

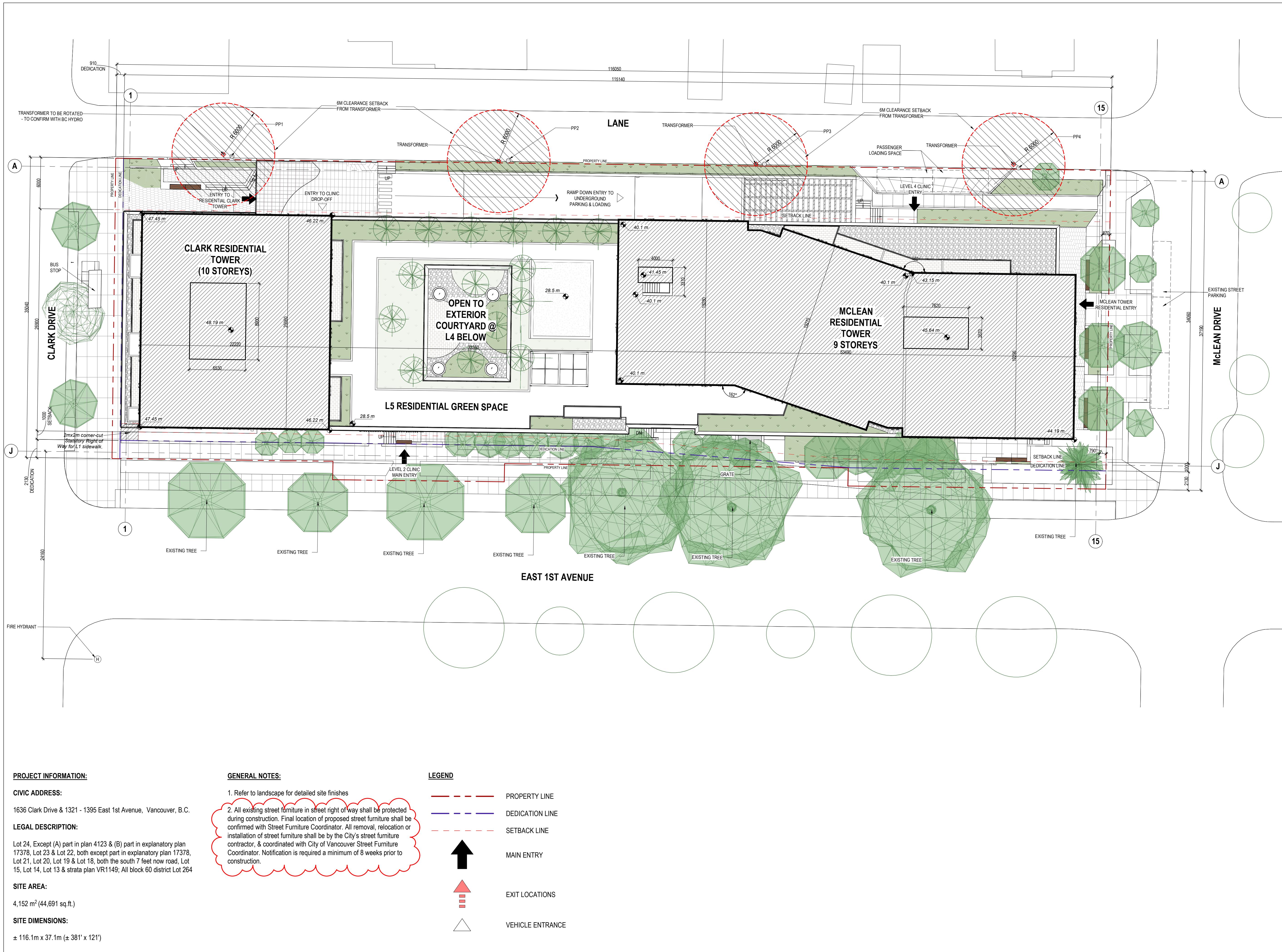
4. Approval of Form of Development – 1636 Clark Drive

THAT the form of development for this portion of the site known as 1636 Clark Drive be approved generally as illustrated in the Development Application Number DP-2019-00287, prepared by HDR Architecture, and received, September 3, 2020, 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:

<https://rezoning.vancouver.ca/applications/1636clark/index.htm>



PROJECT INFORMATION:

CIVIC ADDRESS:
1636 Clark Drive & 1321 - 1395 East 1st Avenue, Vancouver, B.C.

LEGAL DESCRIPTION:
Lot 24, Except (A) part in plan 4123 & (B) part in explanatory plan 17378, Lot 23 & Lot 22, both except part in explanatory plan 17378, Lot 21, Lot 20, Lot 19 & Lot 18, both the south 7 feet now road, Lot 15, Lot 14, Lot 13 & strata plan VR1149; All block 60 district Lot 264

SITE AREA:
4,152 m² (44,691 sq.ft.)

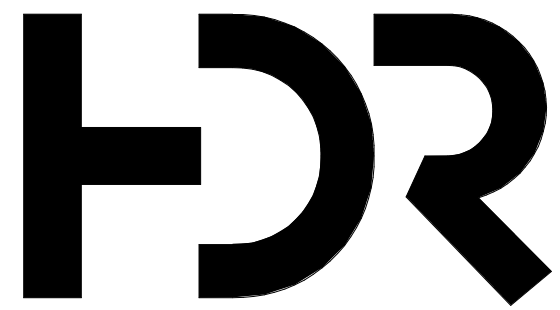
SITE DIMENSIONS:
± 116.1m x 37.1m (± 381' x 121')

GENERAL NOTES:

1. Refer to landscape for detailed site finishes
2. All existing street furniture in street right of way shall be protected during construction. Final location of proposed street furniture shall be confirmed with Street Furniture Coordinator. All removal, relocation or installation of street furniture shall be by the City's street furniture contractor, & coordinated with City of Vancouver Street Furniture Coordinator. Notification is required a minimum of 8 weeks prior to construction.

LEGEND

- PROPERTY LINE
- DEDICATION LINE
- SETBACK LINE
- MAIN ENTRY
- EXIT LOCATIONS
- VEHICLE ENTRANCE



HDR Architecture Associates, Inc.
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ISSUED FOR

NO.	DATE	DESCRIPTION
1	MAR.01.2019	DEVELOPMENT PERMIT 'DRAFT'
2	APR.11.2019	DEVELOPMENT PERMIT
3	JUN.26.2019	URBAN DESIGN PANEL
4	SEP.11.2020	DEVELOPMENT PERMIT RE-SUBMISSION

PROJECT TITLE

MIXED USE
DEVELOPMENT

BC Housing
1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

DRAWING TITLE

SITE PLAN

CHECKED BY: HDR DRAWN BY: HDR

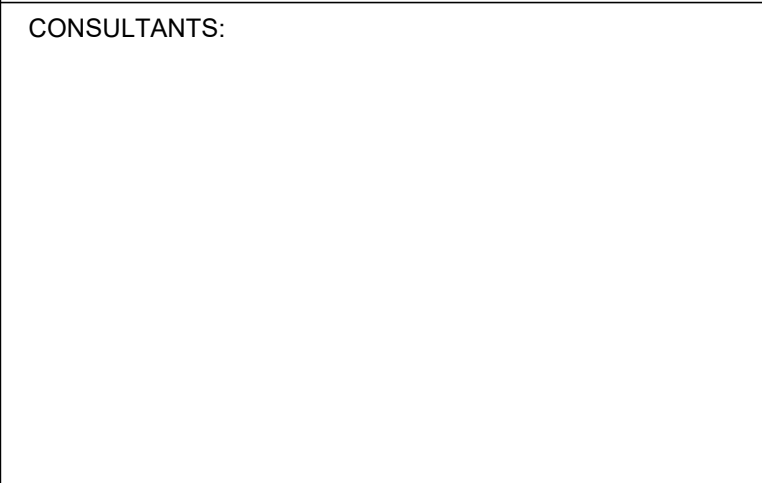
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PROJECT NO. DRAWING NO.

10093688 DP-150



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NO.	DATE	DESCRIPTION
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PROJECT TITLE

MIXED USE DEVELOPMENT

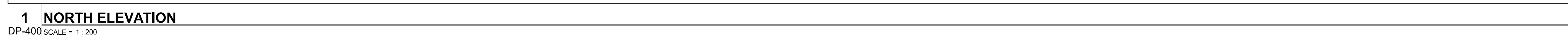
BC Housing

1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

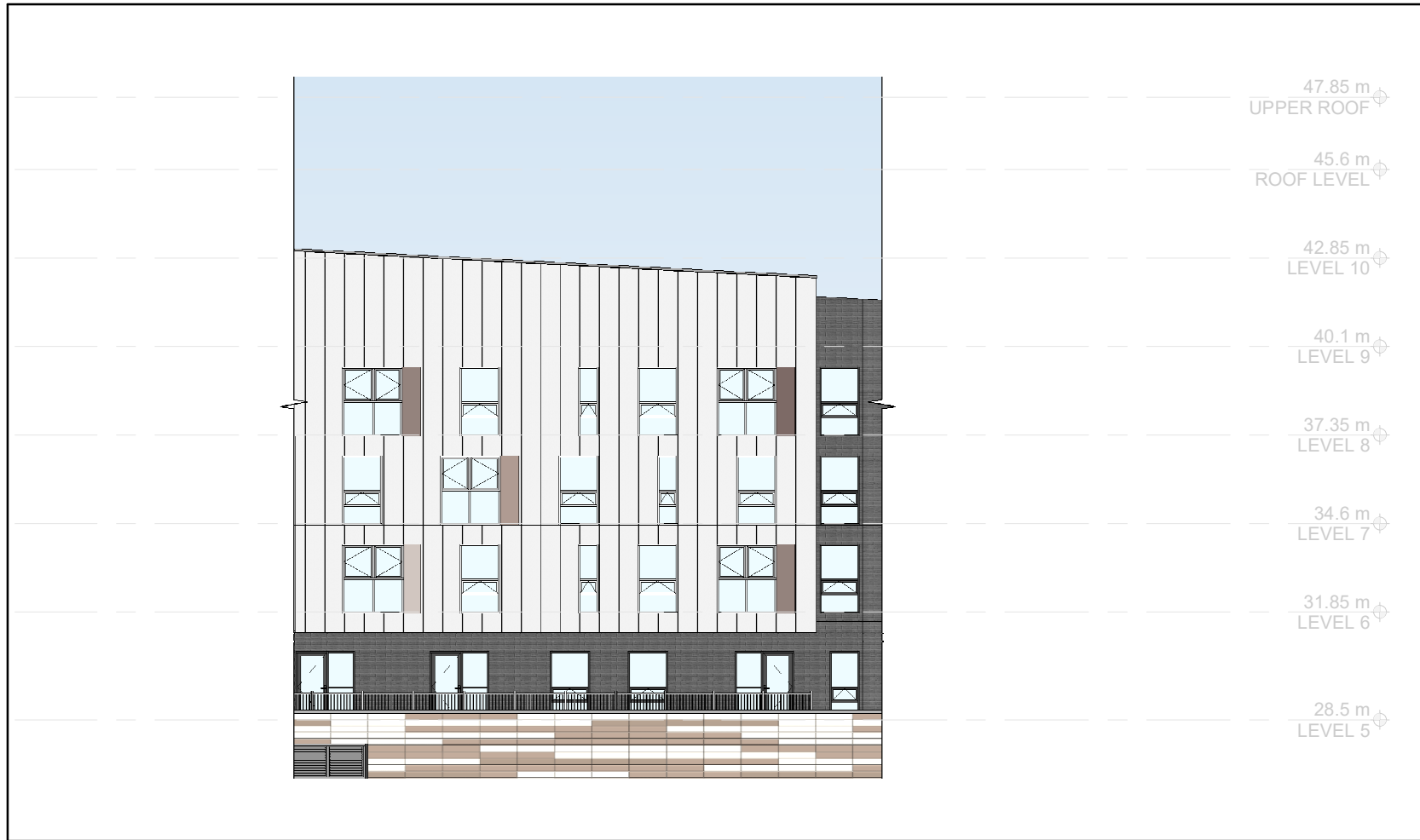
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PROJECT NO. DRAWING NO.

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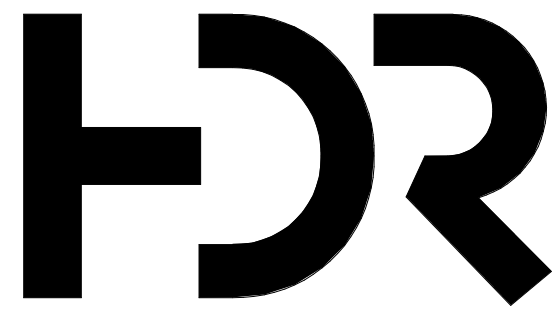
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DP-400 SCALE = 1 : 200



2 RENDERED ELEVATION - NORTH

DP-400 SCALE = 1 : 200



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ISSUED FOR

NO.	DATE	DESCRIPTION
1	SEP.11.2020	DEVELOPMENT PERMIT RE-SUBMISSION

PROJECT TITLE

**MIXED USE
DEVELOPMENT**

BC Housing

1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

DRAWING TITLE

**EXTERIOR
ELEVATIONS-COLOURED**

CHECKED BY: HDR

DRAWN BY: HDR

SCALE: 1 : 200

DATE: SEP.11.2020

PROJECT NO.

DRAWING NO.

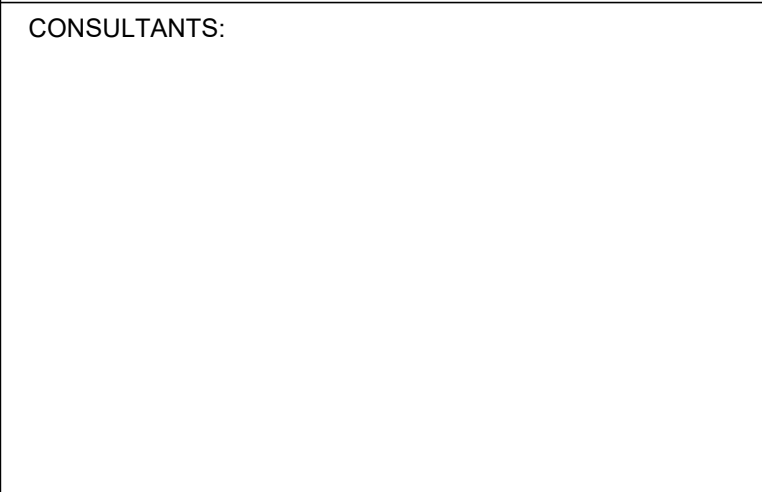
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NO.	DATE	DESCRIPTION
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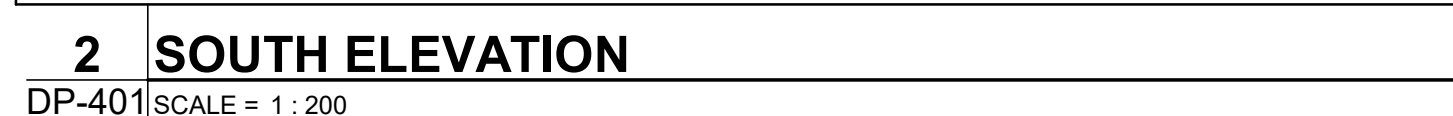
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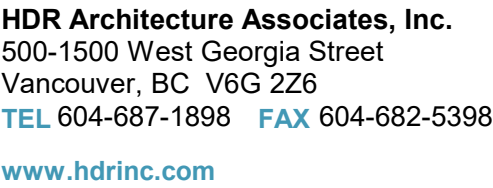
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BC Housing

1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

10093688 } **DP-401**





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ISSUED FOR

[illegible]

PROJECT TITLE

MIXED USE DEVELOPMENT

BC Housing

1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

DRAWING TITLE

EXTERIOR ELEVATIONS-COLOURED

CHECKED BY: HDR

DRAWN BY: HDR

SCALE: 1 : 200

DATE: SEP.11.2020

PROJECT NO.

DRAWING NO.

10093688 DP-401a



DP-401a SCALE = 1 : 200



DP-401a SCALE = 1 : 200

RED

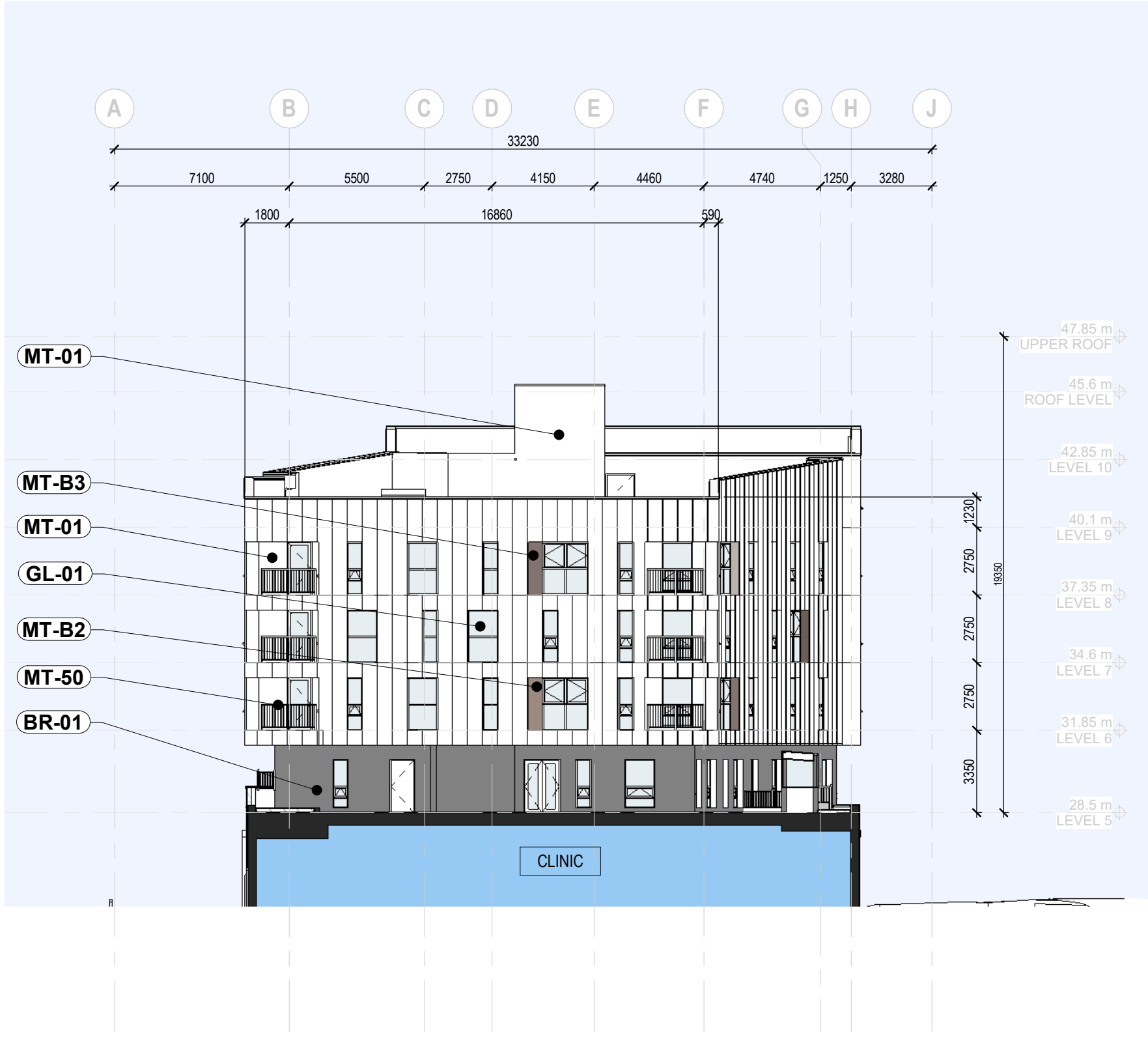
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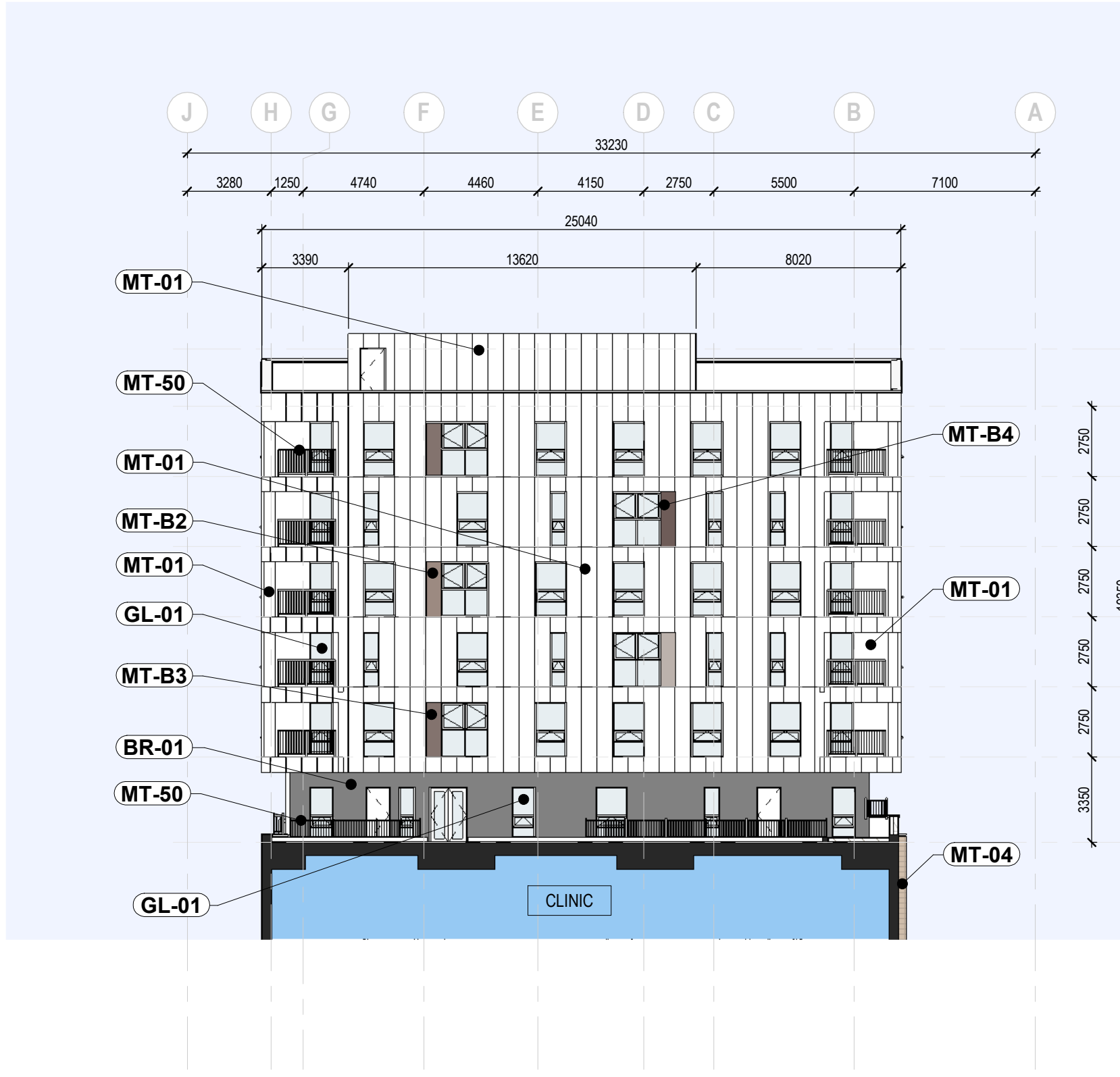
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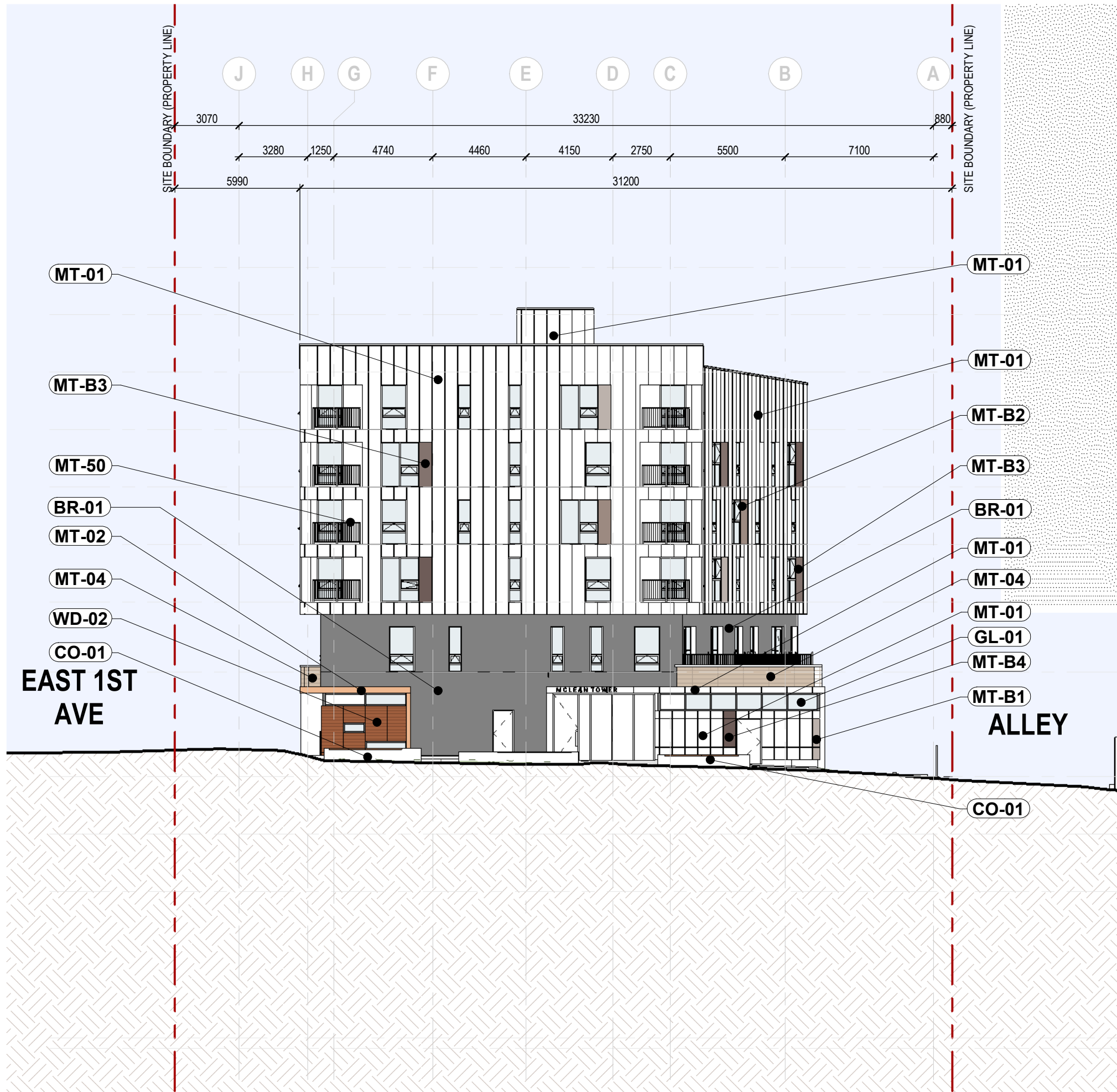
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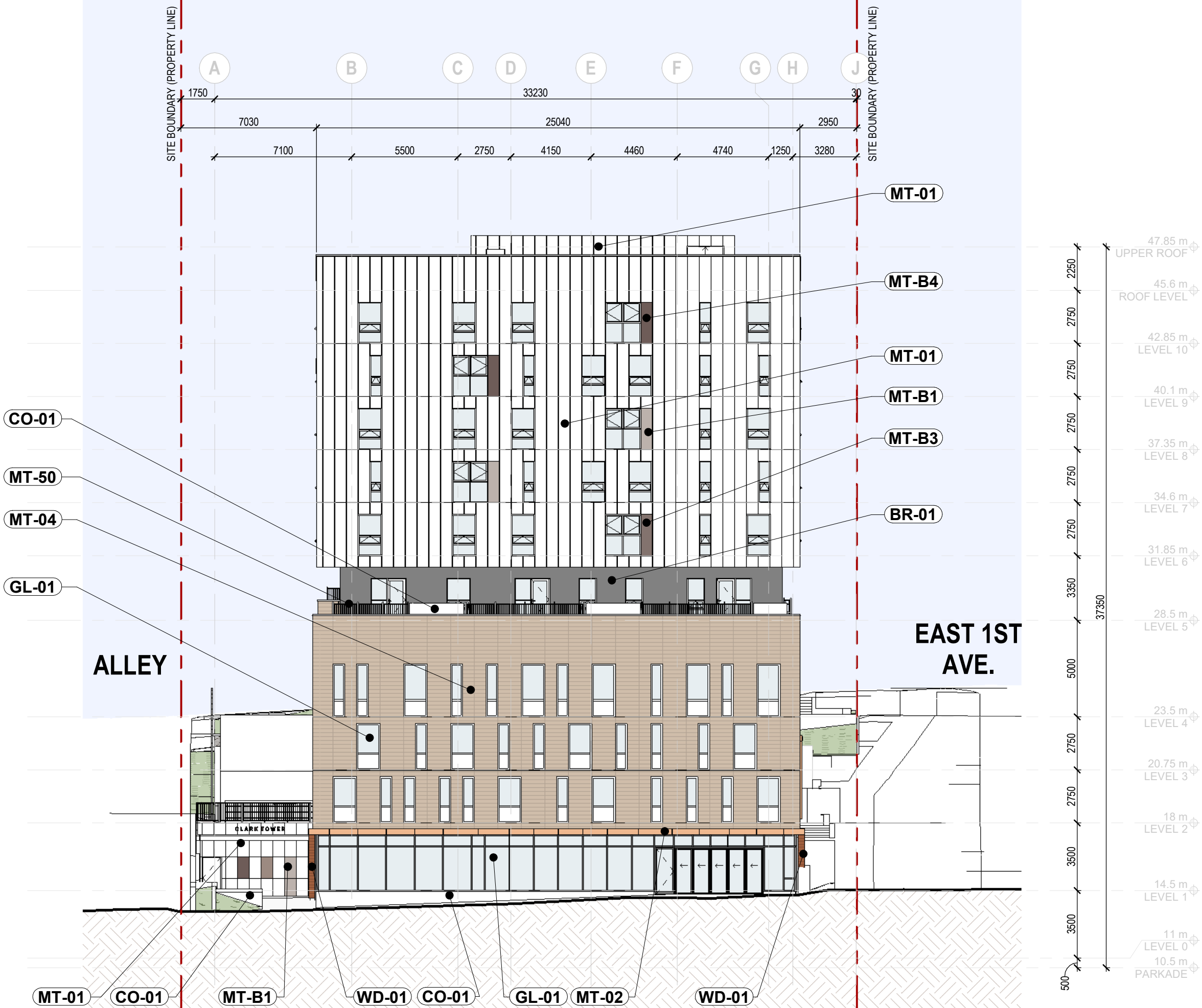
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2 GARDEN ELEVATION - WEST
DP-402 SCALE = 1 : 200

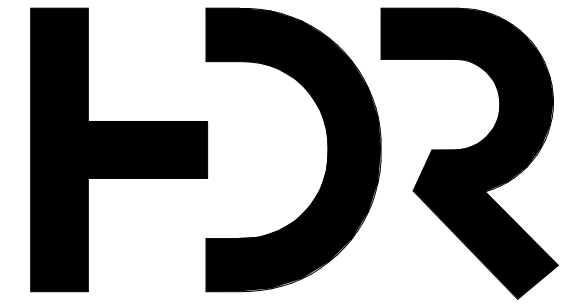


4 EAST ELEVATION
DP-402 SCALE = 1 : 200



3 WEST ELEVATION
DP-402 SCALE = 1 : 200

MATERIAL LEGEND	
TAG	DESCRIPTION
BR-01	BRICK MASONRY VENEER: 'CHARCOAL GREY'
CO-01	VISUALLY EXPOSED CONCRETE
GL-01	CLEAR VISION GLASS
GS-01	METAL VEGETATED GREEN-SCREEN FENCE SYSTEM
MT-01	PREFINISHED METAL CLADDING: 'WHITE'
MT-02	PREFINISHED ALUMINUM COMPOSITE PANEL: 'COPPER'
MT-03	PREFINISHED METAL CLADDING: 'CHARCOAL GREY'
MT-04	PREFINISHED METAL CLADDING: MULTIPLE-COLOR PATTERN
MT-06	PREFINISHED ALUMINUM & WELDED WIRE MESH GUARD
MT-20	PREFINISHED METAL LOUVER
MT-30	METAL TRELLIS
MT-50	METAL PICKET BALCONY GUARD: 'WHITE'
MT-B1	CUSTOM COLOR FEATURE METAL PANEL: 'BROWN 1'
MT-B2	CUSTOM COLOR FEATURE METAL PANEL: 'BROWN 2'
MT-B3	CUSTOM COLOR FEATURE METAL PANEL: 'BROWN 3'
MT-B4	CUSTOM COLOR FEATURE METAL PANEL: 'BROWN 4'
WD-01	PREFINISHED METAL CLADDING: 'WOODGRAIN'
WD-02	PREFINISHED METAL CLADDING: 'HORIZONTAL SLAT WOODGRAIN'



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1	SEP.11.2020	DEVELOPMENT PERMIT RE-SUBMISSION

PROJECT TITLE

MIXED USE
DEVELOPMENT

BC Housing
1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

DRAWING TITLE

EXTERIOR ELEVATIONS

CHECKED BY: HDR

DRAWN BY: HDR

SCALE: 1 : 200

DATE: SEP.11.2020

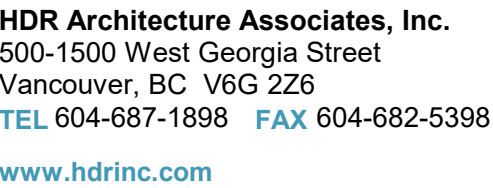
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PROJECT TITLE

MIXED USE DEVELOPMENT

BC Housing

1636 Clark Drive & 1321-1395
East 1st Avenue, Vancouver, BC

DRAWING TITLE

EXTERIOR ELEVATIONS-COLOURED

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SCALE: 1 : 200

DATE: SEP.11.2020

PROJECT NO.

~~DRAWING NO.~~

10093688 DP-402a



DP-402a SCALE = 1 : 200



DP-402a SCALE = 1 : 200

3 RENDERED ELEVATION - EAST

DP-402a SCALE = 1 : 200

4 RENDERED ELEVATION - WEST

DP-402a SCALE = 1 : 200