

MOTION

3. **Approval of Form of Development – 3235 Clive Avenue**

THAT the form of development for this portion of the site known as 3235 Clive Avenue (formerly known as 3235-3261 Clive Avenue) be approved generally as illustrated in the Development Application Number DP-2020-00516, prepared by DYS Architecture Design Inc., and stamped “Received, Community Services Group, Development Services”, on March 29, 2021, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

* * * * *

Additional Background Information:

[Link to rezoning application](#)

CLIENT

**NEXST CLIVE
DEVELOPMENT LIMITED
PARTNERSHIP**

NO. | DATE | ISSUE

- 01 | 2017 09 12 | PRE-APPLICATION SUBMISSION
- 02 | 2017 12 20 | RE-SUBMISSION
- 03 | 2018 12 20 | REZONING APPLICATION
- 04 | 2020 06 18 | DP APPLICATION
- 05 | 2021 02 26 | DP-PRIOR-TO SUBMISSION

NO. | DATE | REVISION

**Nexst
Properties**

PROJECT

RESIDENTIAL DEVELOPMENT

3235 - 3261 Clive Avenue
Vancouver, B.C.

ELEVATION SOUTH

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Written dimensions shall have precedence over scaled dimensions. Contractors shall verify and be responsible for all dimensions and conditions on the job and dys architecture shall be informed of any variations from the dimensions and conditions shown on the drawings. Shop drawings shall be submitted to dys architecture for review before proceeding with fabrication.

PROJECT A217402

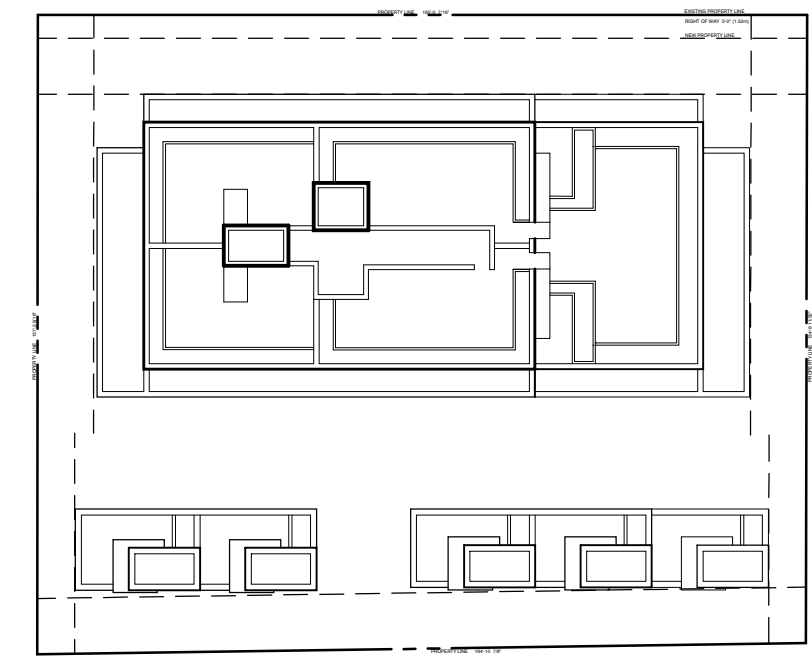
DRAWN CHECKED NC

SCALE 1/8"=1'-0"
DATE JUNE 09 2020

A3.01

MATERIAL LEGEND

- | | |
|--|--|
| <ul style="list-style-type: none"> 1 METAL PANEL - DARK GREY SMOOTH 2 CEMENTITIOUS PANEL - WHITE 3 METAL PANEL - GREY 4 ACCENT PANEL - CHARCOAL 5 VINYL WINDOW FRAMES - MATTE BLACK | <ul style="list-style-type: none"> 6 METAL GUARDRAIL C/W CLEAR GLASS - CHARCOAL 7 ARCHITECTURAL CONCRETE FINISH - CLEAR SEALER 8 GLASSFIBRE CONCRETE TILE - GREY - CLASSIC SMOOTH FINISH 9 ACCENT PANEL & DOORS - WARM TEXTURE |
|--|--|



KEY PLAN



CLIENT

**NEXST CLIVE
DEVELOPMENT LIMITED
PARTNERSHIP**

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NO. | DATE | REVISION

- 1
- 2
- 3
- 4
- 5
- 6

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PROJECT

RESIDENTIAL DEVELOPMENT

3235 - 3261 Clive Avenue
Vancouver, B.C.

SITE PLAN

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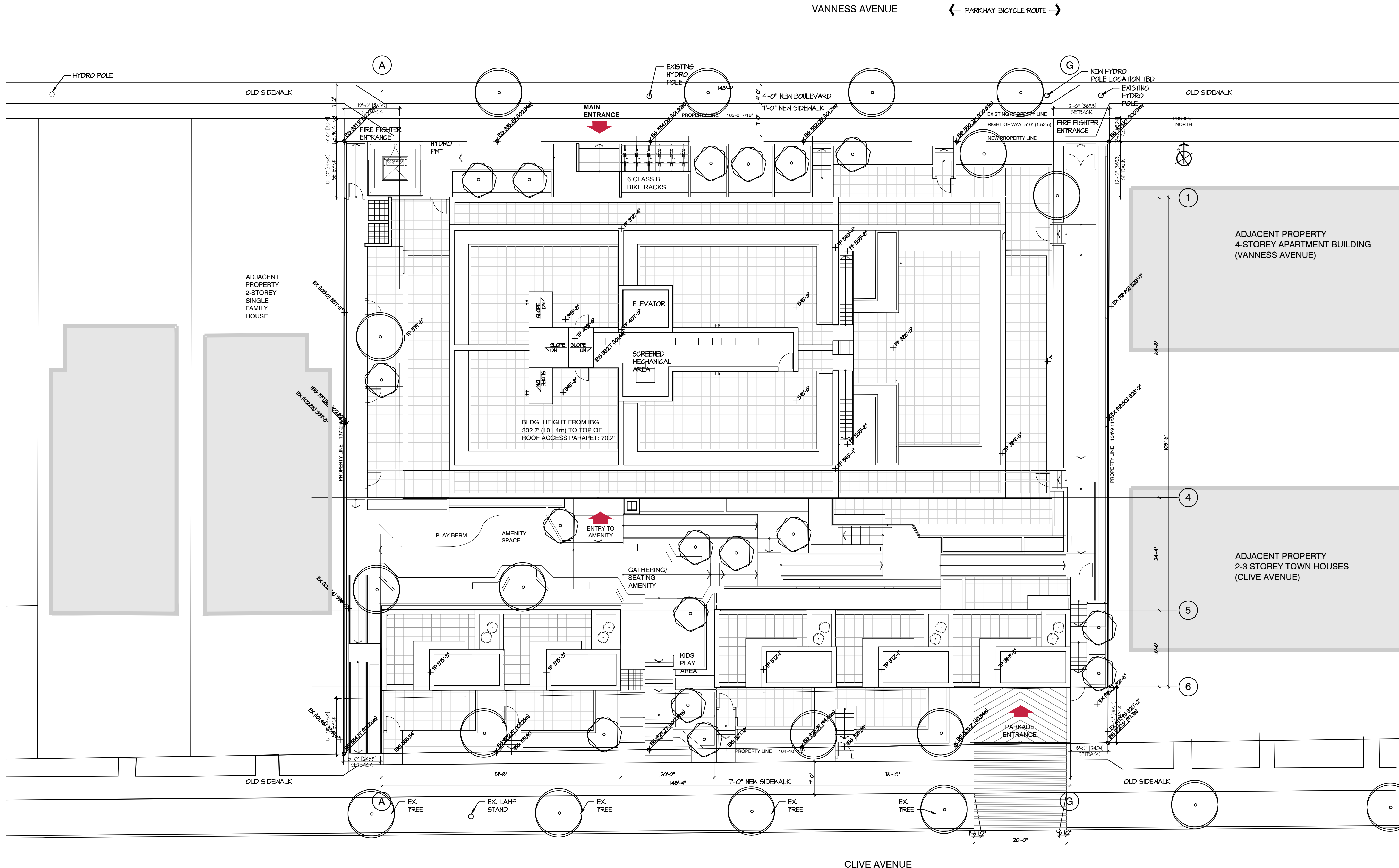
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PROJECT A217402

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SCALE 3/32"=1'-0"
DATE JUNE 18 2020

A1.01



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PROJECT
RESIDENTIAL DEVELOPMENT

3235 - 3261 Clive Avenue
Vancouver, B.C.

ELEVATION EAST

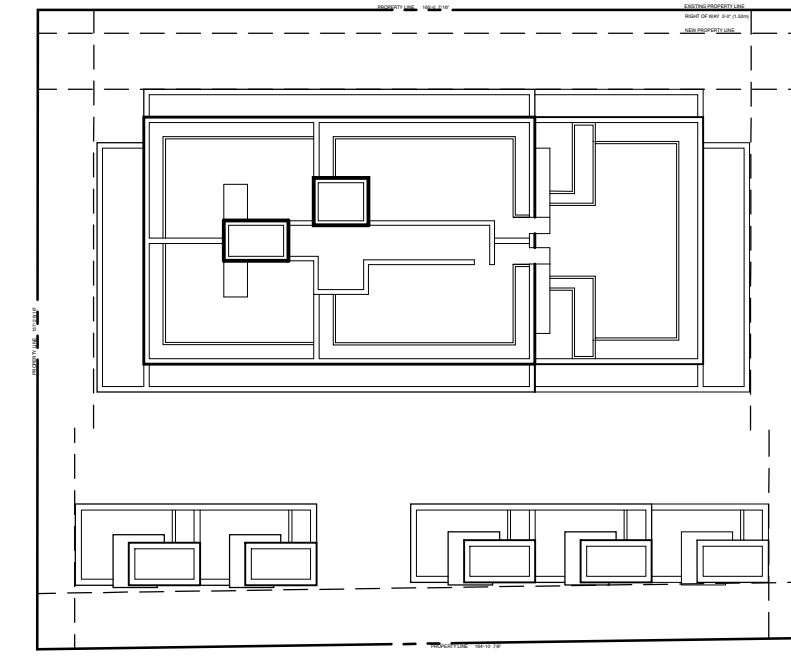
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A3.02



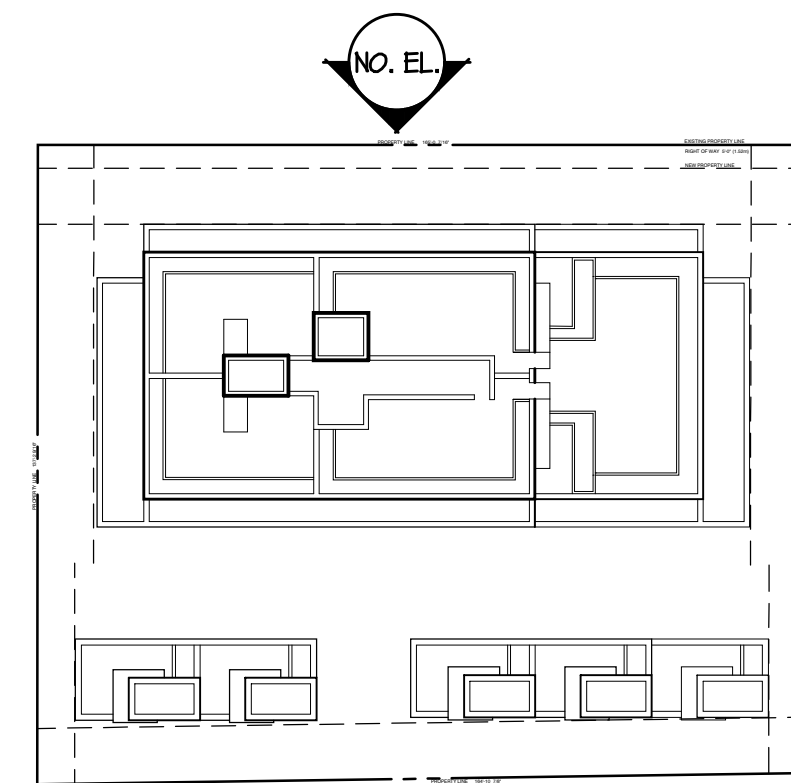
KEY PLAN

MATERIAL LEGEND	
1	METAL PANEL - DARK GREY SMOOTH
2	CEMENTITIOUS PANEL - WHITE
3	METAL PANEL - GREY
4	ACCENT PANEL - CHARCOAL
5	VINYL WINDOW FRAMES - MATTE BLACK
6	METAL GUARDRAIL C/W CLEAR GLASS - CHARCOAL
7	ARCHITECTURAL CONCRETE FINISH - CLEAR SEALER
8	GLASSFIBRE CONCRETE TILE - GREY - CLASSIC SMOOTH FINISH
9	ACCENT PANEL & DOORS - WARM TEXTURE



MATERIAL LEGEND

- | | |
|--|--|
| 1 METAL PANEL
- DARK GREY SMOOTH | 6 METAL GUARDRAIL C/W CLEAR GLASS
- CHARCOAL |
| 2 CEMENTITIOUS PANEL
- WHITE | 7 ARCHITECTURAL CONCRETE FINISH
- CLEAR SEALER |
| 3 METAL PANEL
- GREY | 8 GLASSFIBRE CONCRETE TILE
- GREY - CLASSIC SMOOTH FINISH |
| 4 ACCENT PANEL
- CHARCOAL | 9 ACCENT PANEL & DOORS
- WARM TEXTURE |
| 5 VINYL WINDOW FRAMES
- MATTE BLACK | |



KEY PLAN

CLIENT
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Properties**

PROJECT
RESIDENTIAL DEVELOPMENT

3235 - 3261 Clive Avenue
Vancouver, B.C.

ELEVATION NORTH

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A3.03

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PROJECT

RESIDENTIAL DEVELOPMENT

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ELEVATION WEST

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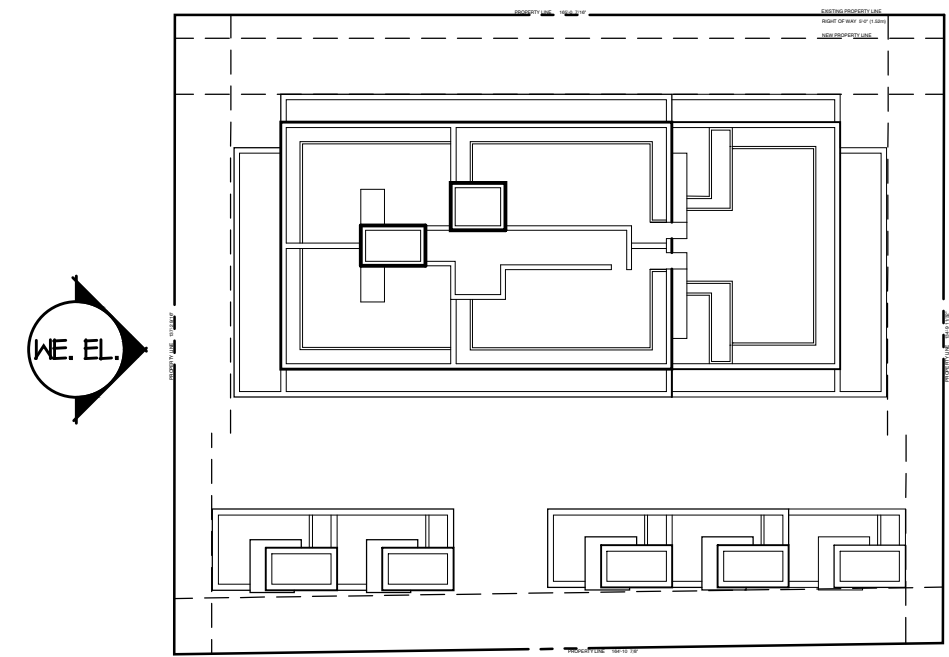
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A3.04

MATERIAL LEGEND	
1 METAL PANEL - DARK GREY SMOOTH	6 METAL GUARDRAIL C/W CLEAR GLASS - CHARCOAL
2 CEMENTITIOUS PANEL - WHITE	7 ARCHITECTURAL CONCRETE FINISH - CLEAR SEALER
3 METAL PANEL - GREY	8 GLASSFIBRE CONCRETE TILE - GREY - CLASSIC SMOOTH FINISH
4 ACCENT PANEL - CHARCOAL	9 ACCENT PANEL & DOORS - WARM TEXTURE
5 VINYL WINDOW FRAMES - MATTE BLACK	



KEY PLAN



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3235 - 3261 Clive Avenue
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**ELEVATION SOUTH
INTERIOR COURTYARD**

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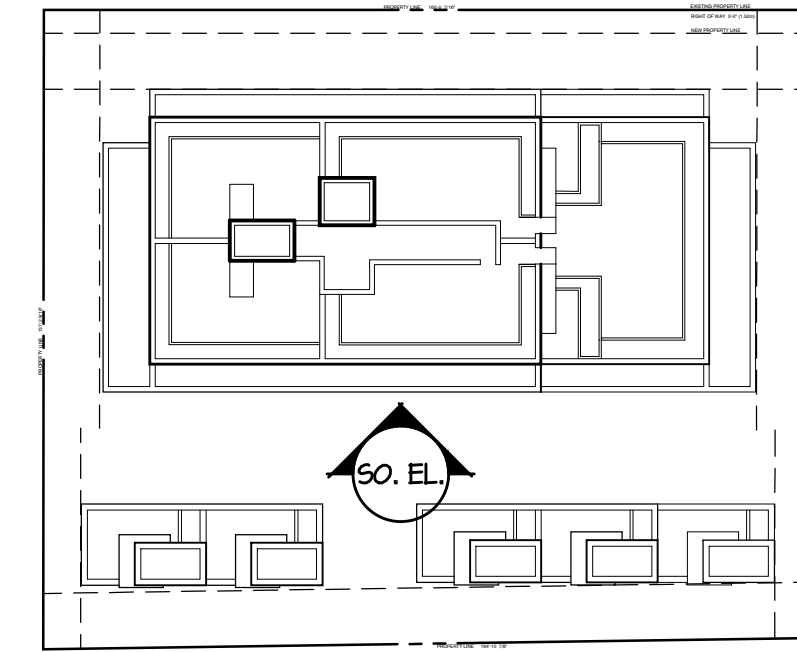
SCALE 1/8"=1'-0"

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A3.05

MATERIAL LEGEND	
1	METAL PANEL - DARK GREY SMOOTH
2	CEMENTITIOUS PANEL - WHITE
3	METAL PANEL - GREY
4	ACCENT PANEL - CHARCOAL
5	VINYL WINDOW FRAMES - MATTE BLACK
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7	ARCHITECTURAL CONCRETE FINISH - CLEAR SEALER
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9	ACCENT PANEL & DOORS - WARM TEXTURE



KEY PLAN



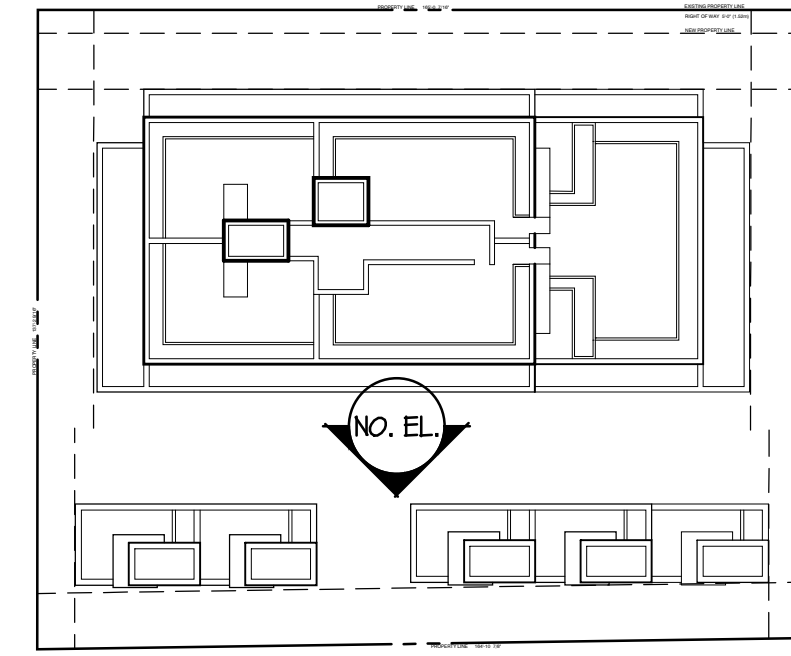
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**ELEVATION NORTH
INTERIOR COURTYARD**

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A3.06