

MOTION

4. Approval of Form of Development: 8633 River District Crossing (Formerly 3480 East Kent Avenue South)

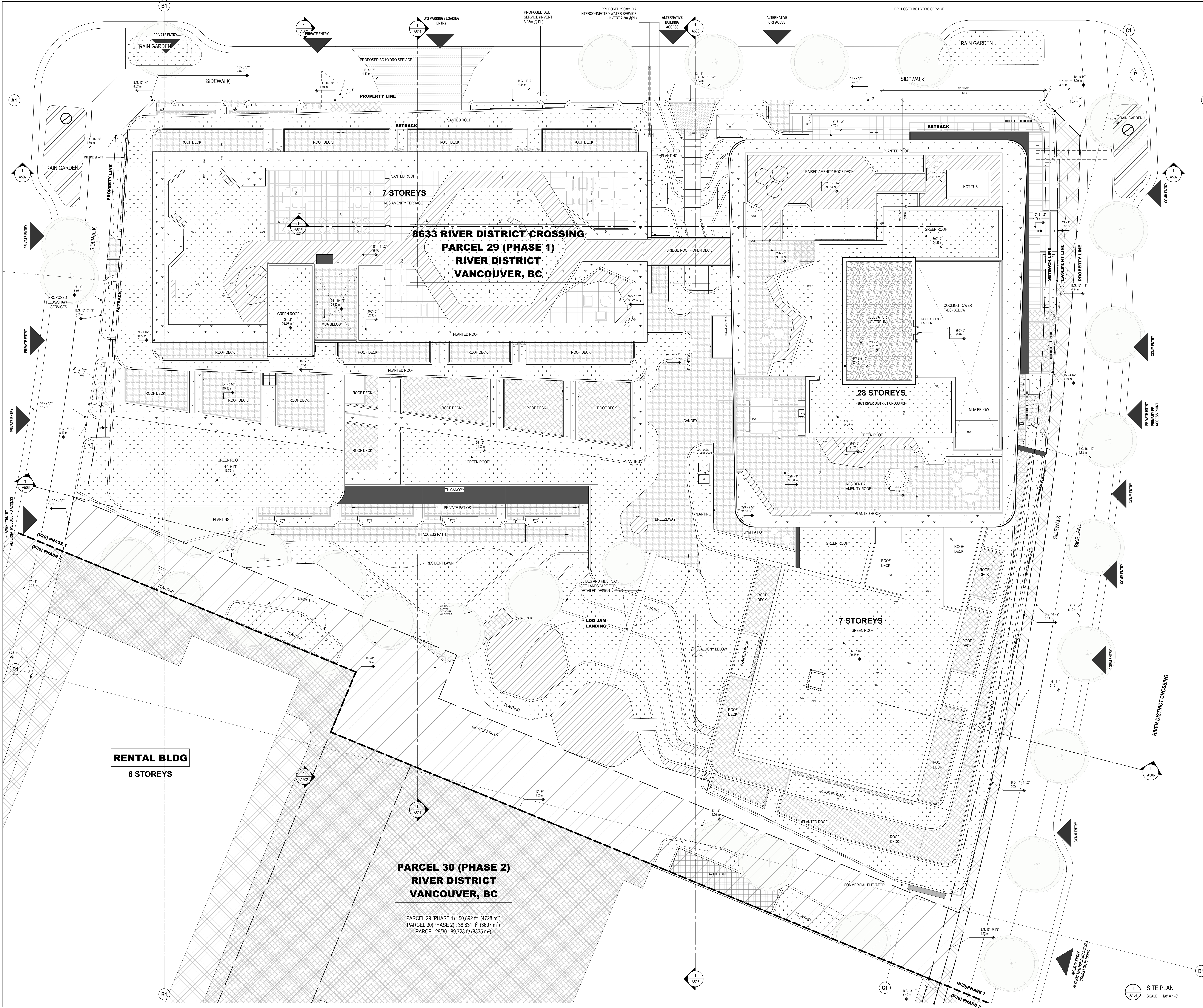
THAT the form of development for this portion of the site known as 8633 River District Crossing (formerly 3480 East Kent Avenue South) be approved generally as illustrated in the Development Application Number DP-2021-00956, prepared by Boniface Oleksiuk Politano Architects Inc., and submitted electronically on October 6, 2022, 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://www.shapeyourcity.ca/3480-e-kent-ave-s>

- ISSUED FOR
- 22/10/2021 DEVELOPMENT PERMIT
 - 17/12/2021 30% FOR COORD
 - 11/03/2022 50% FOR COORD
 - 04/10/2022 DP PRIOR TO RESPONSE 1



**8633 RIVER DISTRICT CROSSING
PARCEL 29 (PHASE 1)
RIVER DISTRICT
VANCOUVER, BC**

**PARCEL 30 (PHASE 2)
RIVER DISTRICT
VANCOUVER, BC**

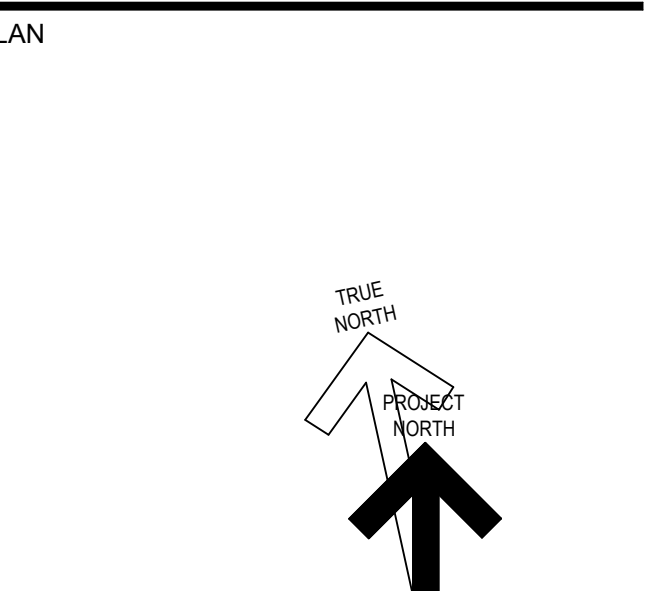
PARCEL 29 (PHASE 1) : 50,892 ft² (4728 m²)
 PARCEL 30(PHASE 2) : 38,831 ft² (3607 m²)
 PARCEL 29/30 : 89,723 ft² (8335 m²)

**RENTAL BLDG
6 STOREYS**

7 STOREYS

28 STOREYS

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ARCHITECT & PRIME CONSULTANT
 BONIFACE OLEKSIUK POLITANO ARCHITECTS
 180,510 Nicola Street, Vancouver, BC
 V6C 3J7
 Tel: 206-521-6568 Fax:



PARCEL 29

8633 RIVER DISTRICT CROSSING

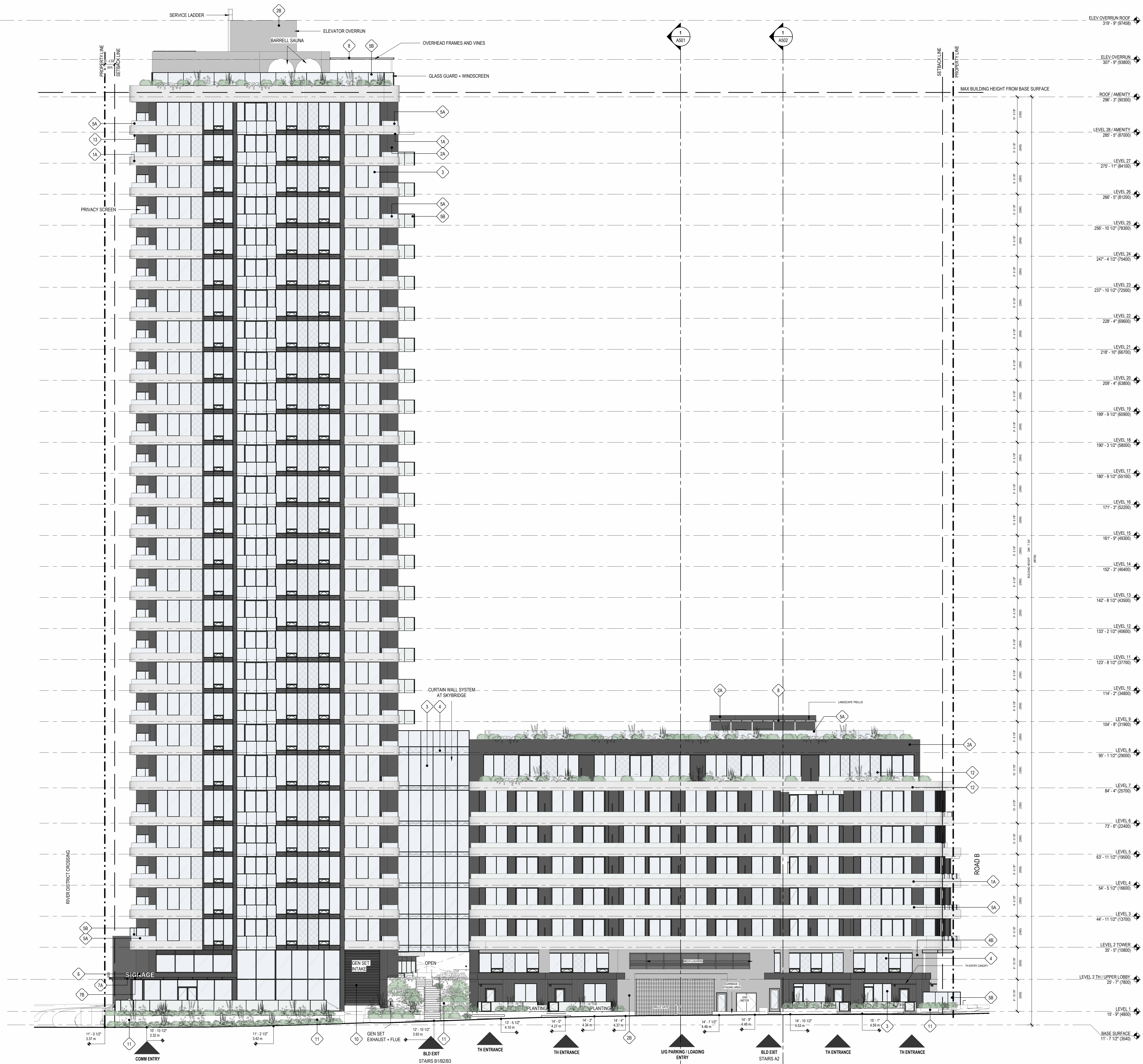
SITE PLAN

DRAWN: MLZK CHECKED: SO
 PLOT DATE: 2022-10-05 5:08:02 PM

A104

ISSUED FOR

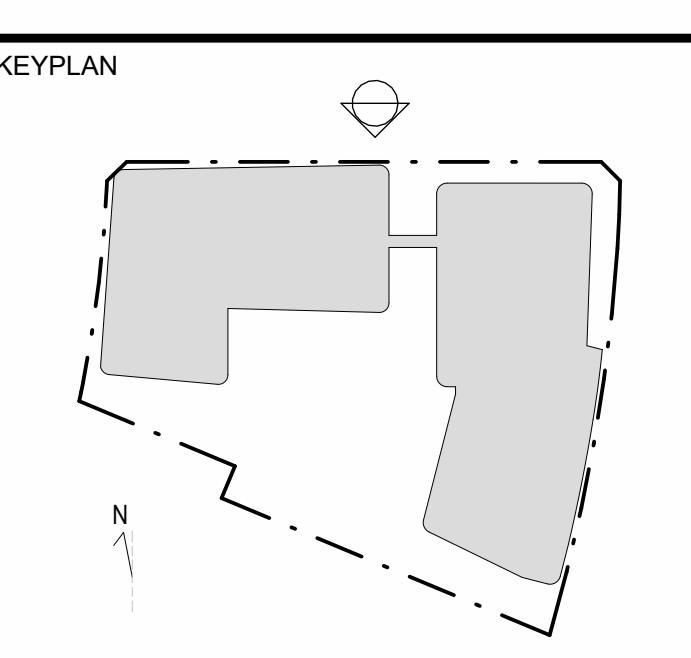
1	22/10/2021	DEVELOPMENT PERMIT
2	17/12/2021	30% FOR COORD
3	11/03/2022	50% FOR COORD
4	04/10/2022	DP PRIOR TO RESPONSE 1



MATERIAL LEGEND

PATTERN	LEGEND	DESCRIPTION
[Pattern]	1A	PAINTED RIBBED CAST-IN-PLACE CONCRETE (BALCONY)
[Pattern]	2A	CMP - DARK GREY
[Pattern]	2B	CMP - LIGHT GREY
[Pattern]	3	VISION GLASS
[Pattern]	4	SPANDREL GLASS
[Pattern]	5A	BALCONY GUARD GLASS * ON UPSTAND
[Pattern]	5B	BALCONY GUARD GLASS * ALL GLASS
[Pattern]	6	COMMERCIAL SIGNAGE
[Pattern]	7A	CANOPY - GLASS WITH PAINTED METAL
[Pattern]	7B	PAINTED METAL
[Pattern]	8	LANDSCAPE PAVILLION/TRELLIS
[Pattern]	9	OPAQUE GLASS PRIVACY SCREEN
[Pattern]	10	MECHANICAL LOUVRES
[Pattern]	11	FAIR FACED CONCRETE LANDSCAPE WALL
[Pattern]	12	RAISED METAL PANEL
[Pattern]	13	PAINTED CONCRETE SOFFIT (BALCONIES)
[Pattern]	14	WOOD LOOK METAL PANEL SOFFIT
[Pattern]	15	RIBBED METAL PANEL
[Pattern]	16	ARCHITECTURAL CONCRETE

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PARCEL 29

8633 RIVER DISTRICT CROSSING
NORTH ELEVATION

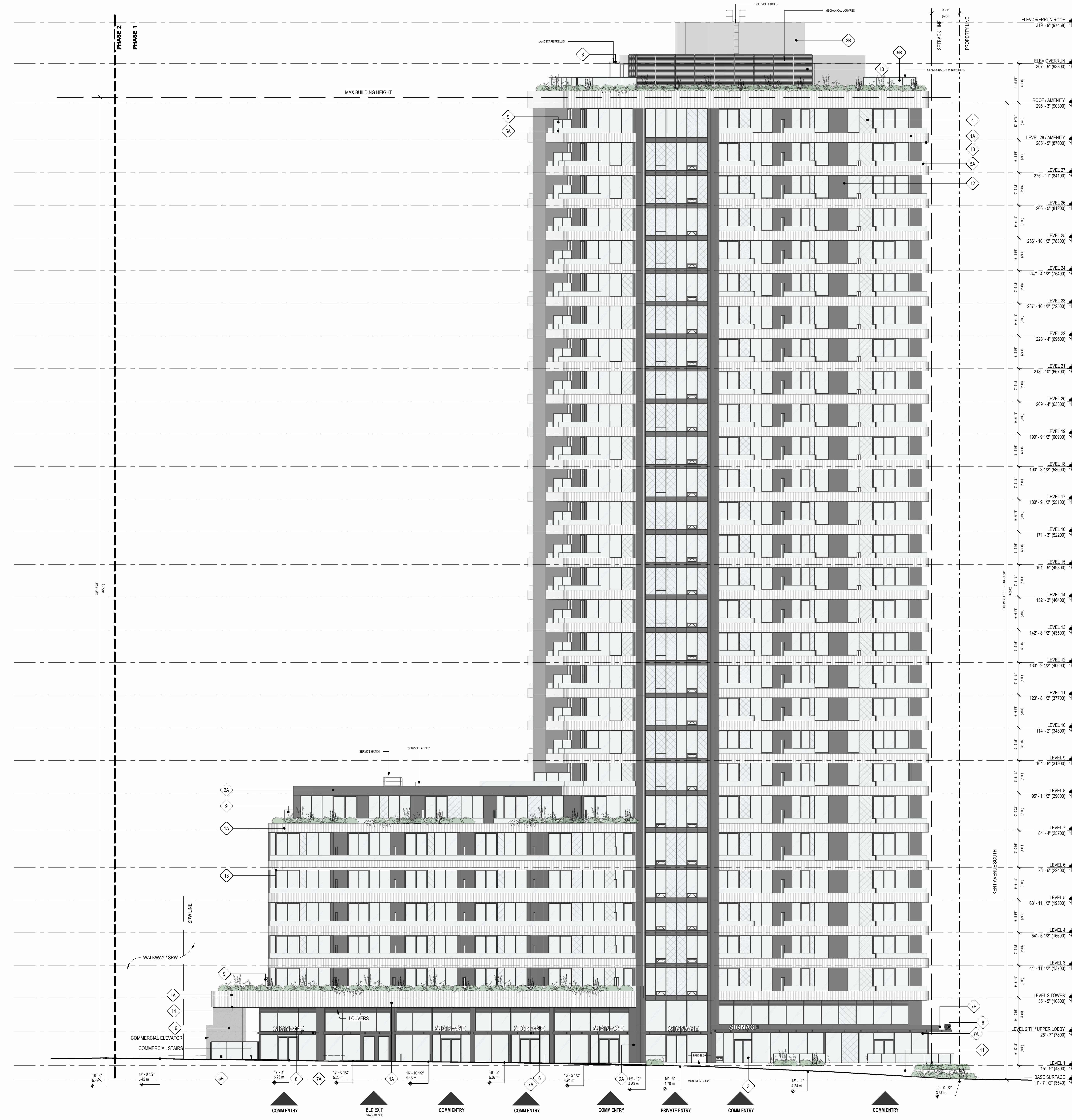
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 PLOT DATE: 2022-10-05 5:10:49 PM

A401

2 NORTH ELEVATION
 SCALE: 3/32" = 1'-0"

ISSUED FOR

1	22/10/2021	DEVELOPMENT PERMIT
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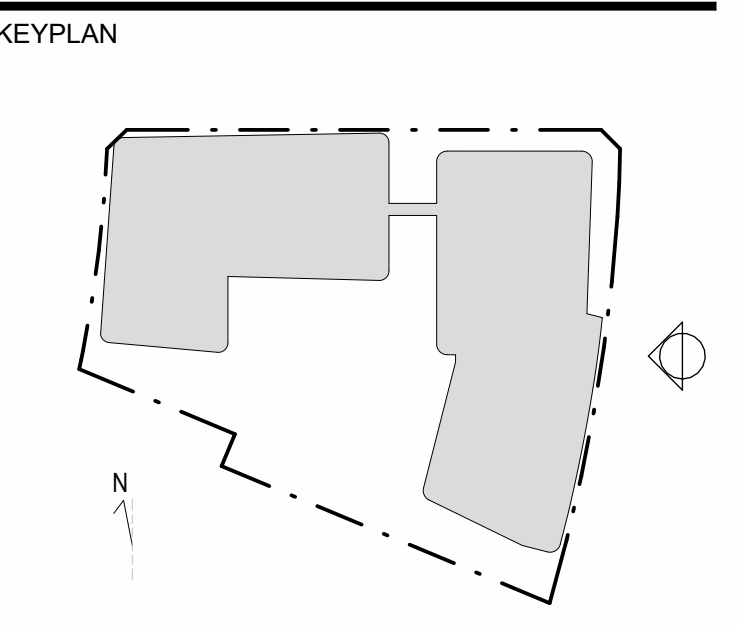


MATERIAL LEGEND

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PARCEL 29

8633 RIVER DISTRICT CROSSING

EAST ELEVATION

DRAWN: ML/ZK CHECKED: SO
PLOT DATE: 2022-10-05 5:11:06 PM

A402

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

ISSUED FOR

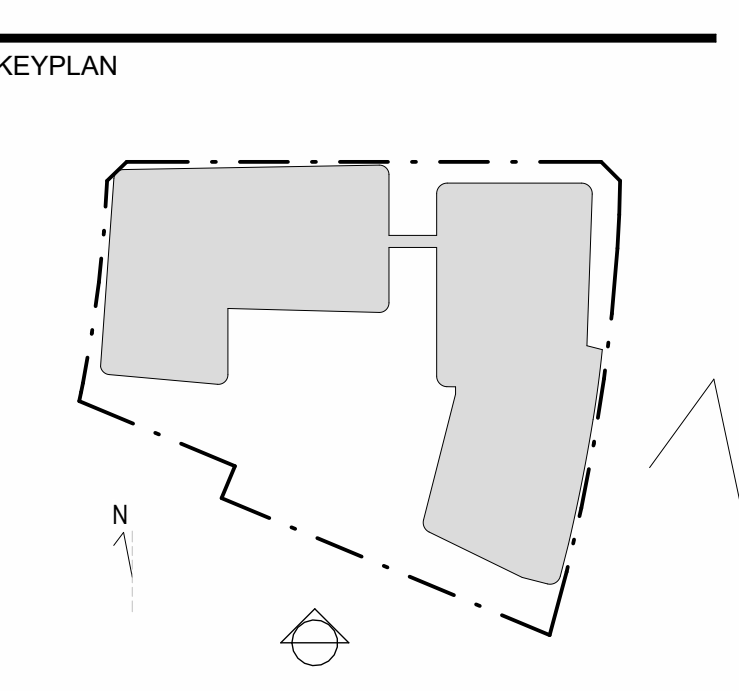
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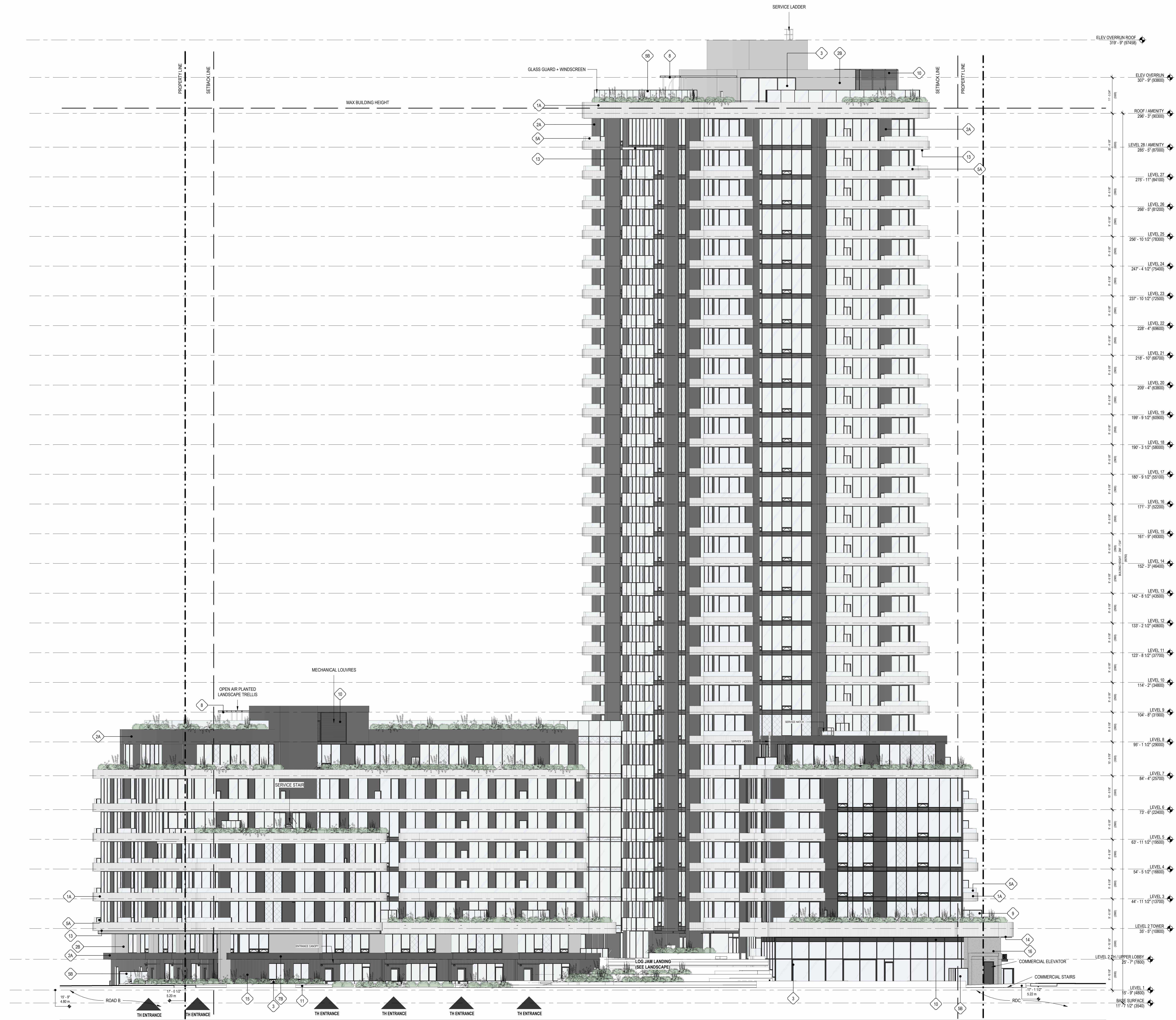
PARCEL 29

8633 RIVER DISTRICT CROSSING

SOUTH ELEVATION

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PLOT DATE: 2022-10-05 5:11:26 PM

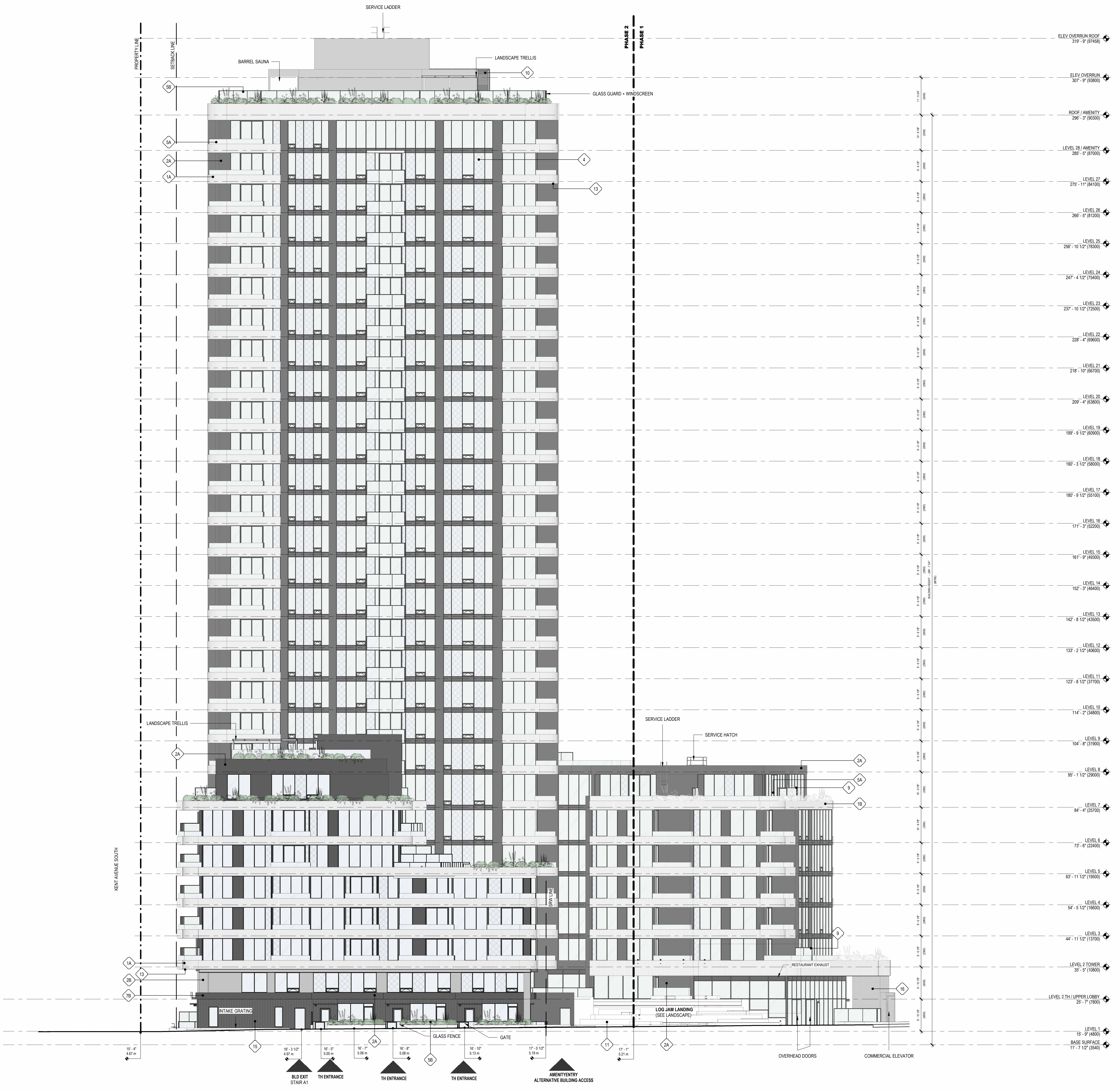
A403



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

ISSUED FOR

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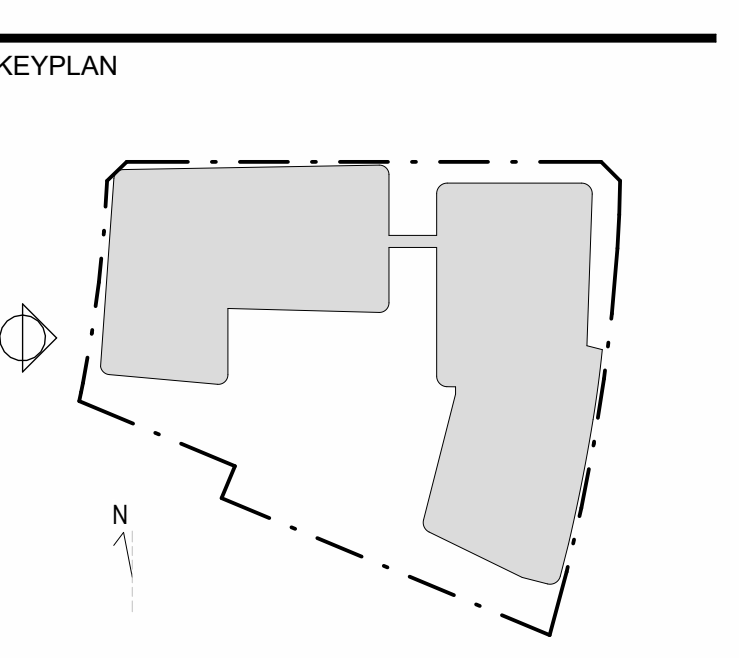


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PARCEL 29

8633 RIVER DISTRICT CROSSING

WEST ELEVATION

DRAWN: MLZK CHECKED: SO
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A404

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