

A.2

MOTION

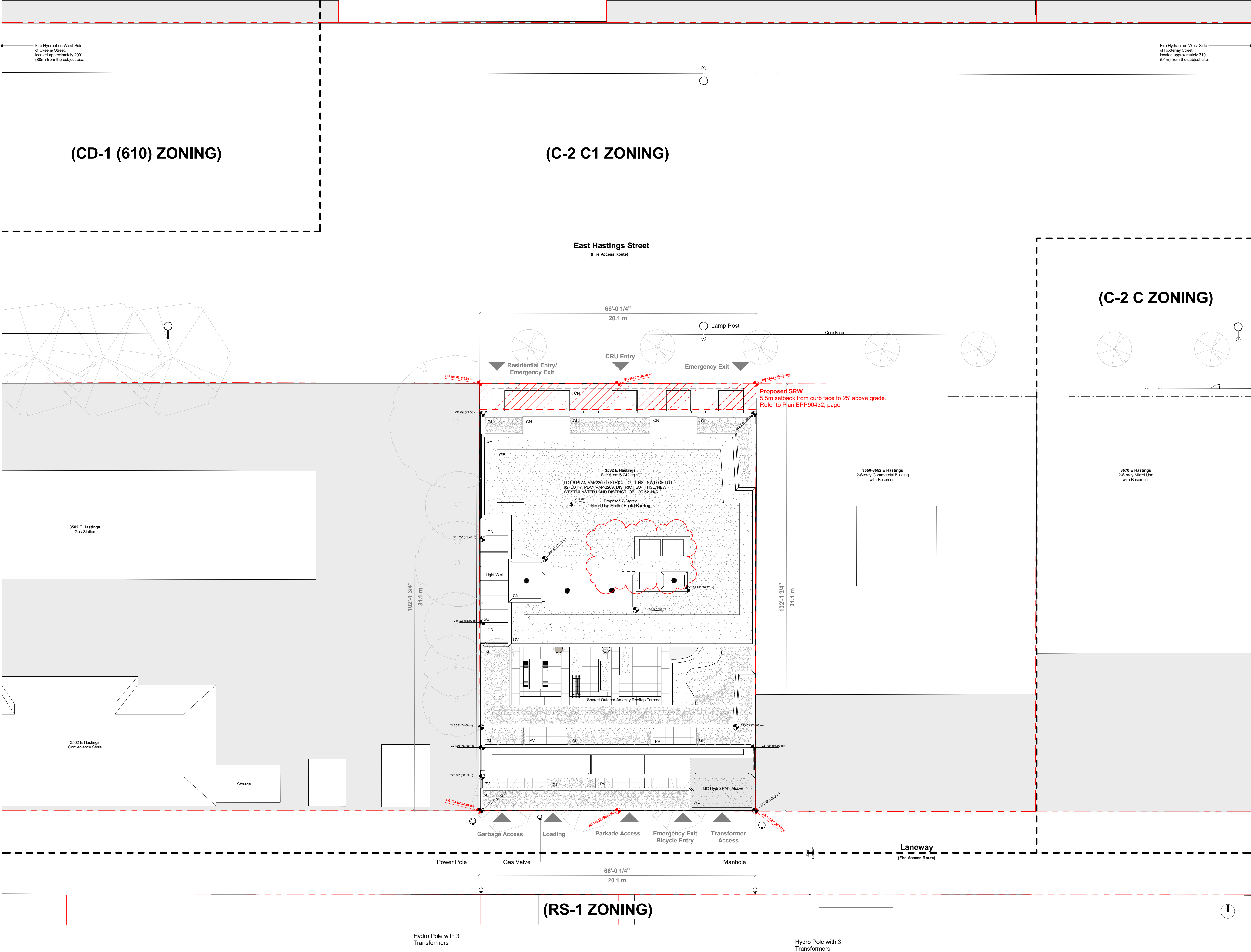
2. Approval of Form of Development – 3532 East Hastings Street

THAT the form of development for this portion of the site known as 3532 E Hastings Street be approved generally as illustrated in the Development Application Number DP-2019-00541, prepared by Gair Williamson Architects and digitally submitted on January, 18, 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://wayback.archive-it.org/8849/20211021201340/https://rezoning.vancouver.ca/applications/3532ehastings/index.htm>



Site Plan

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NOTES:

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AREAS:

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For detailed FSR measurements, please refer to the FSR plans (A6.01-A6.09).

MATERIALS & FINISHES LEGEND	
BG	Bar Grating
BK	Brick
CN	Cast-in-Place Architectural Concrete
CNW	Concrete - Washed Aggregate Finish
CPT	Carpet
CS	Cast Stone / Solid Surface Countertop
CT	Ceramic Tile
ELU	Exit Light (Number)
EP	Elastomeric Paint
FG	Fiberglass Window / Door Frame
GE	Extensive Green Roof (Sedum)
GI	Intensive Green Roof (Plants)
GL	Glass
GWB	Gypsum Wall Board
HB	Hose Bib Location
M1	Metal (Colour 1 - Grey)
M2	Metal (Colour 2 - Mint / Blue-green)
M3	Metal (Colour 3 - Gold)
MM	Metal Mesh (Colour 1 - Grey)
MS	Metal Siding (Colour 1 - Grey)
MO	Mosaic Tile
MT	Metal
OB	Obscure Glass (Laminated)
PT	Paint Finish
PV	Paving Stone
PVC	Vinyl Window / Door Frame
RWL	Rain Water Leader
SD	Steel Deck
SG	Safety Glass
SS	Stainless Steel
ST	Stone

ANNOTATION LEGEND	
ADO	Automatic Door Operator
BG	Building Grade (Official)
CIP	Cast-in-Place
COR	Corridor
CL	Centre-line
DH	Door Header
GD	Guard
HB	Hose Bib
IBG	Interpolated Building Grade (unofficial)
PPT	Parapet
RD	Roof Drain
RH	Roof Hatch
SCR	Screen
TOW	Top-of-Wall
WP	Waterproof

6	DE Prior to Response	2021.01.18
5	DE Prior to Response	2020.04.01
4	Development Permit	2019.07.05
3	Rezoning Application	2017.11.17
2	Additional Information	2017.07.27
1	Pre-Application Review	2016.09.09
#	SUBMISSION	DATE

GAIRWILLIAMSONARCHITECTS
235 - 209 CARRALL STREET VANCOUVER BC V6B 2J2 CANADA
T 604 648 2626 W www.gwarchitects.ca

PROJECT:
3528 - 3536 E. Hastings,
Vancouver

DRAWING TITLE:
Site Plan

DRAWN:
OS

REVIEWED:
CK

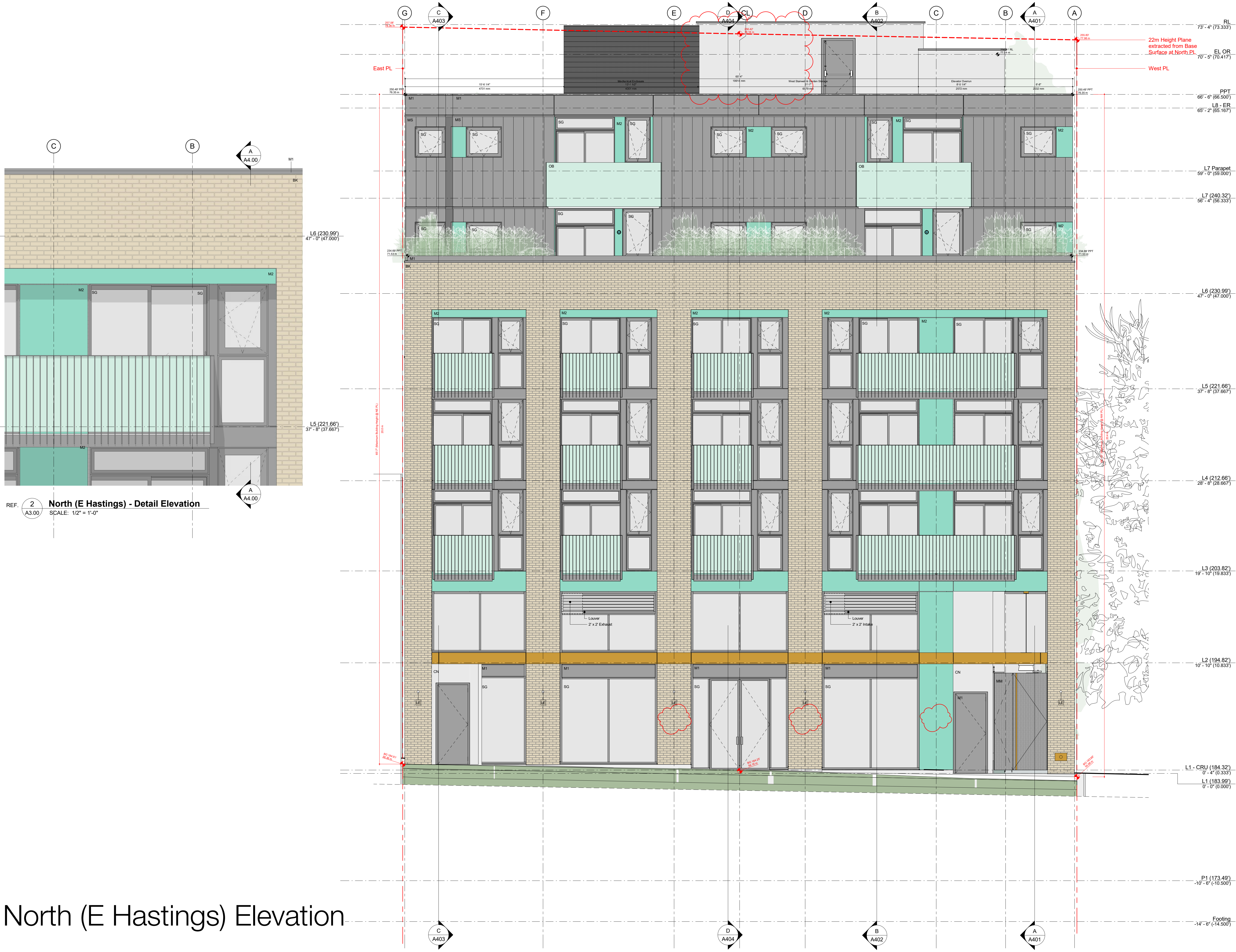
SCALE:
3/32" = 1'-0"

PROJECT NO.
1619

REVISION:
6

DRAWING NO.

A1.00



REF: 2
A3.00

North (E Hastings) - Detail Elevation

SCALE: 1/2" = 1'-0"

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MATERIALS & FINISHES LEGEND

- SG Bar Grating
- BK Brick
- CN Cast-in-Place Architectural Concrete
- CNW Concrete - Washed Aggregate Finish
- CPT Carpet
- CS Cast Stone / Solid Surface Countertop
- CT Ceramic Tile
- EL(v) Electric Light (Number)
- EP Elastomeric Paint
- FG Fiberglass Window / Door Frame
- GE Extensive Green Roof (Sedum)
- GI Intensive Green Roof (Plants)
- GL Glass
- GWB Gypsum Wall Board
- HB Hose Bib Location
- M1 Metal (Colour 1 - Grey)
- M2 Metal (Colour 2 - Mint / Blue-green)
- M3 Metal (Colour 3 - Gold)
- MM Metal Mesh (Colour 1 - Grey)
- MS Metal Siding (Colour 1 - Grey)
- MO Mosaic Tile
- MT Metal
- OB Obscure Glass (Laminated)
- PT Paint Finish
- PV Polishing Stone
- PVC Vinyl Window / Door Frame
- RWL Rain Water Leader
- SD Steel Deck
- SG Safety Glass
- SS Stainless Steel
- ST Stone

ANNOTATION LEGEND

- ADO Automatic Door Operator
- BG Building Grade (Official)
- CIP Cast-in-Place
- COR Cornice
- CL Centre-line
- DH Door Header
- GD Guard
- HB Hose Bib
- IBG Interpolated Building Grade (unofficial)
- PPT Parapet
- RD Roof Drain
- RH Roof Hatch
- SCR Screen
- TOW Top-of-Wall
- WP Waterproof

#	SUBMISSION	DATE
6	DE Prior to Response	2021.01.18
5	DE Prior to Response	2020.04.01
4	Development Permit	2019.07.05
3	Rezoning Application	2017.11.17
2	Additional Information	2017.07.27
1	Pre-Application Review	2016.09.09

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235 - 209 CARRALL STREET VANCOUVER BC V6B 2J2 CANADA
T 604 648 2626 W www.gwarchitects.ca

PROJECT:

3528 - 3536 E. Hastings,
Vancouver

DRAWING TITLE:

North (E Hastings) Elevation

DRAWN:	REVIEWED:
OS	CK

SCALE:

As indicated

PROJECT NO.	REVISION:
1619	6

DRAWING NO.

North (E Hastings) Elevation

A3.00

REF. 2 South (Laneway) - Detail Elevation
A3.01 SCALE: 1/2" = 1'-0"

South (Laneway) Elevation



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MATERIALS & FINISHES LEGEND	
SG	Bar Grating
BK	Brick
CN	Cast-in-Place Architectural Concrete
CNW	Concrete - Washed Aggregate Finish
CPT	Carpel
CS	Cast Stone / Solid Surface Countertop
EL(x)	Elastic Light (Number)
EP	Elastomeric Paint
FG	Fiberglass Window / Door Frame
GE	Extensive Green Roof (Sedum)
GL	Intensive Green Roof (Plants)
GL	Glass
GNB	Gypsum Wall Board
HB	Hose Bib Location
M1	Metal Colour 1 - Grey
M2	Metal Colour 2 - Mint / Blue-green
M3	Metal Colour 3 - Gold
MM	Metal Mesh (Colour 1 - Grey)
MS	Metal Siding (Colour 1 - Grey)
MO	Mosaic Tile
MT	Metal
OB	Obscure Glass (Laminated)
PT	Paint Finish
PV	Paving Stone
PVC	Vinyl Window / Door Frame
RWL	Rain Water Leader
SD	Steel Deck
SG	Safety Glass
SS	Stainless Steel
ST	Stone

ANNOTATION LEGEND	
ADO	Automatic Door Operator
BG	Building Grade (Official)
CIP	Cast-in-Place
COR	Corice
CL	Centre-line
DH	Door Header
GD	Guard
HB	Hose Bib
IBG	Interpolated Building Grade (unofficial)
PPT	Parapet
RD	Roof Drain
RH	Roof Hatch
SCR	Screen
TOW	Top-of-Wall
WP	Waterproof

6	DE Prior to Response	2021.01.18
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#	SUBMISSION	DATE

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PROJECT:
3528 - 3536 E. Hastings,
Vancouver

DRAWING TITLE:
South (Laneway) Elevation

DRAWN: OS
REVIEWED: CK

SCALE:
As indicated

PROJECT NO.: 1619
REVISION: 6

DRAWING NO.:

A3.01



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- MATERIALS & FINISHES LEGEND**
- BG Bar Grating
 - BK Brick
 - CN Cast-in-Place Architectural Concrete
 - CNW Concrete - Washed Aggregate Finish
 - CPT Carpet
 - CS Cast Stone / Solid Surface Countertop
 - CT Ceramic Tile
 - EL(x) Electrol Light (Number)
 - EP Elastomeric Paint
 - FG Fiberglass Window / Door Frame
 - GE Extensive Green Roof (Sedum)
 - GI Intensive Green Roof (Plants)
 - GL Glass
 - GWB Gypsum Wall Board
 - HB Hose Bib Location
 - M1 Metal (Colour 1 - Grey)
 - M2 Metal (Colour 2 - Mint / Blue-green)
 - M3 Metal (Colour 3 - Gold)
 - MM Metal Mesh (Colour 1 - Grey)
 - MS Metal Siding (Colour 1 - Grey)
 - MO Mosaic Tile
 - MT Metal
 - OB Obscure Glass (Laminated)
 - PT Paint Finish
 - PV Paving Stone
 - PVC Vinyl Window / Door Frame
 - RWL Rain Water Leader
 - SD Steel Deck
 - SG Safety Glass
 - SS Stainless Steel
 - ST Stone

- ANNOTATION LEGEND**
- ADO Automatic Door Operator
 - BG Building Grade (Official)
 - CIP Cast-in-Place
 - COR Cornice
 - CL Centre-line
 - DH Door Header
 - GD Guard
 - HB Hose Bib
 - IBG Interpolated Building Grade (unofficial)
 - PPT Parapet
 - RD Roof Drain
 - RH Roof Hatch
 - SCR Screen
 - TOW Top-of-Wall
 - WP Waterproof

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PROJECT:
**3528 - 3536 E. Hastings,
Vancouver**

DRAWING TITLE:
West Elevation

DRAWN:
OS

REVIEWED:
CK

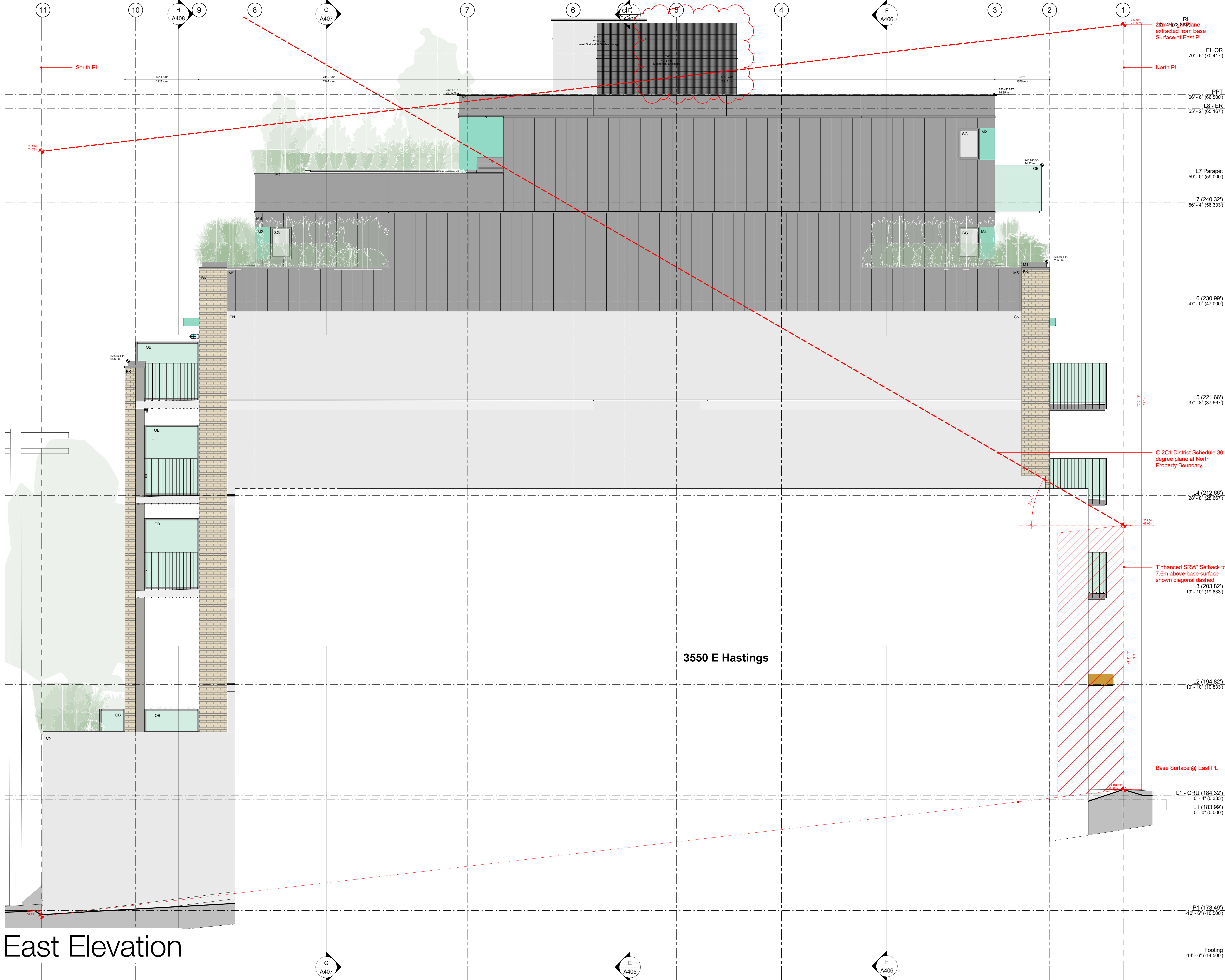
SCALE:
1/4" = 1'-0"

PROJECT NO.:
1619

REVISION:
6

DRAWING NO.

A3.02



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SG	Bar Grating
BK	Brick
CN	Cast-in-Place Architectural Concrete
CNW	Concrete - Washed Aggregate Finish
CPT	Carpet
CS	Cast Stone / Solid Surface Countertop
CT	Ceramic Tile
ELU	Exterior Light (Number)
EP	Elastomeric Paint
FG	Fireproof Window / Door Frame
GE	Extensive Green Roof (Sedum)
GI	Intensive Green Roof (Plantes)
GL	Glass
GWB	Gypsum Wall Board
HB	Hose Bib Location
M1	Metal (Colour 1 - Grey)
M2	Metal (Colour 2 - Mint / Blue-green)
M3	Metal (Colour 3 - Gold)
MM	Metal Mesh (Colour 1 - Grey)
MS	Metal Siding (Colour 1 - Grey)
MO	Mosaic Tile
MT	Metal
OB	Obscure Glass (Laminated)
PT	Paint Finish
PV	Paving Stone
PVC	PVC Vinyl Window / Door Frame
RWL	Rain Water Leader
SD	Steel Deck
SG	Safety Glass
SS	Stainless Steel
ST	Stone

ANNOTATION LEGEND	
ADO	Automatic Door Operator
BG	Building Grade (Official)
CIP	Cast-in-Place
COR	Corridor
CL	Centre-line
DH	Door Header
GD	Guard
HB	Hose Bib
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TOW	Top-of-Wall
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PROJECT:
3528 - 3536 E. Hastings,
Vancouver

DRAWING TITLE:
East Elevation

DRAWN:
OS

REVIEWED:
CK

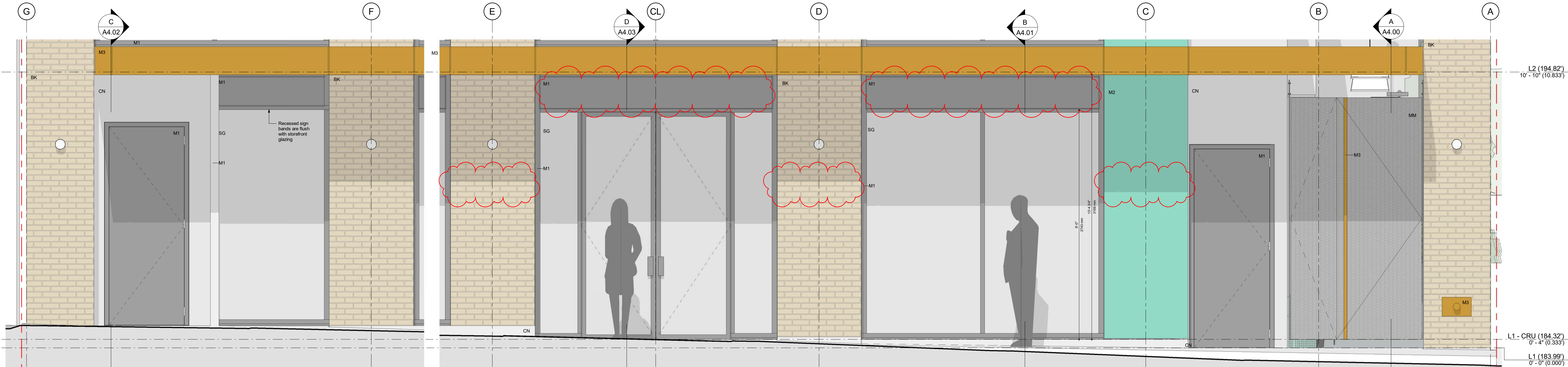
SCALE:
1/4" = 1'-0"

PROJECT NO.:
1619

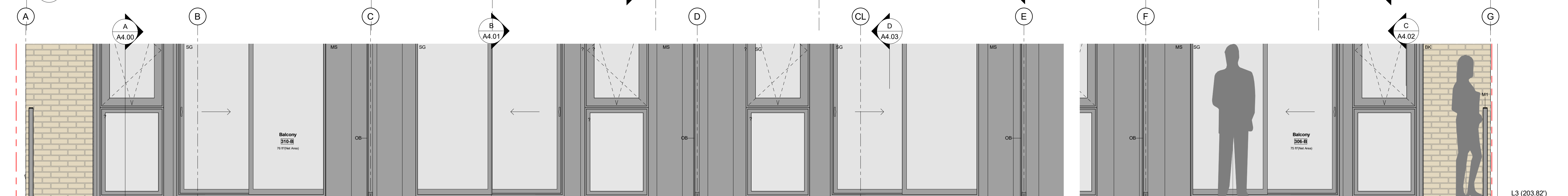
REVISION:
6

DRAWING NO.

A3.03



REF. 1 Entry Elevation Details
SCALE: 1/2" = 1'-0"



REF. 2 South Facade Elevation Details
SCALE: 1/2" = 1'-0"

Elevation Details

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 - CPT Carpet
 - CS Cast Stone / Solid Surface Countertop
 - CT Ceramic Tile
 - ELU Exterior Light (Number)
 - EP Elastomeric Paint
 - FG Fiberglass Window / Door Frame
 - GE Extensive Green Roof (Sedum)
 - GI Intensive Green Roof (Plants)
 - GL Glass
 - GWB Gypsum Wall Board
 - HB Hose Bib Location
 - M1 Metal Colour 1 - Grey
 - M2 Metal Colour 2 - Mint / Blue-green
 - M3 Metal Colour 3 - Gold
 - MM Metal Mesh (Colour 1 - Grey)
 - MS Metal Siding (Colour 1 - Grey)
 - MT Mosaic Tile
 - OB Obscure Glass (Laminated)
 - PT Paint Finish
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- ANNOTATION LEGEND**
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 - BG Building Grade (Official)
 - CIP Cast-in-Place
 - COR Cornice
 - CL Centre-line
 - DH Door Header
 - GD Guard
 - HB Hose Bib
 - IBG Interpolated Building Grade (unofficial)
 - PPT Parapet
 - RD Roof Drain
 - RH Roof Hatch
 - SCR Screen
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PROJECT:
3528 - 3536 E. Hastings,
Vancouver

DRAWING TITLE:
Street Elevation / Entry - Elevation Details

DRAWN: OS
REVIEWED: CK

SCALE:
1/2" = 1'-0"

PROJECT NO.: 1619
REVISION: 6

DRAWING NO.:

A3.04