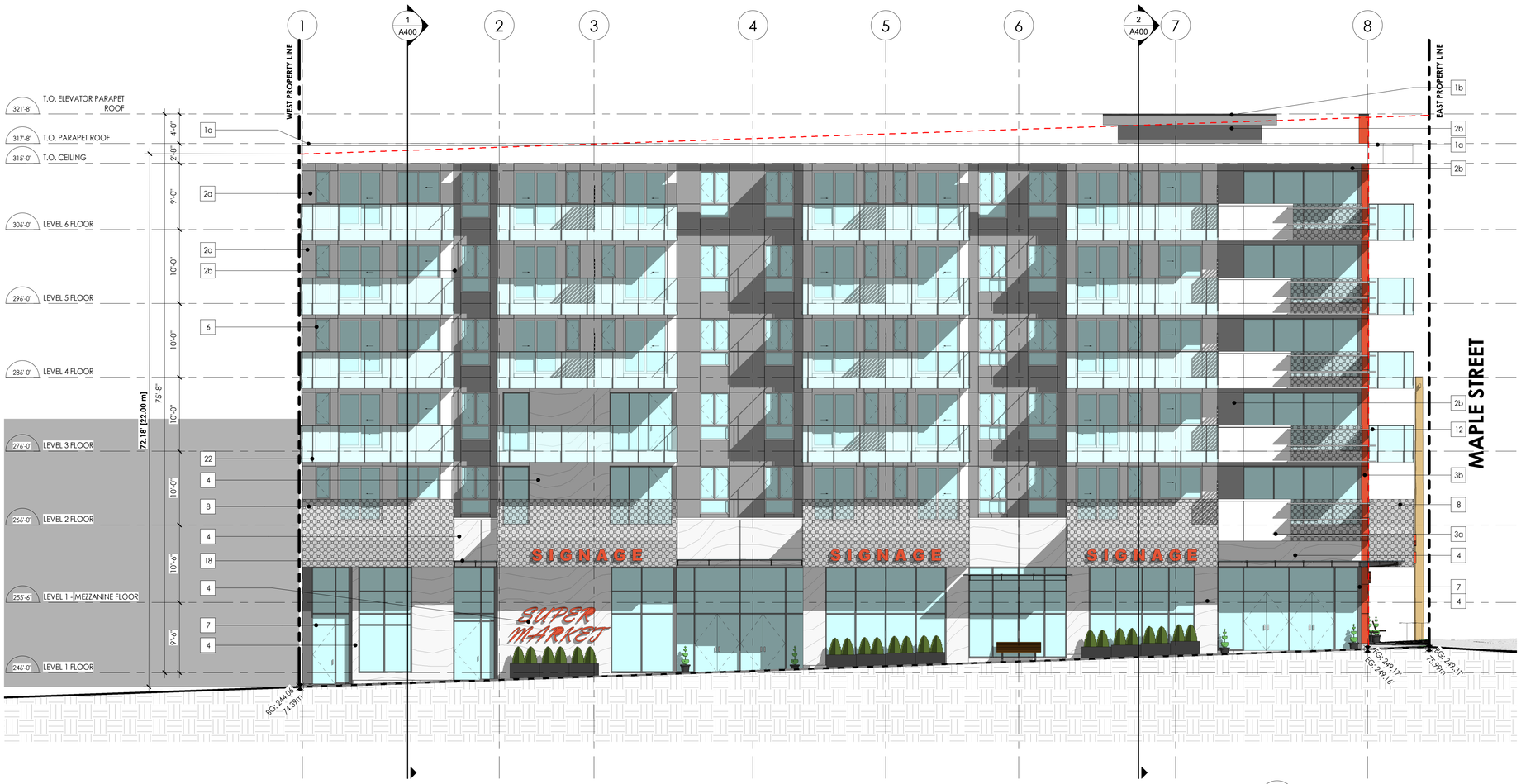


1 **SOUTH ELEVATION (W 41ST AVE)**
SCALE: 1/8" = 1'-0"

MATERIAL LEGEND

1. **PREFINISHED ALUMINUM GUTTER AND FLASHING**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, 2128-10 BLACK BEAUTY
   COLOUR c = BENJAMIN MOORE, OC-26 SILVER STAIN
2. **HARDIE PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, HC-166 KENDALL CHARCOAL
3. **ALUCOBOND METAL PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = ORANGE
4. **GRANITE MARBLE TEXTURE**
   BENJAMIN MOORE, OC-151 WHITE
5. **SECURITY GATE W/ OVERHEAD DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
6. **VINYLE FRAMED WINDOW/DOOR**
   BENJAMIN MOORE, OC-151 WHITE
7. **ALUMINUM STOREFRONT, DOOR, WINDOW**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
8. **FACE-MOUNTED PERFORATED METAL GUARDRAIL**
9. **METEAL EXIT DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
10. **ALUMINUM PRIVACY SCREEN**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
11. **CORRUGATED METAL SIDING**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
12. **ALUMINUM HORIZONTAL FINS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY (TBD)
13. **ALUMINUM SIGNAGE**
    ORANGE
14. **VISION GLASS**
15. **SPANDREL GLASS**
    TBD
16. **FACE-MOUNTED METAL PICKET GUARDRAIL**
17. **SEALED CAST-IN-PLACE CONCRETE, SMOOTH FINISH**
18. **GLASS CANOPY**
19. **ALUMINUM SOFFIT**
    DARK BAMBOO
20. **EXHAUST / INTAKE LOUVERS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
21. **TRIM AND FASCIA BOARD, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE
22. **FACE-MOUNTED METAL GLASS GUARDRAIL**
23. **SMOOTH WOOD COLUMN, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE

NO.	DATE	DESCRIPTION

REVISIONS:

NO.	DATE	DESCRIPTION
1a	JUN 16, 2026	DP SUBMISSION
1	JAN 30, 2026	DP SUBMISSION
0	NOV 14, 2025	SCHEMATIC DESIGN 05 - FUTURE D.
0	OCT 31, 2025	SCHEMATIC DESIGN 04 - DAYCARE
0	OCT 16, 2025	SCHEMATIC DESIGN 03 - DAYCARE
0	OCT 03, 2025	SCHEMATIC DESIGN 03 - DAYCARE
NO.	DATE	DESCRIPTION

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SEAL:

REGISTERED ARCHITECT JAN Y. X. GUAN BRITISH COLUMBIA
2026-06-16

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PROJECT NAME:

WEST 41ST AVE. MIXED-USE DEVELOPMENT

ADDRESS: 2001-2021 W 41ST AVE

DRAWN BY:	ISSUE #
GA	1a
SCALE:	PROJECT NO:
AS SHOWN	GA-G266

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SHEET TITLE:

SOUTH ELEVATION (W 41ST AVE)

REVISION NO:	SHEET NO:
	A300

CP STAMP:

CITY STAMP:



1 **NORTH ELEVATION (LANE)**
SCALE: 1/8" = 1'-0"

MATERIAL LEGEND

1. **PREFINISHED ALUMINUM GUTTER AND FLASHING**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, 2128-10 BLACK BEAUTY
   COLOUR c = BENJAMIN MOORE, OC-26 SILVER STAIN
2. **HARDIE PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, HC-166 KENDALL CHARCOAL
3. **ALUCOBOND METAL PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = ORANGE
4. **GRANITE MARBLE TEXTURE**
   BENJAMIN MOORE, OC-151 WHITE
5. **SECURITY GATE W/ OVERHEAD DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
6. **VINYLE FRAMED WINDOW/DOOR**
   BENJAMIN MOORE, OC-151 WHITE
7. **ALUMINUM STOREFRONT, DOOR, WINDOW**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
8. **FACE-MOUNTED PERFORATED METAL GUARDRAIL**
9. **METEAL EXIT DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
10. **ALUMINUM PRIVACY SCREEN**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
11. **CORRUGATED METAL SIDING**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
12. **ALUMINUM HORIZONTAL FINS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY (TBD)
13. **ALUMINUM SIGNAGE**
    ORANGE
14. **VISION GLASS**
15. **SPANDREL GLASS**
    TBD
16. **FACE-MOUNTED METAL PICKET GUARDRAIL**
17. **SEALED CAST-IN-PLACE CONCRETE, SMOOTH FINISH**
18. **GLASS CANOPY**
19. **ALUMINUM SOFFIT**
    DARK BAMBOO
20. **EXHAUST / INTAKE LOUVERS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
21. **TRIM AND FASCIA BOARD, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE
22. **FACE-MOUNTED METAL GLASS GUARDRAIL**
23. **SMOOTH WOOD COLUMN, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE

NO.	DATE	DESCRIPTION

REVISIONS:

NO.	DATE	DESCRIPTION
1a	JUN 16, 2026	DP SUBMISSION
1	JAN 30, 2026	DP SUBMISSION
0	NOV 14, 2025	SCHEMATIC DESIGN 05 - FUTURE D.
0	OCT 31, 2025	SCHEMATIC DESIGN 04 - DAYCARE
0	OCT 16, 2025	SCHEMATIC DESIGN 03 - DAYCARE
0	OCT 03, 2025	SCHEMATIC DESIGN 03 - DAYCARE

ISSUE:

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SEAL:

REGISTERED ARCHITECT JAN Y. X. GUAN BRITISH COLUMBIA
2026-06-16

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PROJECT NAME:

WEST 41ST AVE. MIXED-USE DEVELOPMENT

ADDRESS: 2001-2021 W 41ST AVE

DRAWN BY:	ISSUE #
GA	1a
SCALE:	PROJECT NO:
AS SHOWN	**GA-G266**

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SHEET TITLE:

NORTH ELEVATION (LANE)

REVISION NO:	SHEET NO:
	A301

CP STAMP:

CITY STAMP:



1 **EAST ELEVATION (MAPLE STREET)**
SCALE: 1/8" = 1'-0"

MATERIAL LEGEND

1. **PREFINISHED ALUMINUM GUTTER AND FLASHING**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, 2128-10 BLACK BEAUTY
   COLOUR c = BENJAMIN MOORE, OC-26 SILVER STAIN
2. **HARDIE PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, HC-166 KENDALL CHARCOAL
3. **ALUCOBOND METAL PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = ORANGE
4. **GRANITE MARBLE TEXTURE**
   BENJAMIN MOORE, OC-151 WHITE
5. **SECURITY GATE W/ OVERHEAD DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
6. **VINYLE FRAMED WINDOW/DOOR**
   BENJAMIN MOORE, OC-151 WHITE
7. **ALUMINUM STOREFRONT, DOOR, WINDOW**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
8. **FACE-MOUNTED PERFORATED METAL GUARDRAIL**
9. **METEAL EXIT DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
10. **ALUMINUM PRIVACY SCREEN**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
11. **CORRUGATED METAL SIDING**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
12. **ALUMINUM HORIZONTAL FINS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY (TBD)
13. **ALUMINUM SIGNAGE**
    ORANGE
14. **VISION GLASS**
15. **SPANDREL GLASS**
    TBD
16. **FACE-MOUNTED METAL PICKET GUARDRAIL**
17. **SEALED CAST-IN-PLACE CONCRETE, SMOOTH FINISH**
18. **GLASS CANOPY**
19. **ALUMINUM SOFFIT**
    DARK BAMBOO
20. **EXHAUST / INTAKE LOUVERS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
21. **TRIM AND FASCIA BOARD, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE
22. **FACE-MOUNTED METAL GLASS GUARDRAIL**
23. **SMOOTH WOOD COLUMN, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE

NO.	DATE	DESCRIPTION

REVISIONS:

NO.	DATE	DESCRIPTION
1a	JUN 16, 2026	DP SUBMISSION
1	JAN 30, 2026	DP SUBMISSION
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0	OCT 31, 2025	SCHEMATIC DESIGN 04 - DAYCARE
0	OCT 16, 2025	SCHEMATIC DESIGN 03 - DAYCARE
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NO.	DATE	DESCRIPTION

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SEAL:

REGISTERED ARCHITECT
IAN Y. X. GUAN
BRITISH COLUMBIA
2026-06-16

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PROJECT NAME:

WEST 41ST AVE. MIXED-USE DEVELOPMENT

ADDRESS: 2001-2021 W 41ST AVE

DRAWN BY:	ISSUE #
GA	1a
SCALE:	PROJECT NO:
AS SHOWN	**GA-G266**

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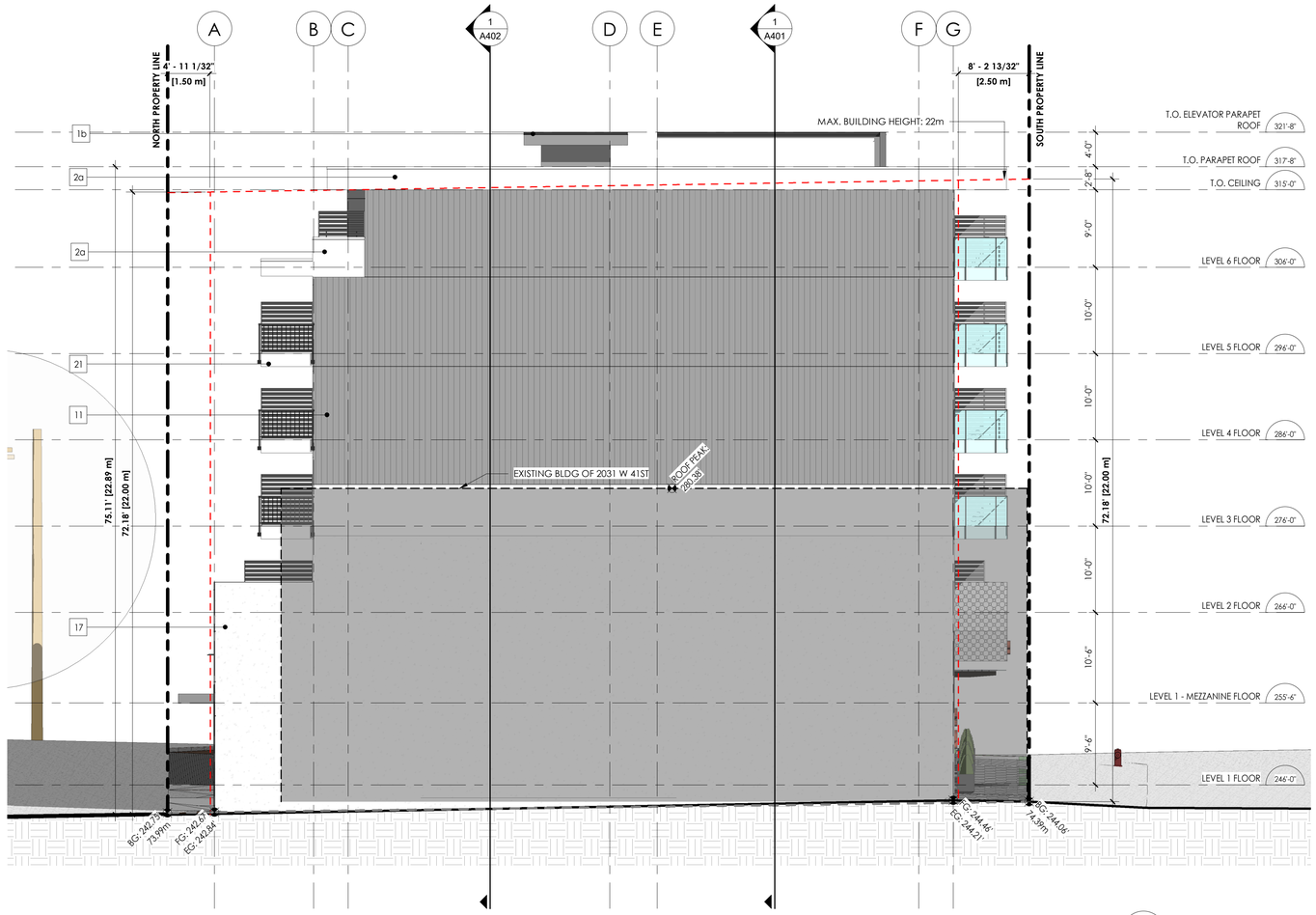
SHEET TITLE:

EAST ELEVATION (MAPLE STREET)

REVISION NO:	SHEET NO:
	A302

CP STAMP:

CITY STAMP:



1 **WEST ELEVATION**
SCALE: 1/8" = 1'-0"

MATERIAL LEGEND

1. **PREFINISHED ALUMINUM GUTTER AND FLASHING**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, 2128-10 BLACK BEAUTY
   COLOUR c = BENJAMIN MOORE, OC-26 SILVER STAIN
2. **HARDIE PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = BENJAMIN MOORE, HC-166 KENDALL CHARCOAL
3. **ALUCOBOND METAL PANEL**
   COLOUR a = BENJAMIN MOORE, OC-151 WHITE
   COLOUR b = ORANGE
4. **GRANITE MARBLE TEXTURE**
   BENJAMIN MOORE, OC-151 WHITE
5. **SECURITY GATE W/ OVERHEAD DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
6. **VINYLE FRAMED WINDOW/DOOR**
   BENJAMIN MOORE, OC-151 WHITE
7. **ALUMINUM STOREFRONT, DOOR, WINDOW**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
8. **FACE-MOUNTED PERFORATED METAL GUARDRAIL**
9. **METEAL EXIT DOOR**
   BENJAMIN MOORE, 2128-10 BLACK BEAUTY
10. **ALUMINUM PRIVACY SCREEN**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
11. **CORRUGATED METAL SIDING**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
12. **ALUMINUM HORIZONTAL FINS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY (TBD)
13. **ALUMINUM SIGNAGE**
    ORANGE
14. **VISION GLASS**
15. **SPANDREL GLASS**
    TBD
16. **FACE-MOUNTED METAL PICKET GUARDRAIL**
17. **SEALED CAST-IN-PLACE CONCRETE, SMOOTH FINISH**
18. **GLASS CANOPY**
19. **ALUMINUM SOFFIT**
    DARK BAMBOO
20. **EXHAUST / INTAKE LOUVERS**
    BENJAMIN MOORE, 2128-10 BLACK BEAUTY
21. **TRIM AND FASCIA BOARD, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE
22. **FACE-MOUNTED METAL GLASS GUARDRAIL**
23. **SMOOTH WOOD COLUMN, PAINTED**
    BENJAMIN MOORE, OC-151 WHITE

NO.	DATE	DESCRIPTION

REVISIONS:

NO.	DATE	DESCRIPTION
1a	JUN 16, 2026	DP SUBMISSION
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NO.	DATE	DESCRIPTION

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BRITISH COLUMBIA
2026-06-16

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PROJECT NAME:

WEST 41ST AVE. MIXED-USE DEVELOPMENT

ADDRESS: 2001-2021 W 41ST AVE

DRAWN BY:	ISSUE #
GA	1a
SCALE:	PROJECT NO:
AS SHOWN	**GA-G266**

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SHEET TITLE:

WEST ELEVATION

REVISION NO:	SHEET NO:
	A303

CP STAMP:

CITY STAMP: