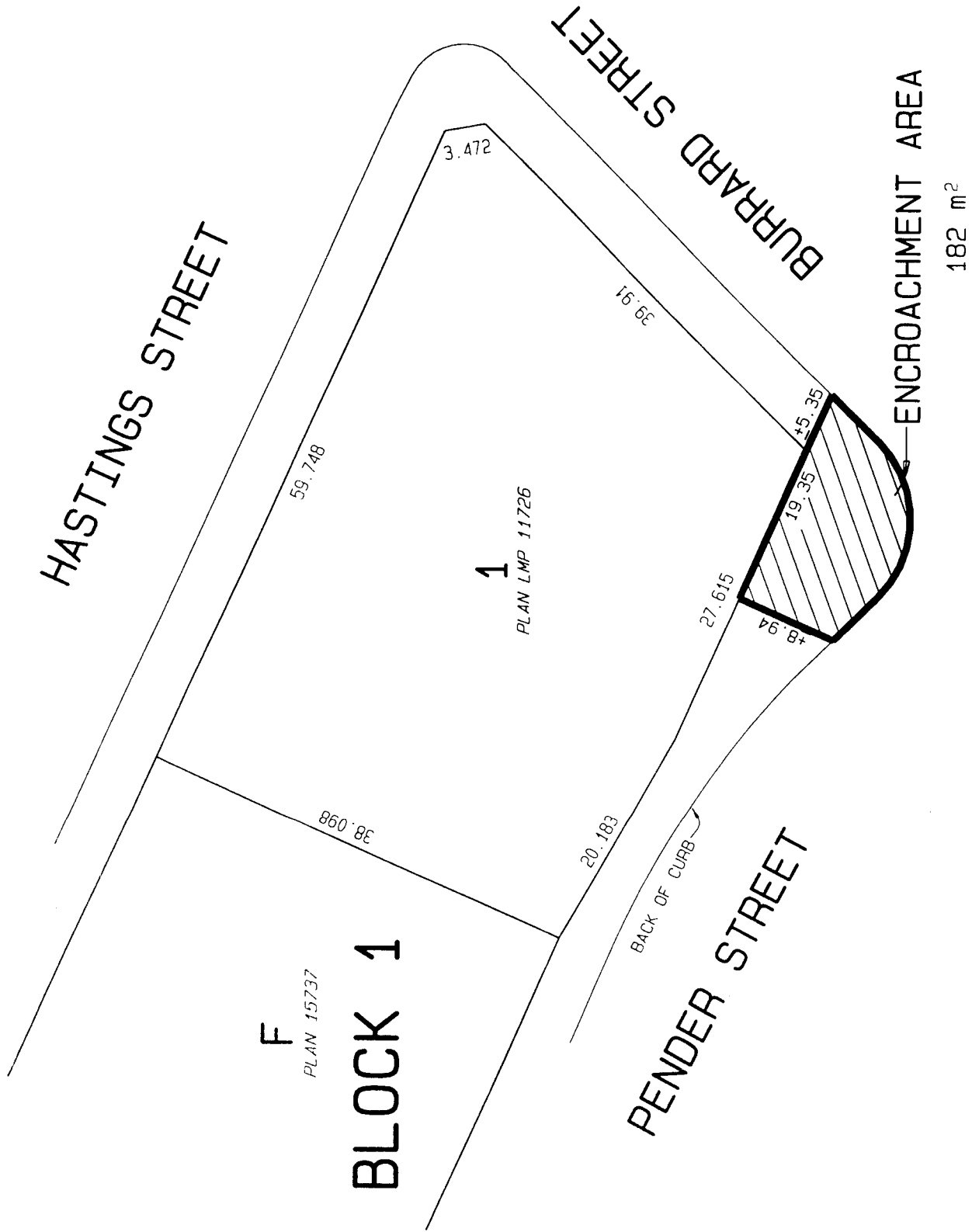
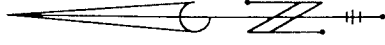
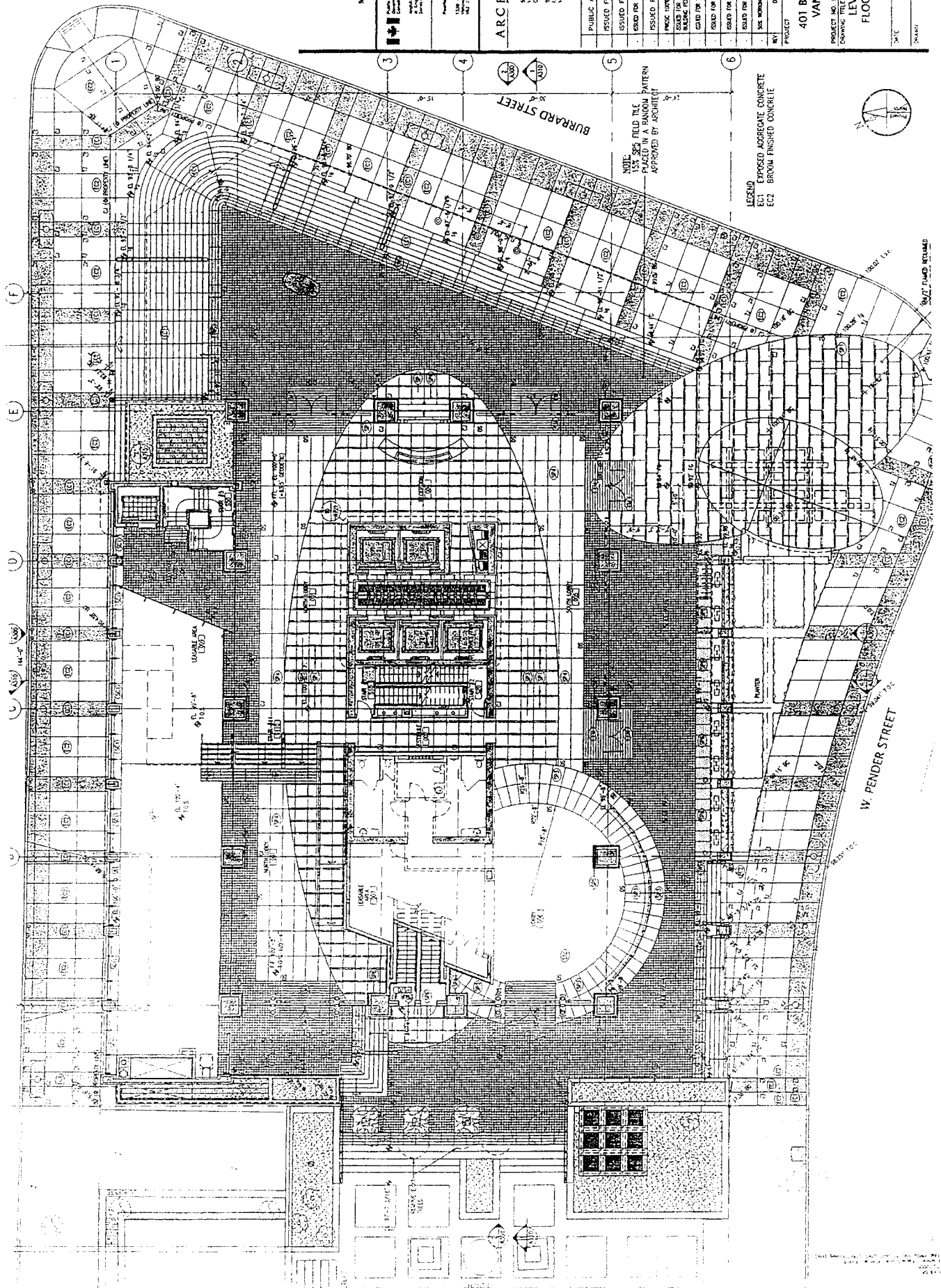


APPENDIX A



APPENDIX B



Clark-Lewis Group
Architectural Firm

Project: 401 Burrard Street
 Location: Vancouver, B.C.
 Date: 1991
 Scale: 1/8" = 1'-0"

ARCHITECTURA

300-1005 WEST GLENVIEW STREET
 VANCOUVER, B.C. V6H 1S1
 TEL: 604-441-8000
 FAX: 604-441-8000
 WWW: CLG.ABC

REVISION	DATE	BY	DESCRIPTION
1	1991.01.15	CLG	ISSUED FOR CONSTRUCTION - R1
2	1991.02.01	CLG	ISSUED FOR CONSTRUCTION - R2
3	1991.02.15	CLG	ISSUED FOR CONSTRUCTION - R3
4	1991.03.01	CLG	ISSUED FOR CONSTRUCTION - R4
5	1991.03.15	CLG	ISSUED FOR CONSTRUCTION - R5
6	1991.04.01	CLG	ISSUED FOR CONSTRUCTION - R6
7	1991.04.15	CLG	ISSUED FOR CONSTRUCTION - R7
8	1991.05.01	CLG	ISSUED FOR CONSTRUCTION - R8
9	1991.05.15	CLG	ISSUED FOR CONSTRUCTION - R9
10	1991.06.01	CLG	ISSUED FOR CONSTRUCTION - R10
11	1991.06.15	CLG	ISSUED FOR CONSTRUCTION - R11
12	1991.07.01	CLG	ISSUED FOR CONSTRUCTION - R12
13	1991.07.15	CLG	ISSUED FOR CONSTRUCTION - R13
14	1991.08.01	CLG	ISSUED FOR CONSTRUCTION - R14
15	1991.08.15	CLG	ISSUED FOR CONSTRUCTION - R15
16	1991.09.01	CLG	ISSUED FOR CONSTRUCTION - R16
17	1991.09.15	CLG	ISSUED FOR CONSTRUCTION - R17
18	1991.10.01	CLG	ISSUED FOR CONSTRUCTION - R18
19	1991.10.15	CLG	ISSUED FOR CONSTRUCTION - R19
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75	1994.02.15	CLG	ISSUED FOR CONSTRUCTION - R75
76	1994.03.01	CLG	ISSUED FOR CONSTRUCTION - R76
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99	1995.02.15	CLG	ISSUED FOR CONSTRUCTION - R99
100	1995.03.01	CLG	ISSUED FOR CONSTRUCTION - R100

PROJECT: 401 BURRARD STREET
 VANCOUVER, B.C.
 DRAWING: LEVEL 1 - LOBBY
 FLOOR FINISH PLAN
 SCALE: 1/8" = 1'-0"
 CHECKED: [Signature]
 DATE: [Date]

NOTE:
 15x15x5mm FELD TILE
 PLACED IN A RANDOM PATTERN
 APPROVED BY ARCHITECT

LEGEND
 E13 EXPOSED AGGREGATE CONCRETE
 E22 BROOM FINISHED CONCRETE





CITY OF VANCOUVER

ENGINEERING SERVICES

D.H. Rudberg, P.Eng., General Manager

T.R. Timm, P.Eng., Deputy City Engineer

APPENDIX C

August 11, 2000

Architectura Planning Architecture Interiors Inc.
500 - 1500 West Georgia Street
Vancouver, BC V6G 2Z6

Attention: Mr. Richard Bernstein

Dear Sir:

Re: 401 BURRARD STREET
LOT 1 PLAN LMP11726, BLOCK 1, DISTRICT LOT 185
PROPOSED ROAD CLOSURE

We refer to your letter of June 20, 2000 regarding the proposed closure of the right turn facility for south bound Burrard Street traffic wishing to go west bound on Pender Street. This is further to your meeting with Bruce Maitland, Noel Peters and Mike Thomson on Thursday August 3, 2000, in Bruce's office. At that meeting you expressed an interest in pursuing an encroachment agreement to use the road area that will be in excess of that needed by the City for road purposes. Prior to this we had been working toward a sale of this excess road area.

This letter is to confirm the advice given to you at the meeting in Bruce Maitland's office, that we would be prepared to instruct the Direct of Legal Services to prepare an agreement under the provisions of the Encroachment By-Law validating the use by the abutting owner of the portion of road deemed as not being required for road purposes, after the necessary road modifications are made at the northwest corner of Burrard and Pender Streets. This is on the basis that the abutting owner will be contributing to the cost of the intersection improvements necessary to close off right turn facility and that the subject area would remain open to public access with no permanent structures other than the plaza surface being placed on the subject area.

The encroachment agreement would provide for indemnification of the City and would make the abutting owner, Canada Lands, responsible for the maintenance of the area. There is no annual rental for sidewalk surfaces (non-standard). The agreement would contain such other provisions as may be required by the Director of Legal Services.

Should you have any further questions please refer them to Noel Peters at 873-7328.

Yours truly,

T.R. Timm, P.Eng.
Deputy City Engineer

NEP:c
t:\...401burr.wpd