



## RENFREW SUPPORTIVE HOUSING- 12 STOREYS

### Project Consulting Team

REZONING SUBMISSION - 11x17 REZONING BOOKLET

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COVER SHEET

RENFREW SUPPORTIVE HOUSING  
2930 Renfrew Street, Vancouver, BC

221188

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# ORGANIZATION PROFILE



BC Housing develops, manages and administers a wide range of affordable housing programs and services across the province. We also license residential builders, administer owner builder authorizations and carry out research and education that benefits the residential construction industry, consumers and the affordable housing sector. Our mission is to make a positive difference in people's lives and communities through safe, affordable and quality housing.

BC Housing serves as a trusted leader and partner in sustainable solutions for British Columbians. We work in partnership with the private and non-profit sectors, provincial health authorities and ministries, other levels of government and community groups to develop a range of housing options.

We serve individuals who are homeless, individuals with disabilities, Indigenous individuals and families, women and children at risk of violence, low-income seniors and families, and buyers of new homes.

BC Housing currently funds more than 28,000 spaces in Vancouver. In addition to these, we have more than 2800 units currently underway in Vancouver.



## NON-MARKET HOUSING DEVELOPMENT AND OPERATIONS

Our mission is to create and implement innovative solutions for below-market housing. City of Vancouver's vision is for all Vancouver residents to have access to affordable, safe, and quality homes.

Building on City-owned land, City of Vancouver liaises with investment, development, and community partners to create below-market housing options. Using innovative building techniques and unique partnerships, we are focused on building high quality rental housing for individuals and families on low to moderate incomes across Vancouver.

City of Vancouver- Non-Market Housing Development and Operations aim to:

- Delivers quality affordable housing in the fastest and most economical way possible;
- Form trusted relationships with a variety of housing partners to create affordable housing in Vancouver; and
- Develop housing types that are most in need, but are not delivered by the private market.



CMHC exists for a single reason: to make housing affordable for everyone in Canada. We know that housing helps people stay employed, do better in school and participate more fully in society. Housing affordability and a stable housing finance system support a stronger, safer Canada where everyone can live with dignity.

Affordable housing for all is an ambitious goal, and we can't do it alone. We're mobilizing the expertise and energy of governments, non-profits, lenders, developers, social entrepreneurs and co-ops to create the future of housing. Canada's first-ever National Housing Strategy is just one example. Together, we're removing barriers to ensure that no one is left behind.

CMHC is leading federal initiatives under the National Housing Strategy, a 10-year, \$70+ billion plan that will give more Canadians a place to call home—this includes more than \$13 billion committed through the 2020 Fall Economic Statement.

CMHC's aspirational goal is to eliminate housing need, to ensure that:

By 2030, everyone in Canada has a home that they can afford and that meets their needs.



S2 Architecture is a group of architects, interior designers and master planners with studios in Calgary, Edmonton and Vancouver. For 28 years, our wide range of award-winning projects have been driven by collaborative solutions that inspire our clients and contribute to the wellbeing of the communities and environments we work in.

S2 is led by six partners who bring their individual talents and expertise to each project. Their combined experience across building types, sectors, clients and locations results in design excellence and a commitment to continuously raising the bar on innovation and creativity.

S2 practices architecture that is inspiring, sustainable and thoughtful. We are passionate about creating spaces with character and functionality that reinforce a community's identity and encourage activity and public engagement.



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ORGANIZATION PROFILE

RENFREW SUPPORTIVE HOUSING

2930 Renfrew Street, Vancouver, BC

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# PERMANENT MODULAR SUPPORTIVE HOUSING INITIATIVE (PMSHI)

## PMSHI SHARED PRINCIPLES

PMSHI Shared Principles  
Below are the shared principles for the PMSHI that were developed collaboratively between COV and BCH in March of 2020.

1. Modular is the preferred method of construction because of the opportunity for replicability, standardization, limited on site customization, cost effectiveness, speed of manufacturing, and logistical ease to deliver housing using Standardized Modules for various unit types (ie studios, 1, 2, 3 bd).
2. Design decisions are guided by the budget established for each project.
3. Repeatable Design - Maximize off-site manufacturing and minimize work on site, utilize floor plate replicability.
4. Design within Neighbourhood Context – consideration of surrounding area densities, height, character, residential land use & planning context.
5. Design for Beauty & Simplicity to achieve architectural appeal through cost effective building design, with particular attention paid to mitigating larger forms, massings, and excessive repetition.
6. Customization of façade should consider site and building size within the neighbourhood context while keeping the principle of replicability in mind.
7. Energy Efficiency & Sustainability – ensuring that the building meets the City’s energy and sustainability targets.
8. Site Specific Landscaping that is integrated with the public realm and building design as a means of achieving customization, permanency and visual connection with the existing neighbourhood.
9. Given the supportive nature of these housing project, conscientious design of outdoor amenity space in-lieu of balconies.
10. Designed to ensure functionality for both Operator and Residents in mind.



SITE - VIEW LOOKING TOWARDS SOUTH-EAST



SITE - VIEW LOOKING TOWARDS NORTH-EAST



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PERMANENT MODULAR SUPPORTIVE HOUSING INITIATIVE (PMSHI)

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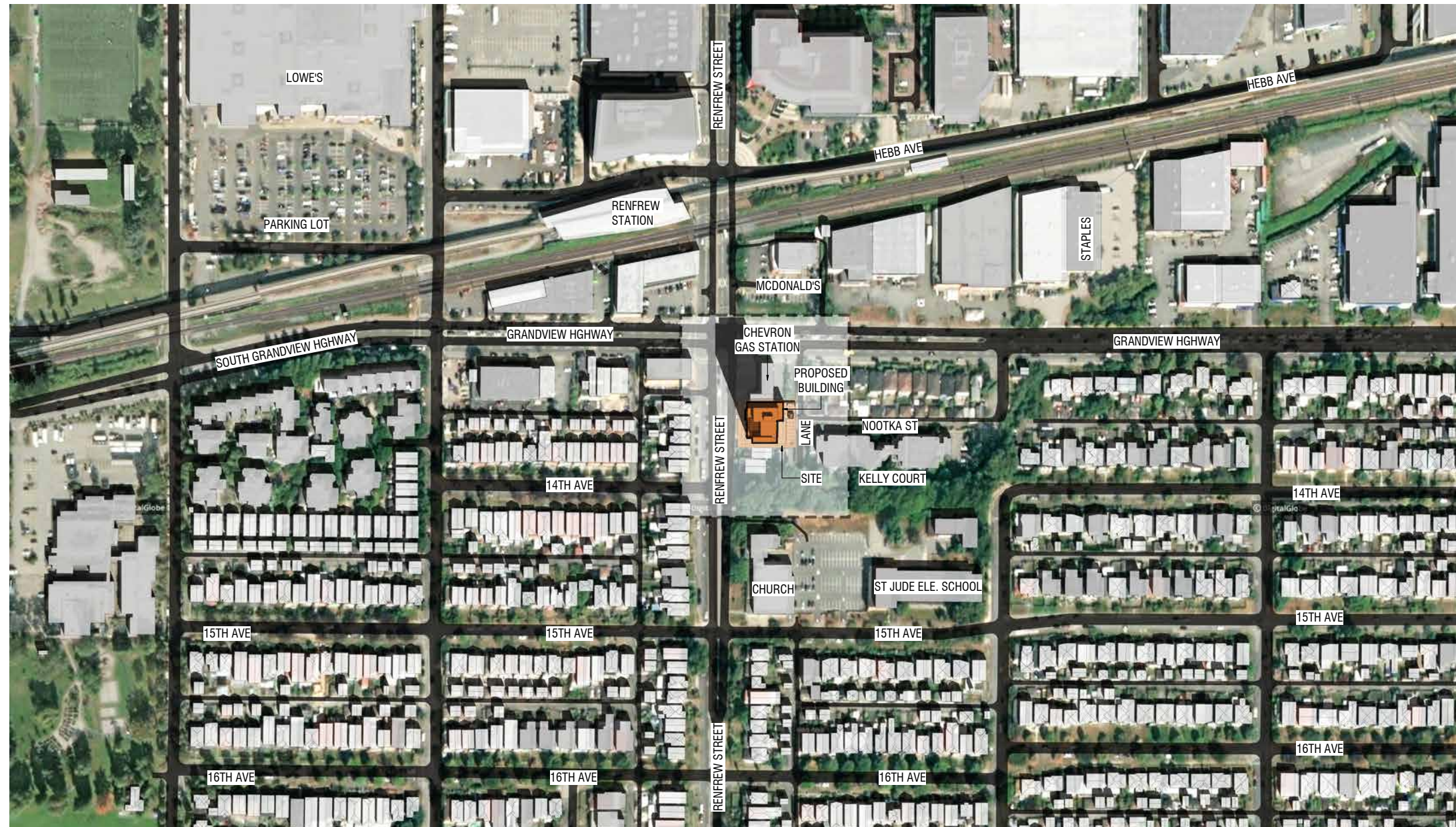
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**SITE LOCATION AND CONTEXT**

The project site is located close to the intersection of Renfrew Street and Grandview Highway. The intersection houses a number of commercial entities and the Renfrew Skytrain Station north of Grandview Highway. To the south of the site is the Collingwood Watershed, and St. Jude's Parish and Shrine and Elementary School. The Collingwood Watershed provides an existing / natural landscape buffer between the proposed project and the church and school and the existing single family residences beyond.



ZONING MAP



CONTEXT MAP



CONTEXT MAP

**RENFREW SUPPORTIVE HOUSING**

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# DESIGN RATIONALE

## REZONING INTENT

The project site (facing Renfrew Street) is located south of an existing gas station and north of an existing residential building on the south side. The site also abuts a civic lane along its' east property line. The proposed project location / setbacks are as follows:

Proposed Building Setbacks  
 North: 0.00 m  
 West (Renfrew Street): 3.15 m  
 South : 2.07 m  
 East (Civic Lane): 8.48 m

This proposal seeks to rezone the site from C-1 (Commercial) District to a new Comprehensive District (CD-1) to permit a 12 storey residential building with a proposed Floor Space Ratio (FSR) of 4.82.

All proposed vehicular parking is located on grade. Vehicle parking, along with loading, bicycle parking, and passenger loading is proposed within the requirements of the City of Vancouver Parking Bylaws.

The project is intended for shelter rate housing and tenants are not anticipated to own cars. Project parking is expected to serve staff and service providers working on-site.

## FORM OF DEVELOPMENT

The proposed project is based on standard Steel Frame Modular construction; as such, due to industry, technical and required modular standards, the form of development is indicative of the design technical restraints that is typical in modular construction.

The project's articulation is provided through the application of contrasting and complimentary materials; the articulation of the the facade is achieved through the use of integrated / vertical sun-shading elements. The use of the sunshades also provide passive solar protection for the residential units. The use of complimentary colours also provide visual articulation for the proposed building; additionally, the project will showcase indigenous art along the west facade.



**MODULAR MASSING APPROACH + STRATEGY**



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PROJECT RATIONALE

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## ARCHITECTURAL EXPRESSION

### ARCHITECTURAL COMPONENTS

The project has been designed using material variation and building relief through the use of shrouds | sun shading devices. These building elements are applied to minimize the overall massing of the building as well as adding visual interest to the exterior of the project to avoid excessive facade repetition that can be prevalent in this type of building typology | construction.

### BUILDING MATERIALS

The project applies different coloured engineered cementitious panel cladding. The use of colour has been applied to define the overall massing of the building as having a defined base, middle, and top.

The integration of Indigenous art located at strategic areas of the building provide cultural meaning, recognition, and further articulation to the main facade of the building.

## BUILDING PROGRAM and FUNCTION

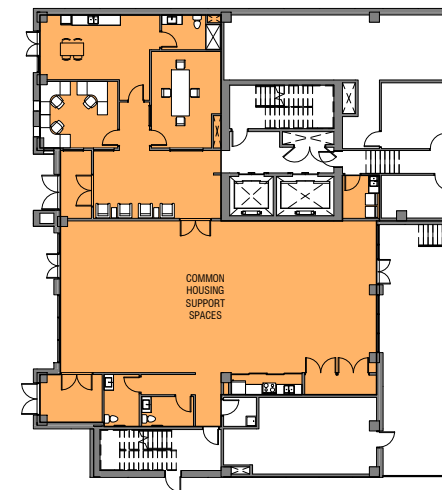
This project will provide supportive housing for single adults, seniors, and people with disabilities who are experiencing or at risk of homelessness. On site support will assist the residents maintain safe, supportive, and stable housing. The main floor provides administration and a community room that will provide a cultural amenity for the project. The second floor provides residential living and dining areas with associated support spaces as well a community 'lobby' that will showcase local Indigenous art as well as a community board that will highlight upcoming residential and community events.

Levels 3 to 11 is proposed to provide 76 self-contained residential units located on levels 3 through 11. Residents will have self-contained units with kitchenettes and private bathrooms. This project will provide a range of on-site, non-clinical support such as life training skills, connections to health care and mental health services.



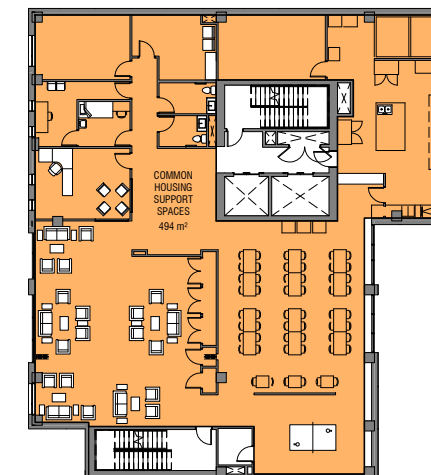
ARCHITECTURAL COMPONENTS | WEST ELEVATION

ARCHITECTURAL COMPONENTS | EAST ELEVATION



PROJECT SUPPPORT PROGRAMMATIC SPACES

Level 1: Staff room, Reception, Office, Meeting room, Community / Cultural room, Lobby, Laundry, Washrooms



PROJECT SUPPPORT PROGRAMMATIC SPACES

Level 2: Support Office, Medical room, Meeting room, Commercial Kitchen, Dry Storage, Fridge / Freezer, Multipurpose lounge, Game room, Dining Room, Manager's Office, Washrooms



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ARCHITECTURAL EXPRESSION AND BUILDING PROGRAM

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**TOPOGRAPHIC SITE PLAN OVER LOT 4, LOT 5, AND LOT 6 ALL OF  
 BLOCK A SECTION 43 TOWN OF HASTINGS SUBURBAN LANDS PLAN 11660**

**CIVIC ADDRESS:**  
 2930 Renfrew Street, Vancouver  
 E.D.: 006-804-529 - Lot 4  
 E.D.: 006-866-441 - Lot 5  
 E.D.: 006-866-468 - Lot 6

**SCALE 1" = 10'**  
 ALL DISTANCES ARE IN FEET

The intended plot size of this plan is 34" in width  
 and 22" in height (D size) when plotted at a scale of 1":10'

**LEGEND**

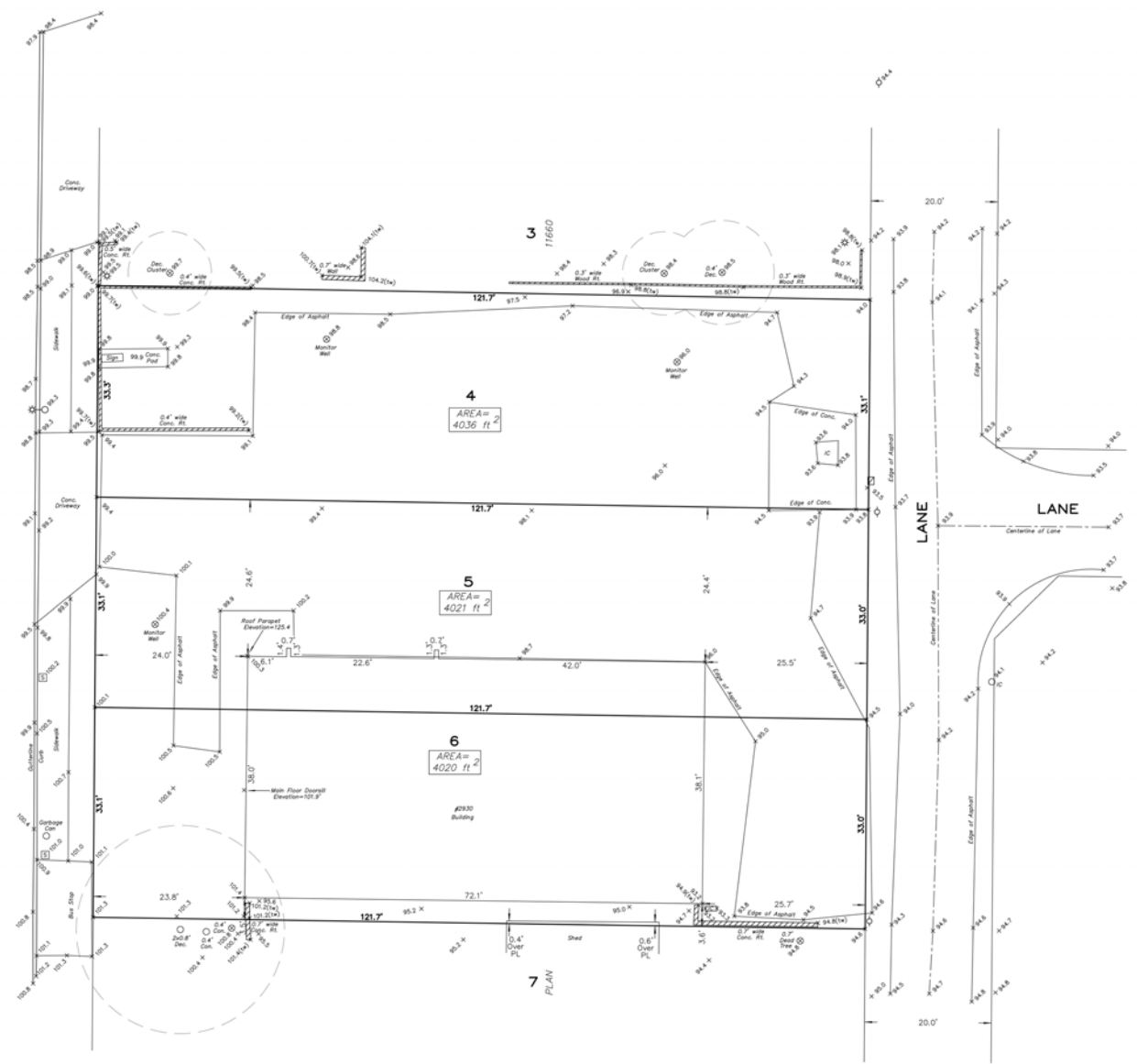
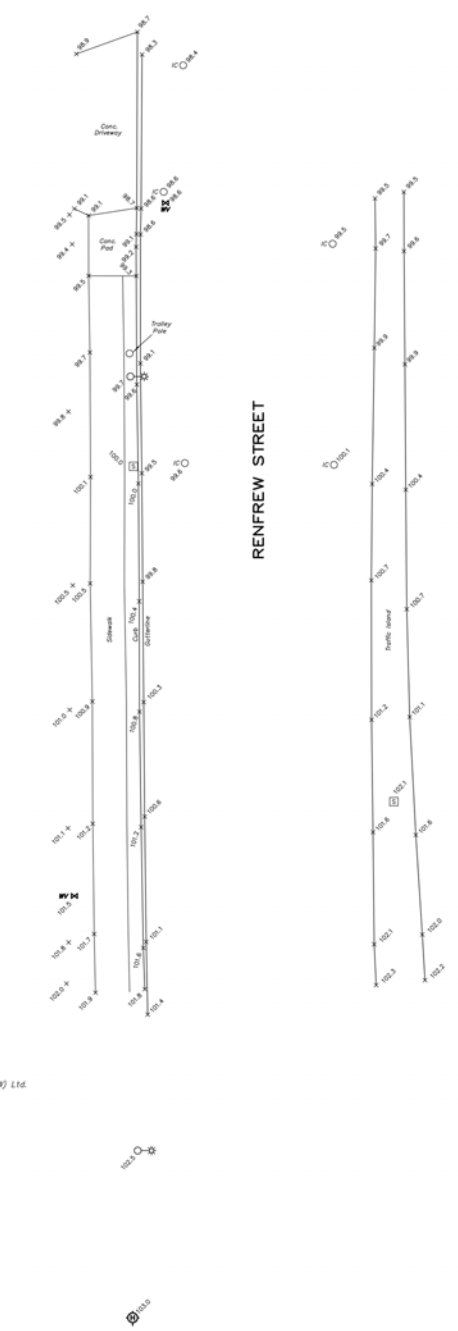
- h 2 DENOTES SQUARE FEET
- ⊕ DENOTES FIRE HYDRANT
- ⊙ DENOTES POWER POLE
- ⊙-⊙ DENOTES STREET LIGHT - GAVT
- ⊙-⊙ DENOTES STREET LIGHT - POST TOP
- MWV DENOTES WATER VALVE
- ⊙ DENOTES TREE AND CANOPY EXTENT
- x#H# DENOTES GROUND ELEVATION
- (TW) DENOTES TOP OF RETAINING WALL ELEVATION
- Dec. DENOTES DECIDUOUS
- Con. DENOTES CONIFEROUS
- Conc. DENOTES CONCRETE
- Rt. DENOTES RETAINING WALL
- Chc DENOTES INSPECTION CHAMBER
- ⊠ DENOTES SIGN
- ⊠ DENOTES CATCH BASIN - TOP ENTRY



**NOTES:**  
 Lot dimensions are derived from Field Survey.  
 Measurements shown are to the exterior siding of building.  
 Elevations are Geodetic (CVD286VRO2018 - IN FEET)  
 Derived from Control Monument in-027  
 located at the intersection of Grandview highway and  
 Renfrew Street Southwest corner. Elevation = 97.74 ft.  
 If this plan is used in digital form, Target Land Surveying (NW) Ltd.  
 will only assume responsibility for information content  
 shown on original unaltered drawing.  
 Tree diameters are taken at 4.6ft. above grade and  
 are shown in feet. Tree symbols are not drawn to scale.  
 This Plan was prepared for architectural design and  
 site servicing purposes, and is for the exclusive use  
 of our client. The signatory accepts no responsibility  
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 The Parcels described above contain the following  
 charges, liens and interests on Title:  
 Easement and Indemnity Agreement : 475498

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CERTIFIED CORRECT  
 DATED THIS 22nd DAY OF SEPTEMBER, 2020

Michael Rinama B.C.L.S.

THIS DOCUMENT IS NOT VALID UNLESS ORIGINALLY SIGNED AND SEALED  
 BUILDING OFFICER'S SIGNATURE ON THIS PLAN ARE NOT TO BE USED TO RE-ESTABLISH PROPERTY LINES OR CORNERS

SURVEY PLAN  
**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC  
 221188

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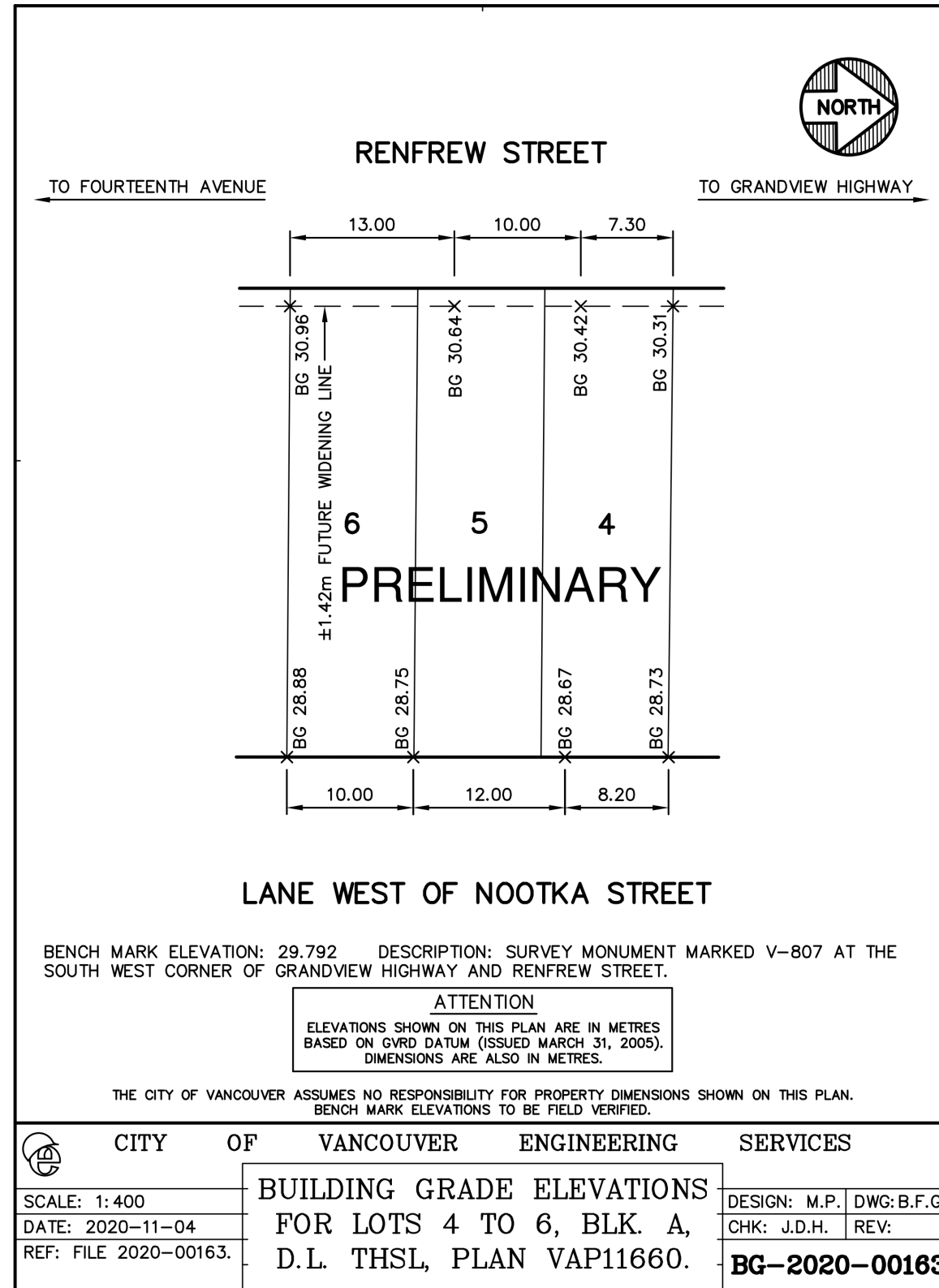
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BUILDING GRADES

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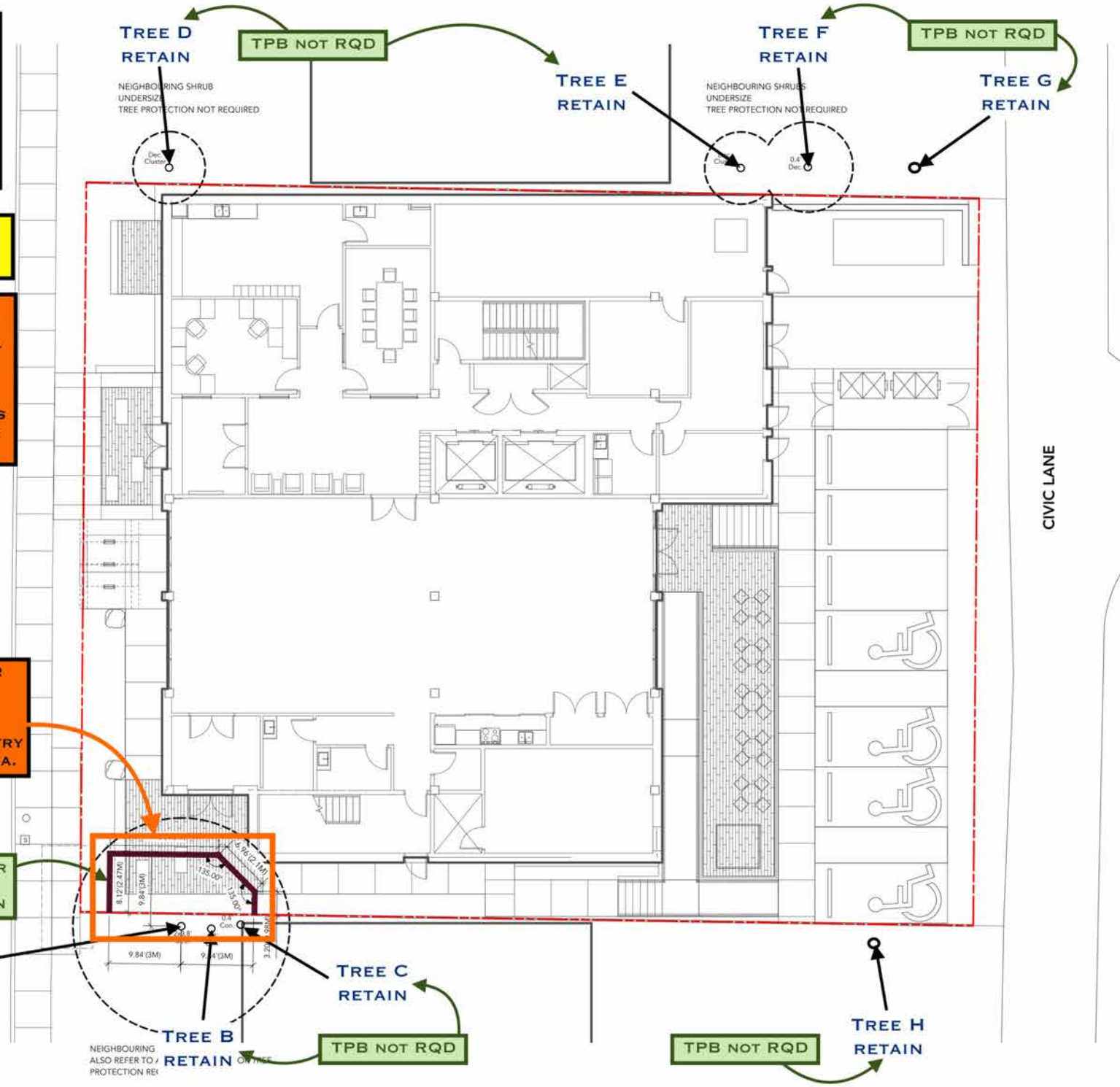
**ARBORIST LEGEND**  
 # - TREE ID  
 □ - TPB AREA  
 # - TPB SIZE  
 RADIAL SPAN

REFER TO TPB AND TREE  
 IMPACT SUMMARY TABLE  
 WITHIN REPORT BODY

ARBORIST INCLUSION  
 REFERS TO ARBORIST ON-  
 SITE SUPERVISION OF ALL  
 WORK WITHIN ANY TREE  
 PROTECTION ZONE AND  
 WITHIN 3 FEET OF ANY  
 TREE PROTECTION ZONE AS  
 DESIGNATED BY THE TREE  
 PROTECTION BARRIERS.

ARB INCLUSION RQD FOR  
 HOUSE DEMOLITION,  
 EXCAVATION, PATIO  
 INSTALLATION, FINAL  
 LANDSCAPING, AND ANY ENTRY  
 INTO THE FORMAL TPB AREA.

3 METRES OR  
 10 FEET  
 RADIAL SPAN



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ARBITRATOR SURVEY

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VIEW TOWARDS NORTH-EAST



VIEW TOWARDS SOUTH-EAST



VIEW TOWARDS SOUTH-WEST



VIEW TOWARDS NORTH-WEST



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3D VIEWS

**RENFREW SUPPORTIVE HOUSING**

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STREET VIEW LOOKING TOWARDS NORTH-EAST



STREET VIEW LOOKING TOWARDS SOUTH-EAST



STREET VIEW TOWARDS NORTH-WEST



STREET VIEW TOWARDS SOUTH-WEST

3D VIEWS

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

221188

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# RENFREW SUPPORTIVE HOUSING

## SITE LOCATION AND PROJECT STATISTICS



VIEW TOWARDS SE



VIEW TOWARDS SW



VIEW TOWARDS NW



VIEW TOWARDS NW



SITE - VIEW LOOKING TOWARDS NORTH-EAST



SITE - VIEW LOOKING TOWARDS SOUTH-EAST

### RENFREW SUPPORTIVE HOUSING PROJECT- PROJECT STATISTICS

#### 1. SITE SUMMARY

Project Civic Address	2930 Renfrew Street, Vancouver, BC		
Project Legal Description	PID 0005-866-468 & 000-866-441 Lot 4, Lot 5, Lot 6, Block A Section 43 Town of Hastings Suburban Lands Plan 15660		
Existing Zoning Bylaw	C-1		
Proposed Zoning Bylaw	Comprehensive Development (CD-1)		
Site Area	Area (m <sup>2</sup> ) <b>1121.99</b>	Area (sq ft) <b>12077.00</b>	
Current Permitted Building Height	10.3m (30.18ft) - 2 storeys		
Proposed Building Height	46.54m (152' 8") To T.O. Parapet, 47.48 (155' 10") To T.O. Overrun   12 storeys		
Proposed Development	Studio C		
Proposed Construction Type	Concrete Level 1&2 + Modular Steel Frame Level 3-12		
Building Setbacks	Side	Required	Proposed
	West   Front (Renfrew Street)		3.15m
	East   Rear (1 lane)		4.48m
	North (Adjacent Neighbour)		0m
South (Adjacent Neighbour)		2.07m	

#### 2. BUILDING FLOOR AREA SUMMARY (based on FSR Overlay calculations)

	Level	Area (m <sup>2</sup> )	Area (sq ft)
Gross Floor Area	Main Level (Level 1)	612.76	6595.63
	Level 2	627.14	6750.52
	Level 3	769.88	8314.33
	Level 4	769.88	8314.33
	Level 5	485.87	5229.30
	Level 6	486.06	5231.91
	Level 7	485.87	5229.49
	Level 8	485.87	5229.49
	Level 9	485.87	5229.90
	Level 10	486.06	5231.76
	Level 11	486.06	5231.95
	Level 12	338.85	3647.30
<b>Total Gross Floor Area</b>	<b>6120.16</b>	<b>65876.91</b>	
Net Floor Area (FSR Area after bulk reductions)	Main Level (Level 1)	425.38	4577.62
	Level 2	370.72	3980.43
	Level 3	558.10	6007.34
	Level 4	558.10	6007.34
	Level 5	475.04	5113.32
	Level 6	475.26	5115.58
	Level 7	475.03	5113.56
	Level 8	475.03	5113.56
	Level 9	475.07	5113.57
	Level 10	475.24	5115.44
	Level 11	475.26	5115.62
	Level 12	169.06	1819.74
<b>Total Net Floor Area</b>	<b>5407.26</b>	<b>58203.12</b>	
Total Bulk reduction area	Area (m <sup>2</sup> )		Area (sq ft)
	712.90		7673.79

#### 3. FSR Calculation

Floor Area Ratio (FSR) - Total Net Floor Area / Site Area	65876.91 / 12077.00	<b>4.82</b>
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#### 4. Lot Coverage

Lot Coverage (%) - (Level 1 Gross Area * 100) / Site Area	(6595.63 / 12077.00) * 100	<b>54.61%</b>
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#### 5. Residential Area Calculations

Type of Unit	Level / Location	Total	Area (m <sup>2</sup> ) per unit	Area (sq ft) per unit
Studio (Universal)	Level 3	79	37.679	405.57
	Level 4	79	37.679	405.57
	Level 5	77	37.679	405.57
	Level 6-12 (7 units per floor)	142	37.679	405.57
Studio (Accessible)	Level 3	15	40.869	439.91
	Level 4	15	40.869	439.91
	Level 5	15	40.869	439.91
	Level 6-12 (1 per floor)	10	40.869	439.91
<b>Total units</b>		<b>76</b>		
<b>TOTAL RESIDENTIAL UNIT AREA</b>		<b>2892.31</b>	<b>31132.61</b>	

#### 5. Vehicular Parking Requirement

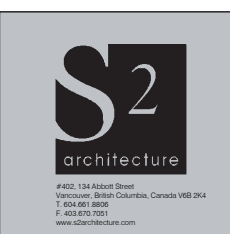
Total number of residential units	Type of Stalls	Ratio	Required	Provided
76	Total Overall Parking Stalls	1 stall for every 15 units	5	7
	Accessible Stalls	1 for first 7 units, then 0.03469 units	4	4
	Visitor Stalls	0.05 Stalls per unit	4	4
	Visitor Stalls	0.05 Stalls per unit	4	4
<b>Total Vehicular parking stalls</b>			<b>5</b>	<b>7</b>
Class A Passenger Loading stall	no requirement		0	0
	1 space for less than 200 units		1	1
	no requirement		0	0

Notes:  
 1. Accessible stalls are included in the overall Total Residential Stall count.  
 2. Accessible Parking Requirements are the most restrictive (compared to regular parking, meaning if the required 5 spaces are required to be accessible).  
 3. 10% Level B Travel Provision reduction has been applied to both Accessible and Visitor required spaces: 0.8 \* 1.0 \* 0.9  
 4. Final requirements: 4 Accessible Spaces + 1 Visitor Parking = 5 total required spaces for the project.

#### 6. Bicycle Parking Requirement

Type	Total number of residential units	Factor (stall per unit)	Required	Provided
Class A	76	1 stall per unit	76	76
Class B		2 stalls per 20 units + 1 stall per 20 units	5	5
Overridden		0% of Class A stalls	4	0
<b>Total Bicycle parking stalls</b>			<b>81</b>	<b>81</b>

Notes:  
 1. Overridden bike stalls are included in the overall Class A Bicycle stall count.



SITE LOCATION & PROJECT STATISTICS

**RENFREW SUPPORTIVE HOUSING**

2930 Renfrew Street, Vancouver, BC

221188

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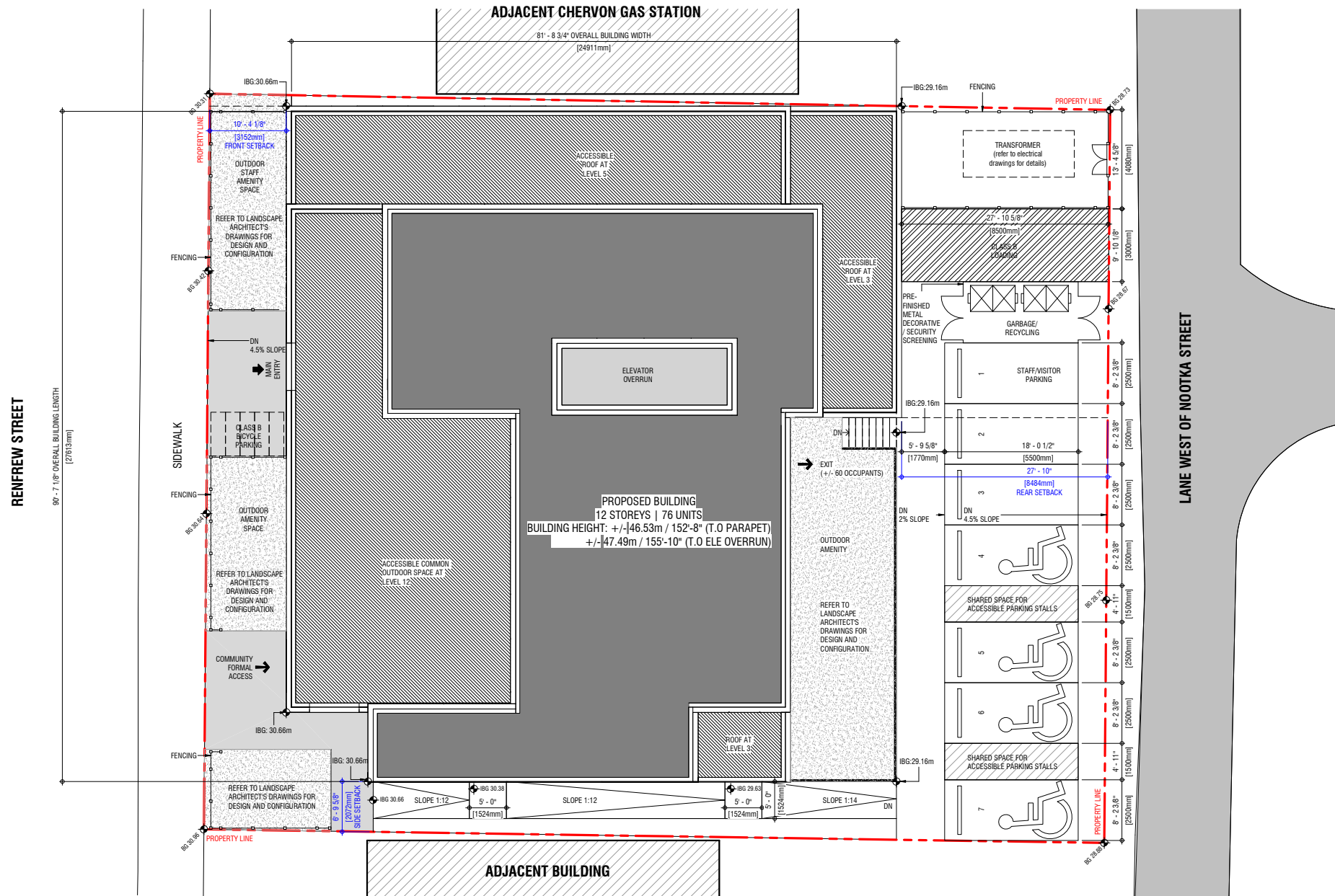
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NORTH



1 Site Plan  
 RZ 1.00 SCALE: 1/8" = 1'-0"  
 RZ 3.00

SITE PLAN  
**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

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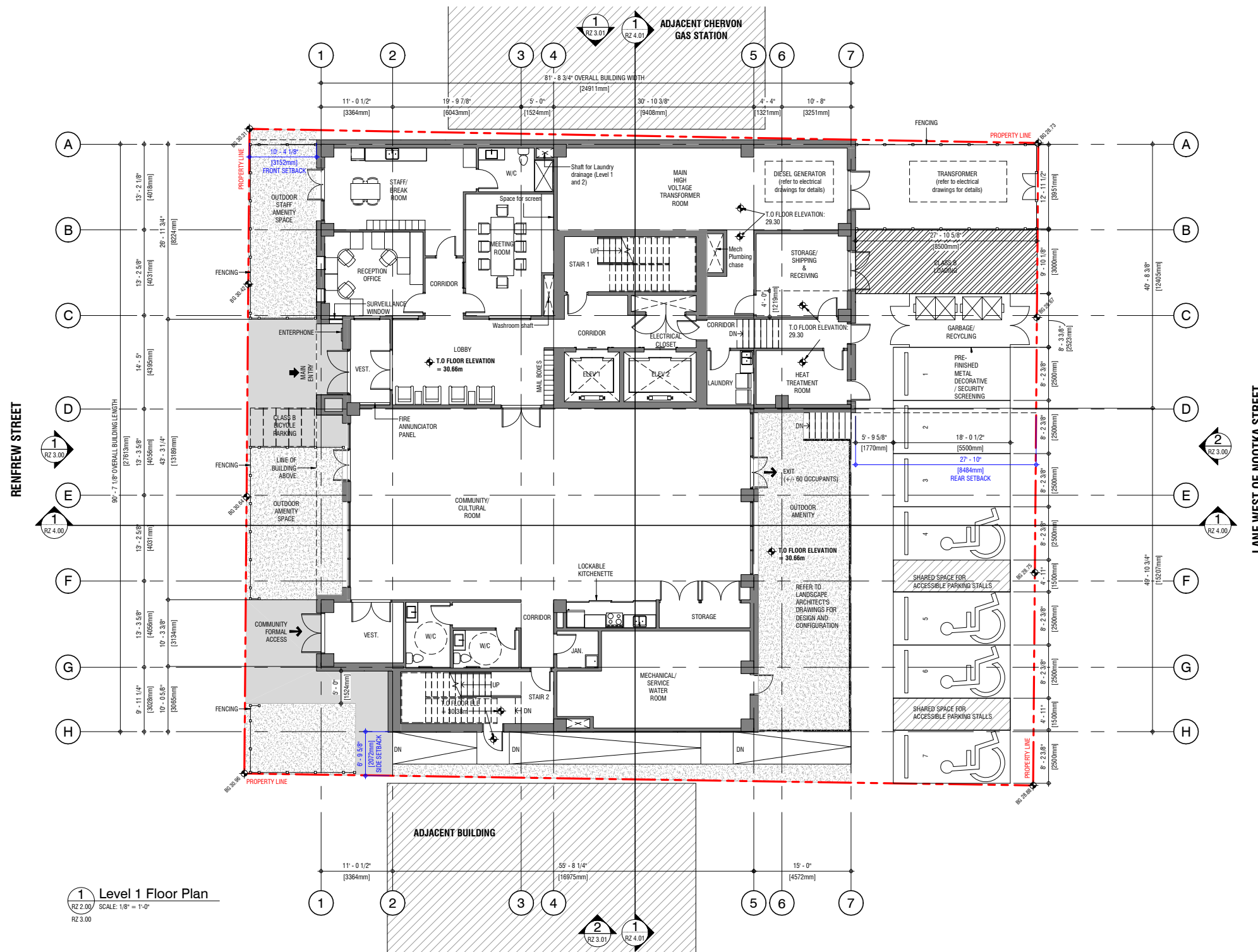
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1 Level 1 Floor Plan  
 RZ 2.00 SCALE: 1/8" = 1'-0"  
 RZ 3.00

LEVEL 1 FLOOR PLAN

RENREWF SUPPORTIVE HOUSING  
 2930 Renfrew Street, Vancouver, BC

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RZ 2.00

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LEVEL 2 FLOOR PLAN

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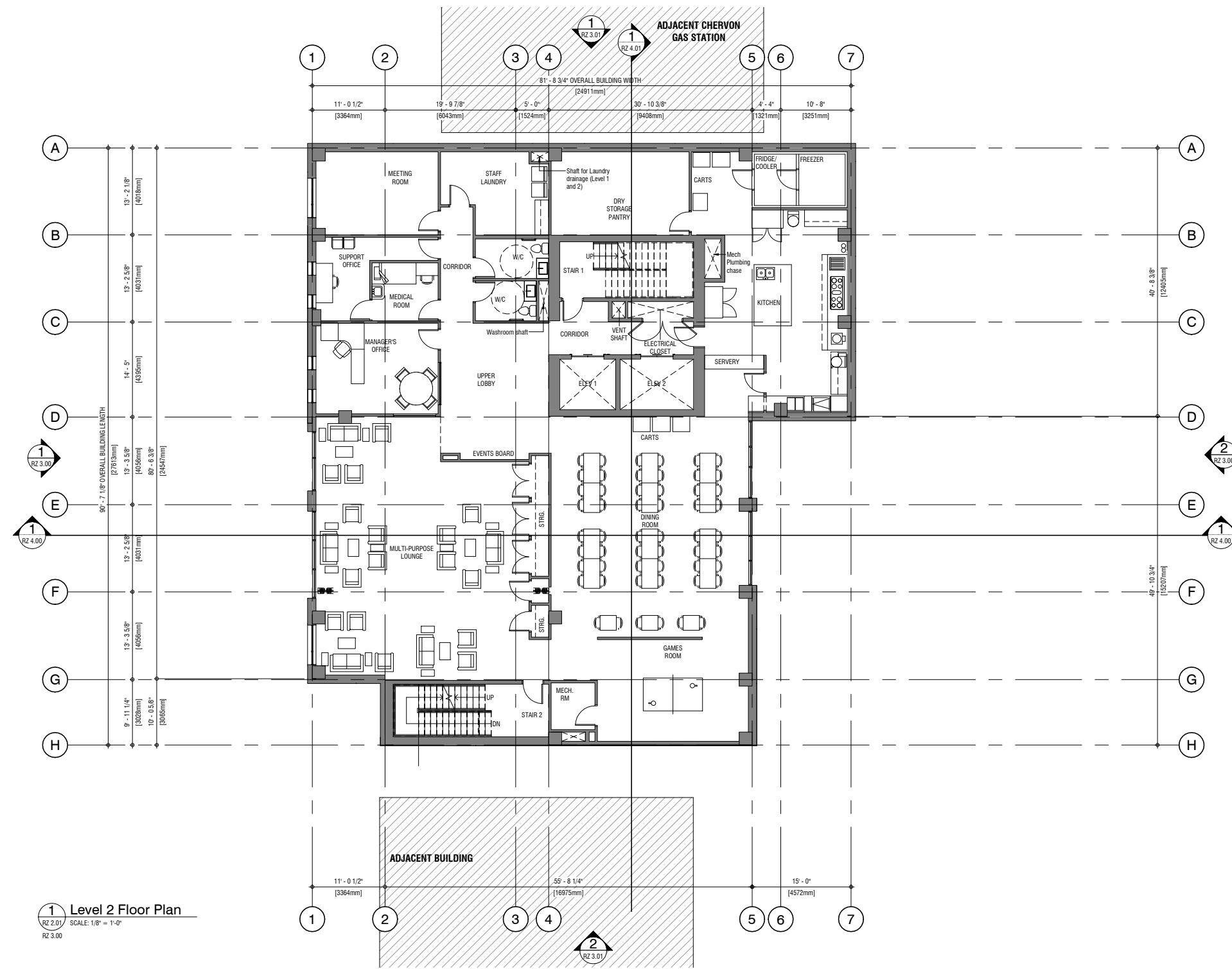
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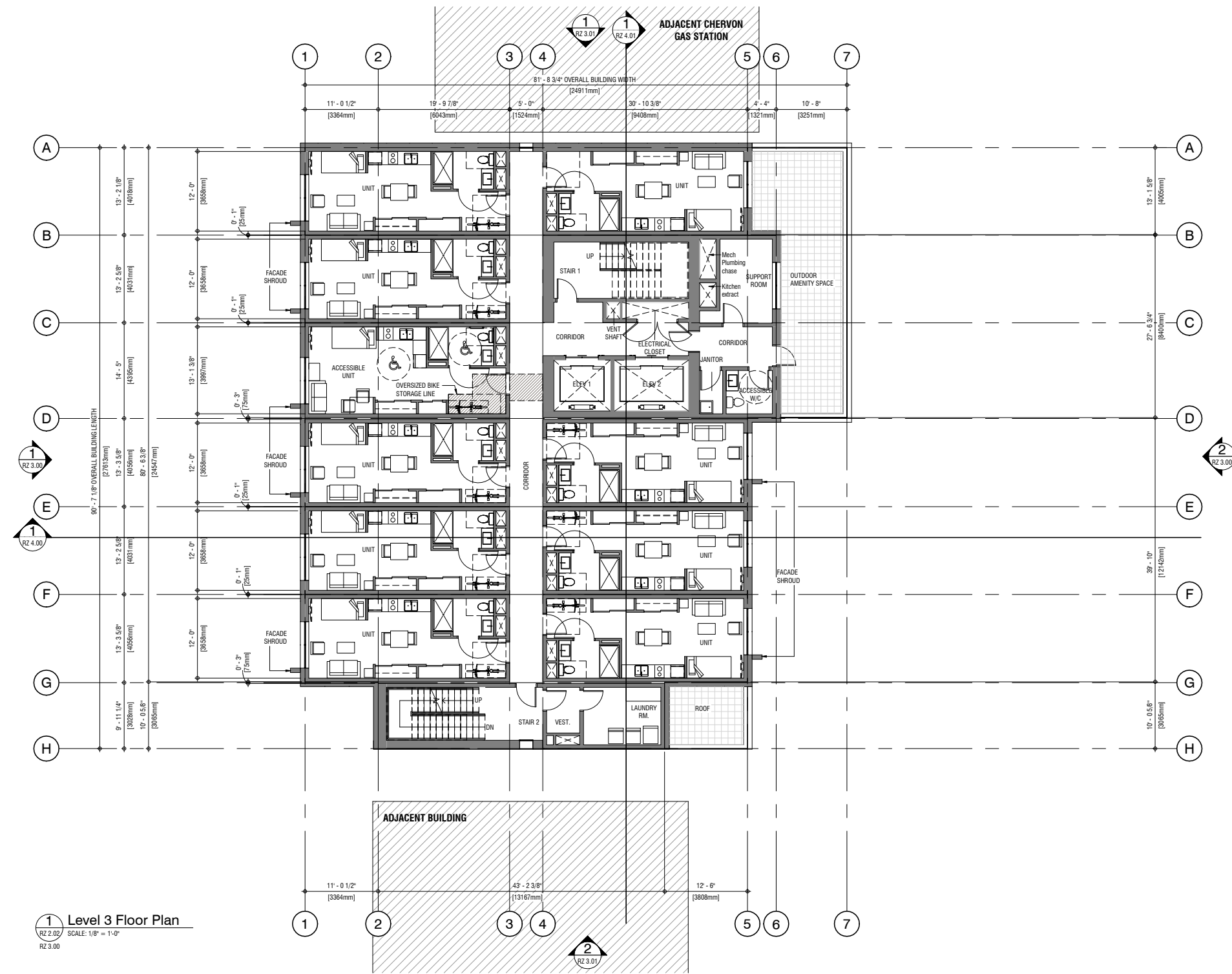




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- INTERIOR REQUIREMENT GENERAL NOTES:**
1. MINIMUM CLEAR CEILING HEIGHT IN ALL RESIDENTIAL SUITES TO BE 9'-0" (2727mm).
  2. MINIMUM RESIDENTIAL SUITE WIDTHS TO BE 12'-0" (3658mm) CLEAR INTERIOR FACE OF DRYWALL TO CLEAR INTERIOR FACE OF DRYWALL.
  3. ALL INTERIOR FINISHES SHALL WORK TO MEET THE MINIMUM REQUIREMENTS OF THE BC HOUSING DESIGN AND CONSTRUCTION GUIDELINES.

1 Level 3 Floor Plan  
 RZ 2.02 SCALE: 1/8" = 1'-0"  
 RZ 3.00

LEVEL 3 FLOOR PLAN

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

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**RZ 2.02**

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2. MINIMUM RESIDENTIAL SUITE WIDTHS TO BE 12'-0" (3658mm) CLEAR INTERIOR FACE OF DRYWALL TO CLEAR INTERIOR FACE OF DRYWALL.
3. ALL INTERIOR FINISHES/MILLWORK TO MEET THE MINIMUM REQUIREMENTS OF THE BC HOUSING DESIGN AND CONSTRUCTION GUIDELINES.

**1** Level 4 Floor Plan  
RZ 2.03 SCALE: 1/8" = 1'-0"  
RZ 3.00

LEVEL 4 FLOOR PLAN

**RENFREW SUPPORTIVE HOUSING**  
2930 Renfrew Street, Vancouver, BC

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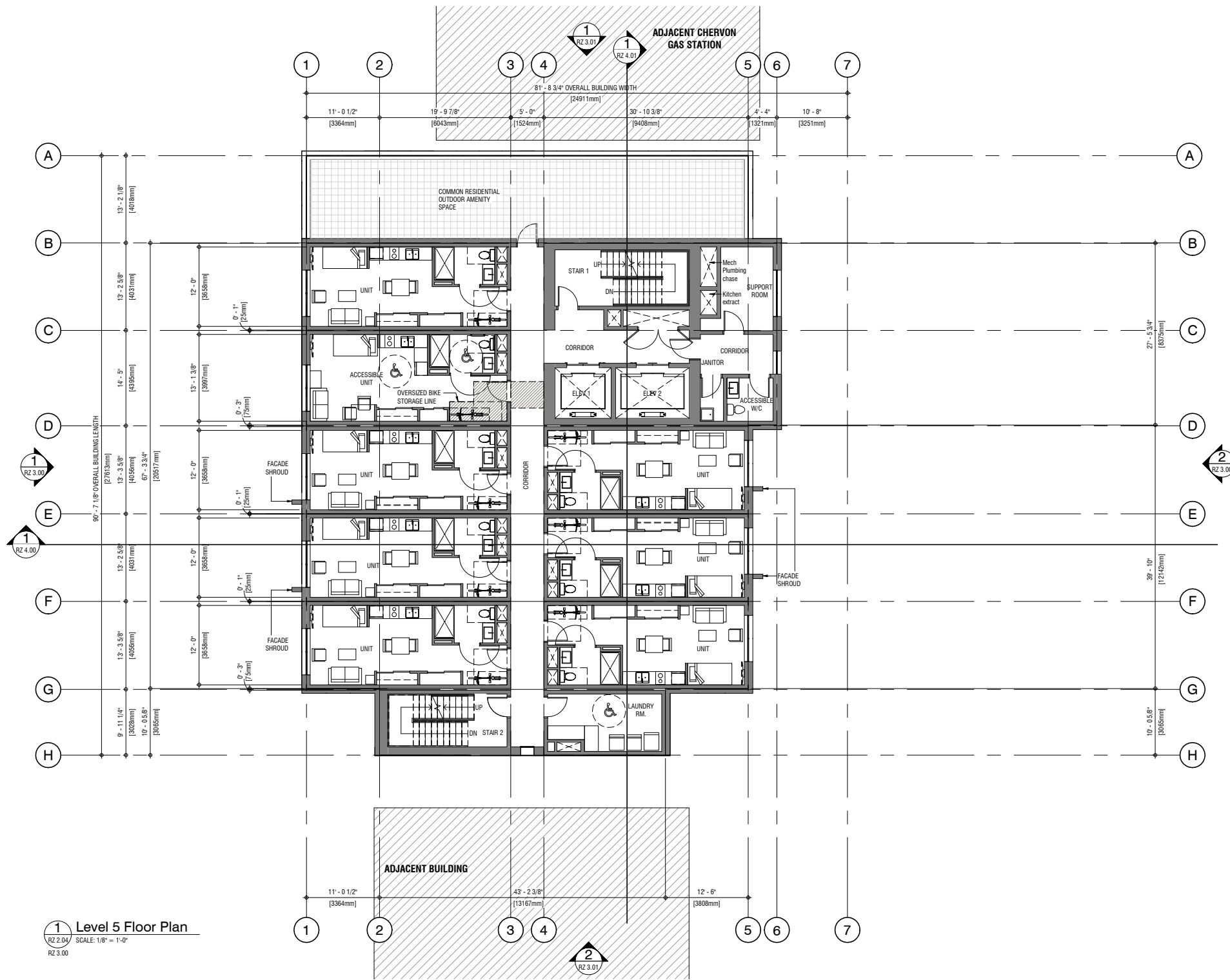
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**1** Level 5 Floor Plan  
 RZ 2.04 SCALE: 1/8" = 1'-0"  
 RZ 3.00

LEVEL 5 FLOOR PLAN

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 2930 Renfrew Street, Vancouver, BC

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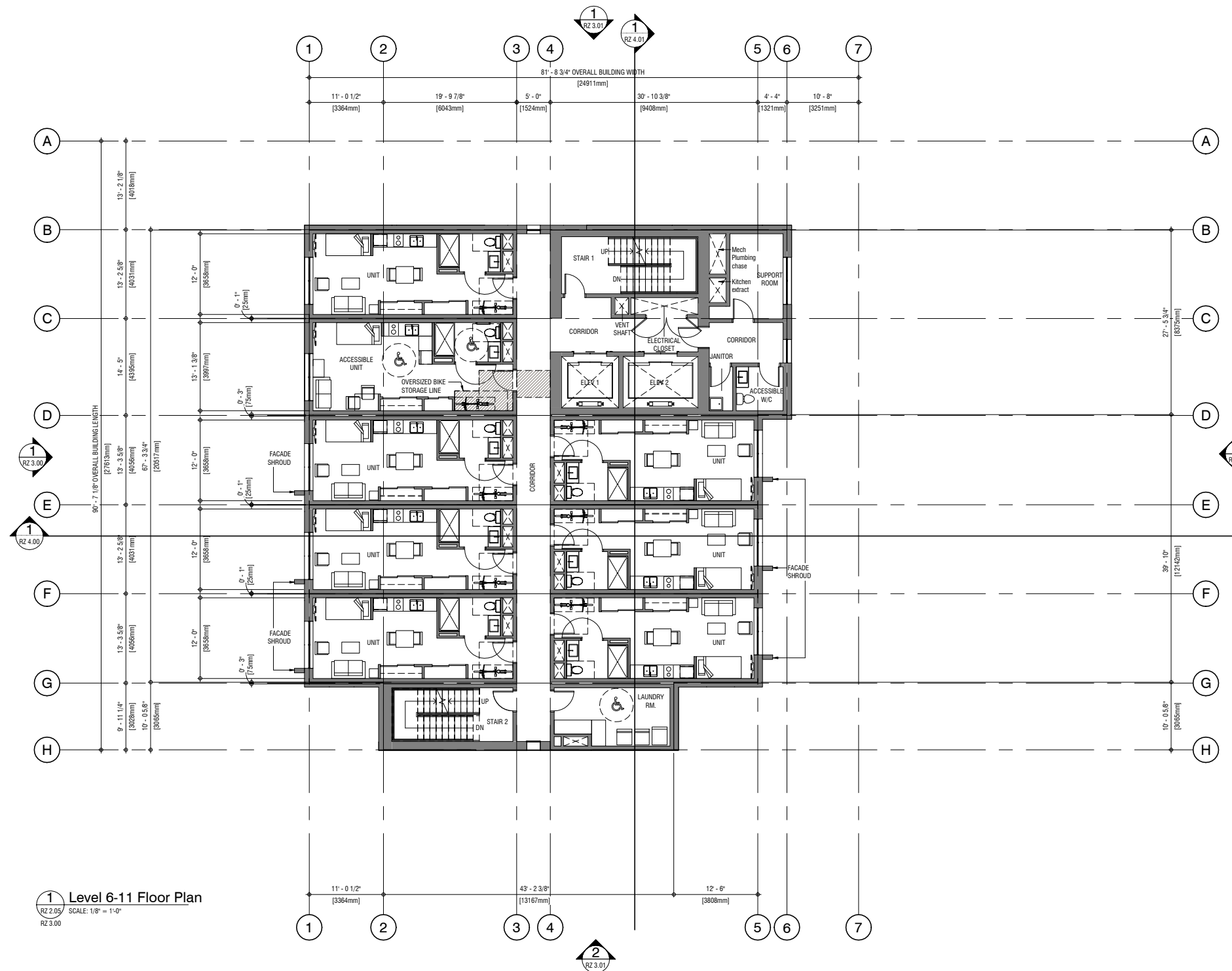
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  2. MINIMUM RESIDENTIAL SUITE WIDTHS TO BE 12'-0" (365mm) CLEAR INTERIOR FACE OF DRYWALL TO CLEAR INTERIOR FACE OF DRYWALL.
  3. ALL INTERIOR FINISHES SHALL WORK TO MEET THE MINIMUM REQUIREMENTS OF THE BC HOUSING DESIGN AND CONSTRUCTION GUIDELINES.

**1** Level 6-11 Floor Plan  
 RZ 2.05 SCALE: 1/8" = 1'-0"  
 RZ 3.00

LEVEL 6-11 FLOOR PLAN

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

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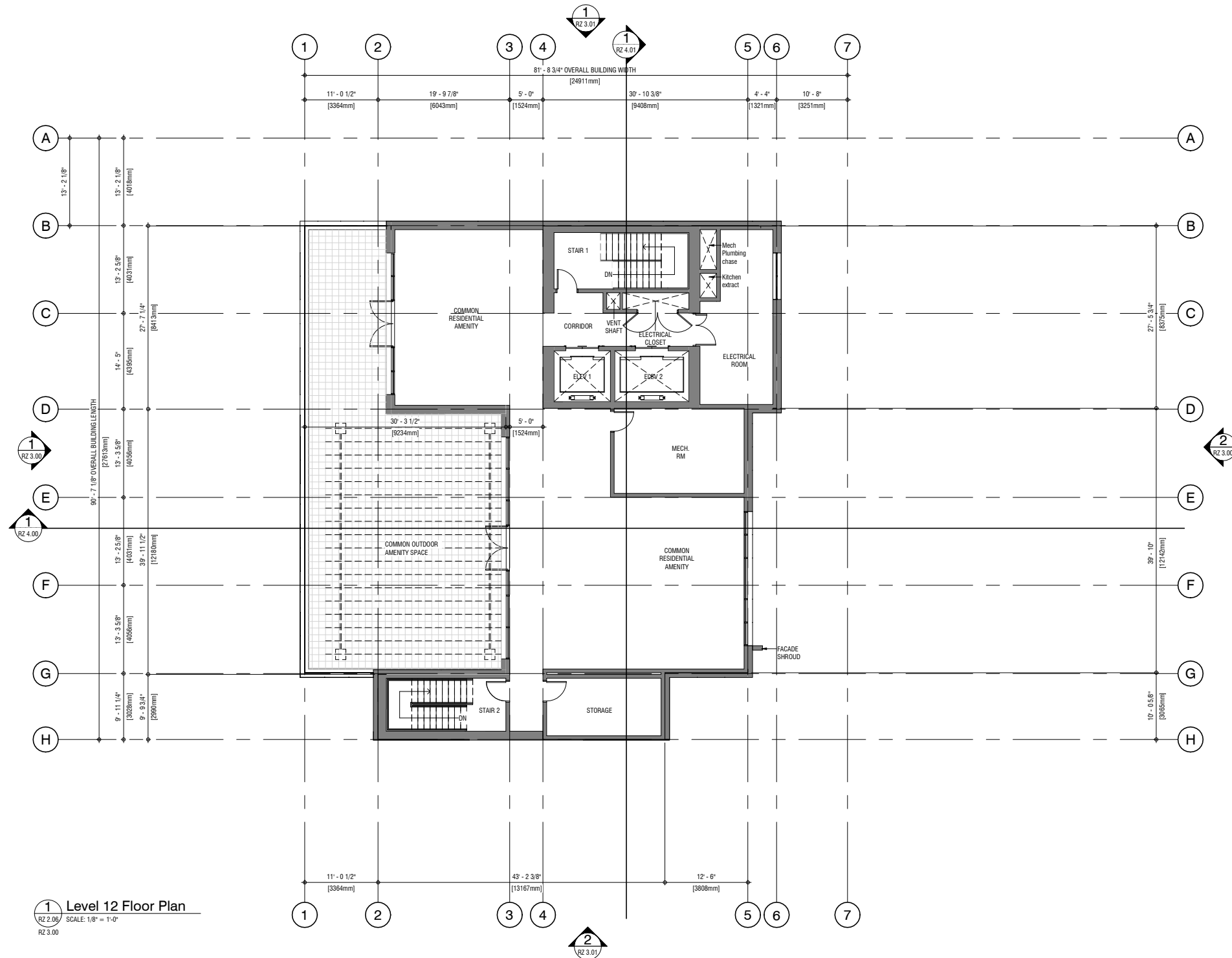
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**1** Level 12 Floor Plan  
RZ 2.06 SCALE: 1/8" = 1'-0"  
RZ 3.00

LEVEL 12 FLOOR PLAN

**RENFREW SUPPORTIVE HOUSING**  
2930 Renfrew Street, Vancouver, BC

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ROOF PLAN

**RENFREW SUPPORTIVE HOUSING**  
2930 Renfrew Street, Vancouver, BC

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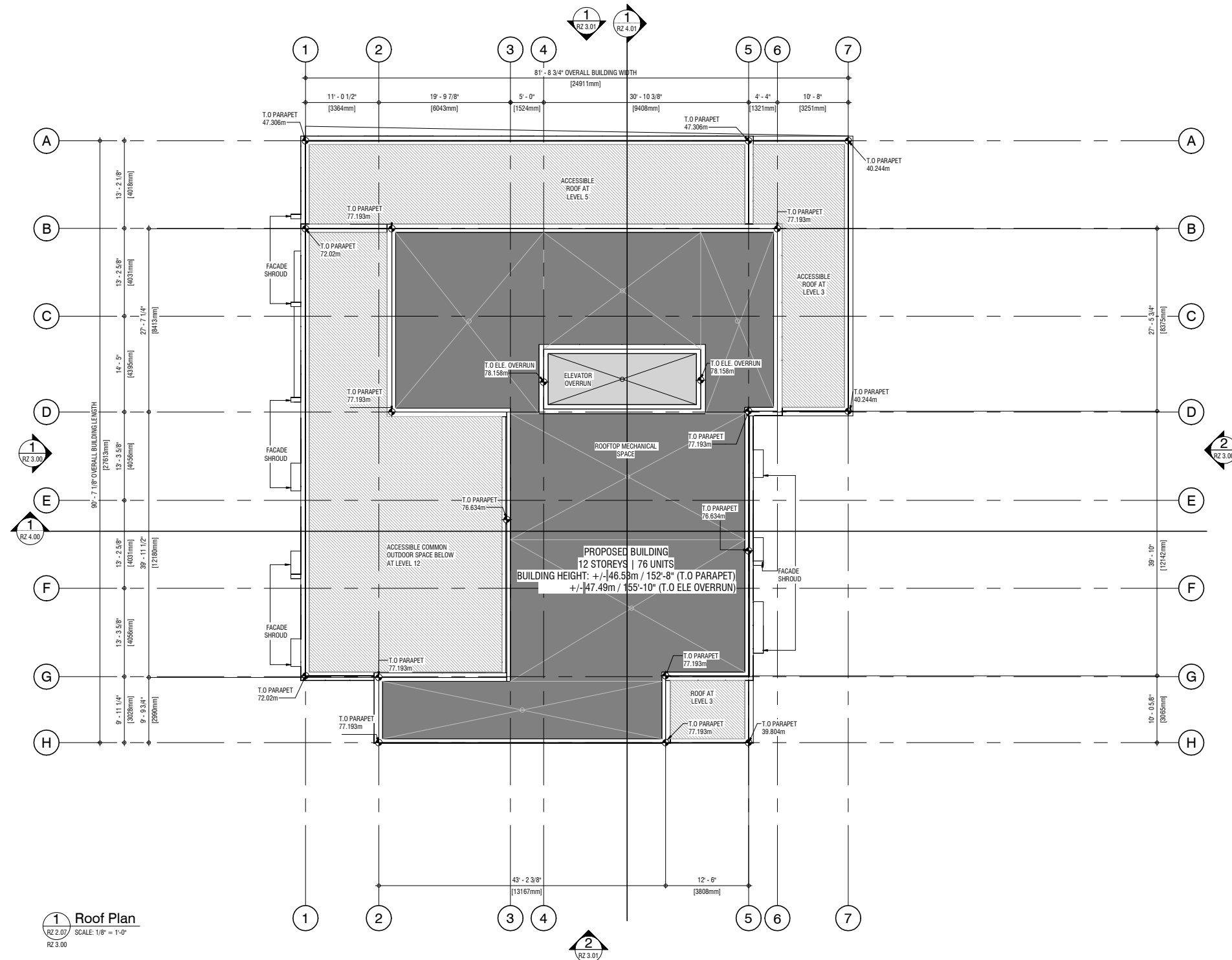
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**1 Roof Plan**  
RZ 2.07 SCALE: 1/8" = 1'-0"  
RZ 3.00

**2**  
RZ 3.01

ELEVATIONS - EAST & WEST

**RENFREW SUPPORTIVE HOUSING**  
2930 Renfrew Street, Vancouver, BC

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**1 WEST ELEVATION**  
RZ 3.00 SCALE: 1:150  
RZ 2.00



**2 EAST ELEVATION**  
RZ 3.00 SCALE: 1:150  
RZ 2.00

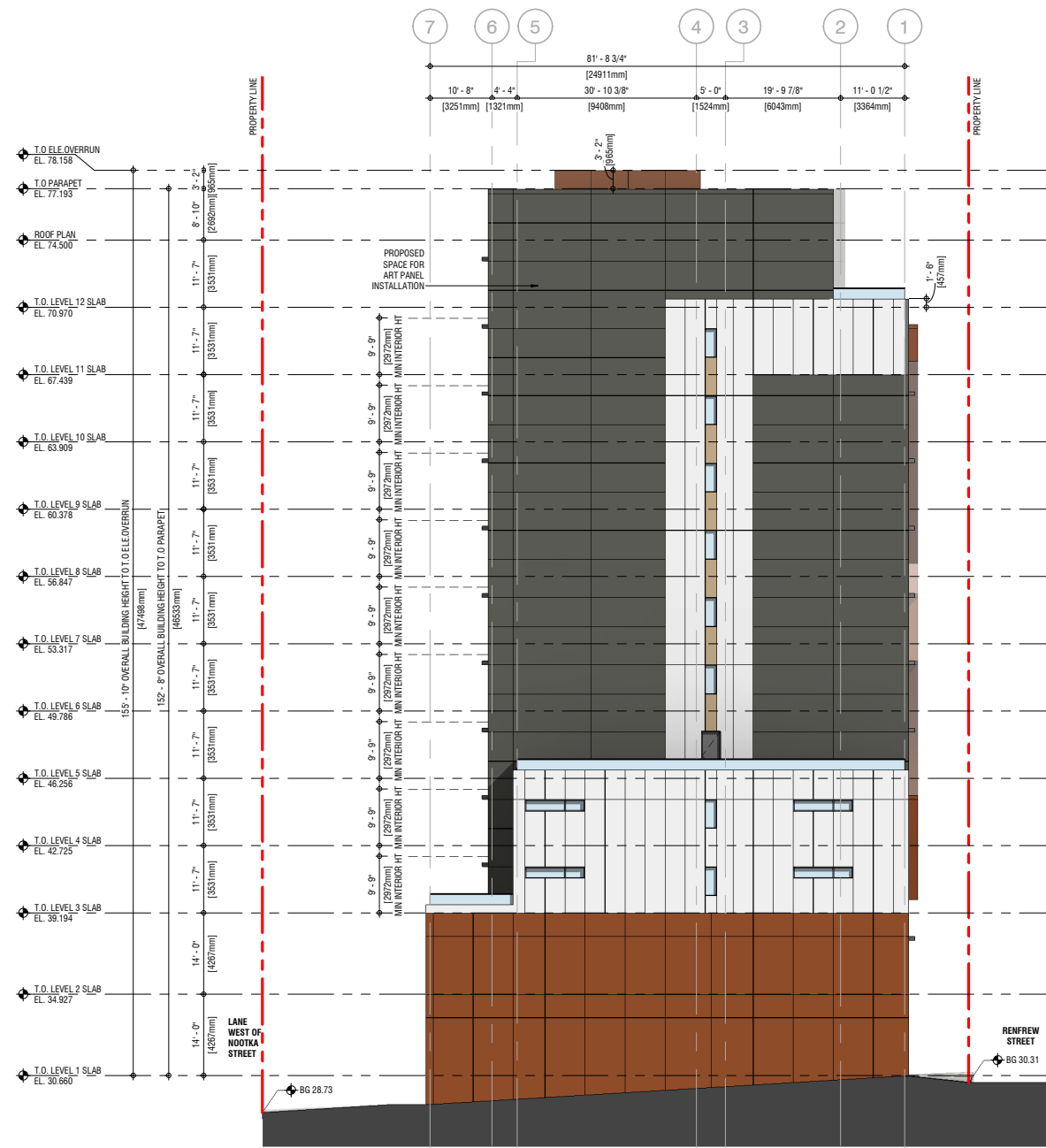


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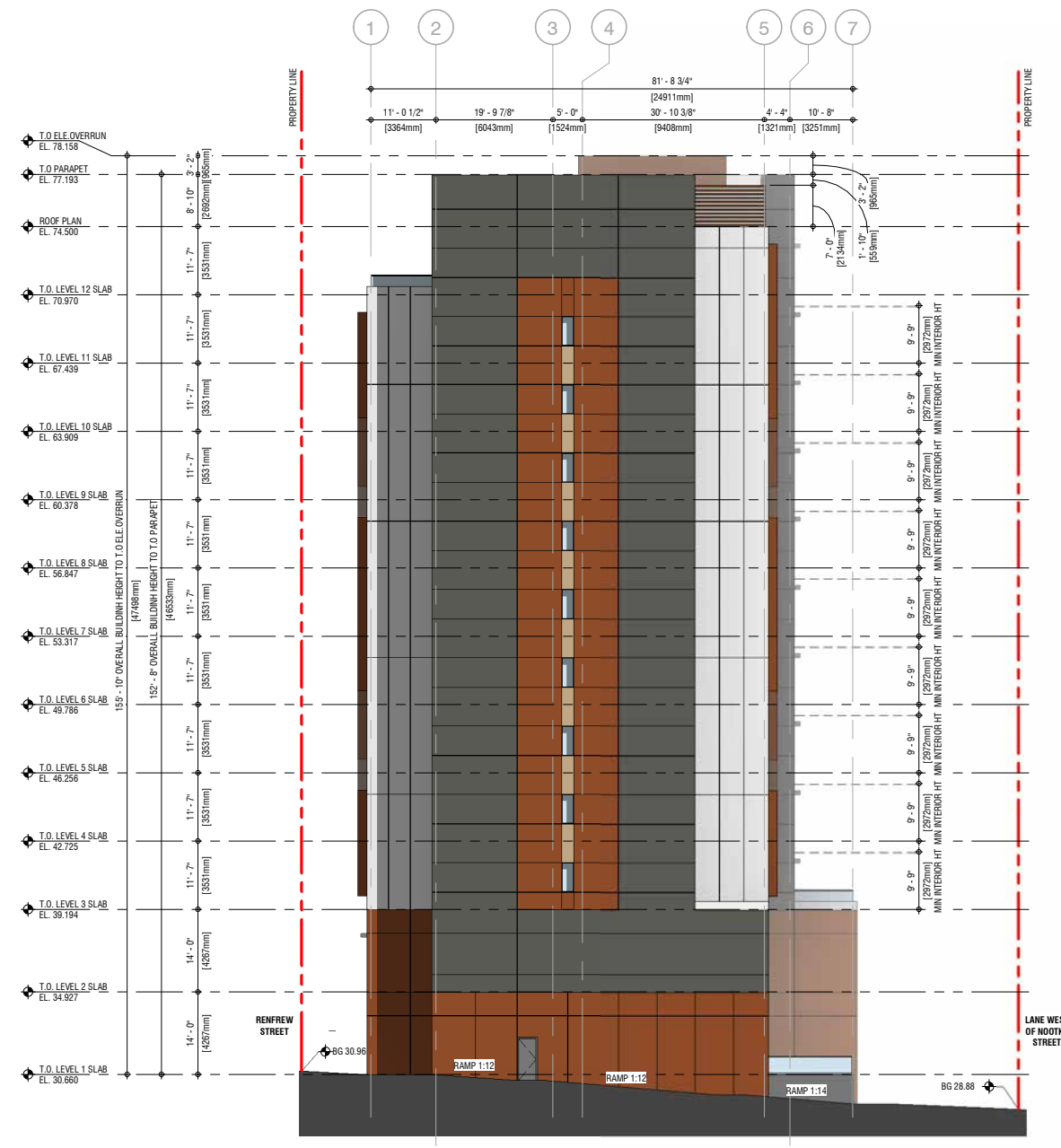
ELEVATIONS - NORTH & SOUTH

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

221188



**1 NORTH ELEVATION**  
 RZ 3.01 SCALE: 1 : 150  
 RZ 2.00



**2 SOUTH ELEVATION**  
 RZ 3.01 SCALE: 1 : 150  
 RZ 2.00

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BUILDING SECTIONS

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

221188



**1 BUILDING SECTION 1**  
 RZ 4.00 SCALE: 3/32" = 1'-0"  
 RZ 2.00

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SCALE 3/32" = 1'-0"  
 DATE 5/12/2023 10:35:34 AM  
 DRAWN BY SS, VS  
 CHECKED BY SH

DRAWING NO.

**RZ 4.00**

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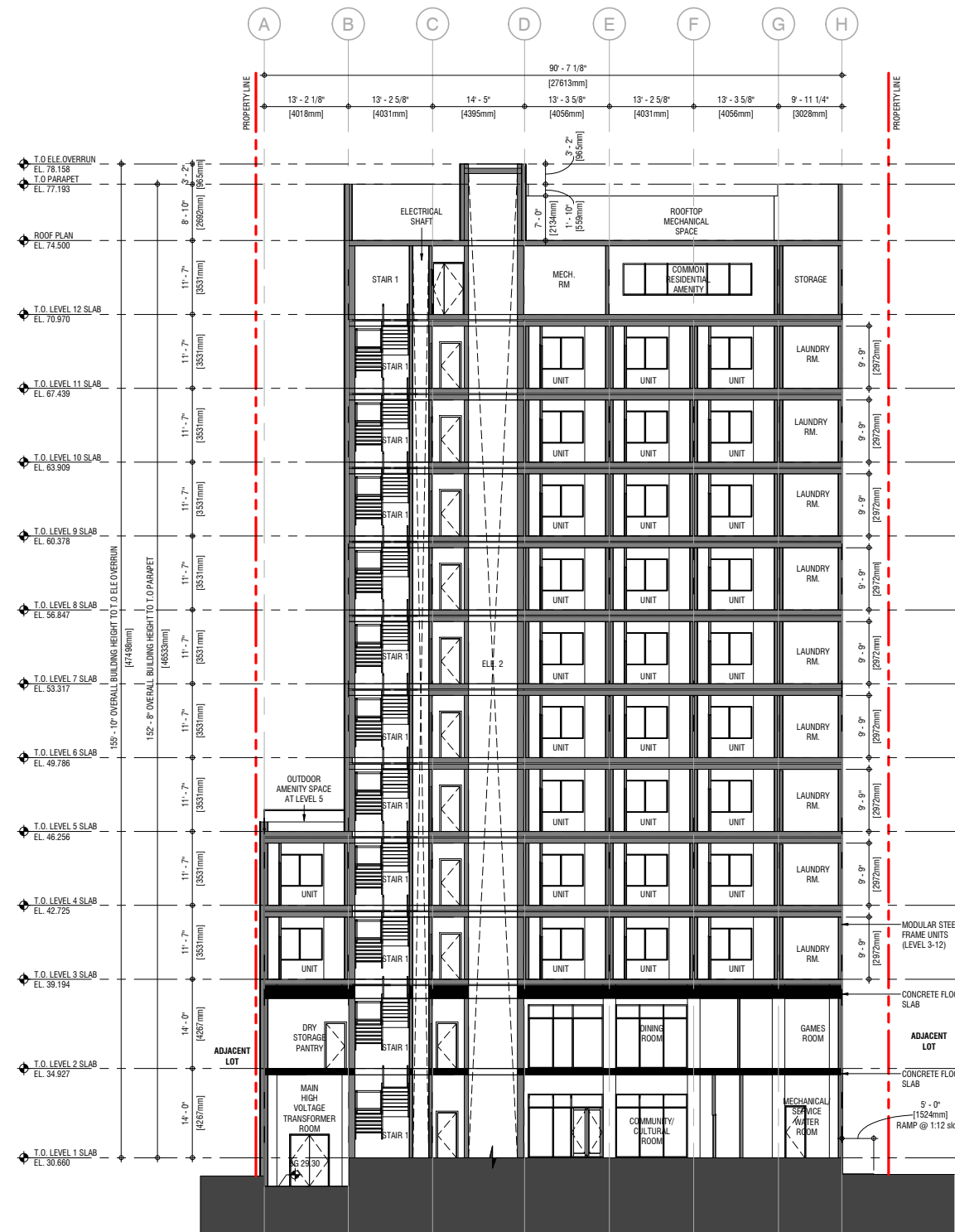


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BUILDING SECTIONS

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

221188



**1 BUILDING SECTION 2**  
 RZ 4.01 SCALE: 3/32" = 1'-0"  
 RZ.2.00

**NOT FOR CONSTRUCTION**

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REVISION DATE

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 DATE 5/12/2023 10:35:36 AM  
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 CHECKED BY Checker

DRAWING NO.

**RZ 4.01**

C:\Draw Projects\221188-A-Burn-Q02\_v1.dwg\ASB1.rvt



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UNIT TYPES

# RENFREW SUPPORTIVE HOUSING

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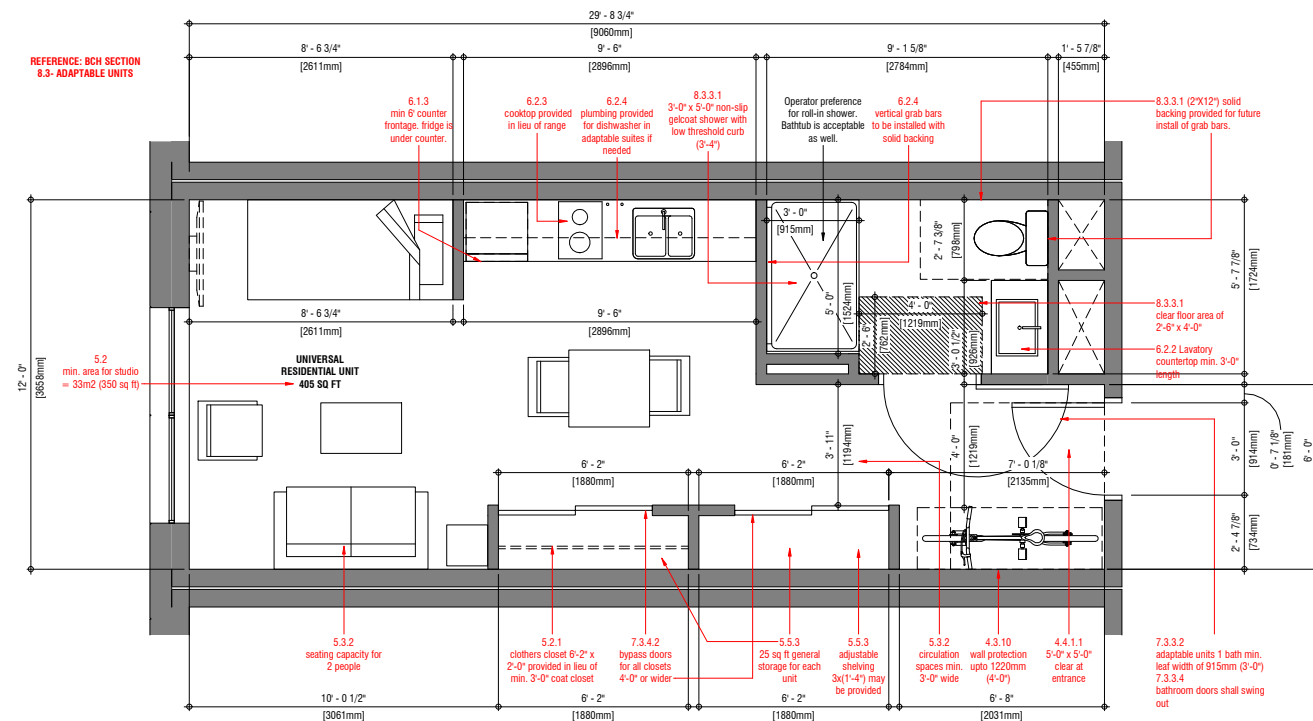
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REVISION	DATE

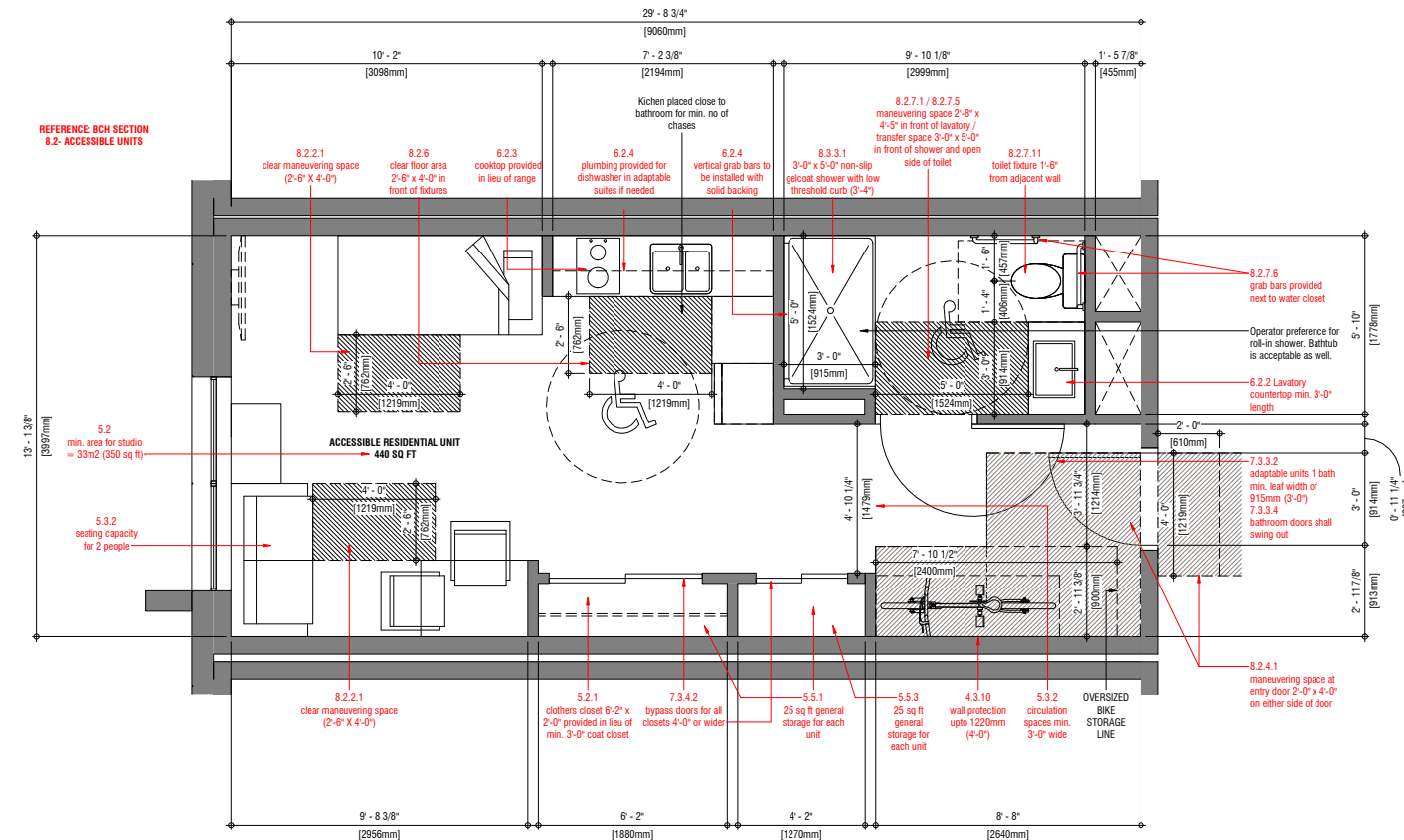
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DATE 5/12/2023 10:35:37 AM  
DRAWN BY VS  
CHECKED BY SH

DRAWING NO.

**RZ 5.00**



**1 Unit Type 1 - Universal**  
RZ 5.00 SCALE: 3/8" = 1'-0"  
RZ 3.00



**2 Unit Type 2 - Accessible**  
RZ 5.00 SCALE: 3/8" = 1'-0"  
RZ 3.00

C:\Draw Projects\221188-A-Bare-Q02\_v04\DWG\RZ5.00.dwg

# SHADOW STUDY

AT UTC = -7:00 hrs Daylight Saving Time (March, June and September)  
 Building Height considered: 46.54 m (47.49m T.O Elevator Overrun)



NORTH

MARCH EQUINOX



March 21st | 10:00am



March 21st | 12:00pm

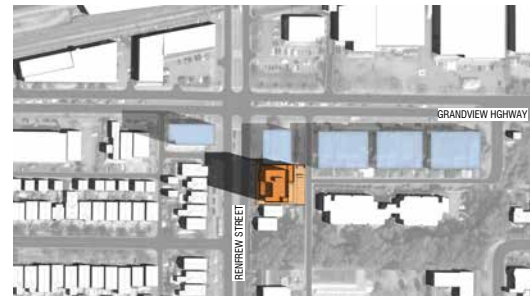


March 21st | 2:00pm



March 21st | 4:00pm

SUMMER SOLSTICE



June 21st | 10:00am



June 21st | 12:00pm



June 21st | 2:00pm

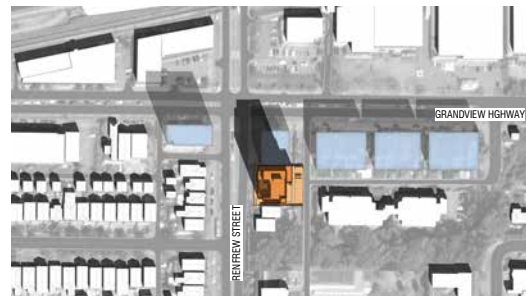


June 21st | 4:00pm

SEPTEMBER EQUINOX



September 21st | 10:00am



September 21st | 12:00pm



September 21st | 2:00pm



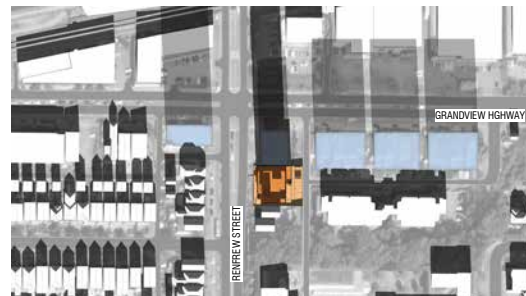
September 21st | 4:00pm

AT UTC = -8:00 hrs (December)

WINTER SOLSTICE



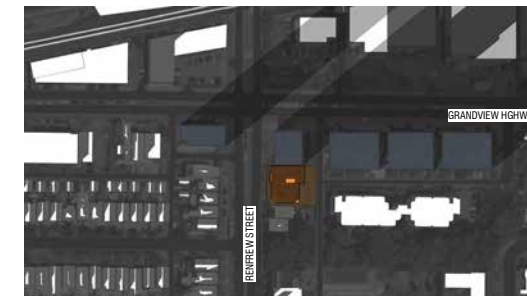
December 21st | 10:00am



December 21st | 12:00pm



December 21st | 2:00pm



December 21st | 4:00pm



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SHADOW STUDY

**RENFREW SUPPORTIVE HOUSING**  
 2930 Renfrew Street, Vancouver, BC

221188

**NOT FOR CONSTRUCTION**

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REVISION	DATE

SCALE	
DATE	5/12/2023 10:35:46 AM
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DRAWING NO.

**RZ 6.00**

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