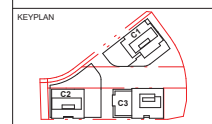


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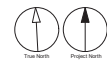
PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/8" = 1'-0"

SHEET TITLE
MATERIAL BOARD

SHEET NUMBER A400	ISSUE 1
-----------------------------	-------------------



- | | |
|---|---|
| 
01 BRICK C1 | 
02 METAL C1 |
| 
03 BRICK C2 | 
04 METAL C2 |
| 
05 BRICK C3 | 
06 METAL C3 |
| 
07 LOUVERS | 
08 WOODEN SOFFIT |
| 
08 GLAZING | 
09 SPANDEL GLASS |



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/16" = 1'-0"
SHEET TITLE
ELEVATION 01 - C1 NORTH/SOUTH

SHEET NUMBER A400a	ISSUE 1
------------------------------	-------------------



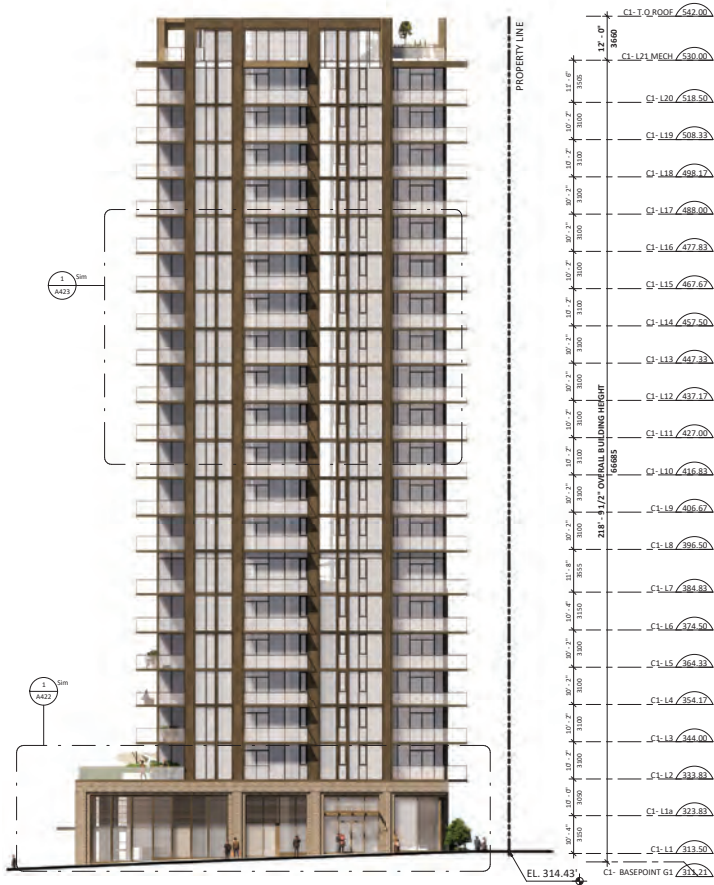
ELEVATION - C1 NORTH RENDER
1/16" = 1'-0"



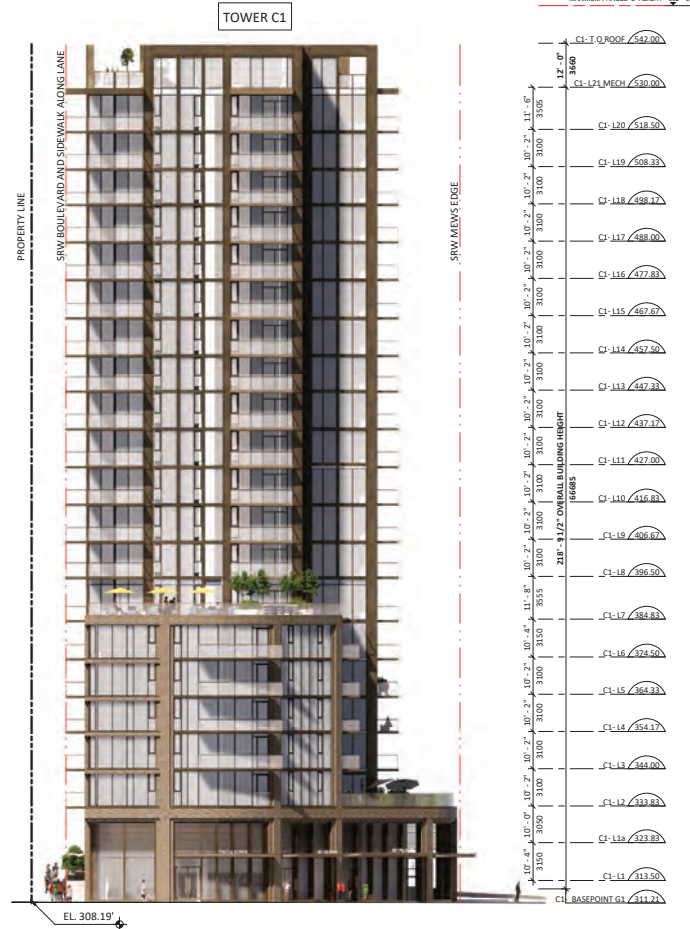
ELEVATION - C1 SOUTH
1/16" = 1'-0"

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2 ELEVATION - C1 EAST
1/16" = 1'-0"



1 ELEVATION - C1 WEST
1/16" = 1'-0"



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO:

2225

DRAWN BY:

HPA

CHECKED BY:

AA

PROJECT MGR:

AA

APPROVED BY:

MA

SCALE:

1/16" = 1'-0"

SHEET TITLE

ELEVATION 02 - C1

EASTWEST

SHEET NUMBER

A400b

ISSUE

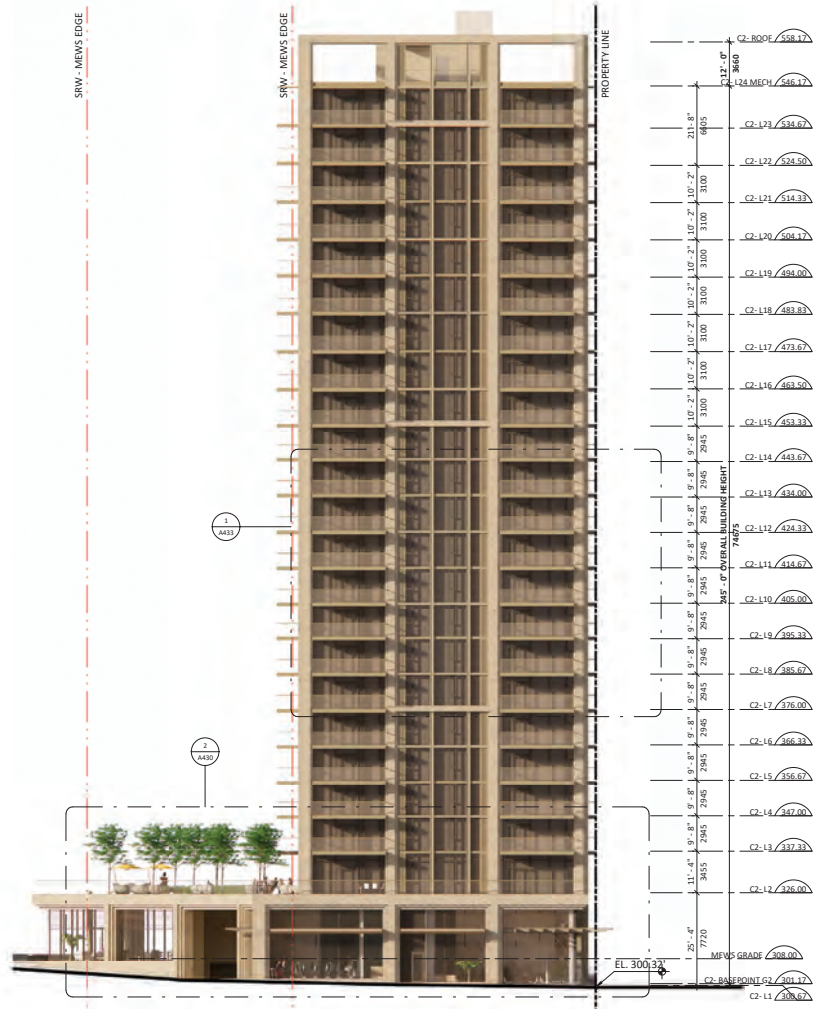
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Arcadis, Draw: 142889 - OTC_Phase1-ParcelC_2023100223-A400b.rvt

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ELEVATION - C2 EAST
1/16" = 1'-0"



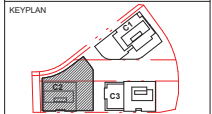
ELEVATION - C2 WEST
1/16" = 1'-0"



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225
DRAWN BY: HPA
PROJECT MGR: AA

CHECKED BY: AA
APPROVED BY: MA
SCALE: 1/16" = 1'-0"

SHEET TITLE
ELEVATION 03 - C2 EAST/WEST

SHEET NUMBER
A401a

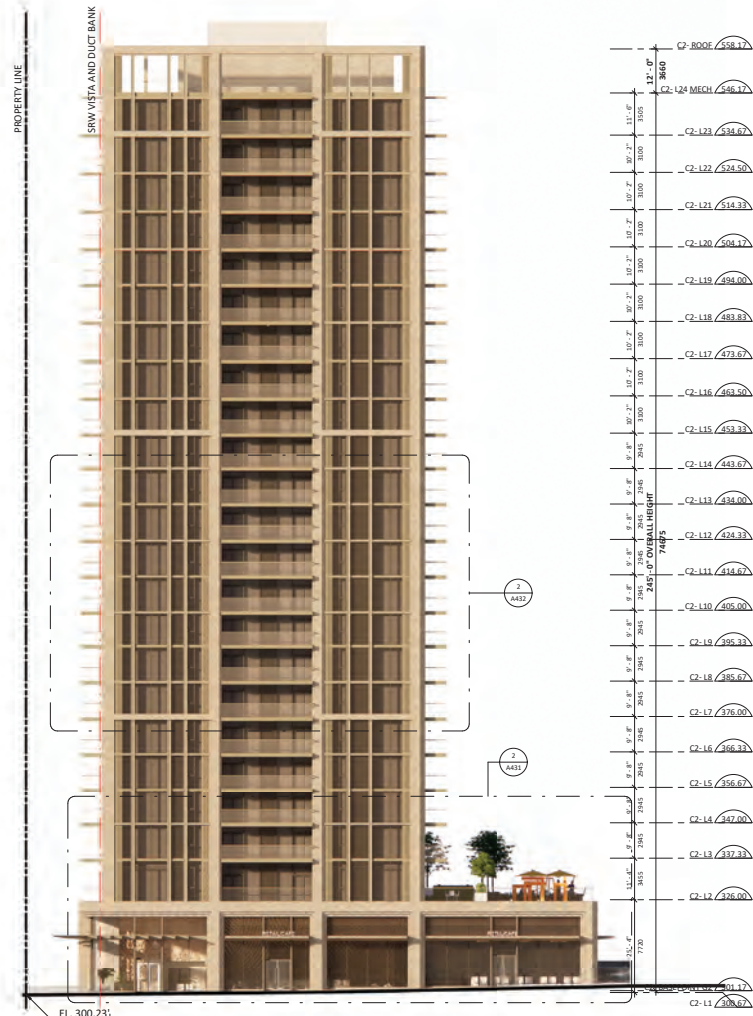
ISSUE
1

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ELEVATION - C2 NORTH
1/16" = 1'-0"



ELEVATION - C2 SOUTH
1/16" = 1'-0"



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PROJECT
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949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/16" = 1'-0"

SHEET TITLE
ELEVATION 04 - C2 NORTH/SOUTH

SHEET NUMBER A401b	ISSUE 1
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Arcadis, Draw: 142889 - OTC_PhaseC_2023100223-A401b.rvt

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ELEVATION - C3 NORTH

ELEVATION - C3 SOUTH

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225

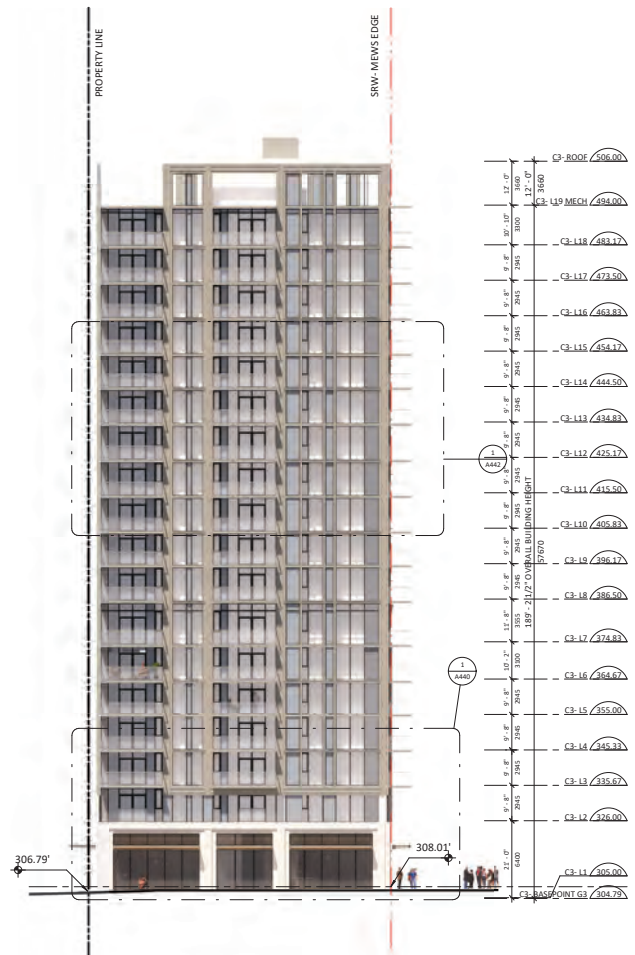
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/16" = 1'-0"

SHEET TITLE
ELEVATION 05 - C3 NORTH/SOUTH

SHEET NUMBER A402a	ISSUE 1
------------------------------	-------------------

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ELEVATION - C3 EAST
1/16" = 1'-0"



ELEVATION - C3 WEST
1/16" = 1'-0"

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PROJECT
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949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225

DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/16" = 1'-0"

SHEET TITLE
ELEVATION 06 - C3 EASTWEST

SHEET NUMBER A402b	ISSUE 1
------------------------------	-------------------

MATERIAL LEGEND	
01	Curtainwall Retail Glazing (Double Glazing w/ Low E)
02	Window Wall Glazing (Double Glazing w/ Low E)
03	IGU Spandrel
04	Monolithic Spandrel Glass Cladding
05	Prefinished Metal Panel Cladding
06	Prefinished Aluminum Extrusion - Vertical
07	Prefinished Aluminum Extrusion - Horizontal
08	Prefinished Architectural Louver/Screen
09	Granite Base
10	Modular Brick Cladding C1
11	Modular Brick Cladding C2
12	Modular Brick Cladding C3
13	Glazed Canopy System with Prefinished Steel Frame
14	Glazed Balustrade TYPE 1 - Units
15	Glazed Balustrade TYPE 2 - Terrace Amenities
16	Concrete Stairs
17	Spandrel Door Panel
18	Prefinished Metal Soffit
19	Sliding Door (Double Glazing w/ Low E)
20	Operable Window (Double Glazing w/ Low E)



2 ELEVATION - C1 DETAIL SOUTH-2
 A420 3/16" = 1'-0"



1 ELEVATION - C1 DETAIL SOUTH-1
 A420 3/16" = 1'-0"

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

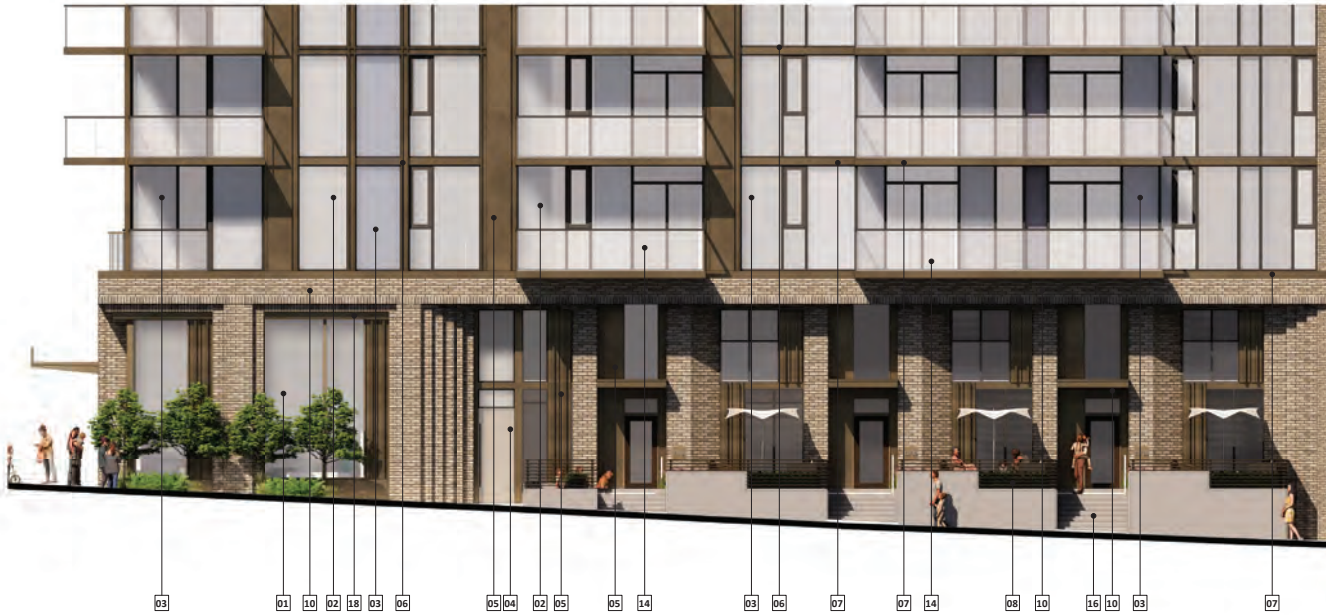
PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: As indicated

SHEET TITLE
C1 DETAIL SOUTH

SHEET NUMBER A420	ISSUE 1
-----------------------------	-------------------

MATERIAL LEGEND	
01	Curtainwall Retail Glazing (Double Glazing w/ Low E)
02	Window Wall Glazing (Double Glazing w/ Low E)
03	IGU Spandrel
04	Monolithic Spandrel Glass Cladding
05	Prefinished Metal Panel Cladding
06	Prefinished Aluminum Extrusion - Vertical
07	Prefinished Aluminum Extrusion - Horizontal
08	Prefinished Architectural Louver/Screen
09	Granite Base
10	Modular Brick Cladding C1
11	Modular Brick Cladding C2
12	Modular Brick Cladding C3
13	Glazed Canopy System with Prefinished Steel Frame
14	Glazed Balustrade TYPE 1 - Units
15	Glazed Balustrade TYPE 2 - Terrace Amenities
16	Concrete Stairs
17	Spandrel Door Panel
18	Prefinished Metal Soffit
19	Sliding Door (Double Glazing w/ Low E)
20	Operable Window (Double Glazing w/ Low E)



2
A421
ELEVATION - C1 DETAIL NORTH-2
3/16" = 1'-0"



1
A421
ELEVATION - C1 DETAIL NORTH-1
3/16" = 1'-0"

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No.	DESCRIPTION	DATE
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: As indicated

SHEET TITLE
C1 DETAIL NORTH

SHEET NUMBER A421	ISSUE 1
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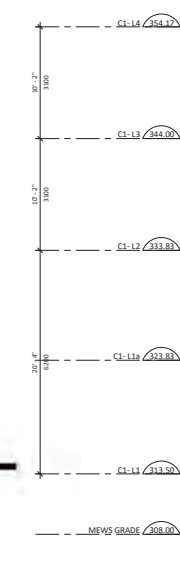
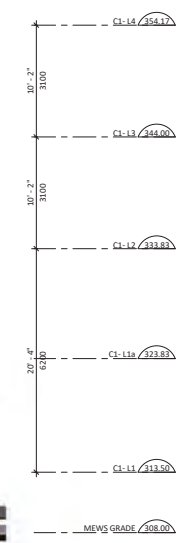
MATERIAL LEGEND	
01	Curtainwall Retail Glazing (Double Glazing w/ Low E)
02	Window Wall Glazing (Double Glazing w/ Low E)
03	IGU Spandrel
04	Monolithic Spandrel Glass Cladding
05	Prefinished Metal Panel Cladding
06	Prefinished Aluminum Extrusion - Vertical
07	Prefinished Aluminum Extrusion - Horizontal
08	Prefinished Architectural Louver/Screen
09	Granite Base
10	Modular Brick Cladding C1
11	Modular Brick Cladding C2
12	Modular Brick Cladding C3
13	Glazed Canopy System with Prefinished Steel Frame
14	Glazed Balustrade TYPE 1 - Units
15	Glazed Balustrade TYPE 2 - Terrace Amenities
16	Concrete Stairs
17	Spandrel Door Panel
18	Prefinished Metal Soffit
19	Sliding Door (Double Glazing w/ Low E)
20	Operable Window (Double Glazing w/ Low E)



2 ELEVATION - C1 DETAIL WEST
A422 3/16" = 1'-0"



1 ELEVATION - C1 DETAIL EAST
A422 3/16" = 1'-0"

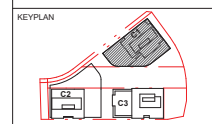


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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225	CHECKED BY:	AA
DRAWN BY:	HPA	APPROVED BY:	MA
PROJECT MGR:	AA		

SCALE: As indicated
SHEET TITLE
C1 DETAIL EAST/WEST

SHEET NUMBER	A422	ISSUE	1
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Arcadis, Draw: 142889 - OTC_Phase1 - C1_Detail_EastWest.dwg

MATERIAL LEGEND	
01	Curtainwall Retail Glazing (Double Glazing w/ Low E)
02	Window Wall Glazing (Double Glazing w/ Low E)
03	IGU Spandrel
04	Monolithic Spandrel Glass Cladding
05	Prefinished Metal Panel Cladding
06	Prefinished Aluminum Extrusion - Vertical
07	Prefinished Aluminum Extrusion - Horizontal
08	Prefinished Architectural Louver/Screen
09	Granite Base
10	Modular Brick Cladding C1
11	Modular Brick Cladding C2
12	Modular Brick Cladding C3
13	Glazed Canopy System with Prefinished Steel Frame
14	Glazed Balustrade TYPE 1 - Units
15	Glazed Balustrade TYPE 2 - Terrace Amenities
16	Concrete Stairs
17	Spandrel Door Panel
18	Prefinished Metal Soffit
19	Sliding Door (Double Glazing w/ Low E)
20	Operable Window (Double Glazing w/ Low E)



1
A423
ELEVATION - C1 DETAIL-TOWER EAST
3/16" = 1'-0"

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ISSUES		
No.	DESCRIPTION	DATE
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: As indicated

SHEET TITLE
C1 DETAIL TOWER

SHEET NUMBER A423	ISSUE 1
----------------------	------------

10/10/2023 2:26:16 PM

MATERIAL LEGEND					
01	Curtainwall Retail Glazing (Double Glazing w/ Low E)	08	Prefinished Architectural Louver/Screen	15	Glazed Balustrade TYPE 2 – Terrace Amenities
02	Window Wall Glazing (Double Glazing w/ Low E)	09	Granite Base	16	Concrete Stairs
03	IGU Spandrel	10	Modular Brick Cladding C1	17	Spandrel Door Panel
04	Monolithic Spandrel Glass Cladding	11	Modular Brick Cladding C2	18	Prefinished Metal Soffit
05	Prefinished Metal Panel Cladding	12	Modular Brick Cladding C3	19	Sliding Door (Double Glazing w/ Low E)
06	Prefinished Aluminum Extrusion – Vertical	13	Glazed Canopy System with Prefinished Steel Frame	20	Operable Window (Double Glazing w/ Low E)
07	Prefinished Aluminum Extrusion – Horizontal	14	Glazed Balustrade TYPE 1 – Units		



2 ELEVATION - C2 DETAIL WEST
A430 3/16" = 1'-0"



1 ELEVATION - C2 DETAIL EAST
A430 1" = 6'-3"

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No.	DESCRIPTION	DATE
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

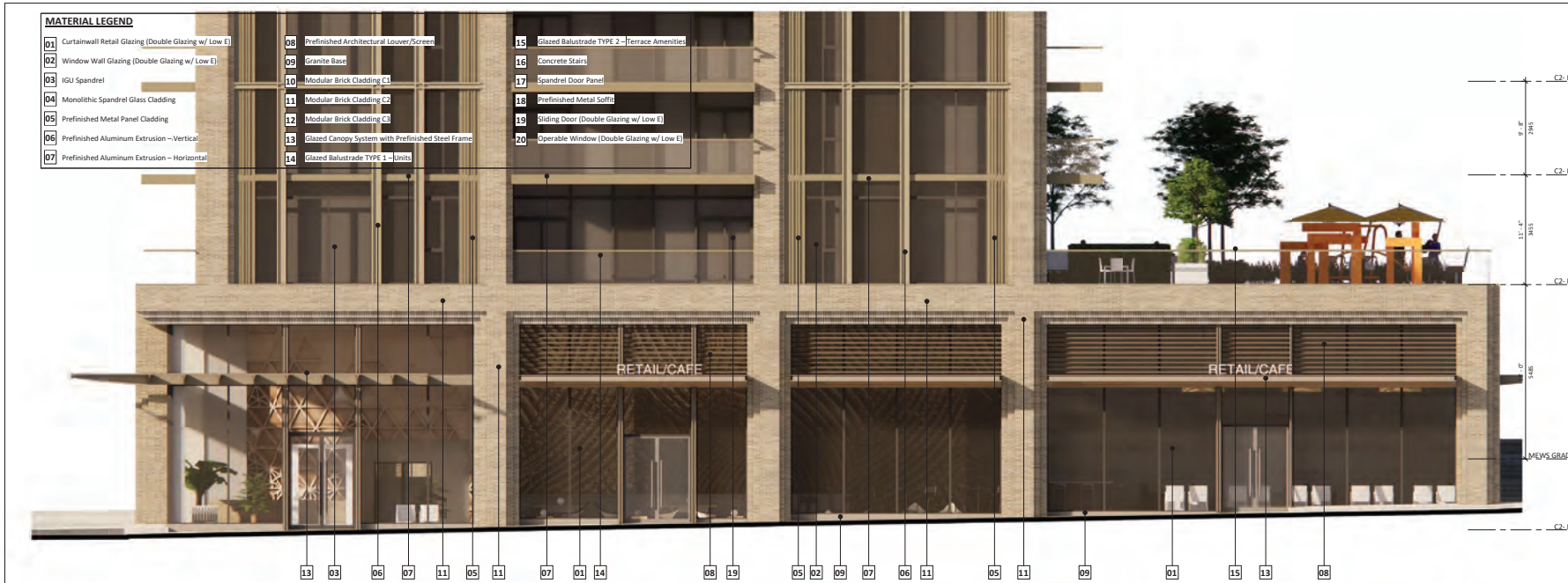
SCALE: As indicated

SHEET TITLE
C2 DETAIL EAST/WEST

SHEET NUMBER	ISSUE
A430	1

10/10/2023 12:05:09 PM

Arcadis_Docs\148869 - OTC_Phase1 - OTC_Phase1\0225-A430.dwg



2
A431/ 3/16" = 1'-0"



1
A431/ 1" = 6'-3"

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Arcadis Professional Services (Canada) Inc.
formerly B|G|P Professional Services (Canada) Inc.

ISSUES	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06

KEYPLAN

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PROJECT

OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225

DRAWN BY: HPA

PROJECT MGR: AA

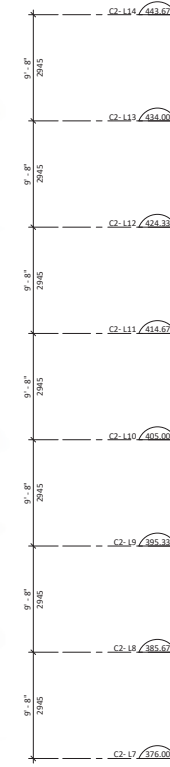
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SHEET TITLE: C2 DETAIL NORTH/SOUTH

SHEET NUMBER	ISSUE
A431	1

MATERIAL LEGEND

01	Curtainwall Retail Glazing (Double Glazing w/ Low E)	08	Prefinished Architectural Louver/Screen	15	Glazed Balustrade TYPE 2 - Terrace Amenities
02	Window Wall Glazing (Double Glazing w/ Low E)	09	Granite Base	16	Concrete Stairs
03	IGU Spandrel	10	Modular Brick Cladding C1	17	Spandrel Door Panel
04	Monolithic Spandrel Glass Cladding	11	Modular Brick Cladding C2	18	Prefinished Metal Soffit
05	Prefinished Metal Panel Cladding	12	Modular Brick Cladding C3	19	Sliding Door (Double Glazing w/ Low E)
06	Prefinished Aluminum Extrusion - Vertical	13	Glazed Canopy System with Prefinished Steel Frame	20	Operable Window (Double Glazing w/ Low E)
07	Prefinished Aluminum Extrusion - Horizontal	14	Glazed Balustrade TYPE 1 - Units		



11 06 07 07 11 06 05 11 02 03 14 07 19 11 05 20 06 03 06 07 07 11 05

ELEVATION - C2 DETAIL TOWER SOUTH
 2
 3/16" = 1'-0"

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PROJECT
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 (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

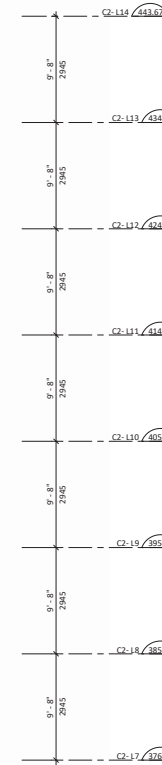
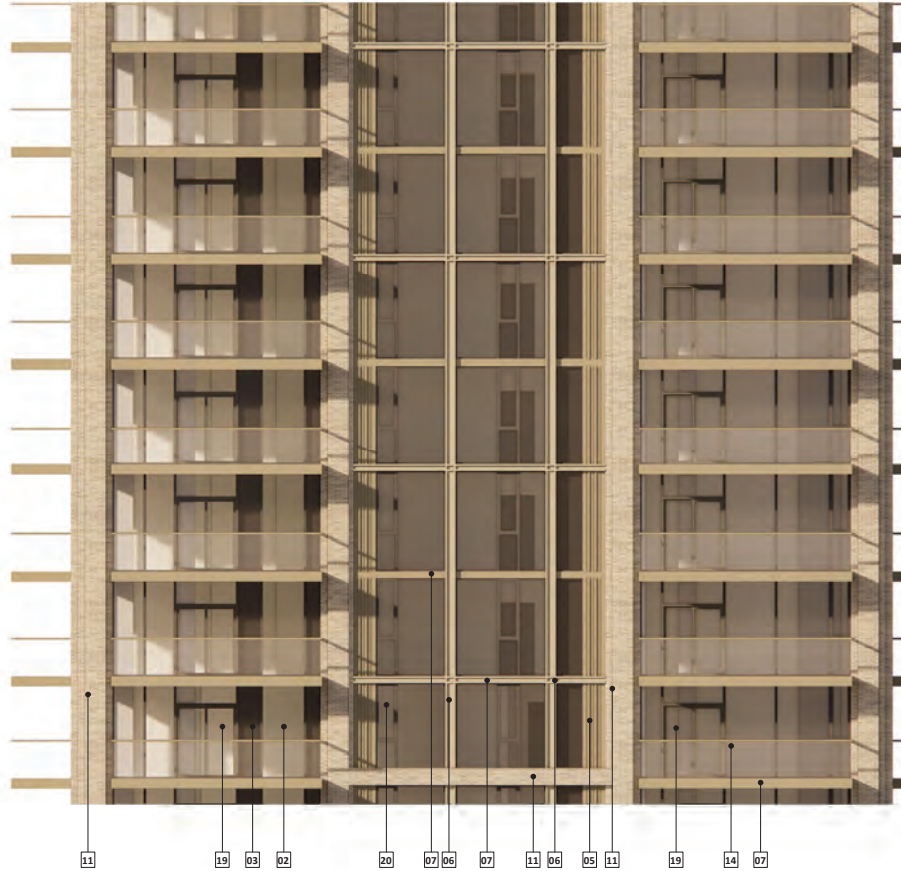
SCALE: As indicated

SHEET TITLE
 C2 DETAIL TOWER
 NORTH/SOUTH

SHEET NUMBER A432	ISSUE 1
-----------------------------	-------------------

MATERIAL LEGEND

- | | | |
|--|---|--|
| 01 Curtainwall Retail Glazing (Double Glazing w/ Low E) | 08 Prefinished Architectural Louver/Screen | 15 Glazed Balustrade TYPE 2 – Terrace Amenities |
| 02 Window Wall Glazing (Double Glazing w/ Low E) | 09 Granite Base | 16 Concrete Stairs |
| 03 IGU Spandrel | 10 Modular Brick Cladding C1 | 17 Spandrel Door Panel |
| 04 Monolithic Spandrel Glass Cladding | 11 Modular Brick Cladding C2 | 18 Prefinished Metal Soffit |
| 05 Prefinished Metal Panel Cladding | 12 Modular Brick Cladding C3 | 19 Sliding Door (Double Glazing w/ Low E) |
| 06 Prefinished Aluminum Extrusion – Vertical | 13 Glazed Canopy System with Prefinished Steel Frame | 20 Operable Window (Double Glazing w/ Low E) |
| 07 Prefinished Aluminum Extrusion – Horizontal | 14 Glazed Balustrade TYPE 1 – Units | |



ELEVATION - C2 DETAIL TOWER WEST
 1/4" = 1'-0"

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ISSUES	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: As indicated

SHEET TITLE
C2 DETAIL TOWER WEST

SHEET NUMBER A433	ISSUE 1
-----------------------------	-------------------

MATERIAL LEGEND	
01	Curtainwall Retail Glazing (Double Glazing w/ Low E)
02	Window Wall Glazing (Double Glazing w/ Low E)
03	IGU Spandrel
04	Monolithic Spandrel Glass Cladding
05	Prefinished Metal Panel Cladding
06	Prefinished Aluminum Extrusion - Vertical
07	Prefinished Aluminum Extrusion - Horizontal
08	Prefinished Architectural Louver/Screen
09	Granite Base
10	Modular Brick Cladding C1
11	Modular Brick Cladding C2
12	Modular Brick Cladding C3
13	Glazed Canopy System with Prefinished Steel Frame
14	Glazed Balustrade TYPE 1 - Units
15	Glazed Balustrade TYPE 2 - Terrace Amenities
16	Concrete Stairs
17	Spandrel Door Panel
18	Prefinished Metal Soffit
19	Sliding Door (Double Glazing w/ Low E)
20	Operable Window (Double Glazing w/ Low E)



2 ELEVATION - C3 DETAIL WEST
A440 3/16" = 1'-0"



1 ELEVATION - C3 DETAIL EAST
A440 3/16" = 1'-0"

CIENT

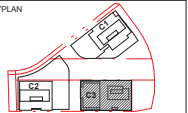


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PROJECT
OAKRIDGE TRANSIT CENTER
(OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA

SCALE: As indicated

SHEET TITLE
C3 DETAIL EAST/WEST

SHEET NUMBER	A440
ISSUE	1



2
A441
ELEVATION - C3 DETAIL NORTH
3/16" = 1'-0"



1
A441
ELEVATION - C3 DETAIL SOUTH
3/16" = 1'-0"

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PROJECT
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949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: As indicated

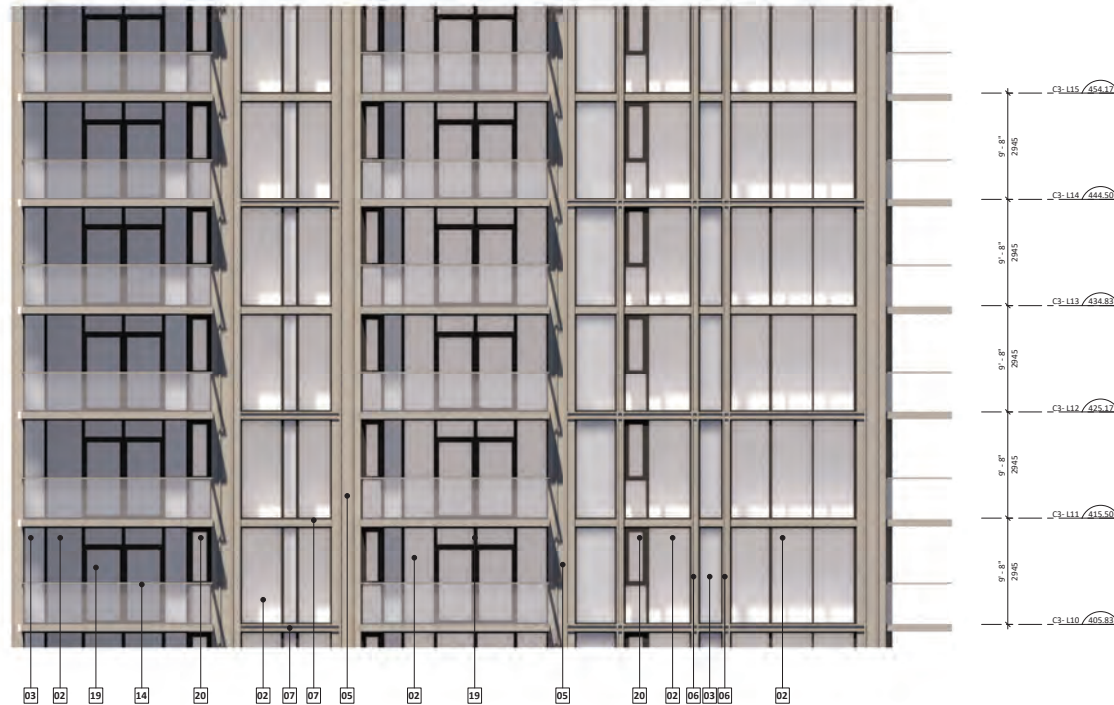
SHEET TITLE
C3 DETAIL NORTH/SOUTH

SHEET NUMBER A441	ISSUE 1
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Arcadis_Documents\142889 - OTC_Phase1 - OTC_Phase1\0223-AR-HARRI

MATERIAL LEGEND

01	Curtainwall Retail Glazing (Double Glazing w/ Low E)	08	Prefinished Architectural Louver/Screen	15	Glazed Balustrade TYPE 2 – Terrace Amenities
02	Window Wall Glazing (Double Glazing w/ Low E)	09	Granite Base	16	Concrete Stairs
03	IGU Spandrel	10	Modular Brick Cladding C1	17	Spandrel Door Panel
04	Monolithic Spandrel Glass Cladding	11	Modular Brick Cladding C2	18	Prefinished Metal Soffit
05	Prefinished Metal Panel Cladding	12	Modular Brick Cladding C3	19	Sliding Door (Double Glazing w/ Low E)
06	Prefinished Aluminum Extrusion – Vertical	13	Glazed Canopy System with Prefinished Steel Frame	20	Operable Window (Double Glazing w/ Low E)
07	Prefinished Aluminum Extrusion – Horizontal	14	Glazed Balustrade TYPE 1 – Units		



ELEVATION - C3 DETAIL TOWER EAST
 3/16" = 1'-0"

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No.	DESCRIPTION	DATE
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SCALE



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

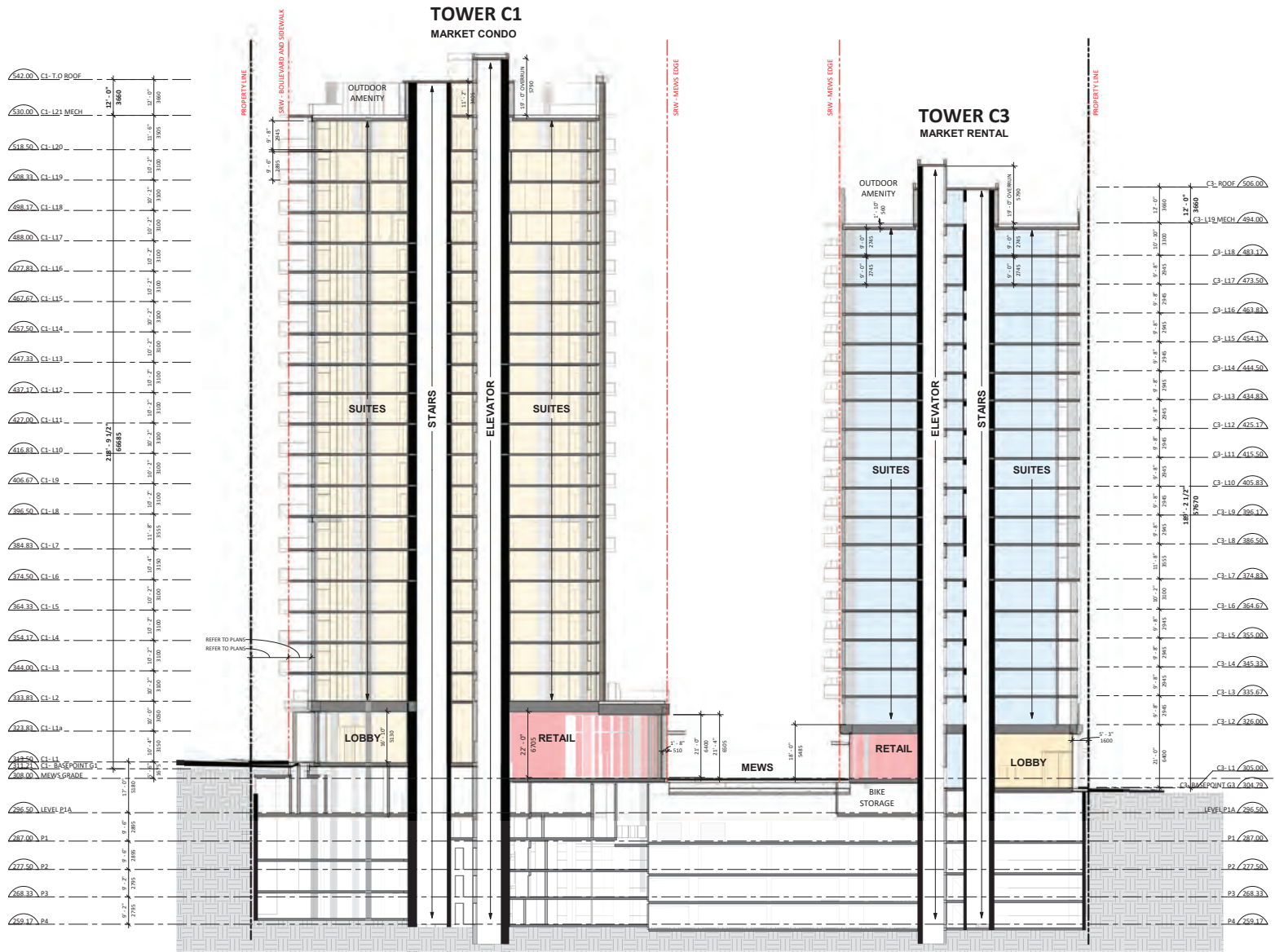
PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: As indicated

SHEET TITLE
C3 DETAIL TOWER EAST

SHEET NUMBER A442	ISSUE 1
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

SCALE: 1/16" = 1'-0"
 SHEET TITLE
NORTH-SOUTH SECTION - C1 & C3

SHEET NUMBER	A501	ISSUE	1
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

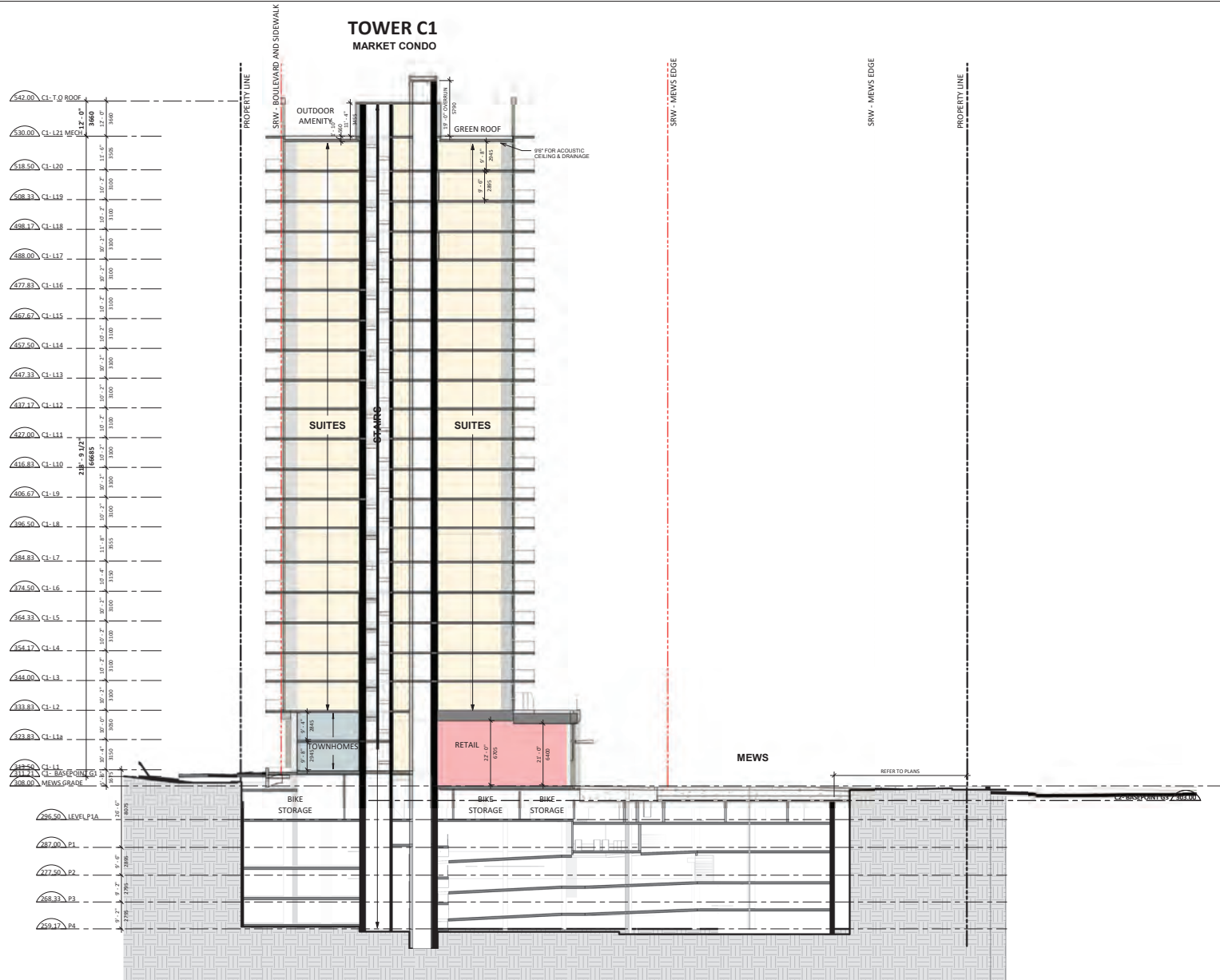
PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

SCALE: 1/16" = 1'-0"

SHEET TITLE
EAST-WEST SECTION - C2 & C3

SHEET NUMBER	ISSUE
A502	1

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No.	DESCRIPTION	DATE
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PROJECT
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949 W 41ST AVENUE, VANCOUVER

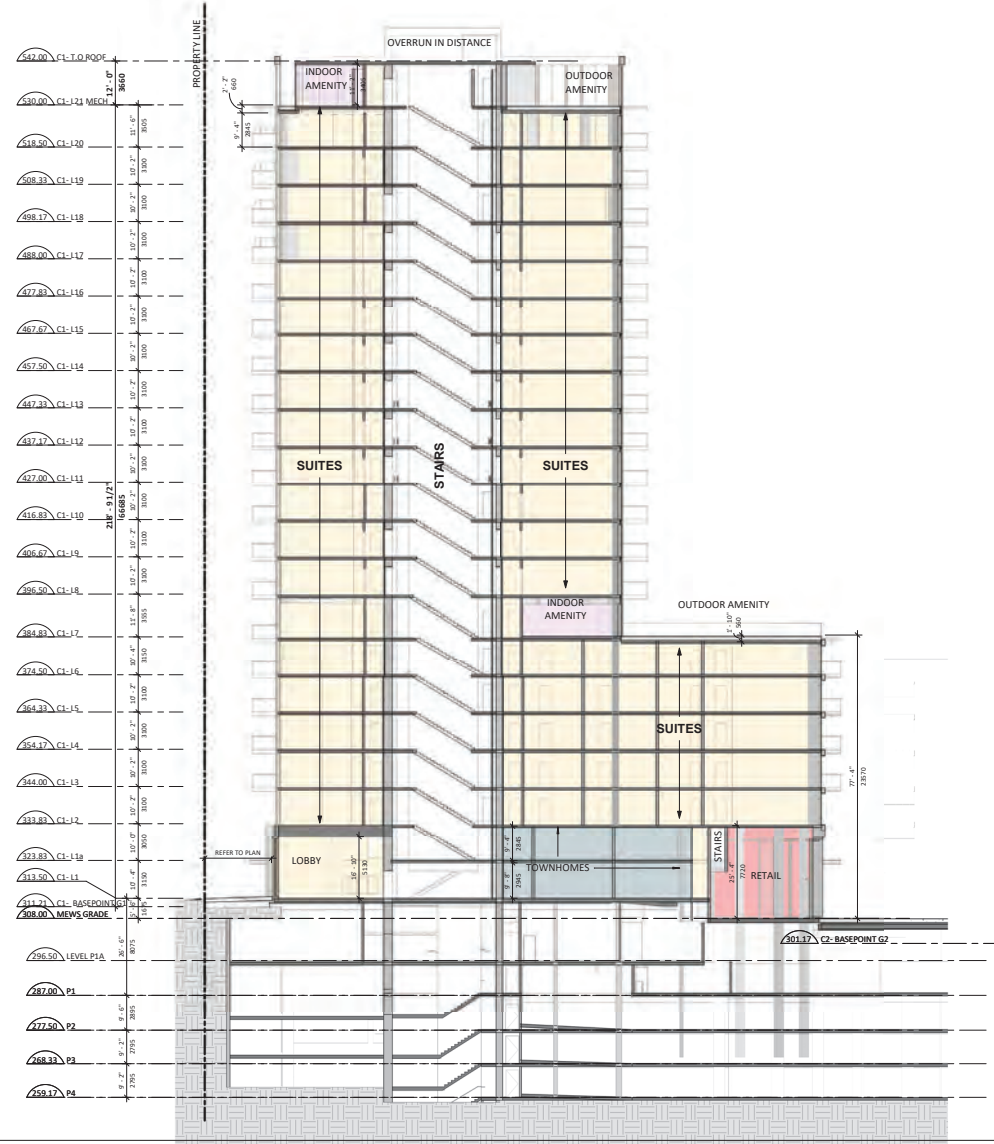
PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/16" = 1'-0"

SHEET TITLE
NORTH- SOUTH SECTION - C1

SHEET NUMBER A503	ISSUE 1
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**TOWER C1
MARKET CONDO**



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

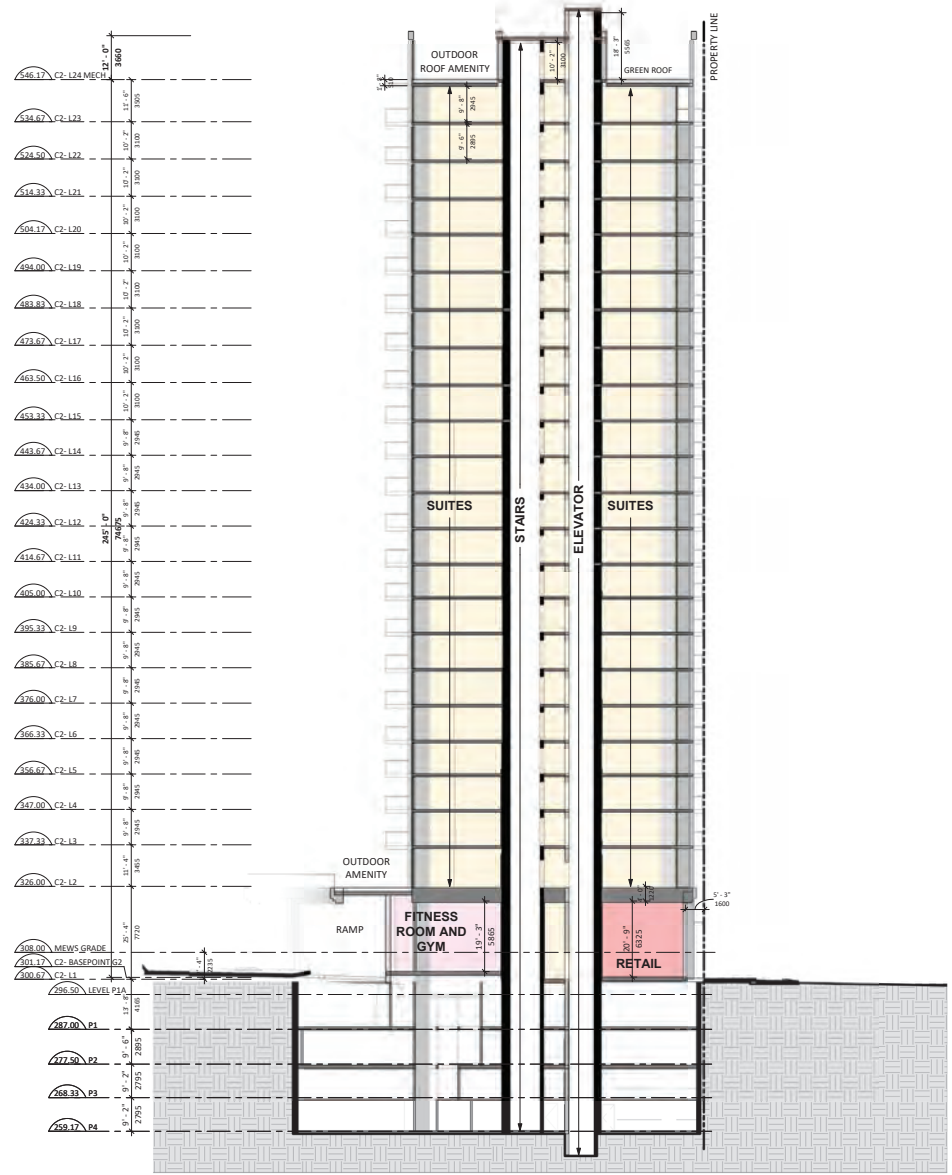
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SHEET TITLE
EAST-WEST SECTION - C1

SHEET NUMBER A504	ISSUE 1
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**TOWER C2
MARKET CONDO**

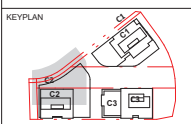


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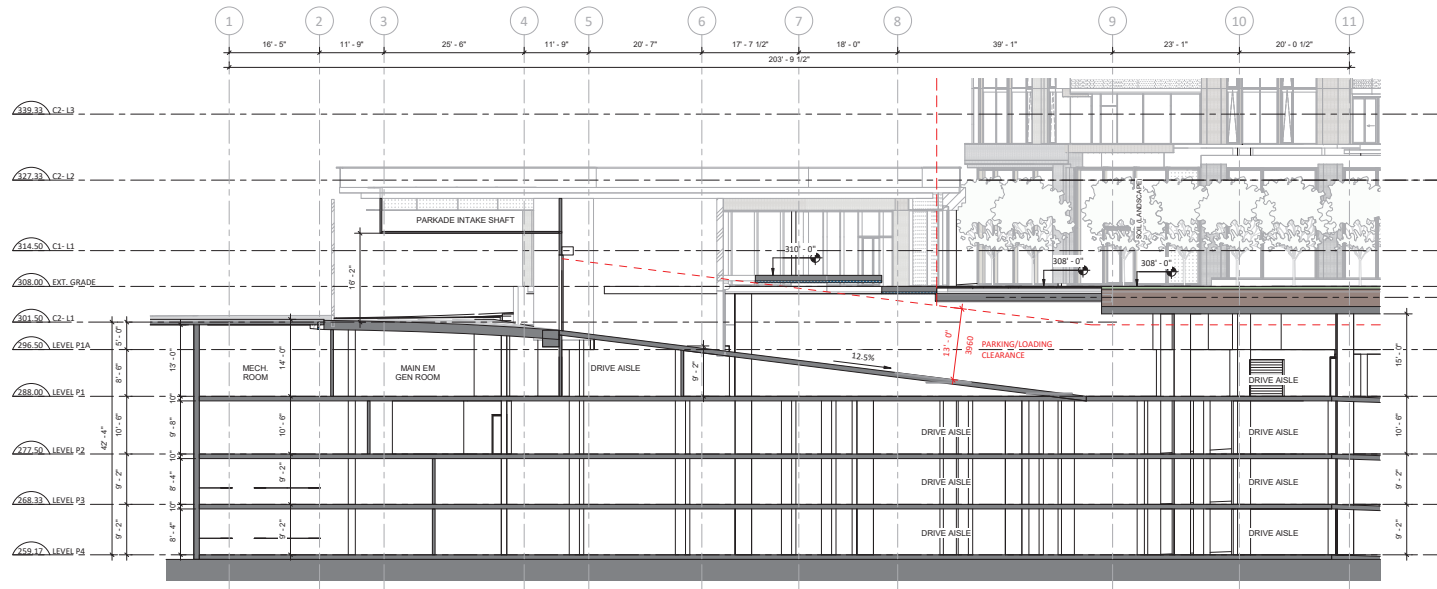


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

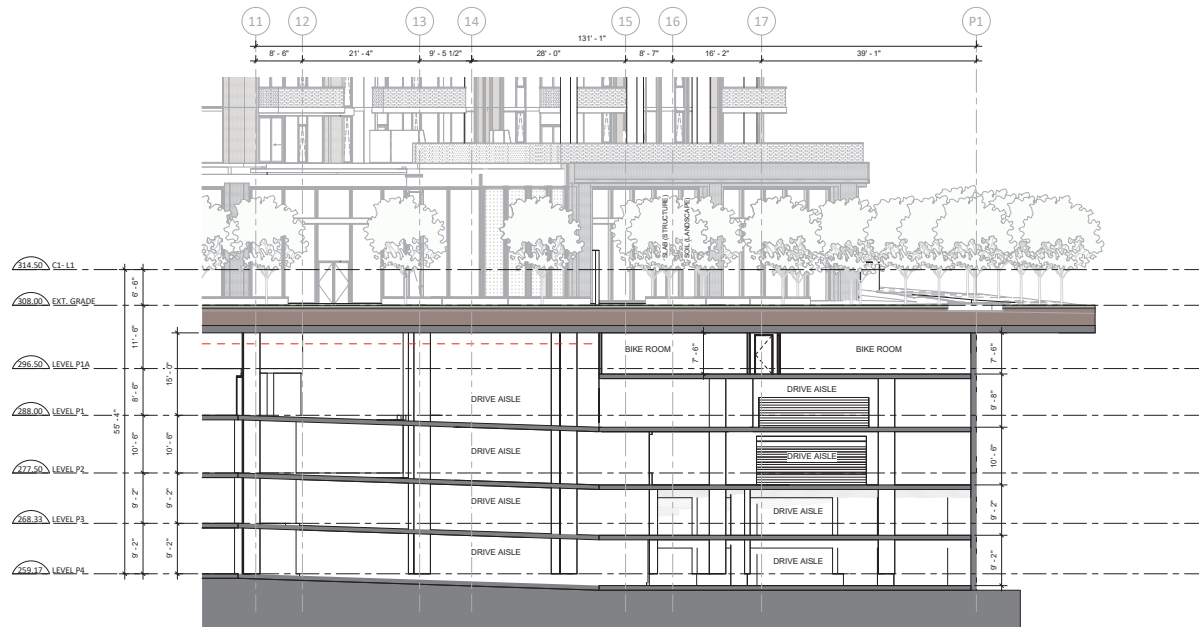
PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: As indicated
SHEET TITLE
NORTH-SOUTH SECTION - C2

SHEET NUMBER A505	ISSUE 1
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1 PARKADE SECTION 1
3/32" = 1'-0"



2 PARKADE SECTION 1 Copy 1
3/32" = 1'-0"

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Street Address
City, Country, Postal Code

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER, BC

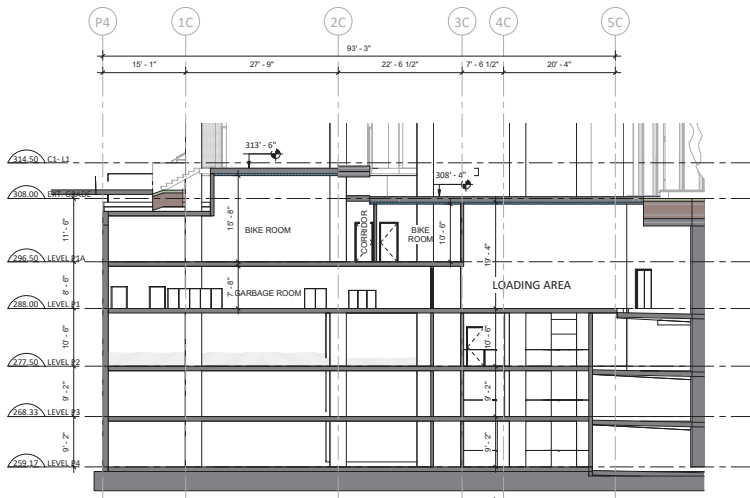
PROJECT NO: 142869

DRAWN BY: Author	CHECKED BY: Checker
PROJECT MGR: Designer	APPROVED BY: Approver

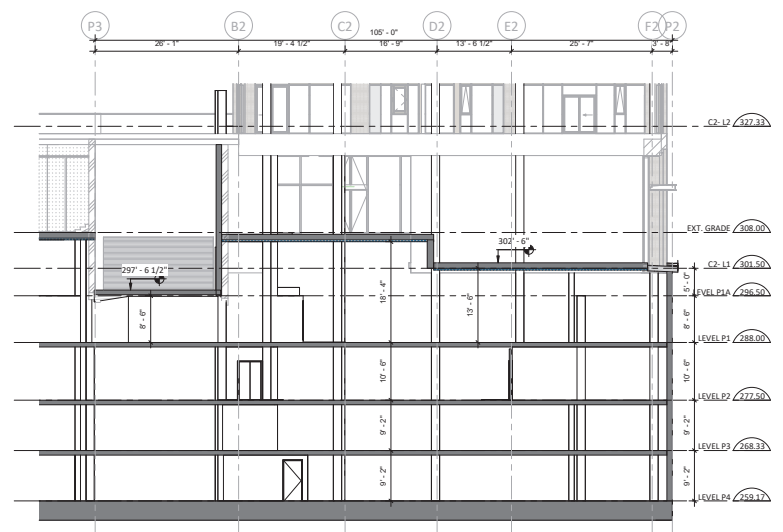
SHEET TITLE
SECTIONS

SHEET NUMBER A510	ISSUE
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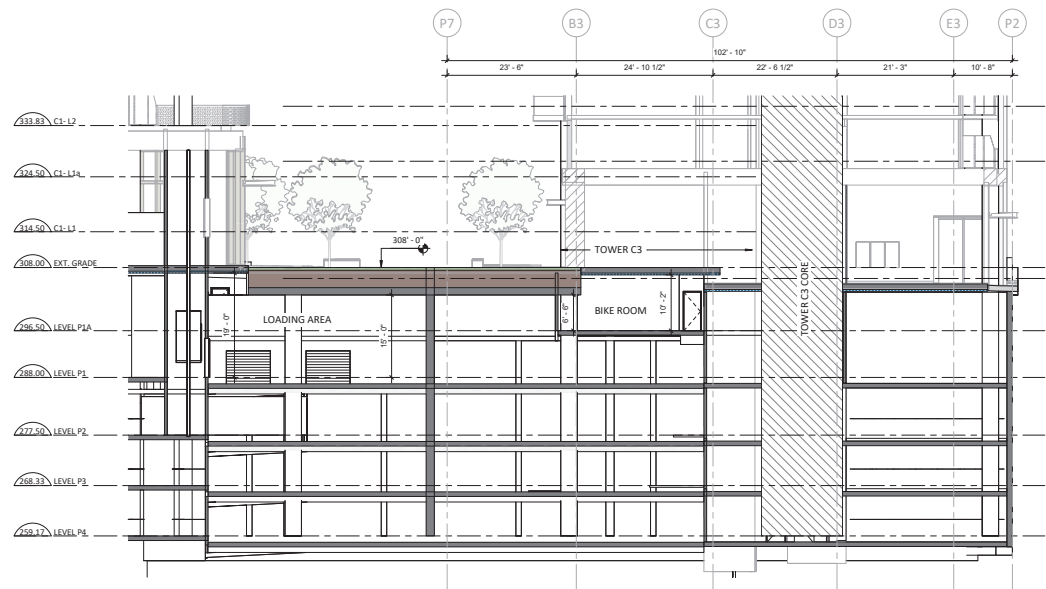
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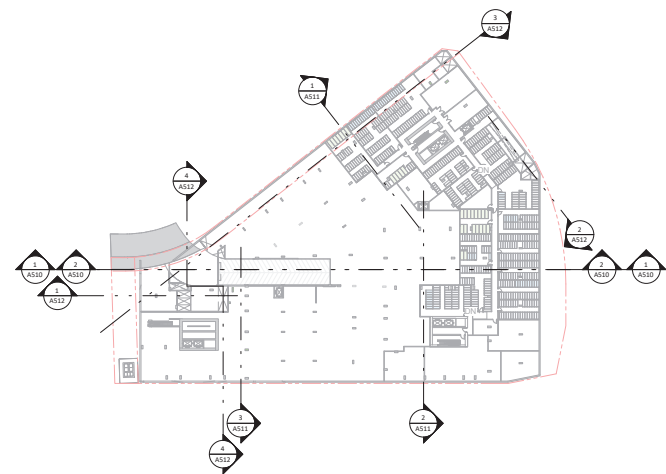
1 PARKADE SECTION 3
 AS111 3/32" = 1'-0"



3 PARKADE SECTION 4
 AS111 3/32" = 1'-0"



2 PARKADE SECTION 5
 AS111 3/32" = 1'-0"



4 Section Key Plan
 AS111 1" = 50'-0"

CLIENT

GROSVENOR

Street Address
 City, Country, Postal Code

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	1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER, BC

PROJECT NO:
 142869

DRAWN BY: Author	CHECKED BY: Checker
PROJECT MGR: Designer	APPROVED BY: Approver

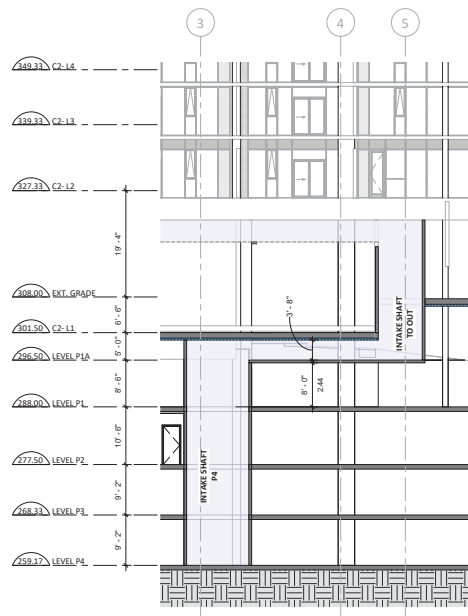
SHEET TITLE

SECTIONS

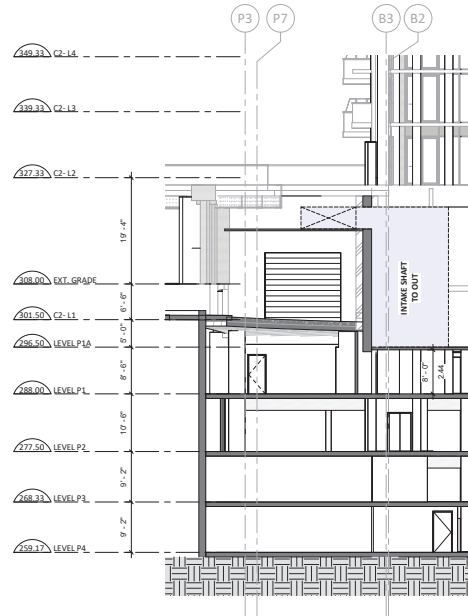
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A511	

2023-10-06 11:21 AM

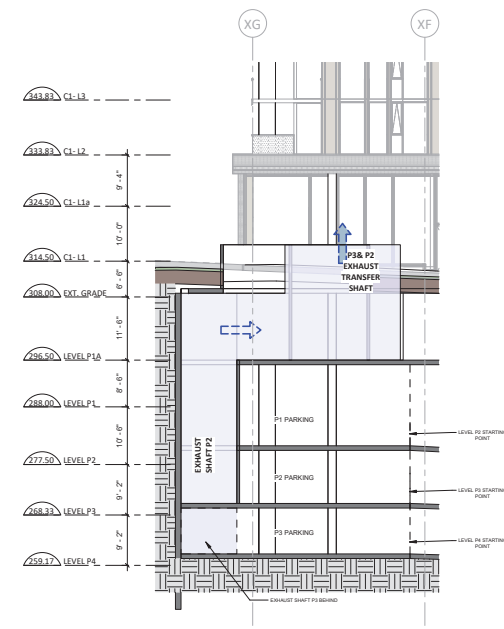
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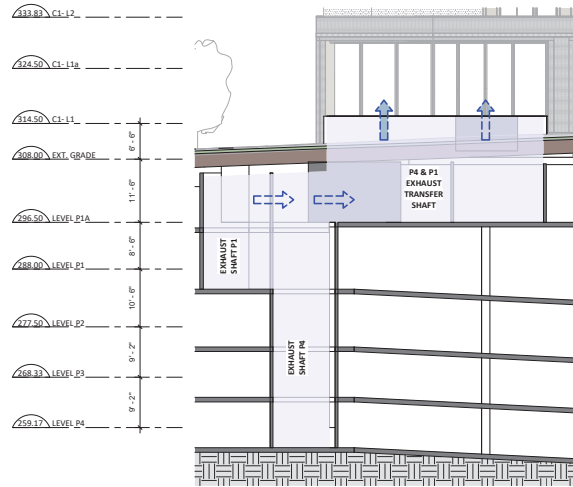
1 AIR TRANSFER 1 - SECTION 1
 A512 3/32" = 1'-0"



4 AIR TRANSFER 1 - SECTION 2
 A512 3/32" = 1'-0"



3 AIR TRANSFER 3 - SECTION 1
 A512 3/32" = 1'-0"



2 AIR TRANSFER 2 - SECTION 1
 A512 3/32" = 1'-0"



5 Key Plan - Level 1
 A512 1" = 40'-0"



Street Address
 City, Country, Postal Code

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ISSUES	No.	DESCRIPTION	DATE
	1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER, BC

PROJECT NO: 142869
DRAWN BY: Author
PROJECT MGR: Designer

CHECKED BY: Checker
APPROVED BY: Approver

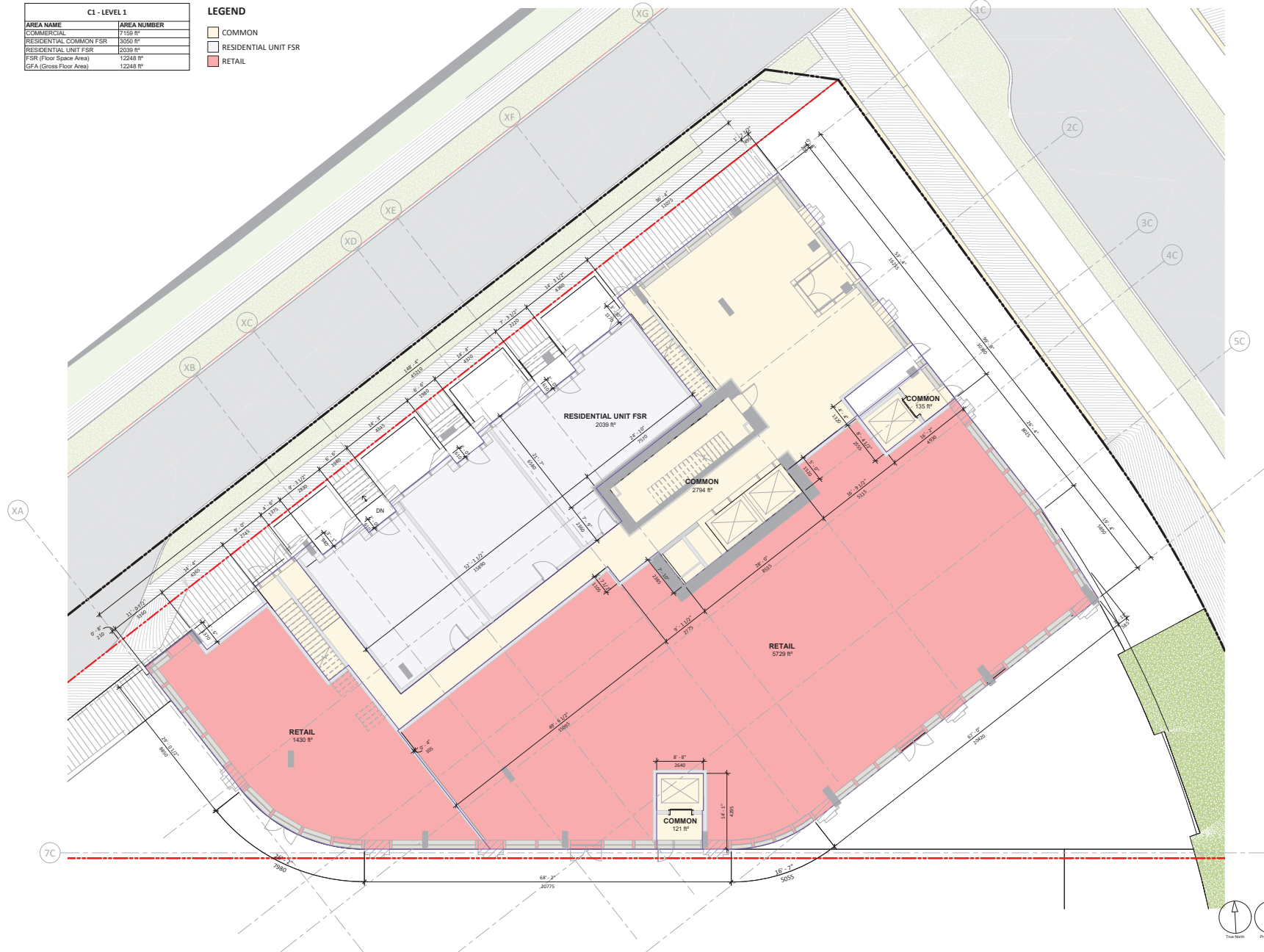
SHEET TITLE
 INTAKE/EXHAUST SHAFTS SECTIONS

SHEET NUMBER A512 **ISSUE**

C1 - LEVEL 1	
AREA NAME	AREA NUMBER
COMMERCIAL	7159 R ²
RESIDENTIAL COMMON FSR	3250 R ²
RESIDENTIAL UNIT FSR	2039 R ²
FSR (Floor Space Area)	12248 R ²
GFA (Gross Floor Area)	12248 R ²

LEGEND

	COMMON
	RESIDENTIAL UNIT FSR
	RETAIL



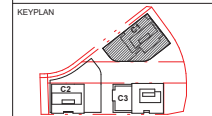
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Arcadis Professional Services (Canada) Inc.
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ISSUES		
No.	DESCRIPTION	DATE
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/8" = 1'-0"
SHEET TITLE
C1 FSR PLAN - LEVEL 01

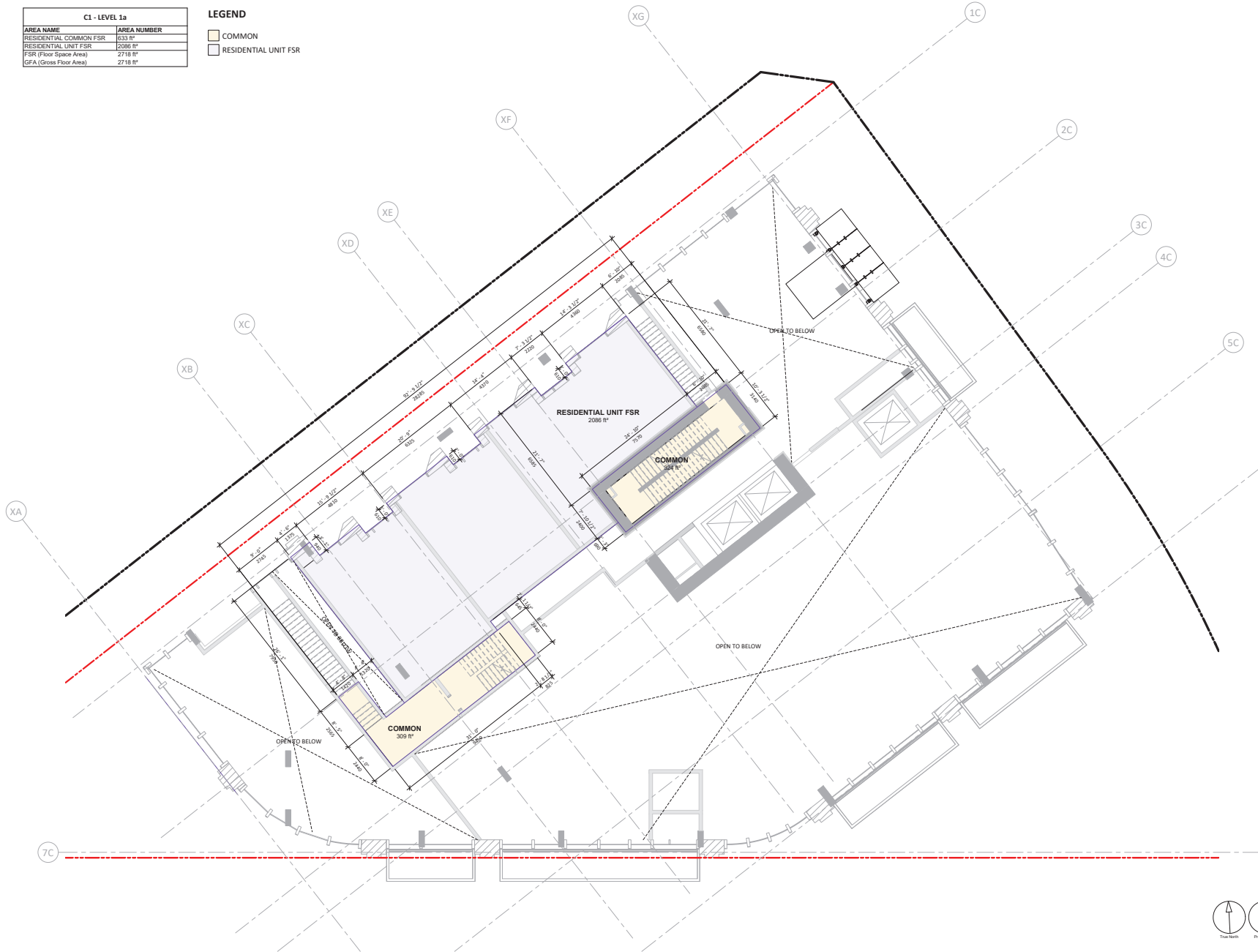
SHEET NUMBER A600	ISSUE 1
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C1 - LEVEL 1a	
AREA NAME	AREA NUMBER
RESIDENTIAL COMMON FSR	833 R ²
RESIDENTIAL UNIT FSR	2086 R ²
FSR (Floor Space Area)	2718 R ²
GFA (Gross Floor Area)	2718 R ²

LEGEND

□ COMMON

□ RESIDENTIAL UNIT FSR



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ISSUES	No.	DESCRIPTION	DATE
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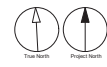


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

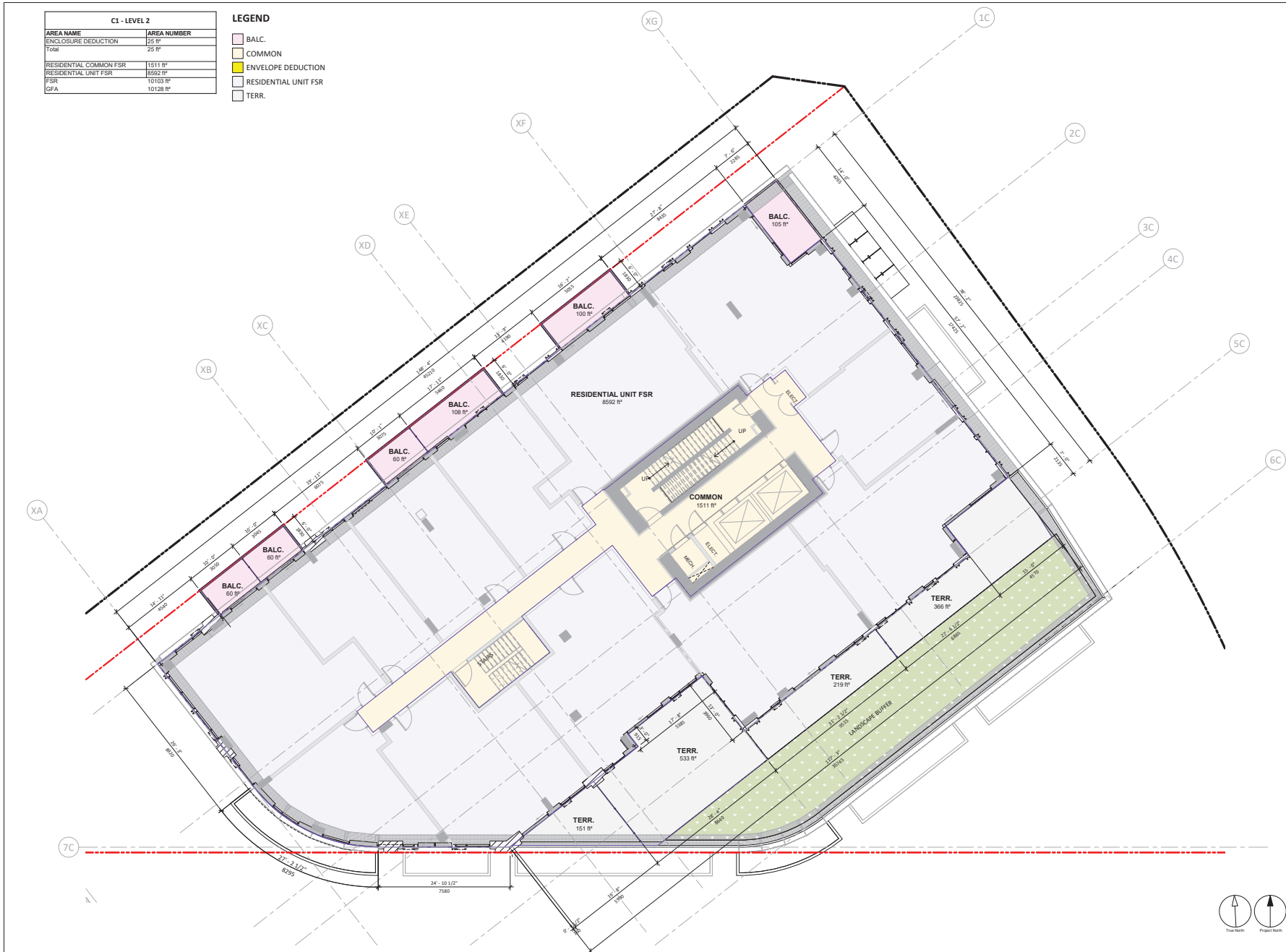
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SHEET TITLE
C1 FSR PLAN - LEVEL 1a

SHEET NUMBER	ISSUE
A601	1



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C1 - LEVEL 2	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	25 SF
Total	25 SF
RESIDENTIAL COMMON FSR	1511 SF
RESIDENTIAL UNIT FSR	8592 SF
FSR	10103 SF
GFA	10128 SF

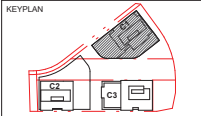
- LEGEND**
- BALC.
 - COMMON
 - ENVELOPE DEDUCTION
 - RESIDENTIAL UNIT FSR
 - TERR.



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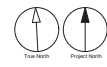


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C1 FSR PLAN - LEVEL 02

SHEET NUMBER A602	ISSUE 1
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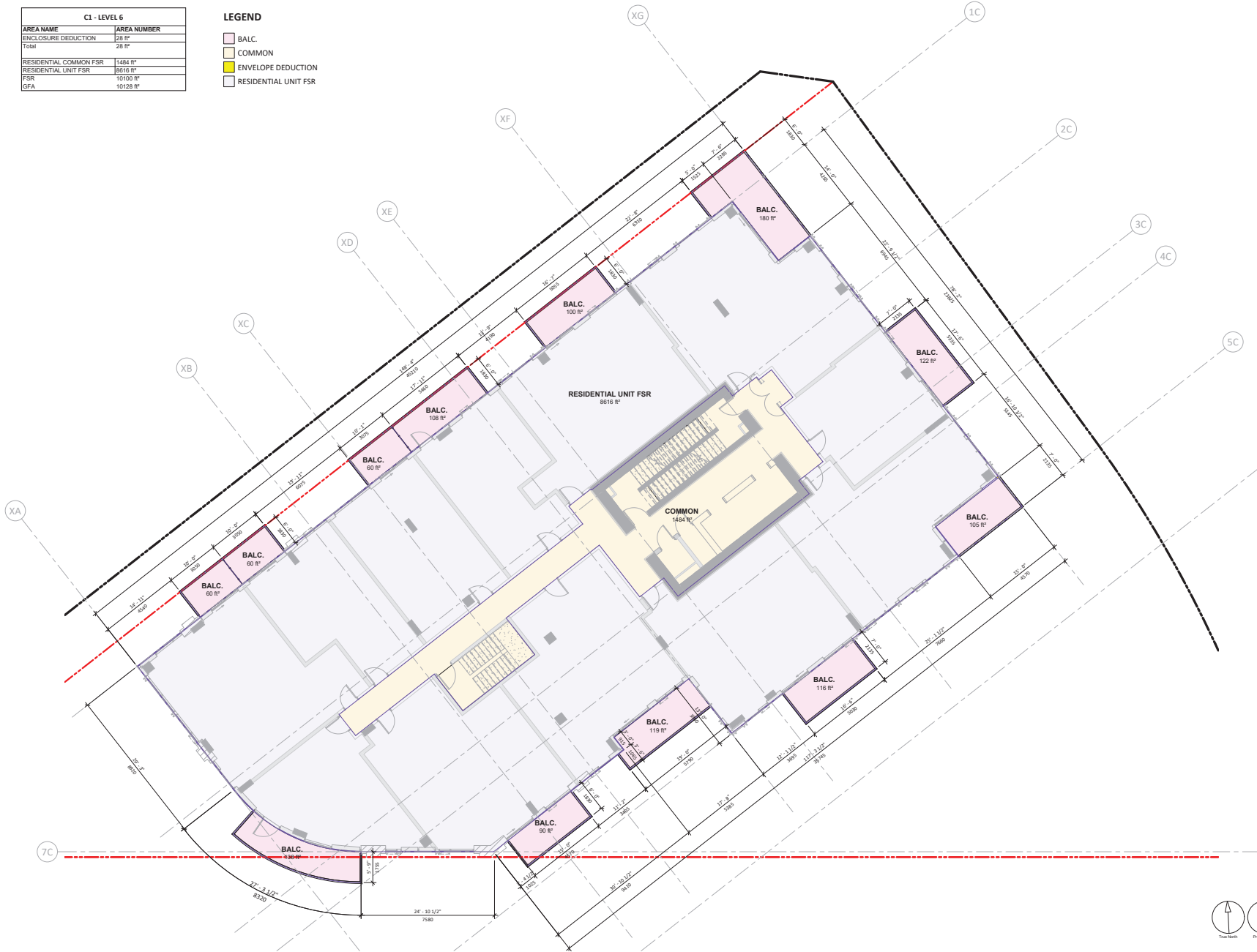


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C1 - LEVEL 6	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	28 ft ²
Total	28 ft ²
RESIDENTIAL COMMON FSR	1484 ft ²
RESIDENTIAL UNIT FSR	8618 ft ²
FSR	10100 ft ²
GFA	10128 ft ²

- LEGEND**
- BALC.
 - COMMON
 - ENVELOPE DEDUCTION
 - RESIDENTIAL UNIT FSR



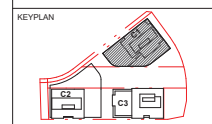
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Arcadis Professional Services (Canada) Inc. formerly B2 Group Professional Services (Canada) Inc.

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

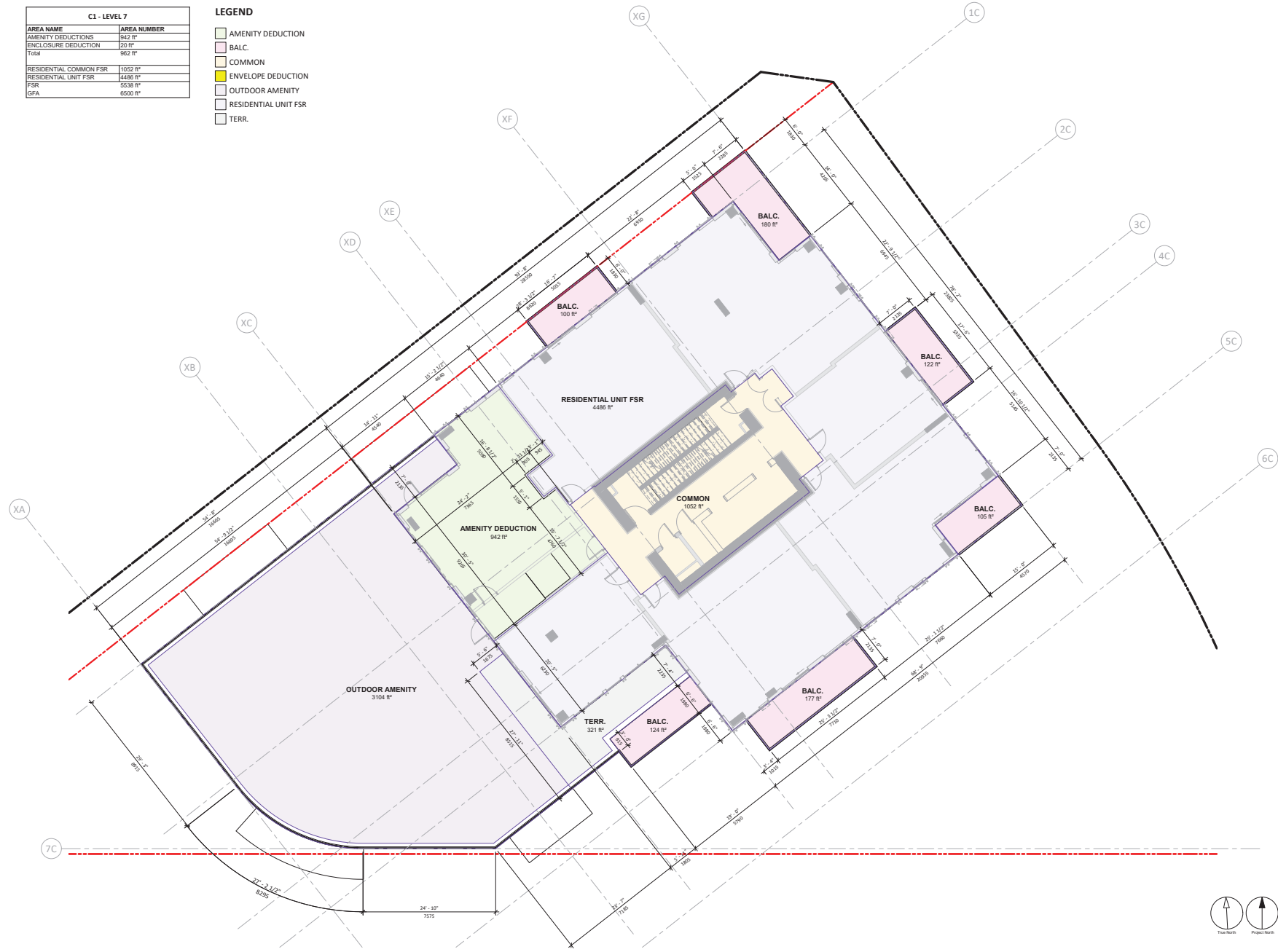
PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
SHEET TITLE
C1 FSR PLAN - LEVEL 06

SHEET NUMBER	A603	ISSUE	1
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C1 - LEVEL 7	
AREA NAME	AREA NUMBER
AMENITY DEDUCTIONS	942 R ²
ENCLOSURE DEDUCTION	207 R ²
Total	962 R ²
RESIDENTIAL COMMON FSR	1052 R ²
RESIDENTIAL UNIT FSR	4486 R ²
FSR	5538 R ²
GFA	8500 R ²

- LEGEND**
- AMENITY DEDUCTION
 - BALC.
 - COMMON
 - ENVELOPE DEDUCTION
 - OUTDOOR AMENITY
 - RESIDENTIAL UNIT FSR
 - TERR.



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formerly BI Group Professional Services (Canada) Inc.

ISSUES	DESCRIPTION	DATE
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PROJECT
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(OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/8" = 1'-0"

SHEET TITLE
C1 FSR PLAN - LEVEL 07

SHEET NUMBER A604	ISSUE 1
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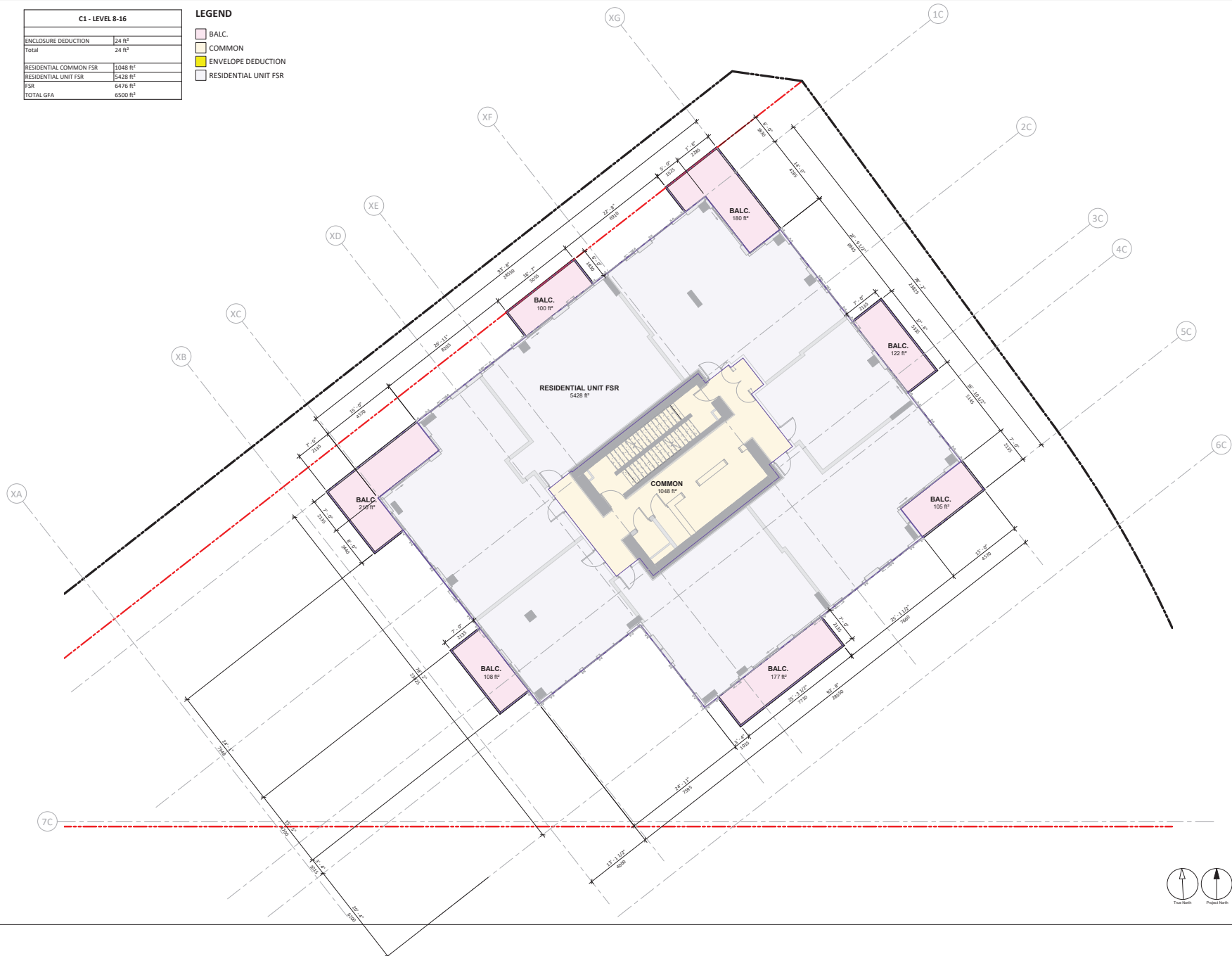
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C1 - LEVEL 8-16	
ENCLOSURE DEDUCTION	24 ft ²
Total	24 ft ²
RESIDENTIAL COMMON FSR	1048 ft ²
RESIDENTIAL UNIT FSR	5428 ft ²
FSR	6476 ft ²
TOTAL GFA	6500 ft ²

LEGEND

	BALC.
	COMMON
	ENVELOPE DEDUCTION
	RESIDENTIAL UNIT FSR



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA





SCALE: 1/8" = 1'-0"

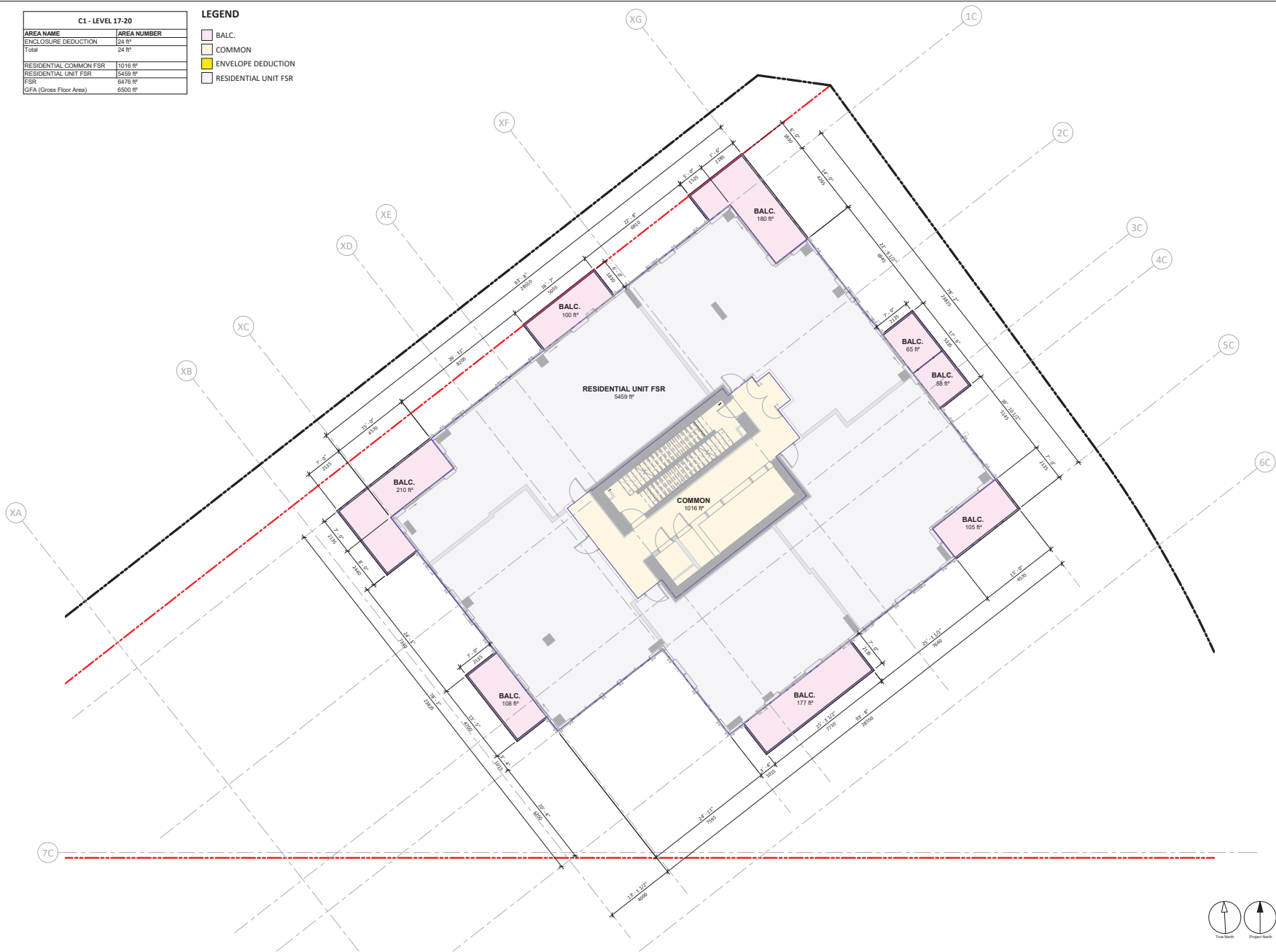
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C1 FSR PLAN - LEVELS 08-16

SHEET NUMBER	A605	ISSUE	1
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C1 - LEVEL 17-20	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	24 R ²
Total	24 R ²
RESIDENTIAL COMMON FSR	1016 R ²
RESIDENTIAL UNIT FSR	8459 R ²
FSR	9475 R ²
GFA (Gross Floor Area)	6500 R ²

LEGEND

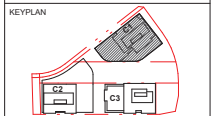
	BALC.
	COMMON
	ENVELOPE DEDUCTION
	RESIDENTIAL UNIT FSR



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: AA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/8" = 1'-0"

SHEET TITLE
C1 FSR PLAN - LEVELS 17-20

SHEET NUMBER A606	ISSUE 1
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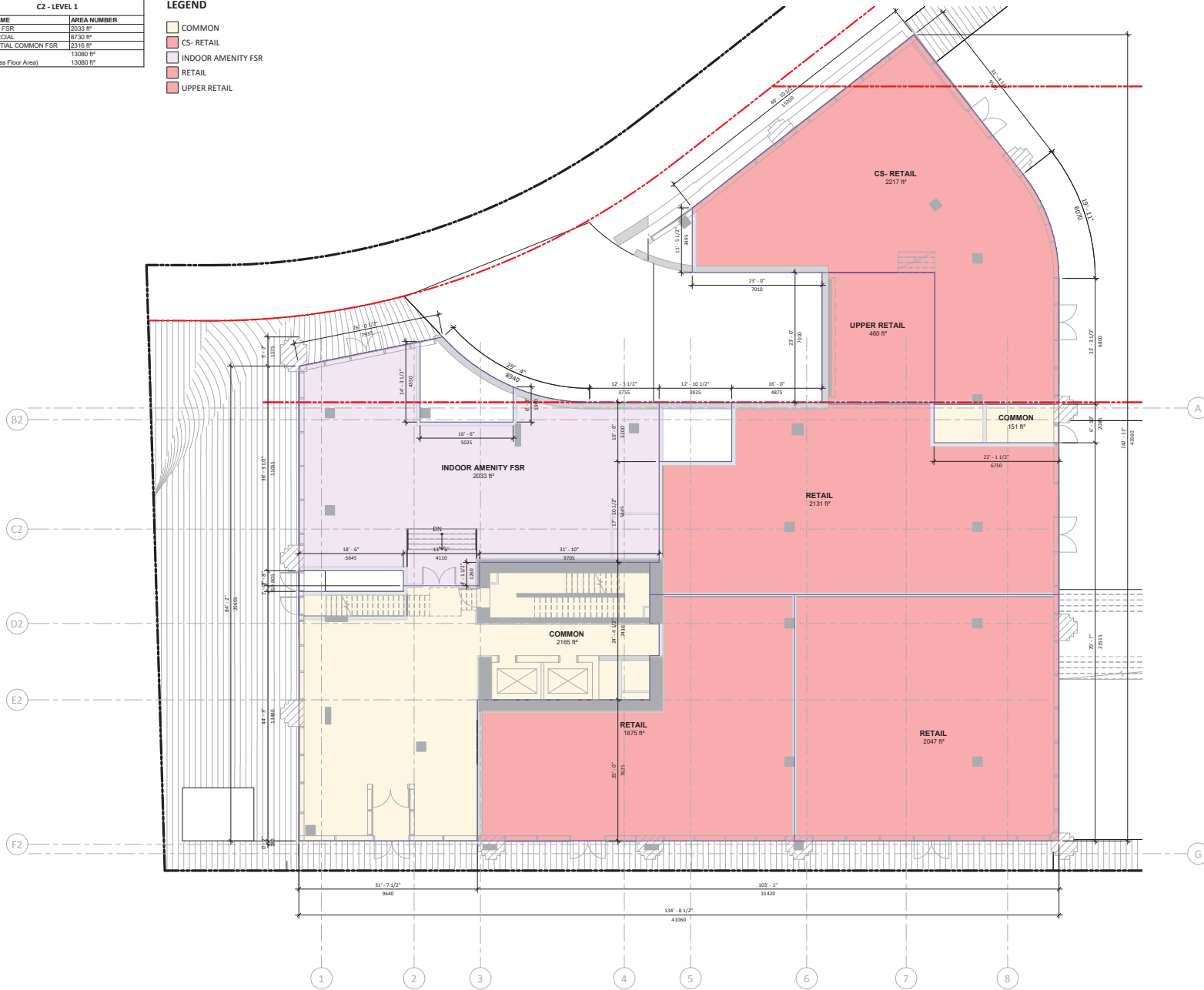
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Arcadis Docu: 142889 - OTC_Phase1 - OTC_PhaseC_2023100225-A606.rvt

C2 - LEVEL 1	
AREA NAME	AREA NUMBER
AMENITY FSR	2033 R ²
COMMERCIAL	6730 R ²
RESIDENTIAL COMMON FSR	2216 R ²
GFA (Gross Floor Area)	13080 R ²

LEGEND

	COMMON
	CS- RETAIL
	INDOOR AMENITY FSR
	RETAIL
	UPPER RETAIL



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA

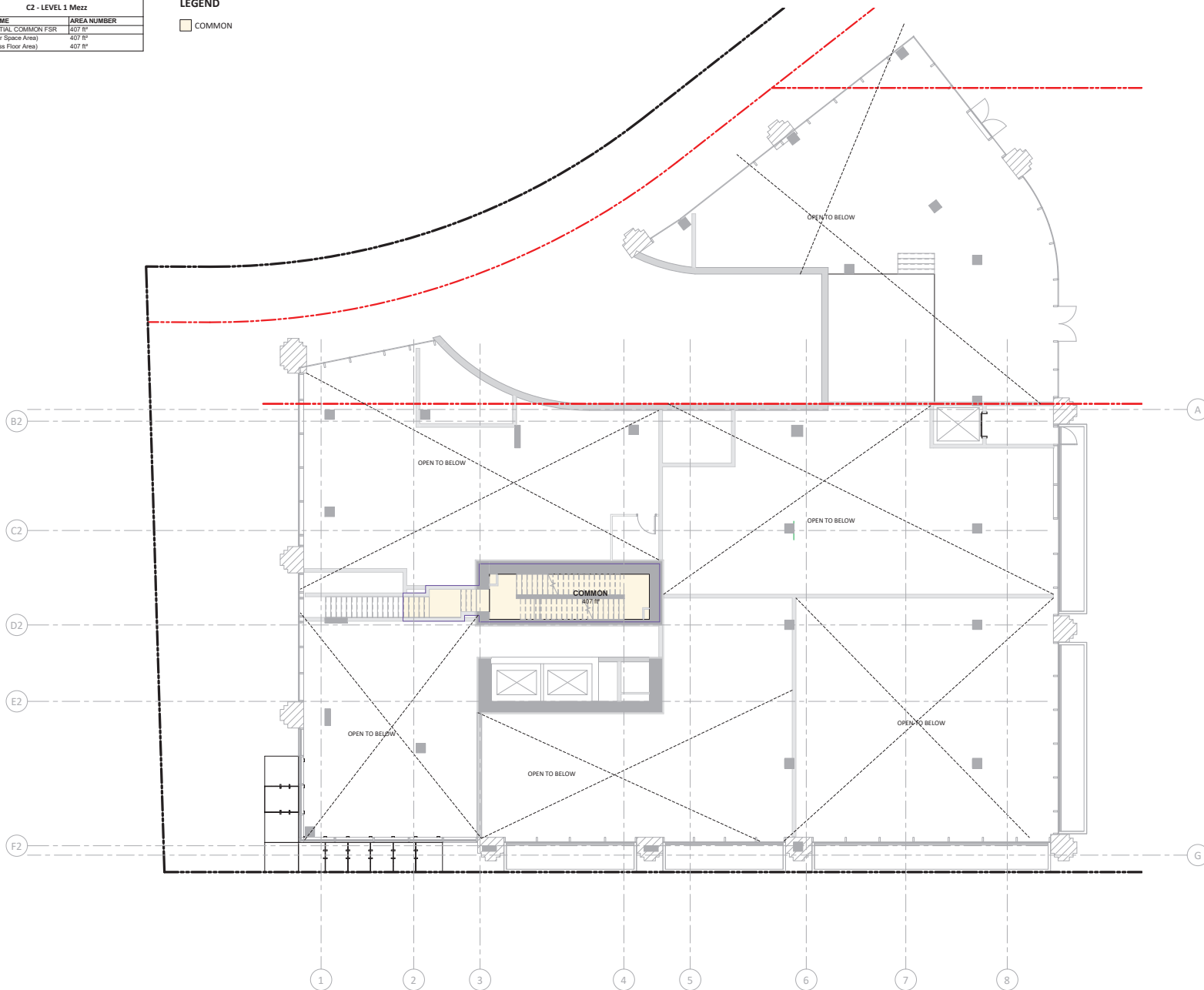
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C2 FSR PLAN - LEVEL 01

SHEET NUMBER	ISSUE
A608	1

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C2 - LEVEL 1 Mezz	
AREA NAME	AREA NUMBER
RESIDENTIAL COMMON FSR	407 R ²
FSR (Floor Space Area)	407 R ²
GFA (Gross Floor Area)	407 R ²

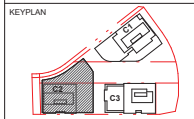
LEGEND
 COMMON



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ISSUES	No.	DESCRIPTION	DATE
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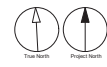


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C2 FSR PLAN - LEVEL 01a

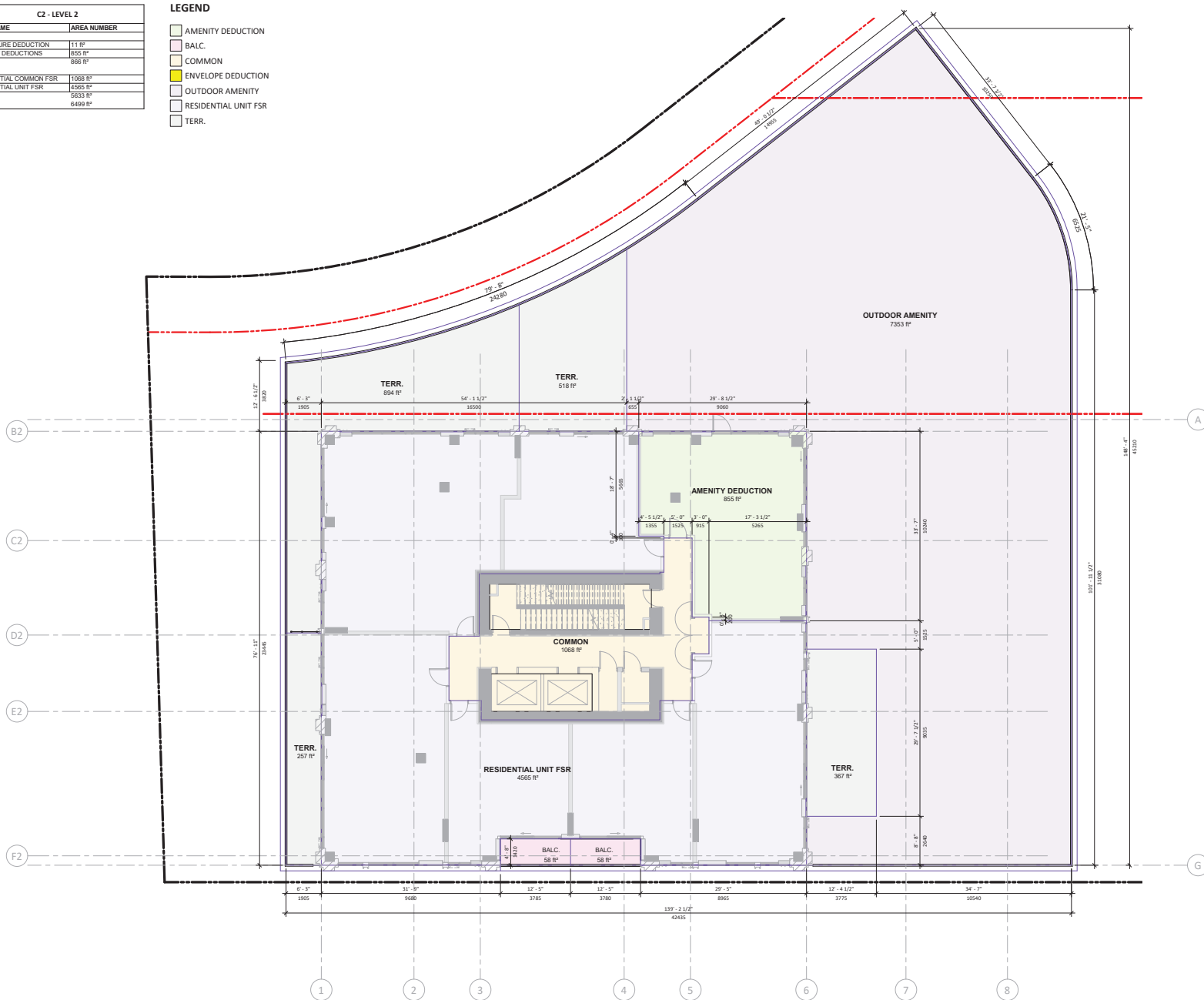
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A609	1



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C2 - LEVEL 2	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	111 R ²
AMENITY DEDUCTIONS	855 R ²
Total	866 R ²
RESIDENTIAL COMMON FSR	1068 R ²
RESIDENTIAL UNIT FSR	4565 R ²
FSR	5633 R ²
GFA	6499 R ²

- LEGEND**
- AMENITY DEDUCTION
 - BALC.
 - COMMON
 - ENVELOPE DEDUCTION
 - OUTDOOR AMENITY
 - RESIDENTIAL UNIT FSR
 - TERR.



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 formerly BI Group Professional Services (Canada) Inc.

ISSUES	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06



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SEAL



PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C2 FSR PLAN - LEVEL 02

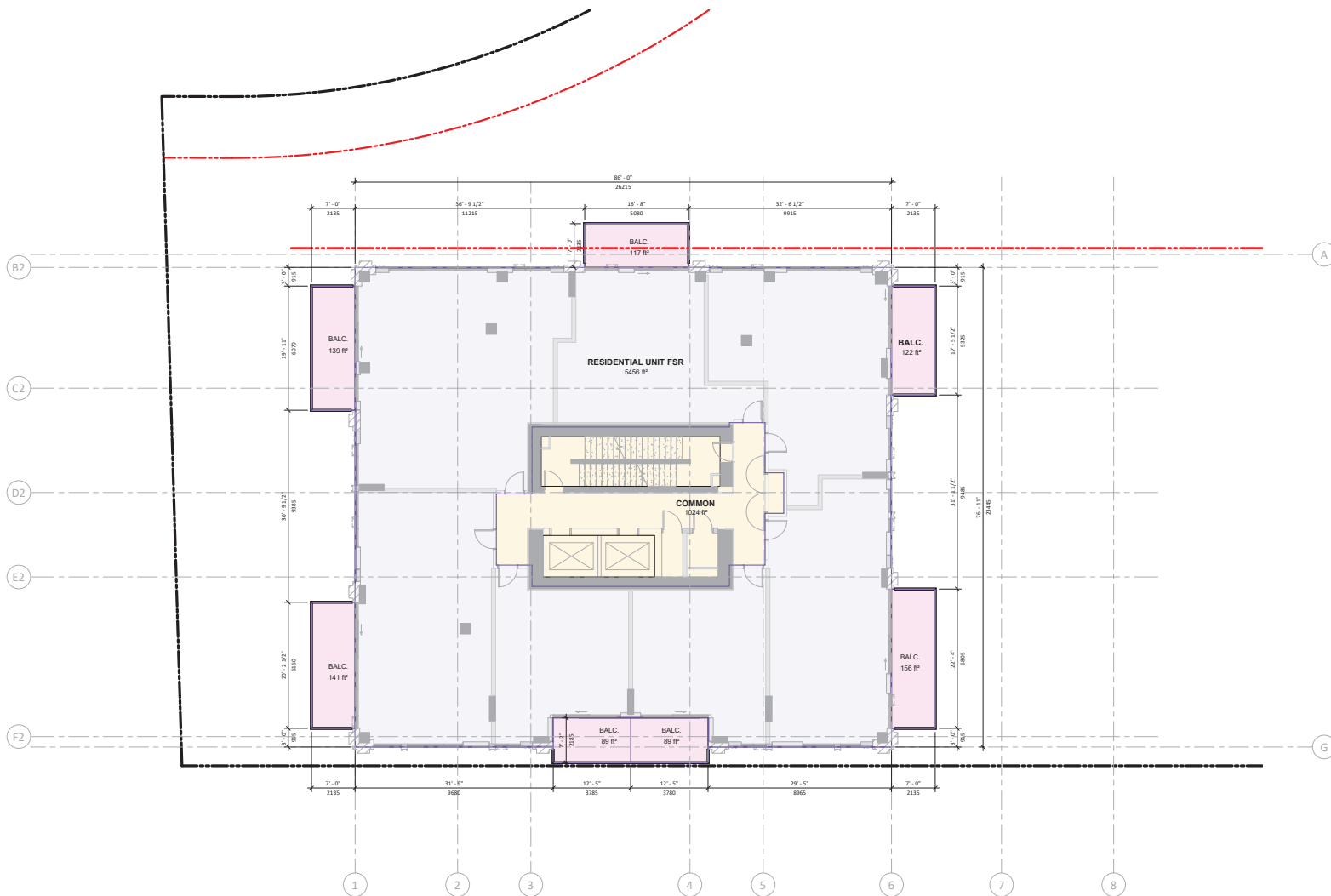
SHEET NUMBER A610	ISSUE 1
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10/10/2023 1:07:17 PM

C2 - LEVELS 3-5	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	19 R ²
Total	19 R ²
RESIDENTIAL COMMON FSR	1024 R ²
RESIDENTIAL UNIT FSR	5456 R ²
FSR (Floor Space Area)	6480 R ²
GFA	6499 R ²

LEGEND

- BALC.
- COMMON
- ENVELOPE DEDUCTION
- RESIDENTIAL UNIT FSR



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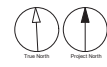


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C2 FSR PLAN - LEVELS 03-05

SHEET NUMBER A611	ISSUE 1
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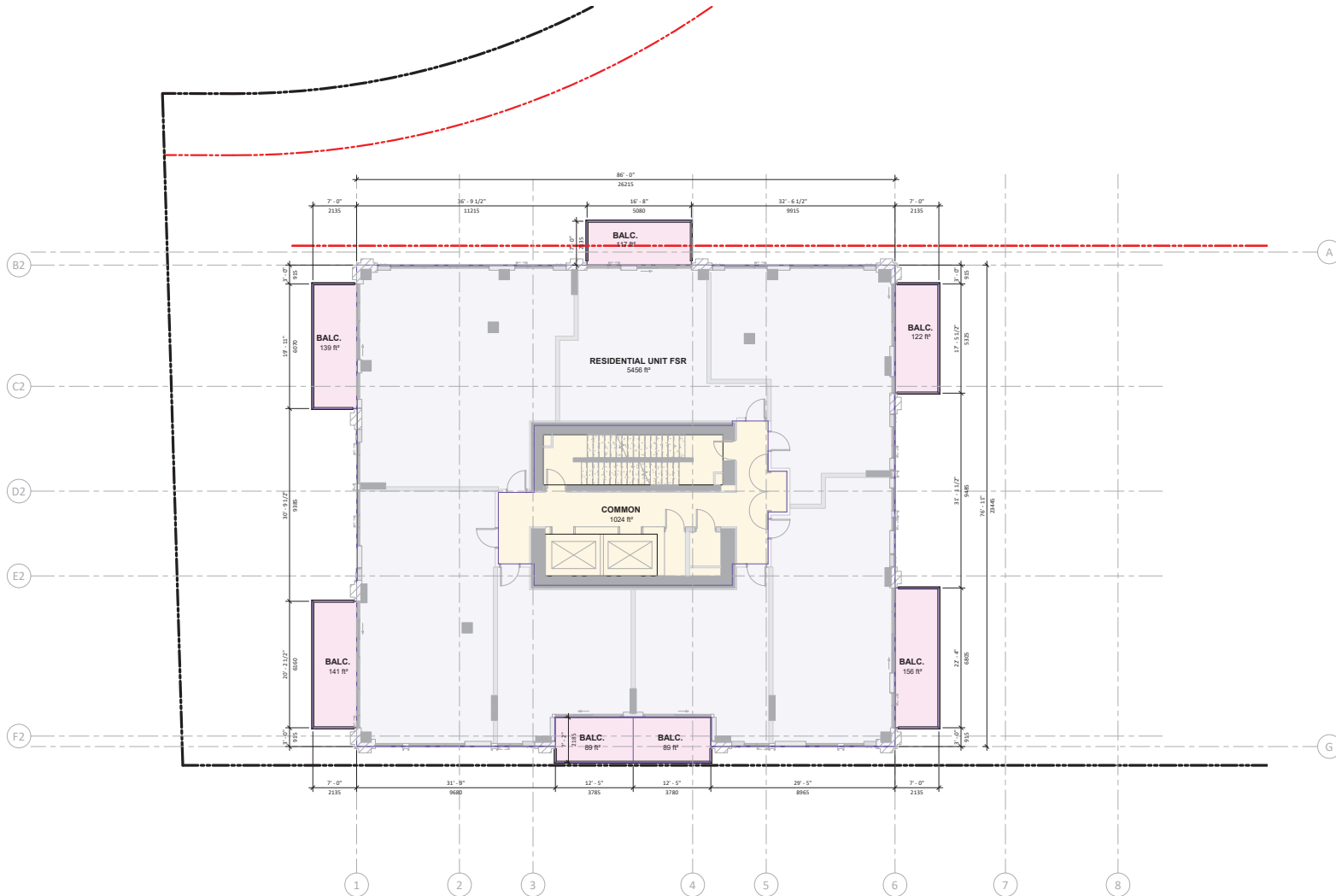


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C2 - LEVEL 06-15	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	19 R ²
Total	19 R ²
RESIDENTIAL COMMON FSR	1024 R ²
RESIDENTIAL UNIT FSR	5458 R ²
FSR (Floor Space Area)	6480 R ²
GFA	6458 R ²

LEGEND

- BALC.
- COMMON
- ENVELOPE DEDUCTION
- RESIDENTIAL UNIT FSR



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KEYPLAN



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PROJECT
OAKRIDGE TRANSIT CENTER
(OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA
SCALE: 1/8" = 1'-0"	

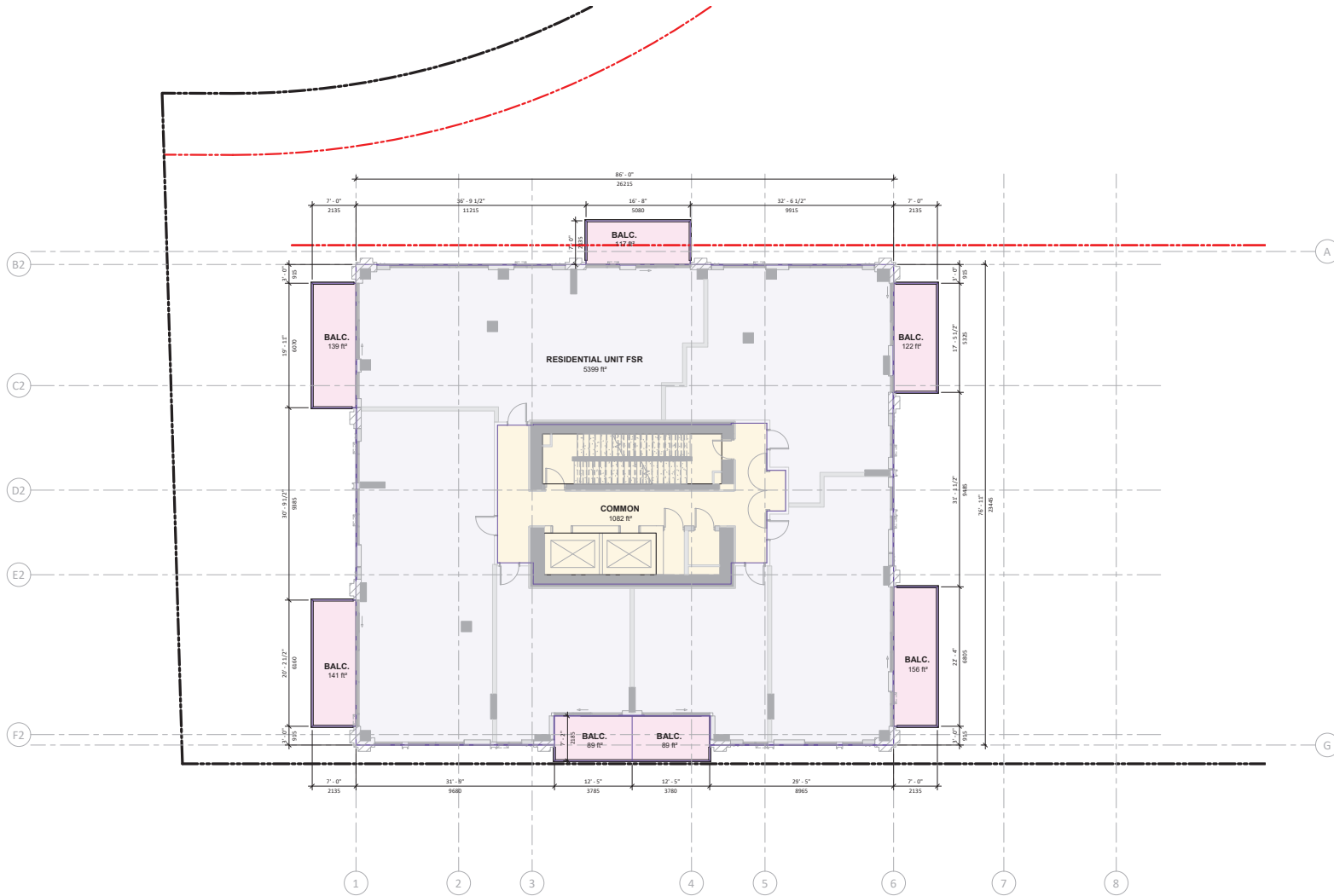
SHEET TITLE
C2 FSR PLAN - LEVELS 06-14

SHEET NUMBER A612	ISSUE 1
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C2 - LEVEL 16-23	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	19 R ²
Total	19 R ²
RESIDENTIAL UNIT FSR	5399 R ²
RESIDENTIAL COMMON FSR	1082 R ²
FSR (Floor Space Area)	6480 R ²
GFA	6499 R ²

- LEGEND**
- BALC.
 - COMMON
 - ENVELOPE DEDUCTION
 - RESIDENTIAL UNIT FSR



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Arcadis Professional Services (Canada) Inc.
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No.	DESCRIPTION	DATE
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

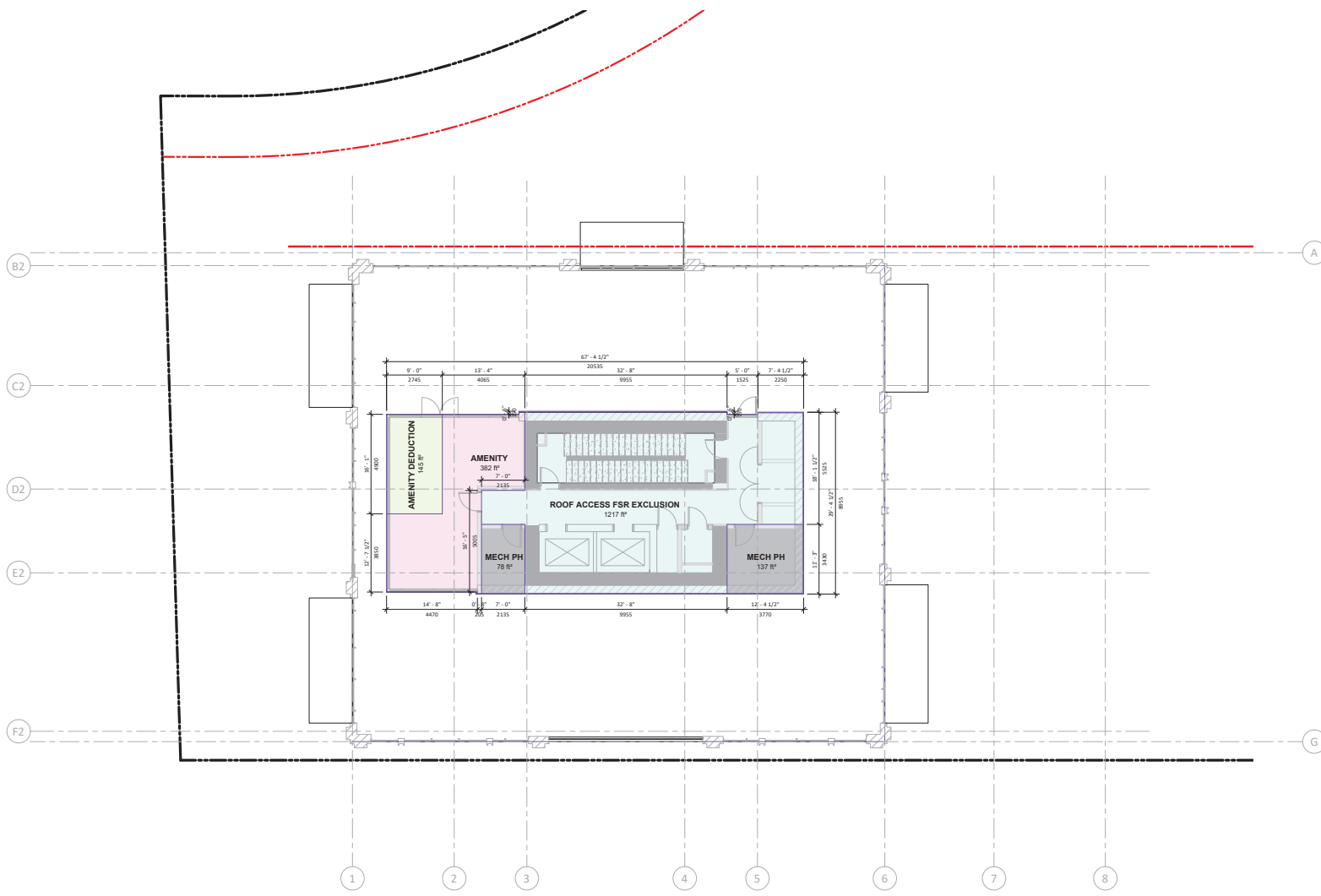
PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/8" = 1'-0"
SHEET TITLE
C2 FSR PLAN - LEVELS 15-23

SHEET NUMBER A613	ISSUE 1
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C2 - LEVEL 24 AMENITY/MECH	
AREA NAME	AREA NUMBER
PH FSR DEDUCTION	1217 R ²
AMENITY DEDUCTIONS	145 R ²
ENCLOSURE DEDUCTION	12 R ²
Total	1374 R ²
AMENITY	382 R ²
MECHANICAL	215 R ²
FSR	597 R ²
GFA	1971 R ²

- LEGEND**
- AMENITY
 - AMENITY DEDUCTION
 - ENVELOPE DEDUCTION
 - MECH PH
 - ROOF ACCESS FSR EXCLUSION



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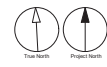


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C2 FSR PLAN-MECHANICAL & AMENITY

SHEET NUMBER A614	ISSUE 1
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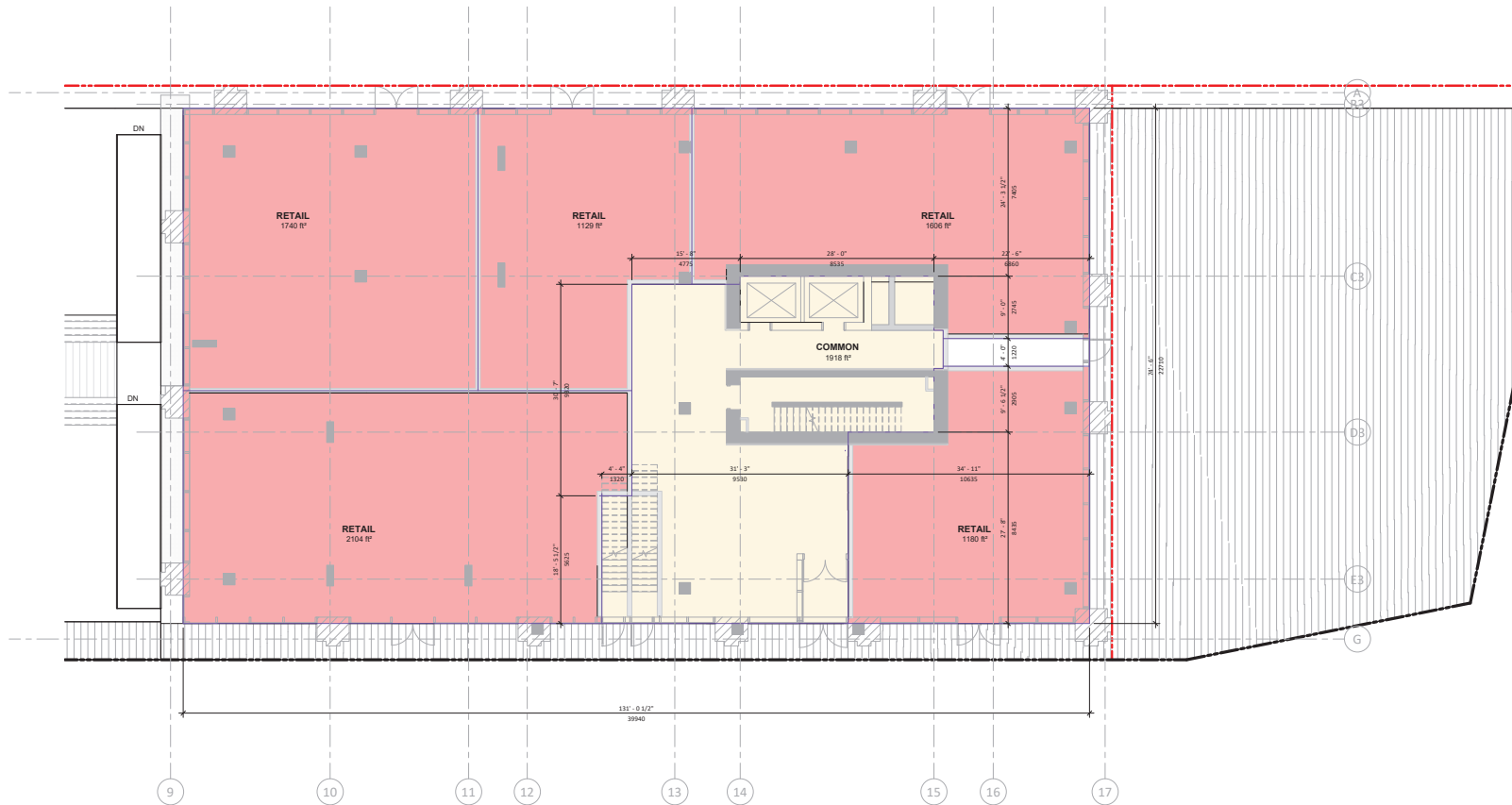


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C3 - LEVEL 1	
AREA NAME	AREA NUMBER
COMMERCIAL COMMON	7759 R ²
RESIDENTIAL COMMON FSR	1918 R ²
FSR (Floor Space Area)	9677 R ²
GFA	9677 R ²

LEGEND

	COMMON
	RETAIL



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C3 FSR PLAN - LEVEL 01

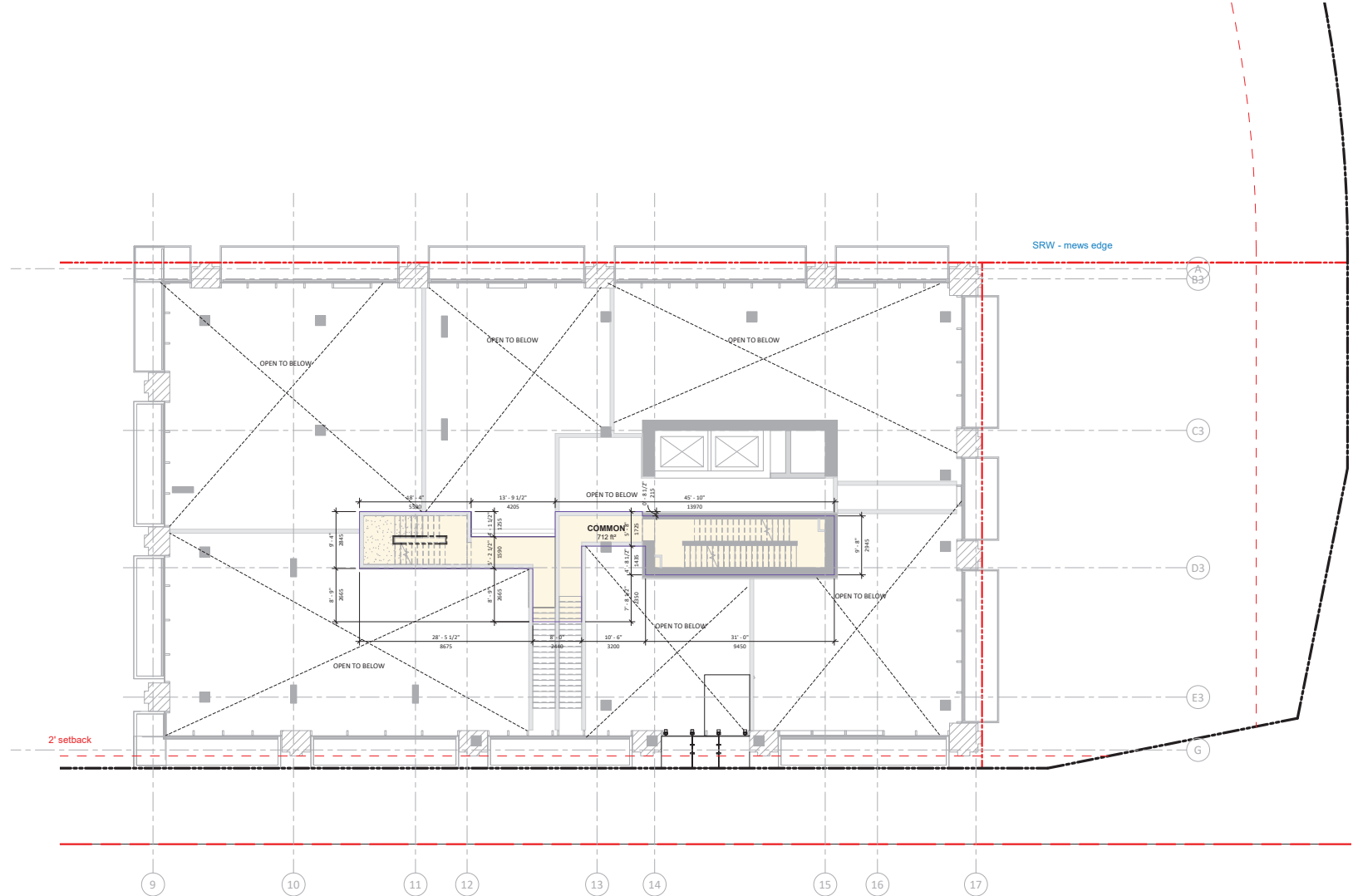
SHEET NUMBER	ISSUE
A615	1

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C3 - LEVEL 01a	
RESIDENTIAL COMMON FSR	712 ft ²
FSR (Floor Space Area)	712 ft ²
GFA (Gross Floor Area)	712 ft ²

LEGEND
 COMMON



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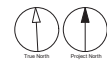
1285 West Pender Street - Suite 100
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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

SCALE: As indicated
 SHEET TITLE
C3 FSR PLAN - LEVEL 01a

SHEET NUMBER A616	ISSUE 1
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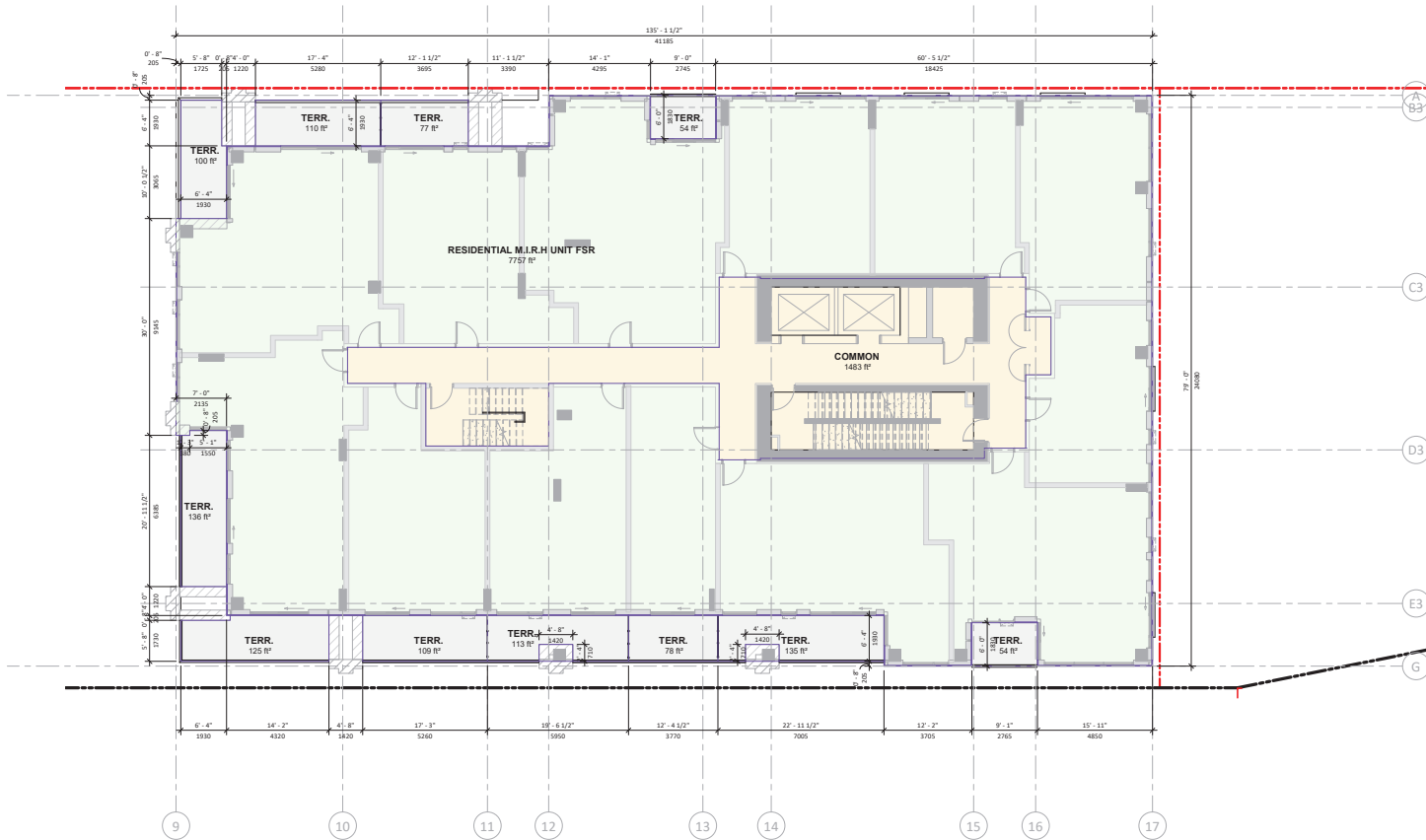


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C3 - LEVEL 02	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	30 SF
Total	30 SF
RESIDENTIAL COMMON FSR	1483 SF
RESIDENTIAL M.I.R.H UNIT FSR	1753 SF
FSR	6240 SF
GFA	9270 SF

- LEGEND**
- COMMON
 - ENVELOPE DEDUCTION
 - RESIDENTIAL M.I.R.H UNIT FSR
 - TERR.



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1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06

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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1 - PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	AA
SCALE:	1/8" = 1'-0"

SHEET TITLE
C3 FSR PLAN - LEVEL 02

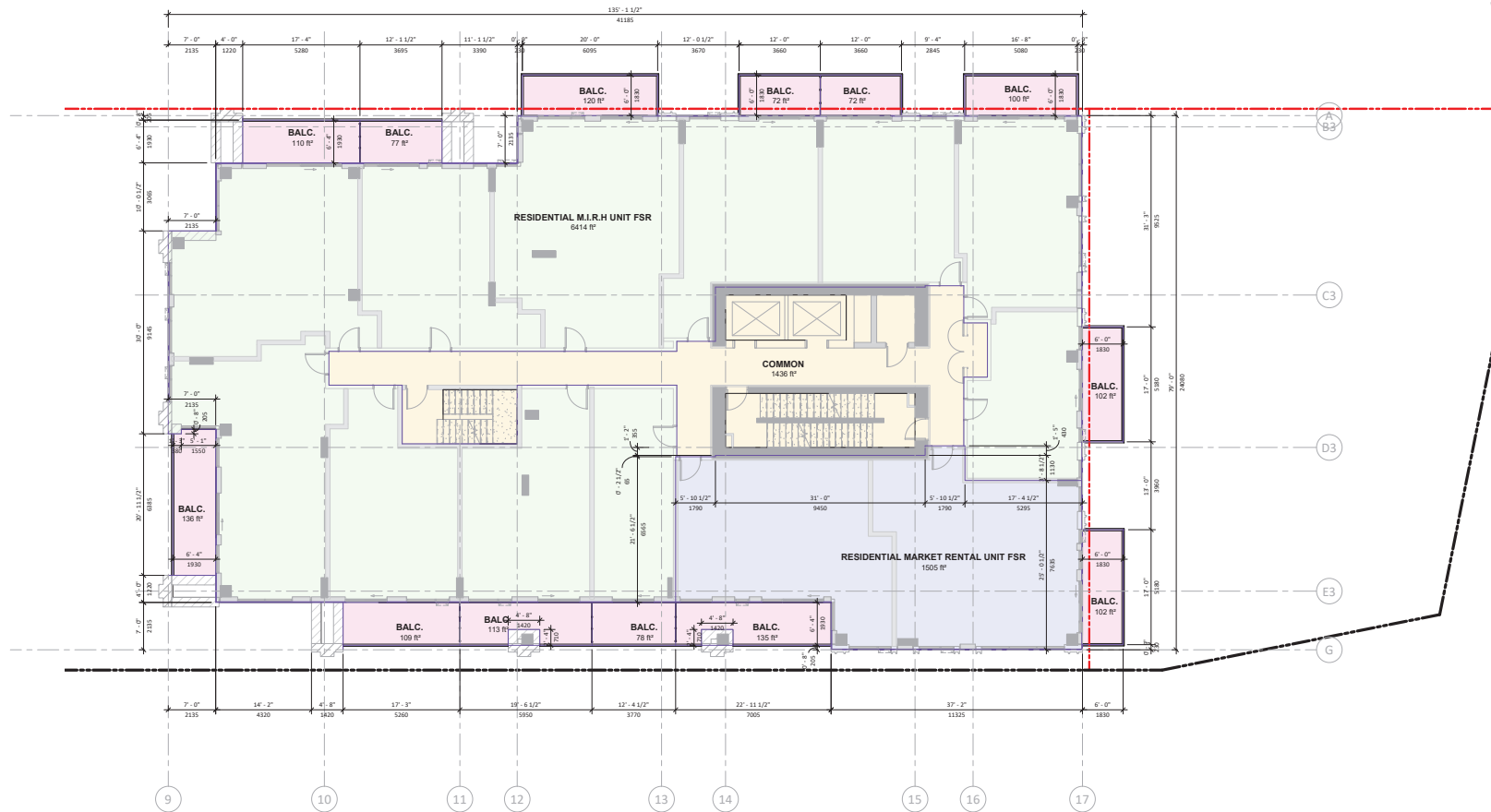
SHEET NUMBER	ISSUE
A617	1

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C3 - LEVEL 03	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	24 R ²
Total	24 R ²
RESIDENTIAL COMMON FSR	1436 R ²
RESIDENTIAL M.I.R.H UNIT FSR	6414 R ²
RESIDENTIAL UNIT FSR	1505 R ²
FSR	9355 R ²
GFA	9379 R ²

LEGEND

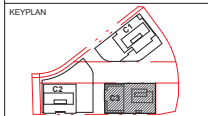
- BALC.
- COMMON
- ENVELOPE DEDUCTION
- RESIDENTIAL M.I.R.H UNIT FSR
- RESIDENTIAL MARKET RENTAL UNIT FSR



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
SHEET TITLE
C3 FSR PLAN - LEVEL 03

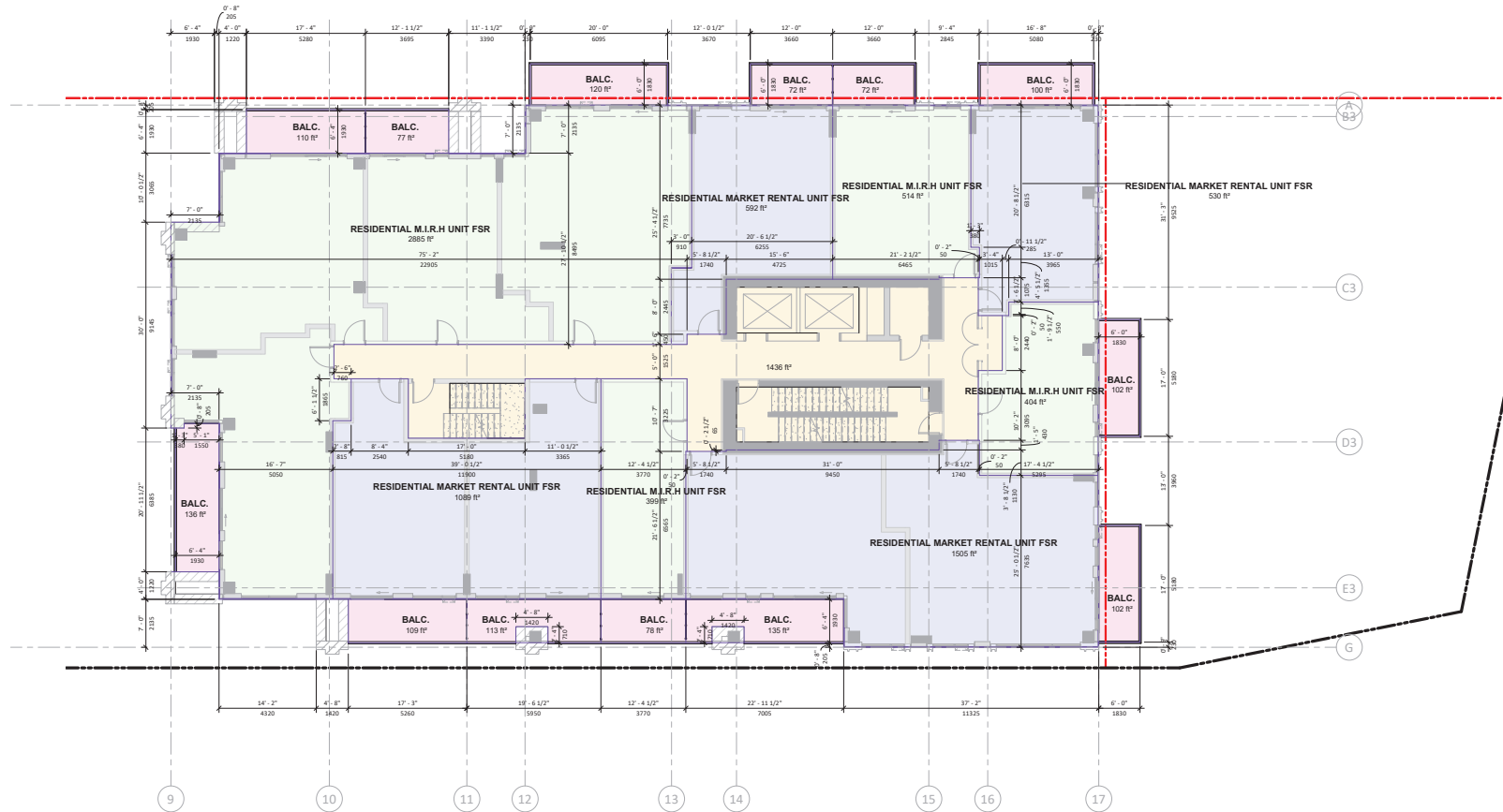
SHEET NUMBER	A618	ISSUE	1
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C3 - LEVEL 04	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	24 R ²
TOTAL	24 R ²
RESIDENTIAL COMMON FSR	1436 R ²
RESIDENTIAL M.I.R.H UNIT FSR	4202 R ²
RESIDENTIAL UNIT FSR	3716 R ²
FSR	9355 R ²
GFA	9379 R ²

- LEGEND**
- BALC.
 - COMMON
 - ENVELOPE DEDUCTION
 - RESIDENTIAL M.I.R.H UNIT FSR
 - RESIDENTIAL MARKET RENTAL UNIT FSR



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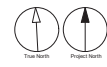


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C3 FSR PLAN - LEVEL 04

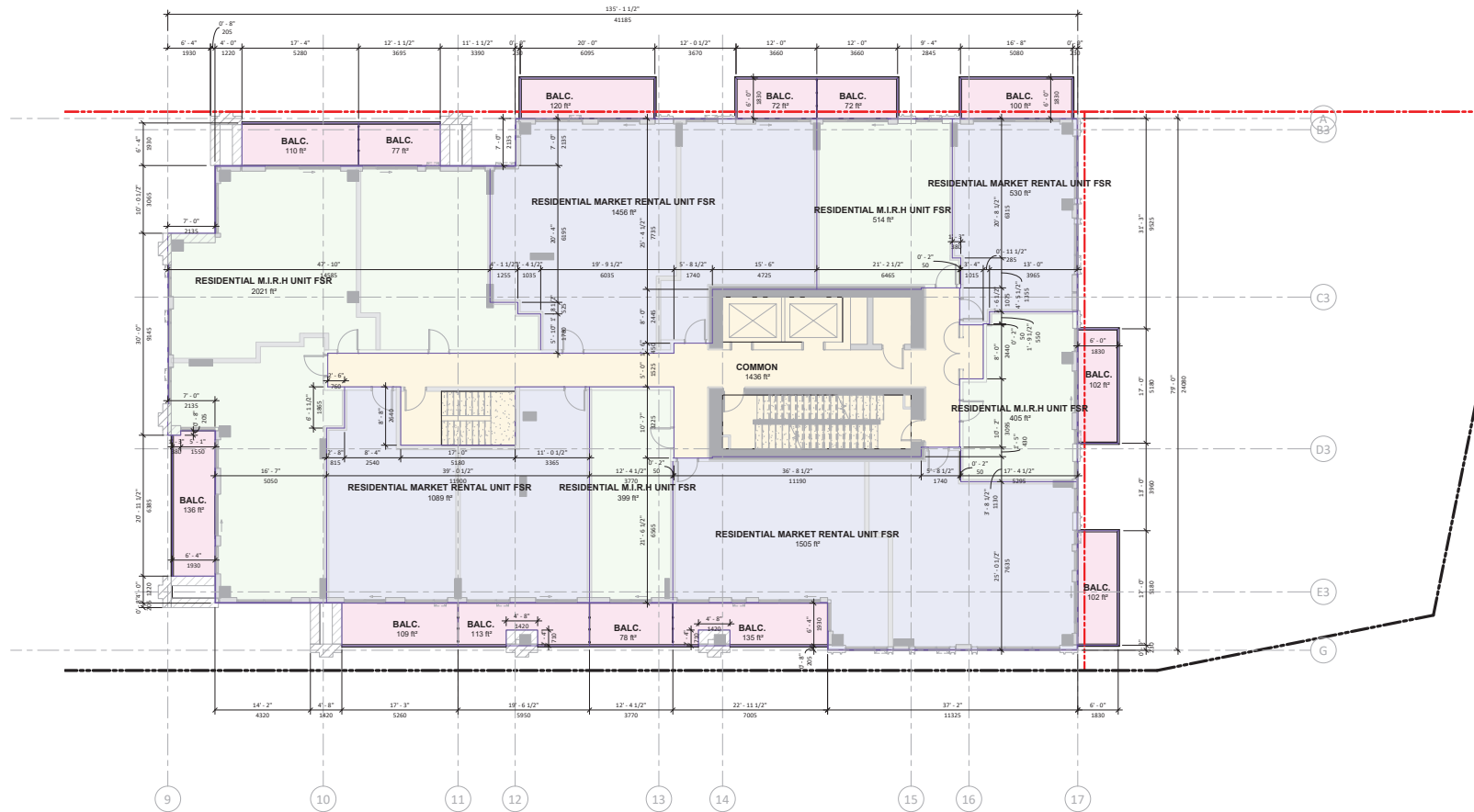
SHEET NUMBER	A619	ISSUE	1
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C3 - LEVEL 05-6	
AREA NAME	AREA NUMBER
ENCLOSURE DEDUCTION	24 R ²
Total	24 R ²
RESIDENTIAL COMMON FSR	1436 R ²
RESIDENTIAL M.I.R.H UNIT FSR	3338 R ²
RESIDENTIAL UNIT FSR	4581 R ²
FSR	9355 R ²
GFA	9379 R ²

LEGEND	
	BALC.
	COMMON
	ENVELOPE DEDUCTION
	RESIDENTIAL M.I.R.H UNIT FSR
	RESIDENTIAL MARKET RENTAL UNIT FSR



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ISSUES		
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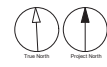


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO: 2225	
DRAWN BY: HPA	CHECKED BY: AA
PROJECT MGR: AA	APPROVED BY: MA

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C3 FSR PLAN - LEVELS 05-06

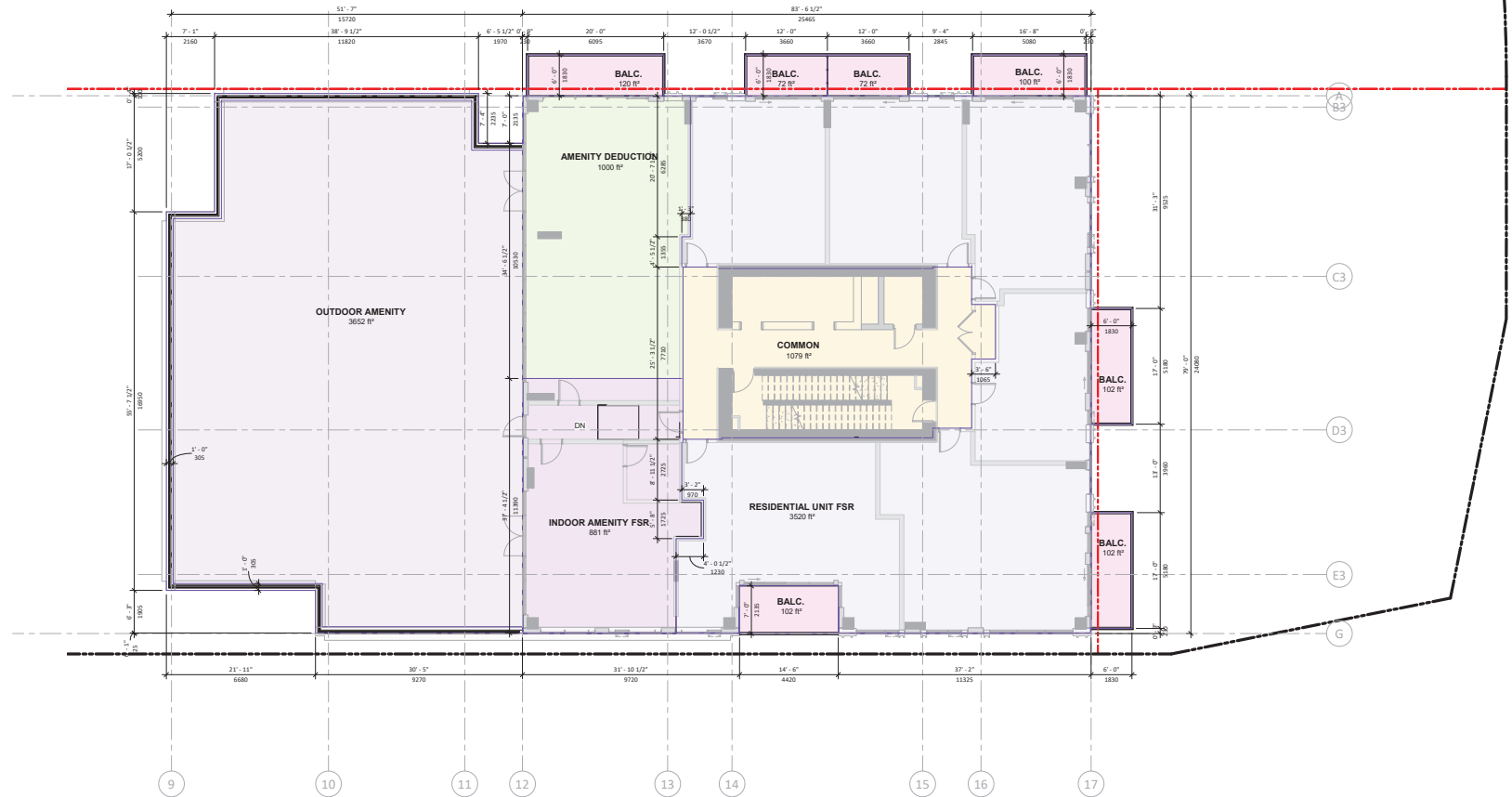
SHEET NUMBER A620	ISSUE 1
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C3 - LEVEL 7	
AMENITY DEDUCTIONS	1000 R ²
DEDUCTION	3652 R ²
ENCLOSURE DEDUCTION	19 R ²
Total	4671 R ²
AMENITY	881 R ²
RESIDENTIAL COMMON FSR	1079 R ²
RESIDENTIAL UNIT FSR	3520 R ²
FSR	5480 R ²
GFA	10151 R ²

LEGEND	
	AMENITY DEDUCTION
	BALC.
	COMMON
	ENVELOPE DEDUCTION
	INDOOR AMENITY FSR
	OUTDOOR AMENITY
	RESIDENTIAL UNIT FSR



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 formerly BI Group Professional Services (Canada) Inc.

No.	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06



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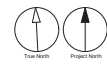


PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
CHECKED BY:	AA
PROJECT MGR:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C3 PLAN - LEVEL 07





SHEET NUMBER	A621
ISSUE	1

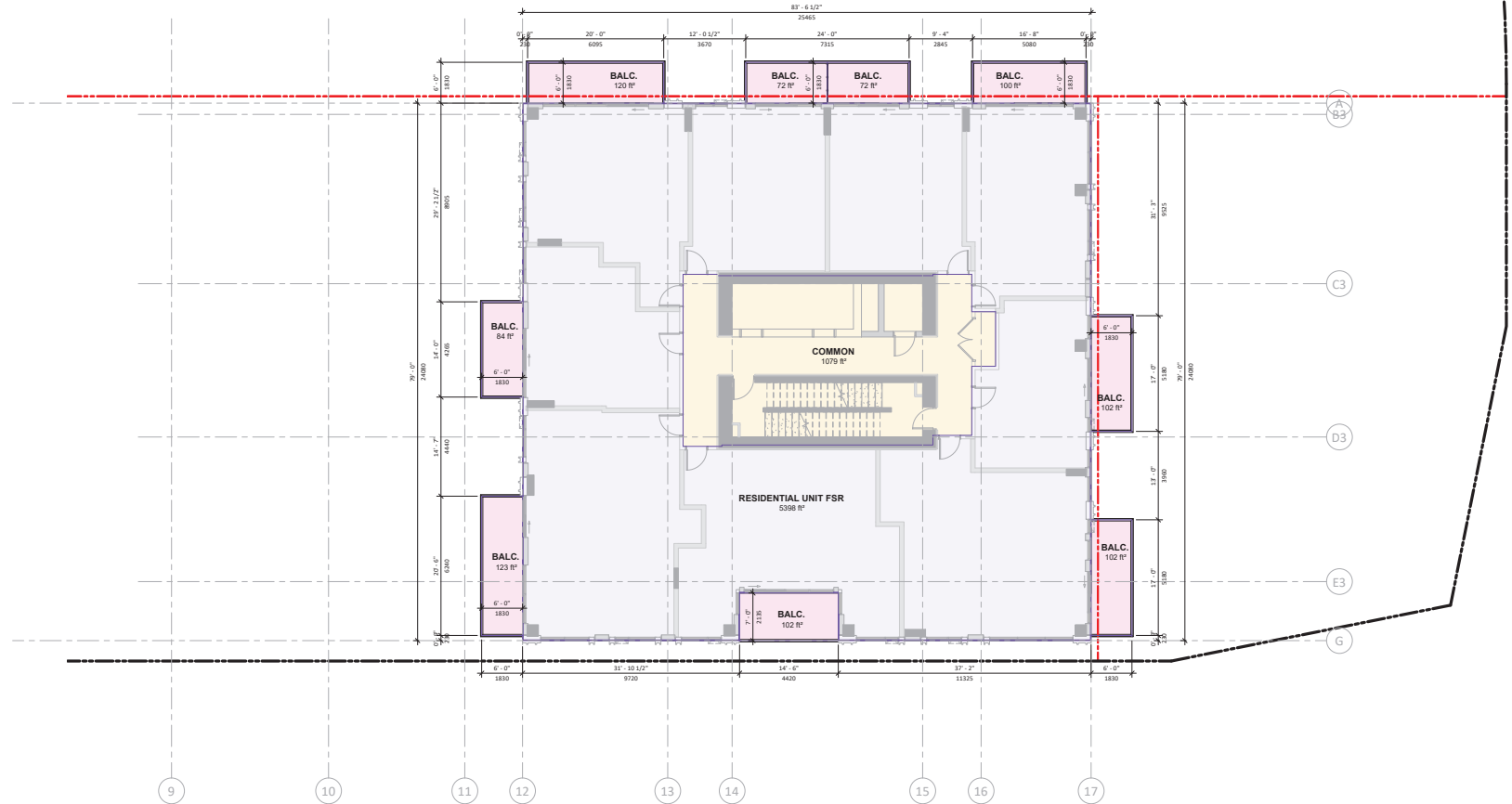


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C3 - LEVEL 8-15	
RESIDENTIAL COMMON FSR	1079 ft ²
RESIDENTIAL UNIT FSR	5398 ft ²
FSR	6476 ft ²
ENCLOSURE DEDUCTION	22 ft ²
Total	22 ft ²
TOTAL GFA	6498 ft ²

LEGEND

	BALC.
	COMMON
	ENVELOPE DEDUCTION
	RESIDENTIAL UNIT FSR



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 formerly BI Group Professional Services (Canada) Inc.

No.	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06

ISSUES

No.	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06



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 info@hpa-arch.com
 harripontarini.com

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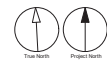
1285 West Pender Street - Suite 100
 Vancouver BC V6E 4B1 Canada
 tel: 604-683-8787
 www.arcadis.com

PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W41ST AVENUE, VANCOUVER

PROJECT NO:	2225
DRAWN BY:	HPA
PROJECT MGR:	AA
CHECKED BY:	AA
APPROVED BY:	MA

SCALE: 1/8" = 1'-0"
 SHEET TITLE
C3 PLAN - LEVEL 08-15

SHEET NUMBER	ISSUE
A622	1



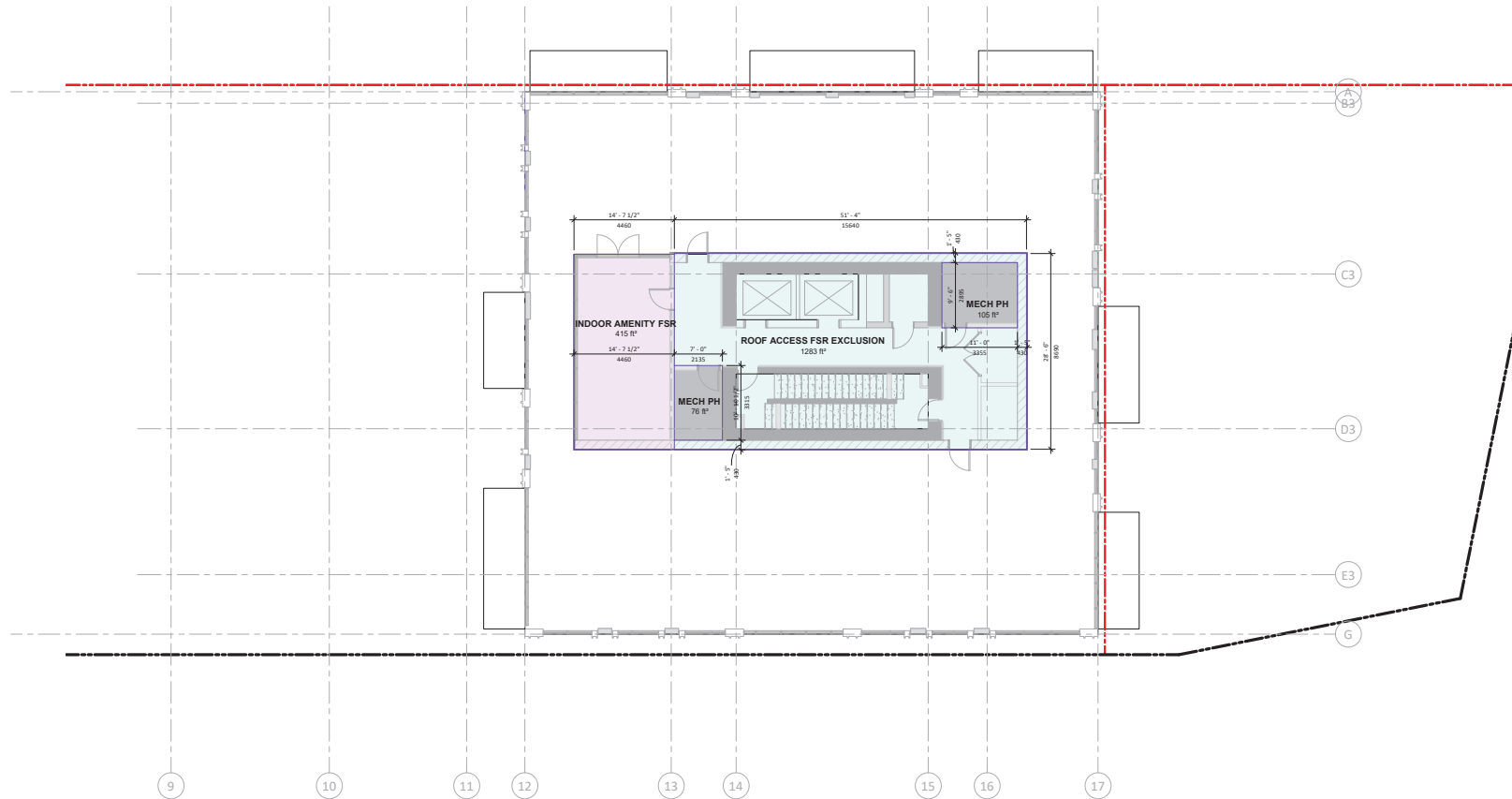
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Arcadis_Docs\142889 - OTC_PhaseC_2023\FIN\225-A622.dwg

C3 - AMENITY/MECH	
ENCLOSURE DEDUCTION	14 ft ²
PH FSR DEDUCTION	1283 ft ²
DEDUCTIONS	1297 ft ²
AMENITY	415 ft ²
MECHANICAL	181 ft ²
FSR (Floor Space Area)	596 ft ²
GFA	1893 ft ²

LEGEND

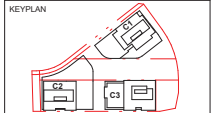
 ENVELOPE DEDUCTION
 INDOOR AMENITY FSR
 MECH PH
 ROOF ACCESS FSR EXCLUSION



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
 949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: AA
DRAWN BY: HPA	APPROVED BY: MA
PROJECT MGR: AA	

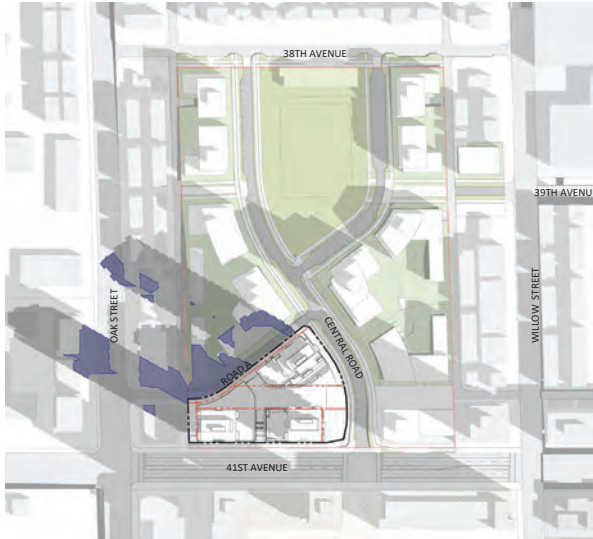
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 SHEET TITLE
C3 PLAN - MECH / AMENITY

SHEET NUMBER A624	ISSUE 1
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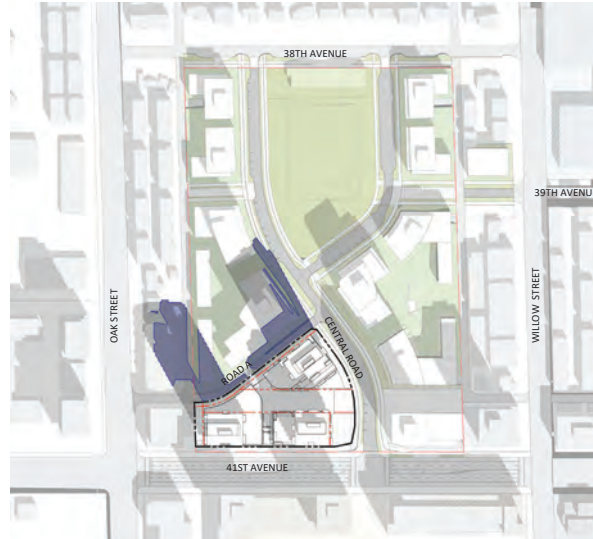


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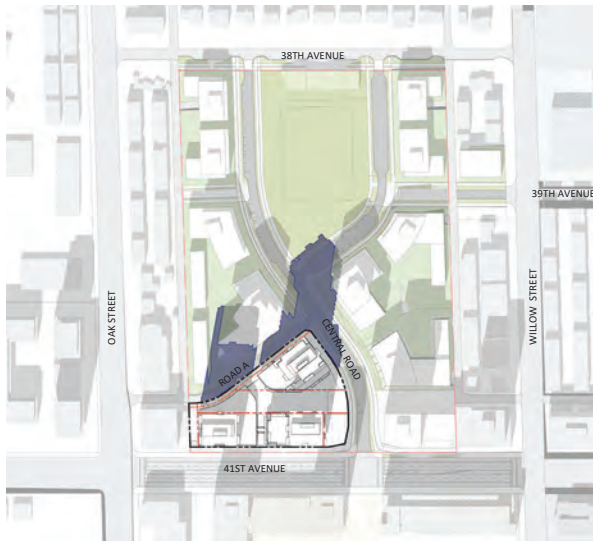
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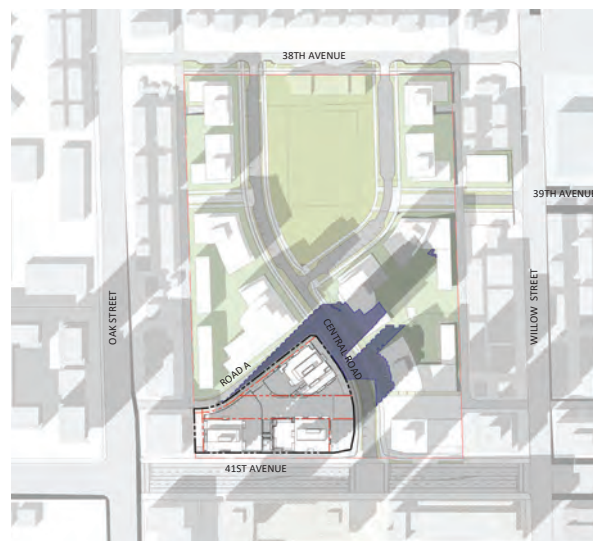
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SEPTEMBER 21 - 12:00 PM



SEPTEMBER 21 - 2:00 PM



SEPTEMBER 21 - 4:00 PM

LEGEND

- PARCEL C PROPERTY LINE
- INCREMENTAL SHADOW
- PARCEL C SHADOW
- CONTEXT SHADOW

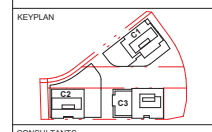
CLIENT

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Vancouver, Canada, V6E 4H1

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ISSUES	No.	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT		2023-10-06



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1 - PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY: Checker
DRAWN BY: Author	APPROVED BY: Approver
PROJECT MGR: Designer	

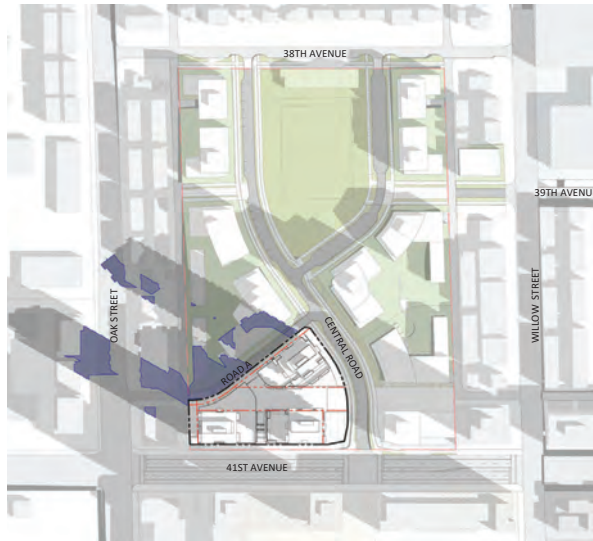
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SHEET TITLE
SHADOW STUDY- FALL EQUINOX

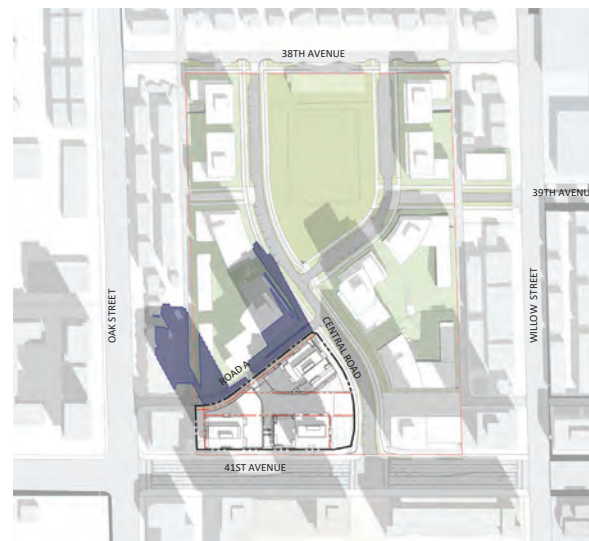
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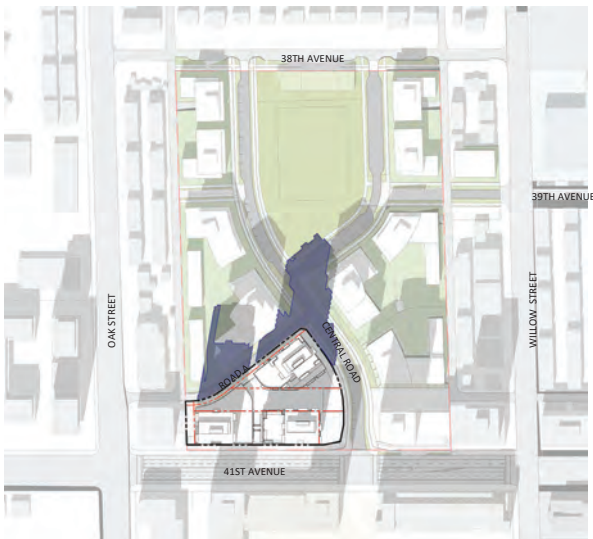
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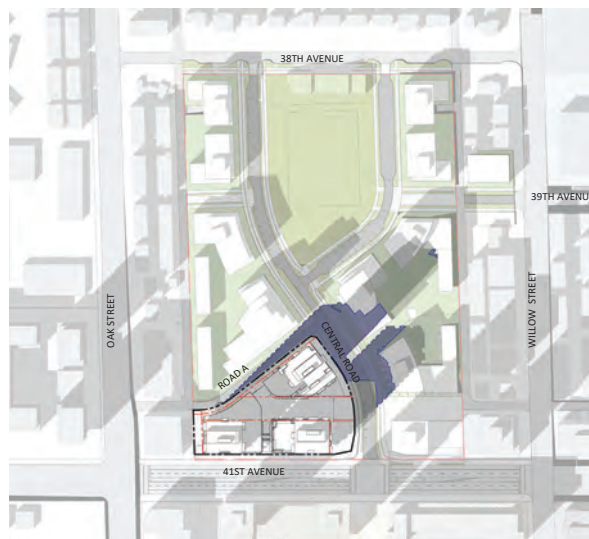
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MARCH 21 - 12:00 PM



MARCH 21 - 2:00 PM



MARCH 21 - 4:00 PM

LEGEND

- PARCEL C PROPERTY LINE
- INCREMENTAL SHADOW
- PARCEL C SHADOW
- CONTEXT SHADOW

CLIENT

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ISSUES		
No.	DESCRIPTION	DATE
1	ISSUED FOR DEVELOPMENT PERMIT	2023-10-06



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PROJECT
OAKRIDGE TRANSIT CENTER (OTC) PHASE 1- PARCEL C
949 W 41ST AVENUE, VANCOUVER

PROJECT NO: 2225	CHECKED BY:
DRAWN BY: Author	Checker
PROJECT MGR: Designer	APPROVED BY: Approver

SCALE: 1" = 60'-0"

SHEET TITLE
SHADOW STUDY- SPRING EQUINOX

SHEET NUMBER A701	ISSUE 1
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