

## MOTION

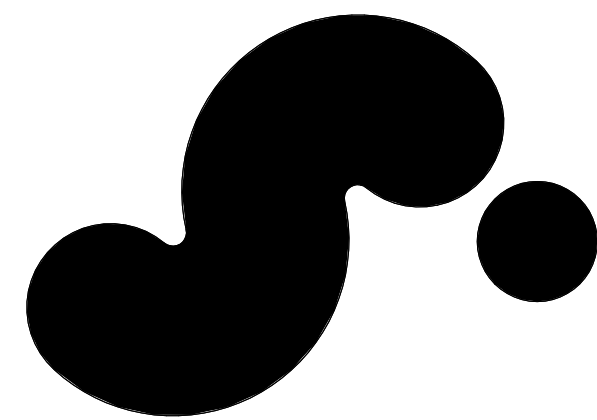
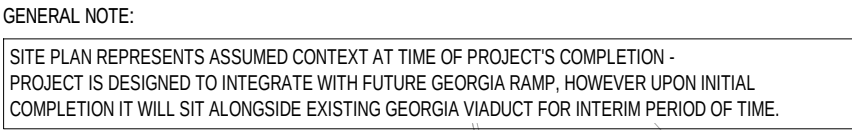
**2. Approval of Form of Development – 150 West Georgia Street (formerly 720 Beatty Street and 701 Expo Boulevard)**

THAT the form of development for this portion of the site known as 150 W Georgia Street (formerly 720 Beatty Street and 701 Expo Boulevard) be approved generally as illustrated in the Development Application Number DP-2021-00168, prepared by BIG and HCMA Architects, and submitted electronically on August 10, 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:**

<https://rezoning.vancouver.ca/applications/720beatty2/index.htm>



720 BEATTY STREET  
VANCOUVER, BRITISH COLUMBIA  
CANADA

|                                                                                      |                                                                                 |
|--------------------------------------------------------------------------------------|---------------------------------------------------------------------------------|
| CLIENT                                                                               |                                                                                 |
| WESTBANK PROJECTS CORP.                                                              | CREATIVE ENERGY                                                                 |
| 1067 WEST CORDOVA ST. SUITE 501<br>VANCOUVER, BC V6C 1C7 CANADA<br>T +1 604 685 8986 | 720 BEATTY STREET, SUITE 1<br>VANCOUVER, BC V6B 2M1 CANADA<br>T +1 604 688 9584 |

DESIGN CONSULTANT

**BIG**

BJARKE INGELS GROUP

45 MAIN ST, SUITE 900  
BROOKLYN, NY 11201 USA  
T +1 347 549 4141

ARCHITECT OF RECORD

**hca**

hcm architecture + design

675 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732-6620

|                                  |                                |
|----------------------------------|--------------------------------|
| STRUCTURAL ENGINEER              | MECHANICAL & PLUMBING ENGINEER |
| <b>READ JONES CHRISTOFFERSEN</b> | <b>REINBOLD ENGINEERING</b>    |
| <b>LTD.</b>                      | <b>GROUP</b>                   |
| 1285 WEST BROADWAY, SUITE 300    | 1580 W BROADWAY, #400          |
| VANCOUVER, BC V6H 3X8 CANADA     | VANCOUVER, BC V6J 5K3 CANADA   |

|                                                                |                     |
|----------------------------------------------------------------|---------------------|
| 1-1-804/737/0048                                               | 1-1-804/737/7353    |
| MECHANICAL ENGINEER STEAM PLANT                                | ELECTRICAL ENGINEER |
| H.H. ANGUS & ASSOCIATES LIMITED NEMETZ (S/A) & ASSOCIATES LTD. |                     |
| CONSULTING ENGINEERS                                           |                     |
| 555 RUIRDARD STREET VANCOUVER BC                               | 2009 W 4TH AVE      |

|                                               |                                                  |
|-----------------------------------------------|--------------------------------------------------|
| V7X 1M8 CANADA<br>T + 604 229 3165            | VANCOUVER, BC V6J 1N3 CANADA<br>T + 604 736 6562 |
| FACADE CONSULTANT<br>BROOK VAN DALEN & ASSOC. | LANDSCAPE ARCHITECT<br>PUBLIC WORK               |
| 102 TORONTO STREET, SOUTH                     | 217 KING AND STREET WEST, SUITE 300              |

|                                                  |                                                  |
|--------------------------------------------------|--------------------------------------------------|
| UXBRIDGE, ON L9P 1H4 CANADA<br>T +1 905 852 5195 | TORONTO, ON M5V 1P9 CANADA<br>T +1 416 304 9610  |
| CIVIL ENGINEER<br>CITIWEST                       | VERTICAL TRANSPORTATION<br>GUNN CONSULTANTS INC. |

|                                                |                                                    |
|------------------------------------------------|----------------------------------------------------|
| SURREY, BC V3V 7Y3 CANADA<br>T +1 604 591 2213 | VANCOUVER, BC V6B 2T5 CANADA<br>T +1 604 630 62276 |
| TRANSPORTATION                                 | CODE                                               |
| BUNT & ASSOCIATES<br>ENGINEERING LTD.          | LMGD BUILDING CODE<br>CONSULTANTS LTD.             |

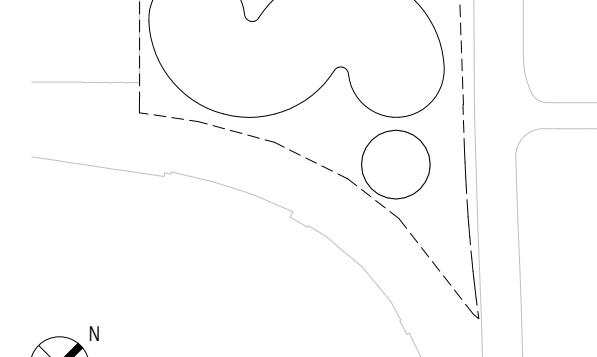
|                                                                              |                                                                                   |
|------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
| 1050 WEST PENDER STREET<br>VANCOUVER, BC V6E 3S7 CANADA<br>T +1 604 685 6427 | 780 BEATTY STREET, 4TH FLOOR<br>VANCOUVER, BC V6B 2M1 CANADA<br>T +1 604 682 7146 |
| BLAST MITIGATION CONSULTANT<br>ARUP                                          | GEOTECHNICAL ENGINEER<br>GEOTECHNICAL CONSULTANTS                                 |

560 MISSION ST, SUITE 700  
SAN FRANCISCO, CA 94105 USA  
T +1 415 957 9445

1779 WEST 75TH AVE  
VANCOUVER, BC V6P 6P2 CANADA  
T +1 604 439 0622

---

KEY PLAN (NTS)



|            |                         |
|------------|-------------------------|
| 06/29/2021 | DEVELOPMENT PERMIT      |
| 01/15/2021 | DEVELOPMENT PERMIT      |
| 11/22/2019 | DEVELOPMENT PERMIT      |
| 11/22/2019 | 100% DESIGN DEVELOPMENT |
| 08/30/2019 | 50% DESIGN DEVELOPMENT  |
| 05/31/2019 | SCHEMATIC DESIGN        |
| DATE       | ISSUE                   |

SEAL



THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND AS SUCH MAY NOT BE USED FOR OTHER PROJECTS, FOR ADDITIONS TO THIS PROJECT OR COMPLETION OF THIS PROJECT BY OTHERS.

NOT FOR CONSTRUCTION

SHEET NAME

## SITE PLAN

PROJECT NO  
14527

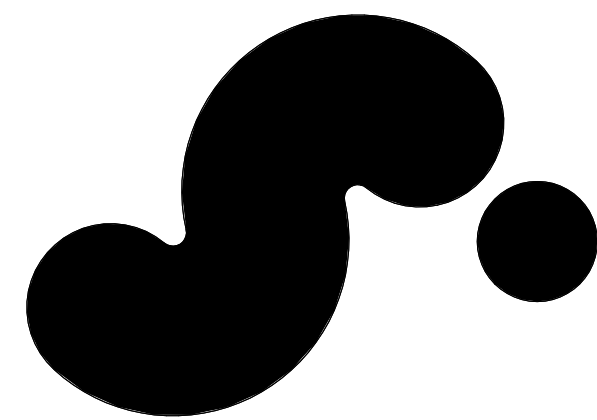
DOB NO  
5050

SCALE  
1 : 250

FORMAT  
ARCH D

SHEET NO

G101



## 720 BEATTY STREET

720 BEATTY STREET  
VANCOUVER, BRITISH COLUMBIA  
CANADA

CLIENT  
WESTBANK PROJECTS CORP.  
1967 WEST CORDOVA ST. SUITE 500  
VANCOUVER, BC V6C 1C7 CANADA  
T +1 604 683 8985

CREATIVE ENERGY  
720 BEATTY STREET, SUITE 1  
VANCOUVER, BC V6B 2M2 CANADA  
T +1 604 688 6564

DESIGN CONSULTANT  
**BIG**  
675 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8620

ARCHITECT OF RECORD  
**hba**  
homa architecture + design  
675 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8620

STRUCTURAL ENGINEER  
READ JONES CHRISTOFFERSEN  
LTD.  
1206 WEST BROADWAY, SUITE 300  
VANCOUVER, BC V6H 3B8 CANADA  
T +1 604 739 0348

MECHANICAL & PLUMBING ENGINEER  
REINBOLD ENGINEERING  
GROUP  
1206 W BROADWAY, #400  
VANCOUVER, BC V6H 3B8 CANADA  
T +1 604 737 7553

MECHANICAL ENGINEER STEAM PLANT  
H.H. ANGUS & ASSOCIATES LIMITED  
CONSULTING ENGINEERS  
555 BURNARD STREET, VANCOUVER, BC  
V7Y 1M6 CANADA  
T +1 604 223 3105

ELECTRICAL ENGINEER  
METZ (SIA) & ASSOCIATES LTD  
CONSULTING ENGINEERS  
2005 W 4TH AVE  
VANCOUVER, BC V6J 1N3 CANADA  
T +1 604 736 1562

FAÇADE CONSULTANT  
BROOK VAN DALEN & ASSOC.  
107 TORONTO STREET SOUTH  
UBERIDGE, ON L9P 2H4 CANADA  
T +1 905 852 5195

LANDSCAPE ARCHITECT  
PUBLIC WORK  
327 ADELAIDE STREET WEST, SUITE 802  
TORONTO, ON M5H 1P9 CANADA  
T +1 416 304 9610

CIVIL ENGINEER  
CITIWEST  
600 KING GEORGE BLVD  
SURREY, BC V3Y 7Y3 CANADA  
T +1 604 591 2213

VERTICAL TRANSPORTATION  
GUNN CONSULTANTS INC.  
1020 MAINLAND STREET, SUITE 108  
VANCOUVER, BC V6B 2T5 CANADA  
T +1 604 635 6278

TRANSPORTATION  
BUNT & ASSOCIATES  
ENGINEERING LTD.  
1260 WEST PENDER STREET  
VANCOUVER, BC V6E 3S7 CANADA  
T +1 604 685 5477

CODE  
LMOS BUILDING CODE  
CONSULTANTS LTD  
780 BEATTY STREET, 4TH FLOOR  
VANCOUVER, BC V6B 2M2 CANADA  
T +1 604 682 7146

BLAST MITIGATION CONSULTANT  
ARUP  
560 MISSION ST. SUITE 700  
SAN FRANCISCO, CA 94105 USA  
T +1 415 957 3445

GEOTECHNICAL ENGINEER  
GEOPACIFIC CONSULTANTS  
1770 WEST 75TH AVE  
VANCOUVER, BC V6P 6P2 CANADA  
T +1 604 628 0803

KEY PLAN (NTS)

08/29/2021 DEVELOPMENT PERMIT  
01/15/2021 DEVELOPMENT PERMIT  
DATE ISSUE

SEAL

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NOT FOR CONSTRUCTION

SHEET NAME

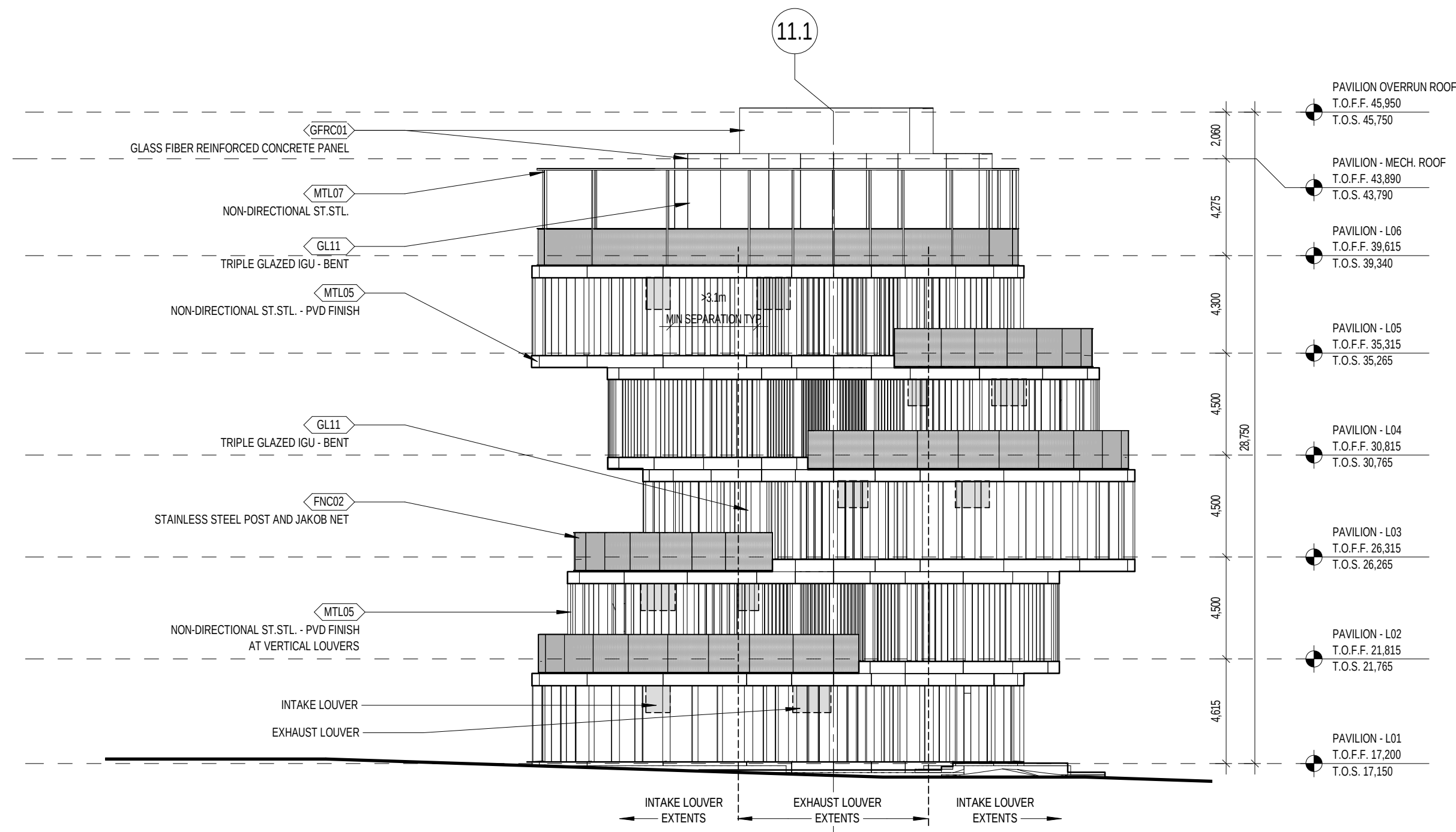
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14527

DOB NO  
9250

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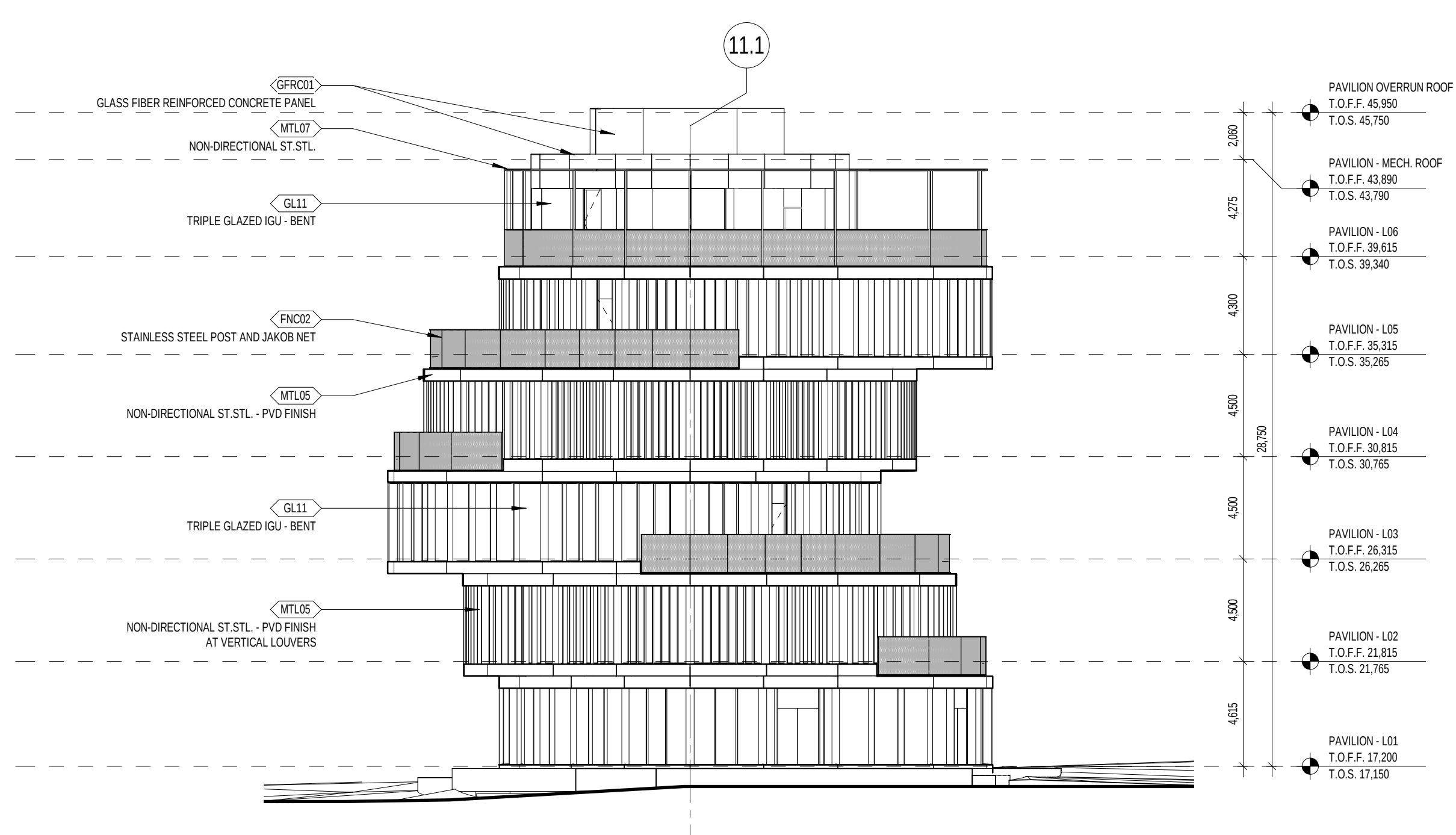
FORMAT  
ARCH D

SHEET NO  
A200.DP



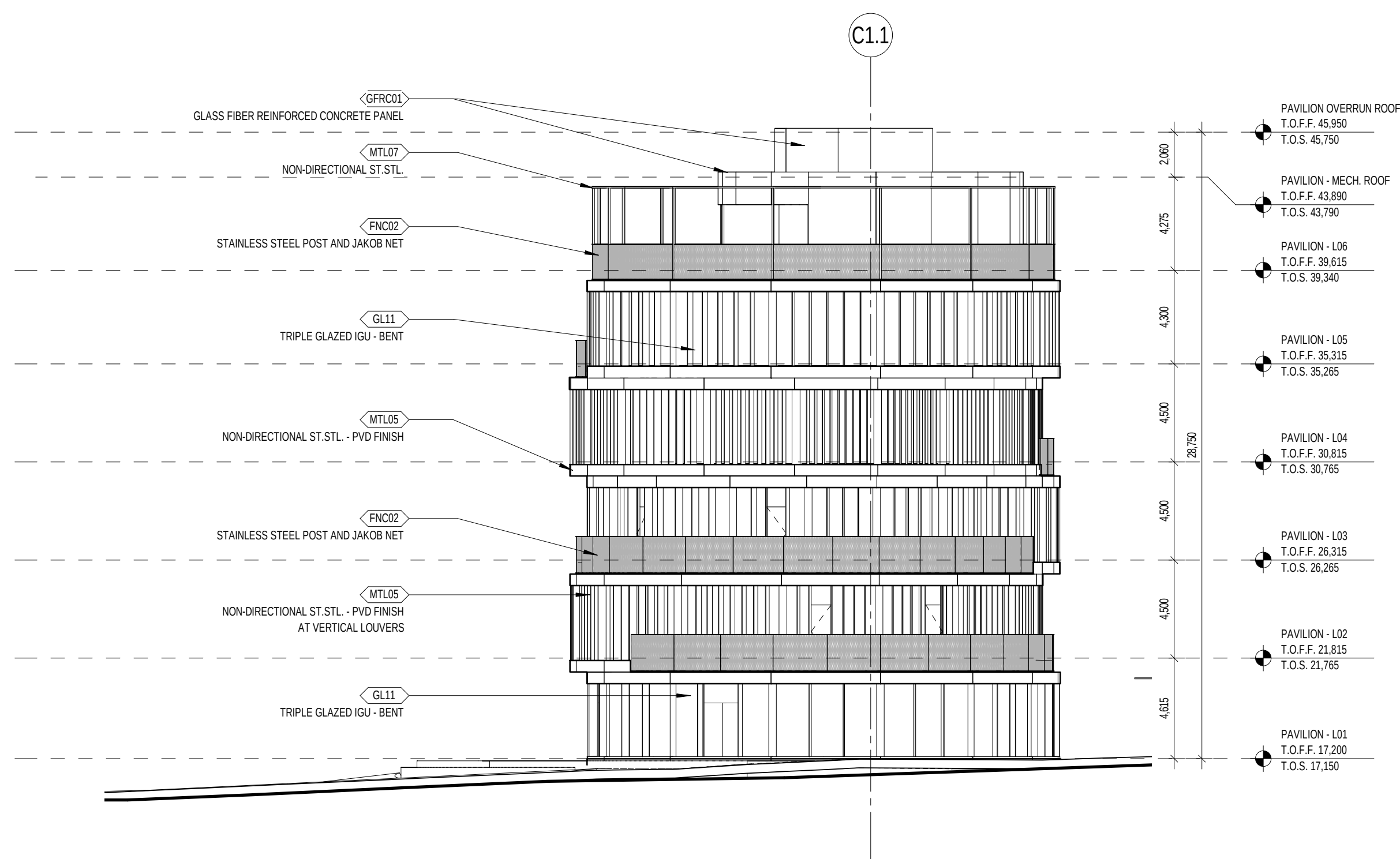
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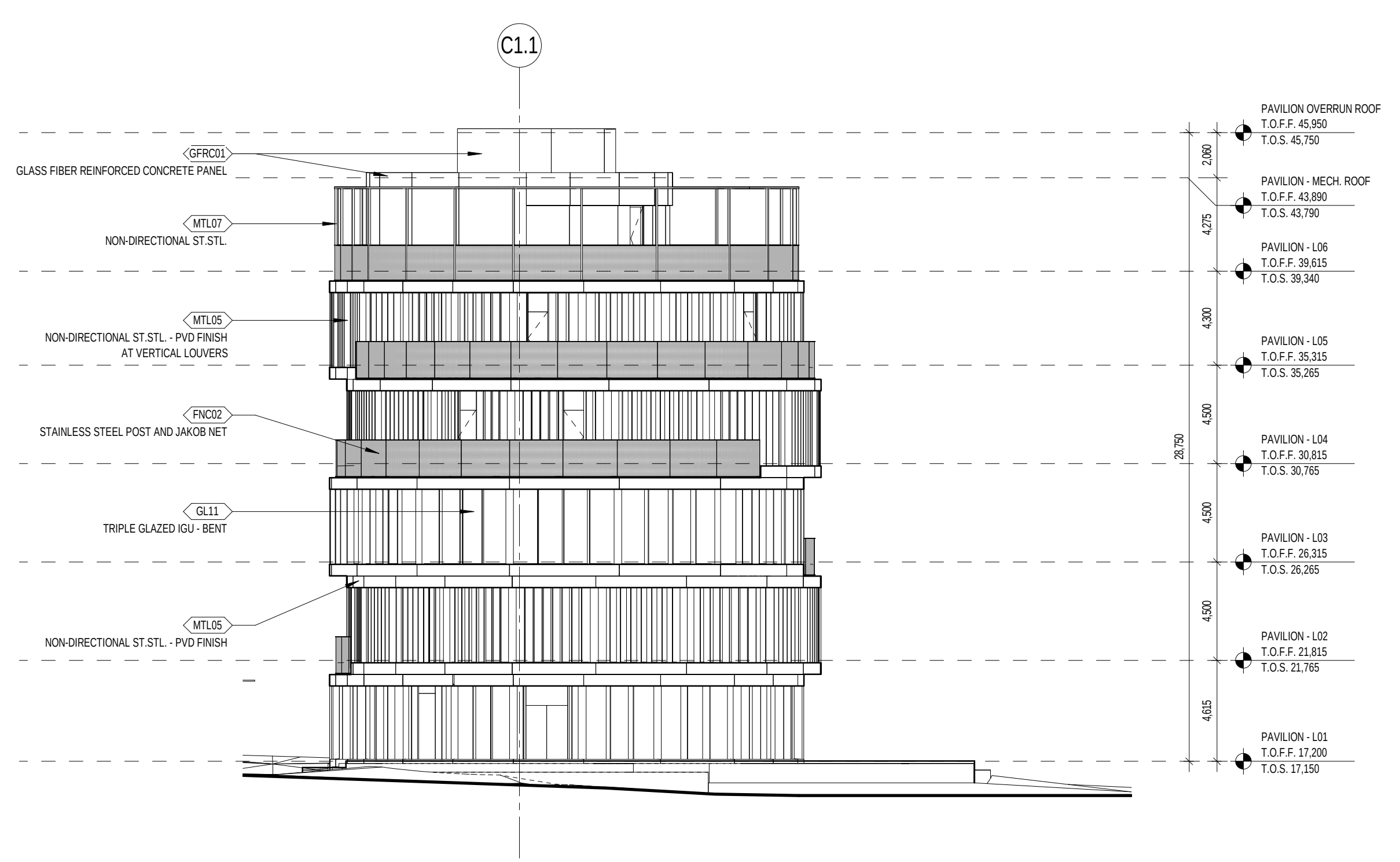
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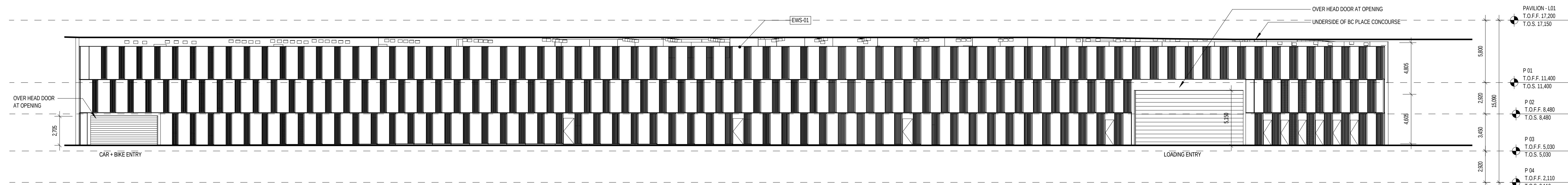
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1 : 200



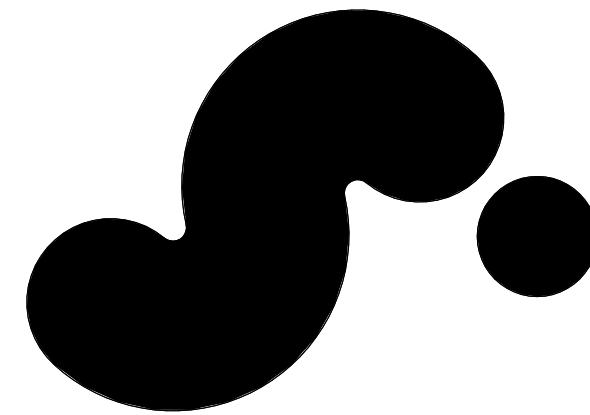
2 SOUTH ELEVATION - PAVILION - REZONING

1 : 200



1 ELEVATION AT EXPO BLVD - REZONING

1 : 200



## 720 BEATTY STREET

720 BEATTY STREET  
VANCOUVER, BRITISH COLUMBIA  
CANADA

CLIENT  
WESTBANK PROJECTS CORP.  
1067 WEST CORDOVA ST. SUITE 500  
VANCOUVER, BC V6C 1C7 CANADA  
T +1 604 683 8985

CREATIVE ENERGY  
720 BEATTY STREET, SUITE 1  
VANCOUVER, BC V6B 2M1 CANADA  
T +1 604 688 5564

DESIGN CONSULTANT  
**BIG**  
615 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8620

ARCHITECT OF RECORD  
**h2a**  
h2a architecture + design  
615 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8620

STRUCTURAL ENGINEER  
READ JONES CHRISTOFFERSEN  
LTD.  
138 WEST BROADWAY, SUITE 300  
VANCOUVER, BC V6B 3K8 CANADA  
T +1 604 739 5948

MECHANICAL & PLUMBING ENGINEER  
REINBOLD ENGINEERING  
GROUP  
138 W BROADWAY, #400  
VANCOUVER, BC V6B 3K8 CANADA  
T +1 604 733 7553

MECHANICAL ENGINEER STEAM PLANT  
CONSULTING ENGINEERS  
H.H. ANGUS & ASSOCIATES LIMITED  
555 BURBARD STREET, VANCOUVER, BC  
V7Y 1M6 CANADA  
T + 604 223 3185

ELECTRICAL ENGINEER  
NEMETZ (SIA) & ASSOCIATES LTD  
2005 W 4TH AVE  
VANCOUVER, BC V6J 1N3 CANADA  
T +1 604 736 1562

FACADE CONSULTANT  
BROOK VAN DALEN & ASSOC.  
107 TORONTO STREET SOUTH  
UBERIDGE, ON L4P 2H4 CANADA  
T +1 905 882 5195

LANDSCAPE ARCHITECT  
PUBLIC WORK  
317 ADELAIDE STREET WEST, SUITE 802  
TORONTO, ON M5H 1P9 CANADA  
T +1 416 304 9610

CIVIL ENGINEER  
CITYWEST  
600 KING GEORGE BLVD  
SURREY, BC V3Y 7Y3 CANADA  
T +1 604 591 2213

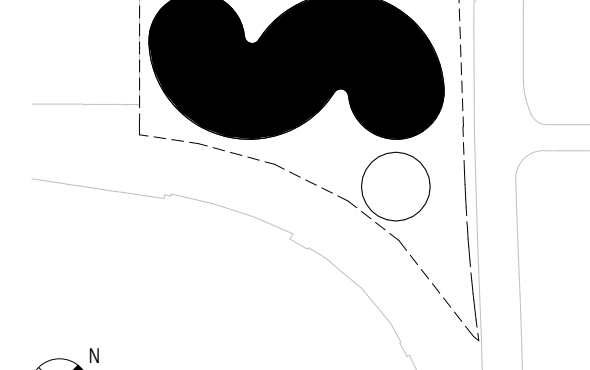
VERTICAL TRANSPORTATION  
GUNN CONSULTANTS INC.  
100 MANLAND STREET, SUITE 108  
VANCOUVER, BC V6B 2T5 CANADA  
T +1 604 635 8278

TRANSPORTATION  
BUNT & ASSOCIATES  
ENGINEERING LTD.  
1560 WEST PENDER STREET  
VANCOUVER, BC V6E 3S7 CANADA  
T +1 604 685 9477

CODE  
LMGS BUILDING CODE  
CONSULTANTS LTD  
780 BEATTY STREET, 4TH FLOOR  
VANCOUVER, BC V6B 2M1 CANADA  
T +1 604 682 7146

BLAST MITIGATION CONSULTANT  
ARUP  
560 MISSION ST. SUITE 700  
SAN FRANCISCO, CA 94105 USA  
T +1 415 867 3445

GEOTECHNICAL ENGINEER  
GEOPACIFIC CONSULTANTS  
1775 WEST 75TH AVE  
VANCOUVER, BC V6P 6P2 CANADA  
T +1 604 628 3803



|            |                    |
|------------|--------------------|
| 08/29/2021 | DEVELOPMENT PERMIT |
| 01/15/2021 | DEVELOPMENT PERMIT |
| DATE       | ISSUE              |
| SEAL       |                    |

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NOT FOR CONSTRUCTION

SHEET NAME

PROJECT NO  
14527

SHEET NO  
S201

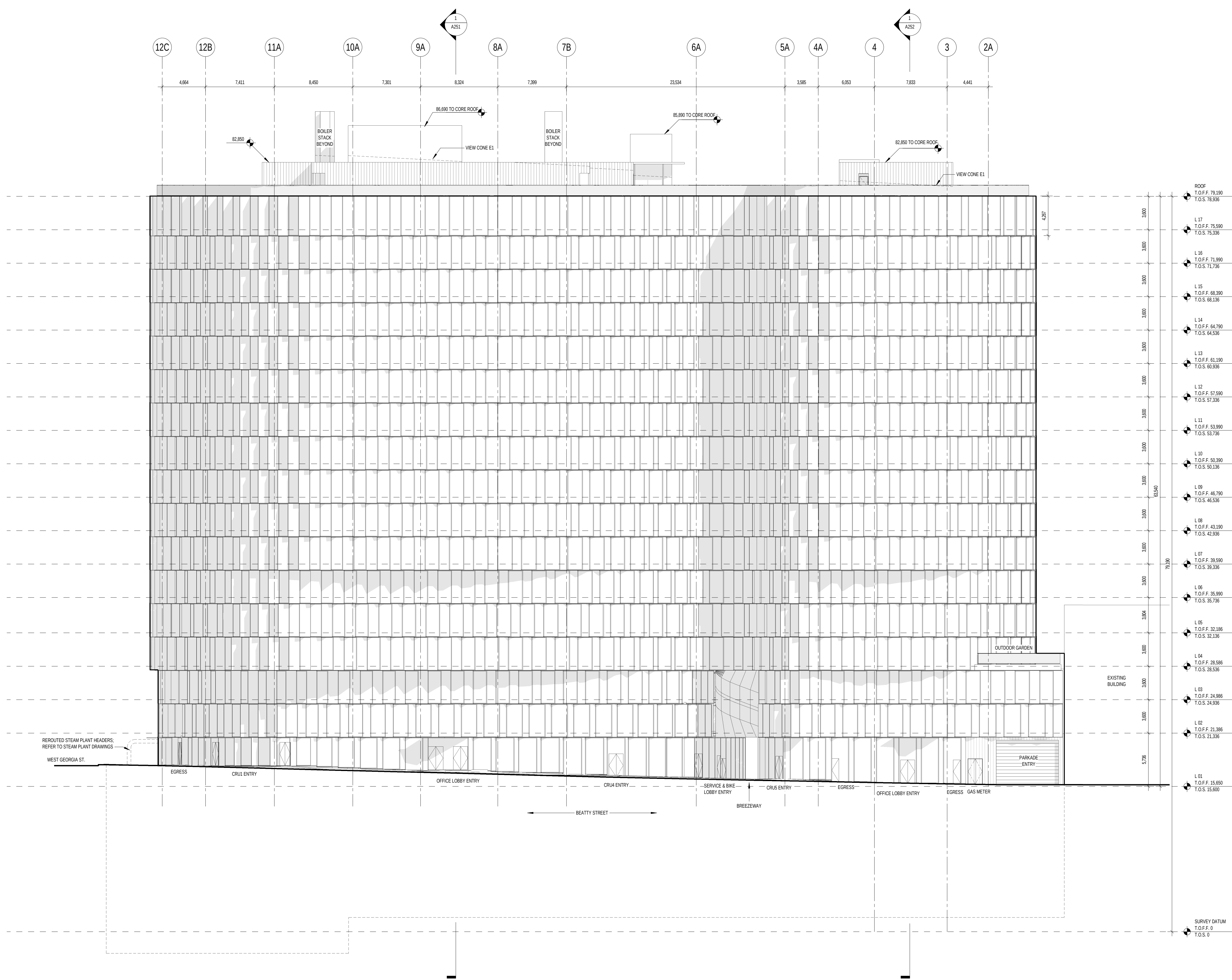
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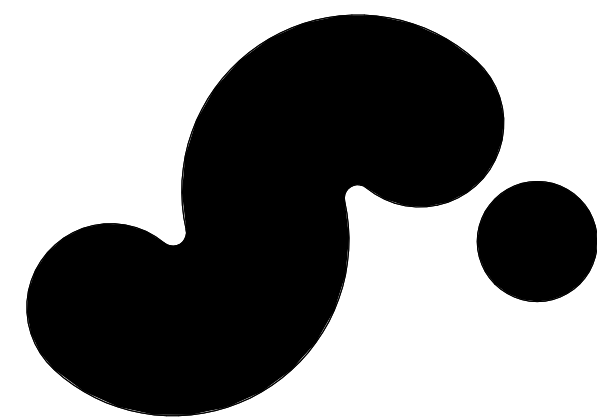
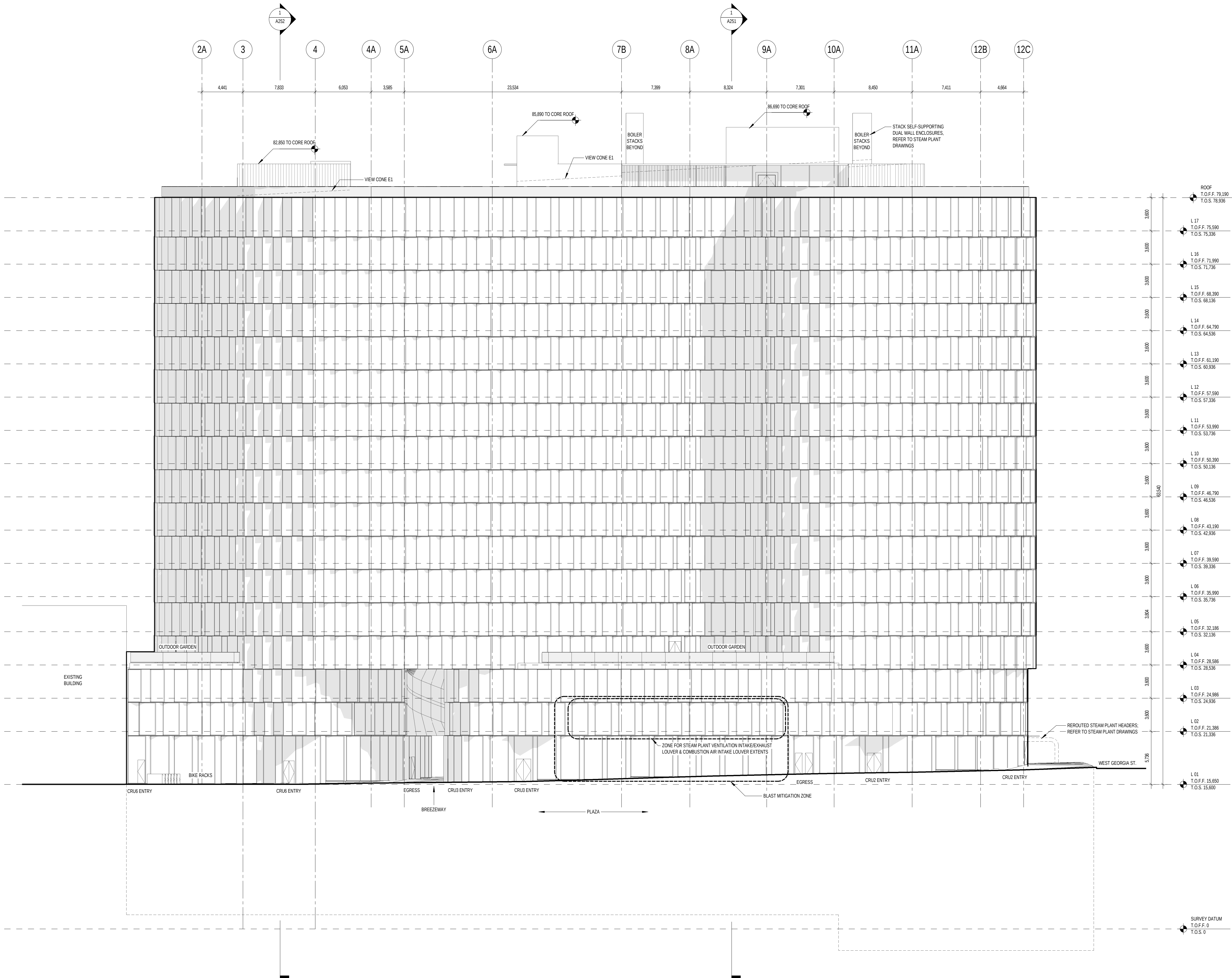
SCALE  
1 : 200

FORMAT  
ARCH D

WEST ELEVATION

A201.DP





## 720 BEATTY STREET

720 BEATTY STREET  
VANCOUVER, BRITISH COLUMBIA  
CANADA

### CLIENT

WESTBANK PROJECTS CORP.  
1867 WEST CORDOVA ST. SUITE 500  
VANCOUVER, BC V6C 1C7 CANADA  
T +1 604 683 8885

### CREATIVE ENERGY

720 BEATTY STREET, SUITE 1  
VANCOUVER, BC V6B 2M1 CANADA  
T +1 604 688 5564

### DESIGN CONSULTANT

**BIG**  
615 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8920

**BJARKE INGELS GROUP**  
45 MAIN ST. SUITE 900  
BROOKLYN, NY 11201 USA  
T +1 347 549 4141

### ARCHITECT OF RECORD

**h2a**  
homa architecture + design  
615 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8920

**REINBOLD ENGINEERING GROUP**  
1380 W BROADWAY, #400  
VANCOUVER, BC V6J 5K0 CANADA  
T +1 604 733 7553

### STRUCTURAL ENGINEER

**READ JONES CHRISTOFFERSEN LTD.**  
1336 WEST BROADWAY, SUITE 300  
VANCOUVER, BC V6H 3K8 CANADA  
T +1 604 739 0948

**MECHANICAL & PLUMBING ENGINEER**  
**REINBOLD ENGINEERING GROUP**  
1380 W BROADWAY, #400  
VANCOUVER, BC V6J 5K0 CANADA  
T +1 604 733 7553

### MECHANICAL ENGINEER STEAM PLANT

**H.H. ANGUS & ASSOCIATES LIMITED**  
555 BURBARD STREET, VANCOUVER, BC  
V7Y 1M6 CANADA  
T + 604 229 3185

**ELECTRICAL ENGINEER**  
**MEMETZ (SIA) & ASSOCIATES LTD.**  
2005 W 4TH AVE  
VANCOUVER, BC V6J 1N3 CANADA  
T +1 604 736 1562

### FAÇADE CONSULTANT

**BROOK VAN DALEN & ASSOC.**  
107 TORONTO STREET SOUTH  
UBERIDGE, ON L4R 1H4 CANADA  
T +1 905 892 5195

**LANDSCAPE ARCHITECT**  
**PUBLIC WORK**  
327 ADELAIDE STREET WEST, SUITE 802  
TORONTO, ON M5H 1P9 CANADA  
T +1 416 304 9610

### CIVIL ENGINEER

**CITYWEST**  
600 KING GEORGE BLVD  
SURREY, BC V3Y 7Y5 CANADA  
T +1 604 591 2213

**VERTICAL TRANSPORTATION**  
**GUNN CONSULTANTS INC.**  
1000 MAINLAND STREET, SUITE 108  
VANCOUVER, BC V6B 2T5 CANADA  
T +1 604 635 6276

### TRANSPORTATION

**BUNT & ASSOCIATES ENGINEERING LTD.**  
1590 WEST PENDER STREET  
VANCOUVER, BC V6E 3S7 CANADA  
T +1 604 685 5477

**CODE**  
**LMOS BUILDING CODE CONSULTANTS LTD.**  
780 BEATTY STREET, 4TH FLOOR  
VANCOUVER, BC V6B 2M1 CANADA  
T +1 604 692 7146

### BLAST MITIGATION CONSULTANT

**ARUP**  
560 MISSION ST. SUITE 700  
SAN FRANCISCO, CA 94105 USA  
T +1 415 857 3445

**GEOTECHNICAL ENGINEER**  
**GEOPACIFIC CONSULTANTS**  
1775 WEST 75TH AVE  
VANCOUVER, BC V6P 6P2 CANADA  
T +1 604 439 3073

### KEY PLAN (N1S)

08/29/2021 DEVELOPMENT PERMIT  
01/15/2021 DEVELOPMENT PERMIT  
DATE ISSUE

### SEAL

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NOT FOR CONSTRUCTION

SHEET NAME

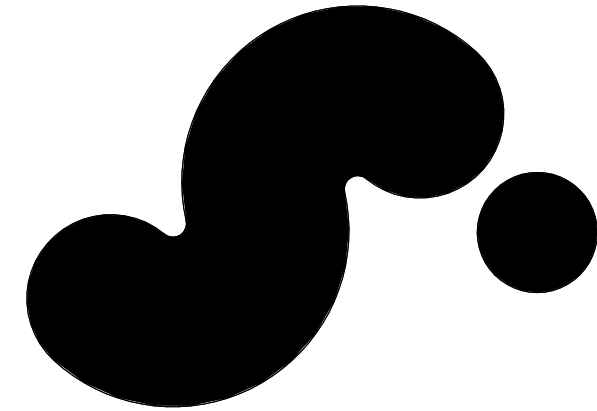
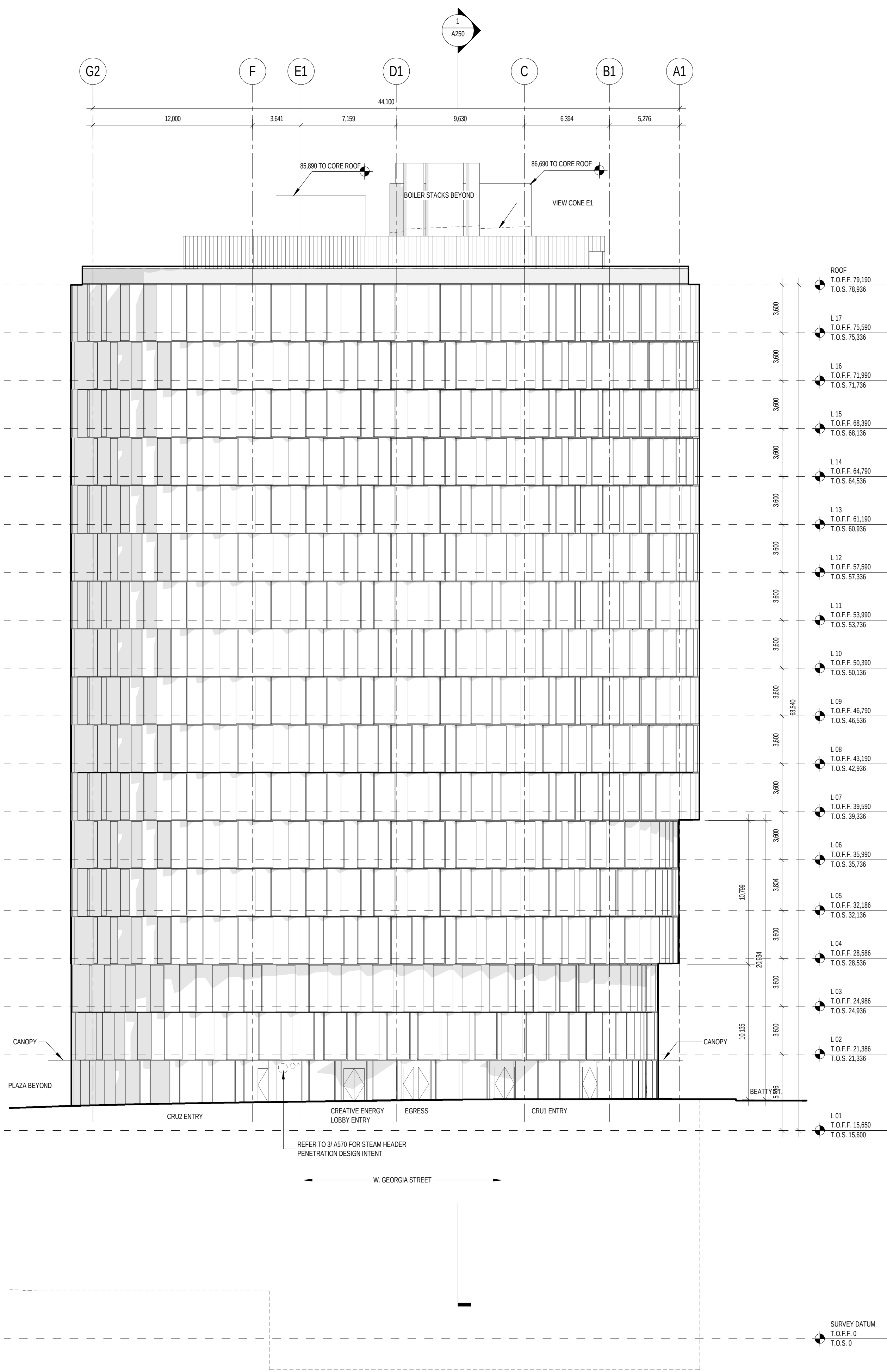
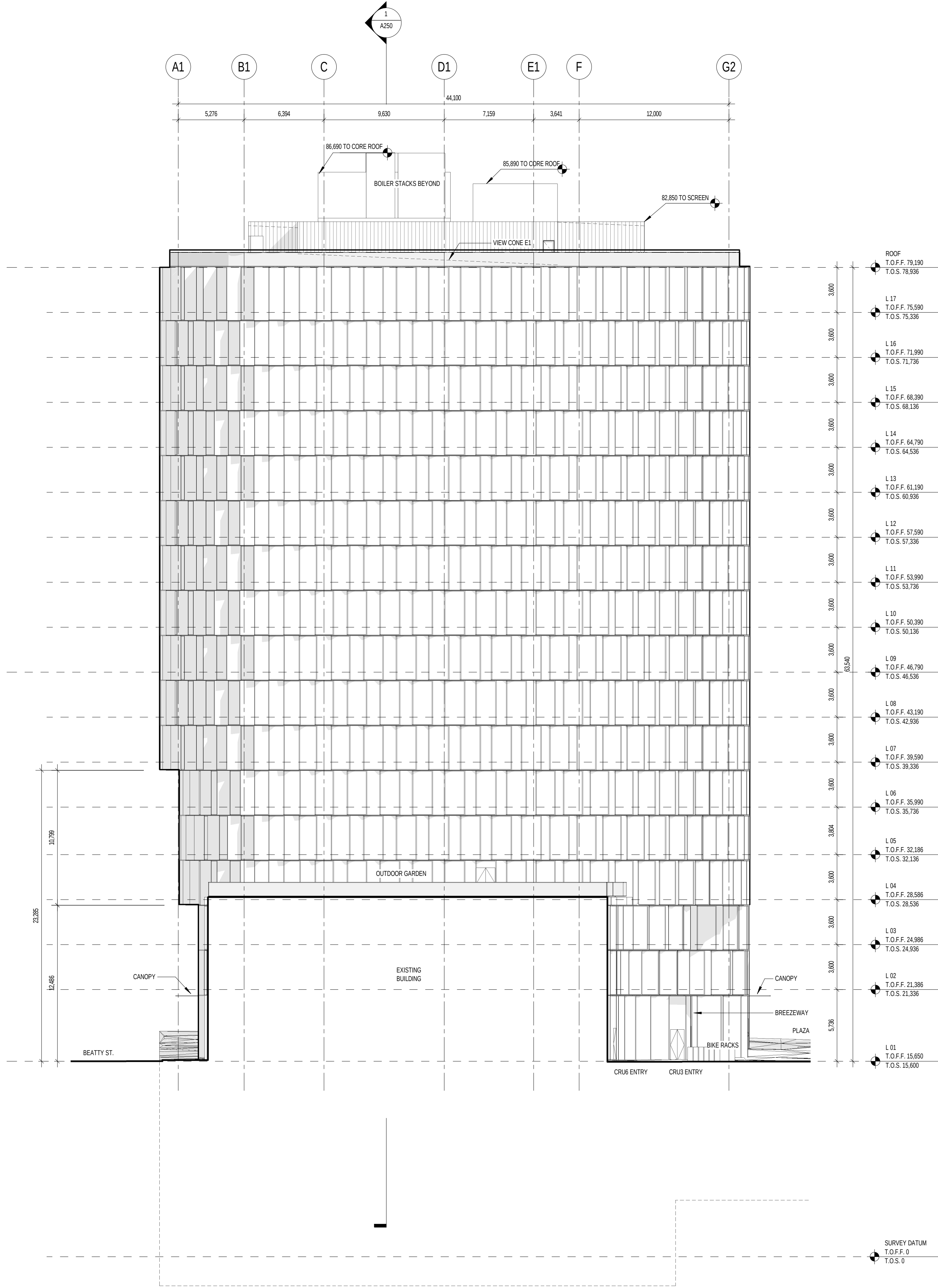
PROJECT NO  
14527

DWG NO  
9200

SCALE  
1 : 200

FORMAT  
ARCH D

SHEET NO  
A202.DP



## 720 BEATTY STREET

720 BEATTY STREET  
VANCOUVER, BRITISH COLUMBIA  
CANADA

CLIENT  
WESTBANK PROJECTS CORP. 1967 WEST CORDOVA ST. SUITE 500  
VANCOUVER, BC V6C 1C7 CANADA  
T +1 604 683 8985

CREATIVE ENERGY  
720 BEATTY STREET, SUITE 1  
VANCOUVER, BC V6B 2M1 CANADA  
T +1 604 688 5564

DESIGN CONSULTANT  
BIG 45 MAIN ST. SUITE 900  
BROOKLYN, NY 11201 USA  
T +1 347 549 4341

ARCHITECT OF RECORD  
homa architecture + design 675 W HASTINGS ST #400  
VANCOUVER, BC V6B 1N2 CANADA  
T +1 604 732 8620

STRUCTURAL ENGINEER  
READ JONES CHRISTOFFERSEN LTD. 1356 WEST BROADWAY, SUITE 300  
VANCOUVER, BC V6H 3K8 CANADA  
T +1 604 739 5948

MECHANICAL & PLUMBING ENGINEER  
REINBOLD ENGINEERING GROUP 1356 W BROADWAY, #400  
VANCOUVER, BC V6H 3K8 CANADA  
T +1 604 733 7553

MECHANICAL ENGINEER STEAM PLANT  
CONSULTING ENGINEERS H.H. ANGUS & ASSOCIATES LIMITED 555 BURNARD STREET, VANCOUVER, BC  
V7Y 1M6 CANADA  
T +1 604 229 3165

ELECTRICAL ENGINEER  
METZ (SIA) & ASSOCIATES LTD. 2005 W 4TH AVE  
VANCOUVER, BC V6J 1N3 CANADA  
T +1 604 736 1562

FAÇADE CONSULTANT  
BROOK VAN DALEN & ASSOC. 107 TORONTO STREET SOUTH  
UBERIDGE, ON L9P 2H4 CANADA  
T +1 905 852 5195

LANDSCAPE ARCHITECT  
PUBLIC WORK 327 ADELAIDE STREET WEST, SUITE 802  
TORONTO, ON M5H 1P9 CANADA  
T +1 416 304 9610

CIVIL ENGINEER  
CITYWEST 600 KING GEORGE BLVD  
SURREY, BC V3Y 7Y7 CANADA  
T +1 604 591 2213

VERTICAL TRANSPORTATION  
GUNN CONSULTANTS INC. 1000 MAINLAND STREET, SUITE 108  
VANCOUVER, BC V6B 2T5 CANADA  
T +1 604 635 6276

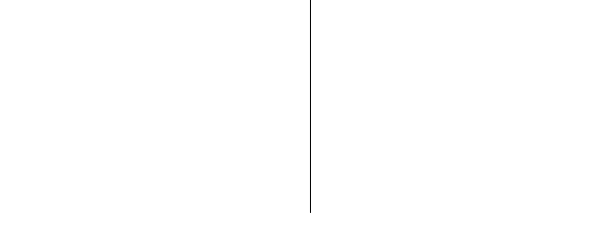
TRANSPORTATION  
BUNT & ASSOCIATES ENGINEERING LTD. 1590 WEST PENDER STREET  
VANCOUVER, BC V6E 3S7 CANADA  
T +1 604 685 5427

CODE  
LMOG BUILDING CODE CONSULTANTS LTD. 780 BEATTY STREET, 4TH FLOOR  
VANCOUVER, BC V6B 2M1 CANADA  
T +1 604 682 7146

BLAST MITIGATION CONSULTANT  
ARUP 560 MISSION ST. SUITE 700  
SAN FRANCISCO, CA 94105 USA  
T +1 415 957 3445

GEOTECHNICAL ENGINEER  
GEOPACIFIC CONSULTANTS 1770 WEST 75TH AVE  
VANCOUVER, BC V6P 6P2 CANADA  
T +1 604 439 0503

KEY PLAN (NTS)



08/29/2021 DEVELOPMENT PERMIT  
01/15/2021 DEVELOPMENT PERMIT  
DATE ISSUE

SEAL

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NOT FOR CONSTRUCTION

SHEET NAME

# NORTH & SOUTH ELEVATION

PROJECT NO. 14527  
DOB NO. 9292  
SCALE. 1:200  
FORMAT. ARCH D

SHEET NO. A203.DP