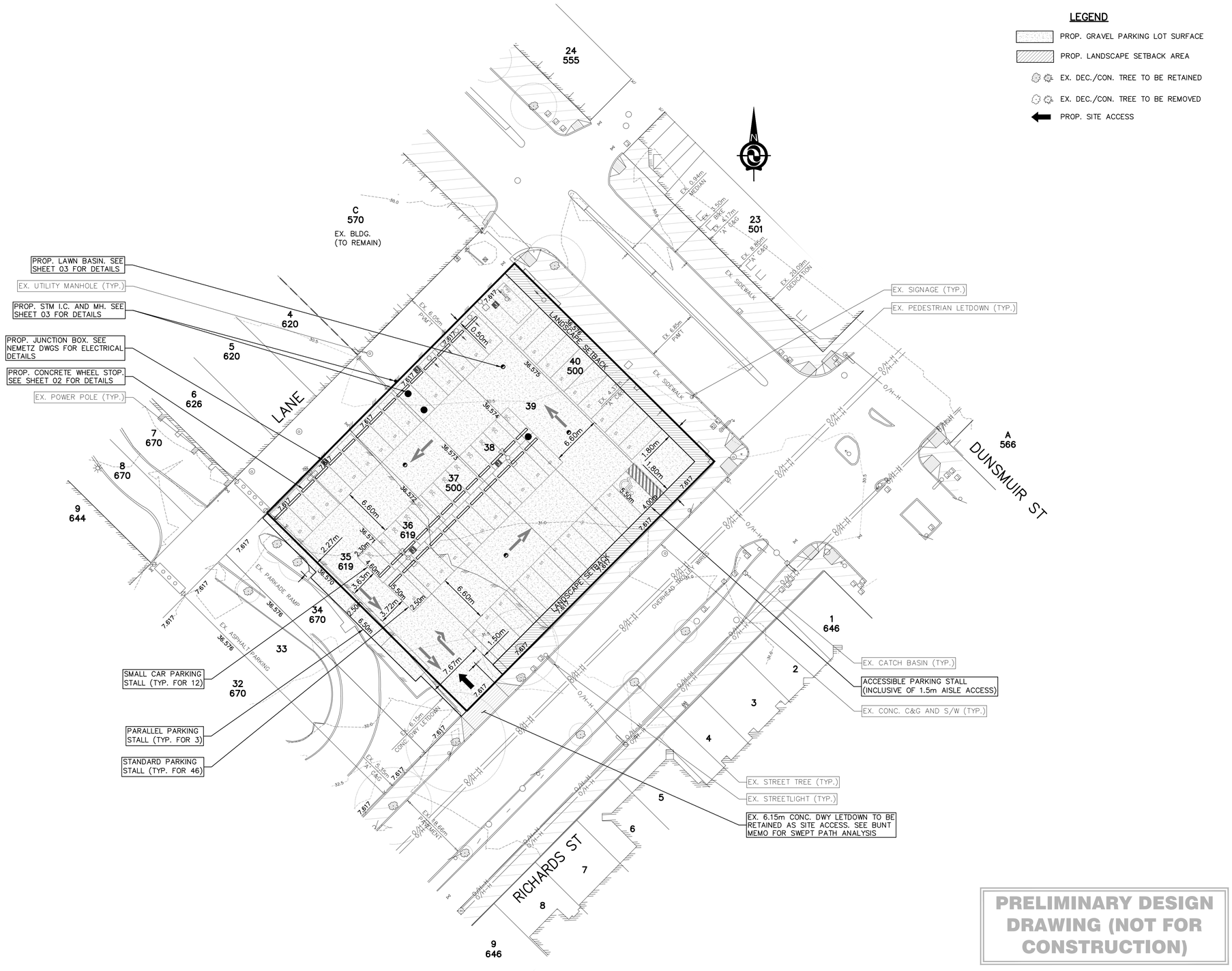


PROJECT DATA:

CIVIC ADDRESS:

LOTS 37–40: 500 DUNSMUIR STREET, VANCOUVER, BC
LOTS 35 & 36 619 RICHARDS STREET, VANCOUVER, BC

LEGAL ADDRESS:

LOTS 35–40, BLOCK 44, DISTRICT LOT 541, NEW WESTMINSTER DISTRICT, PLAN 210

SITE AREA:

1671.6 m^2

SETBACKS AND BUFFERS:

– 1.8m LANDSCAPE SETBACK ALONG DUNSMUIR ST & RICHARDS ST IN ACCORDANCE WITH SECTION 4.6.5 OF PARKING BYLAW,

– 1.5m CLEARANCE APPLIED FROM FIRST ON–SITE STALL AND ADJACENT DRIVEWAY ACCESS CONSISTENT WITH REQUIREMENTS FOR ON–STREET PARKING, SIGHTLINES AND TURNING MOVEMENTS

– 0.5m OFFSET MAINTAINED BETWEEN WEST SIDE STALLS AND THE LANE TO REDUCE CONFLICTS WITH EX. POWER POLES.

ON–SITE PARKING SUMMARY:

PROPOSED SURFACE PARKING LOT ACCOMMODATES A TOTAL OF 62 STALLS, CONSISTING OF:

– 1 ACCESSIBLE PARKING SPACE,

– 3 PARALLEL PARKING SPACES,

– 12 SMALL–CAR PARKING SPACES AND,

– 46 STANDARD PARKING SPACES

PRELIMINARY DESIGN DRAWING (NOT FOR CONSTRUCTION)

DRAWINGS BASED ON H.Y. & ASSOCIATES LAND SURVEYING LTD. TOPOGRAPHIC DRAWING 29888 TO DATED: 2022-06-05

DRAWING PATH: E:\PROJECTS\256654\ENGINEERING (DESIGN)\256654-C04P.DWG [C04P] PLOT FILE UPDATED: JUNE 09 2026 – 12:15:21 PM BY: DAVIDSHAHLOUNEZHAD

REV.	DATE	DESCRIPTION	BY
A	2026-06-09	ISSUED FOR DP SUBMISSION	DS

LEGAL DESCRIPTION: LOT C, BLOCK 44, PLAN 18310 AND LOTS 4-40, PLAN 210 AND LOTS A AND B, BLOCK 44, PLAN 6134 ALL OF DISTRICT LOT 514, NEW WESTMINSTER DISTRICT

SURVEY BENCHMARK: ELEVATIONS ARE DERIVED FROM CITY OF VANCOUVER CONTROL MONUMENT No. V-2175 LOCATED AT THE SE CORNER OF WEST GEORGIA ST. AND SEYMOUR ST. ELEVATION = 32.600m CVD28GVRD(2018)

I, ERWIN RADANOVIC, Professional Engineer, in good standing in and for the Province of British Columbia, hereby certify that the works as herein set out on the attached drawings have been designed to good engineering standards and in accordance with the latest edition of the City Of Vancouver Design Criteria Manual, the MMCD, and the City of Vancouver Standard Construction Documents (General Conditions, Supplementary Specifications and Supplementary Standard Drawings), adopted by the City of Vancouver.

CONSULTANT
H.Y. ENGINEERING LTD.
CIVIL ENGINEERS • BC LAND SURVEYORS • PLANNERS
#200 – 9128 152 Street, Surrey, BC V3R 4E7 TEL: 604-583-1616 FAX: 604-583-1737
www.hyengineering.com EGBC PERMIT NUMBER: 1001151

CITY OF VANCOUVER

CLIENT
HYLOFT MANAGEMENT (2015) Ltd.
200-1111 WEST GEORGIA STREET
VANCOUVER, BC V6E 4S4
PHONE: 604-688-8387 ext. 114 EMAIL: philipj@holborn.ca

TITLE: 500 DUNSMUIR ST & 619 RICHARDS ST

SITE PLAN

SEAL: PROFESSIONAL ENGINEER PROVINCE OF BRITISH COLUMBIA E. RADANOVIC 25931 PERMIT TO PRACTICE H.Y. ENGINEERING LTD.

EGBC PERMIT NO. 1001151
2026-06-10

SCALE: HOR. 1:250 VERT. N/A (0 2.5 5 7.5)
DESIGNED: DS
DRAWN: GC
REVIEWED: ER

CONSULTANT PROJ. NO.: 256654
DWG. NO.: C04
REV.: A

VANCOUVER PROJECT NUMBER: DP-2026-00351
VANCOUVER DRAWING NUMBER:

DESTROY ALL PRINTS BEARING PREVIOUS NUMBER