NOTICE OF DEVELOPMENT APPLICATION

5687 Maple Street (formerly 2021 West 41st Avenue)
DP-2026-00099

CITY OF VANCOUVER

August 12, 2026

Gradual Architecture has applied to the City of Vancouver for permission to develop on this site a new six-storey mixed-use building, consisting of:

- A total of 58 secured market rental dwelling units on levels 2-6
- One retail unit at ground level with mezzanine
- A proposed height of 22.8 m (74.9 ft.)
- A floor area of approximately 53,531 sq. ft. (3.50 Floor Space Ratio)
- All over two levels of underground parking, having vehicular access from the lane.

Under the site's existing C-2A zoning, the application is "conditional" so it may be permitted; however, it requires the decision of the Director of Planning.

We welcome your written comments on this application by **August 26, 2026**.

For more information and updates, visit: **shapeyourcity.ca/development** or scan the attached QR code:

Contact **Stephanie Li**, Project Coordinator at **604.873.7952** or **Stephanie.li@vancouver.ca**