance & insurance; Real estate & insurance agent; Business service; Government service; Education service; Health & social service; Accommodation, food & drink service; and Other service industries.
- 6: City of Coquitlam, 2003