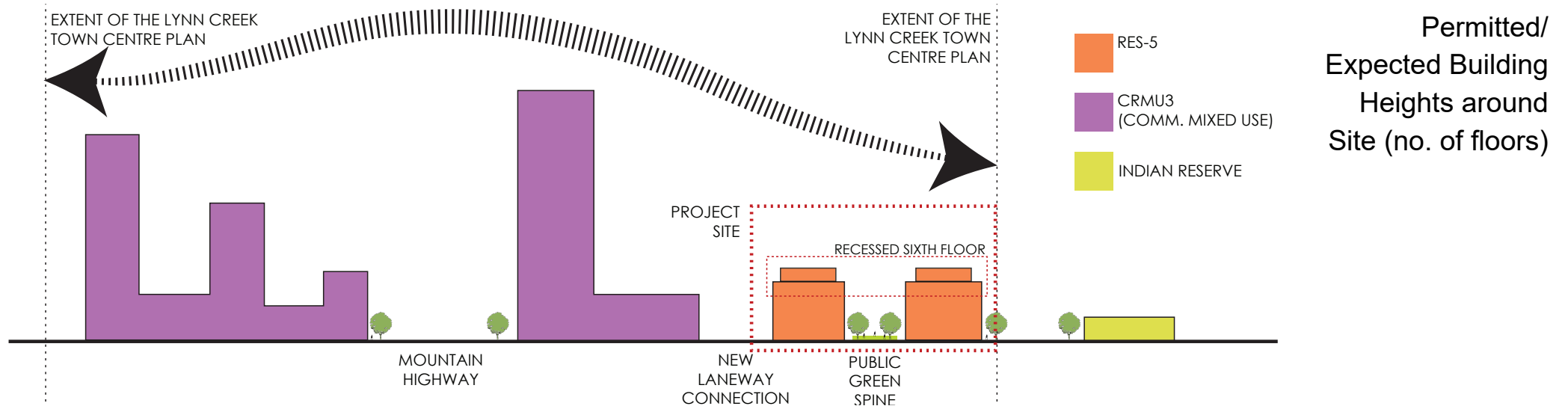
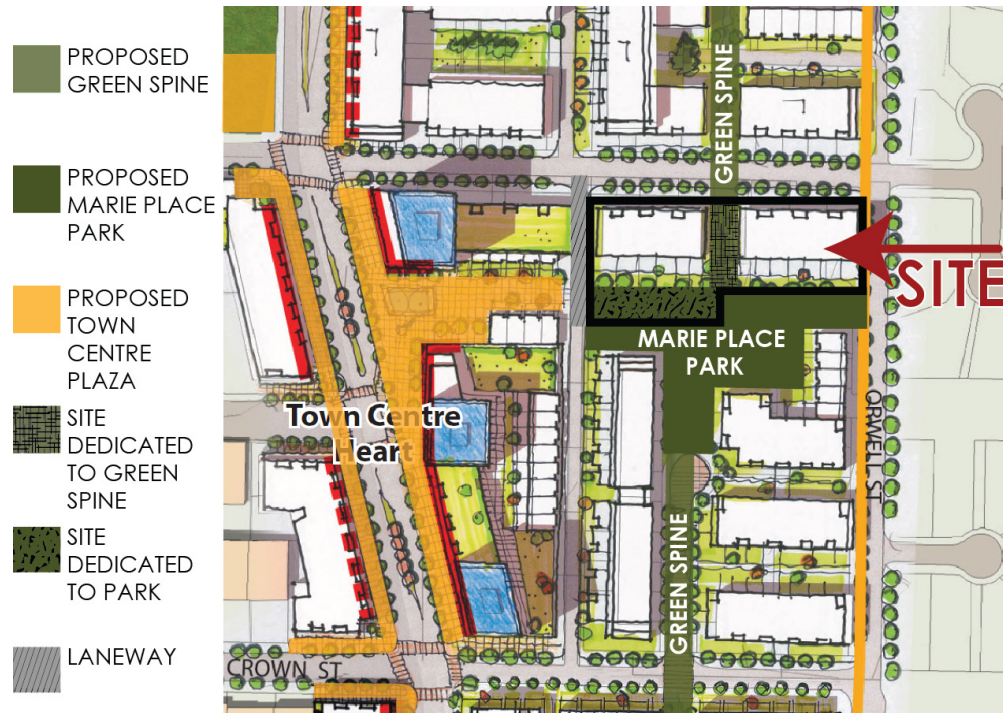


HUNTER STREET APARTMENTS

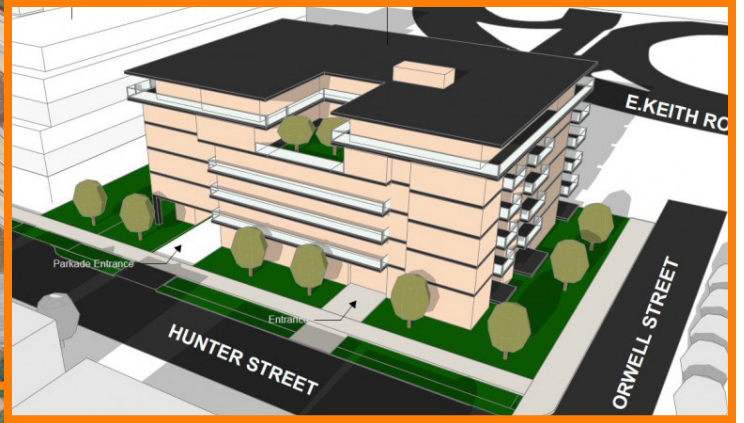
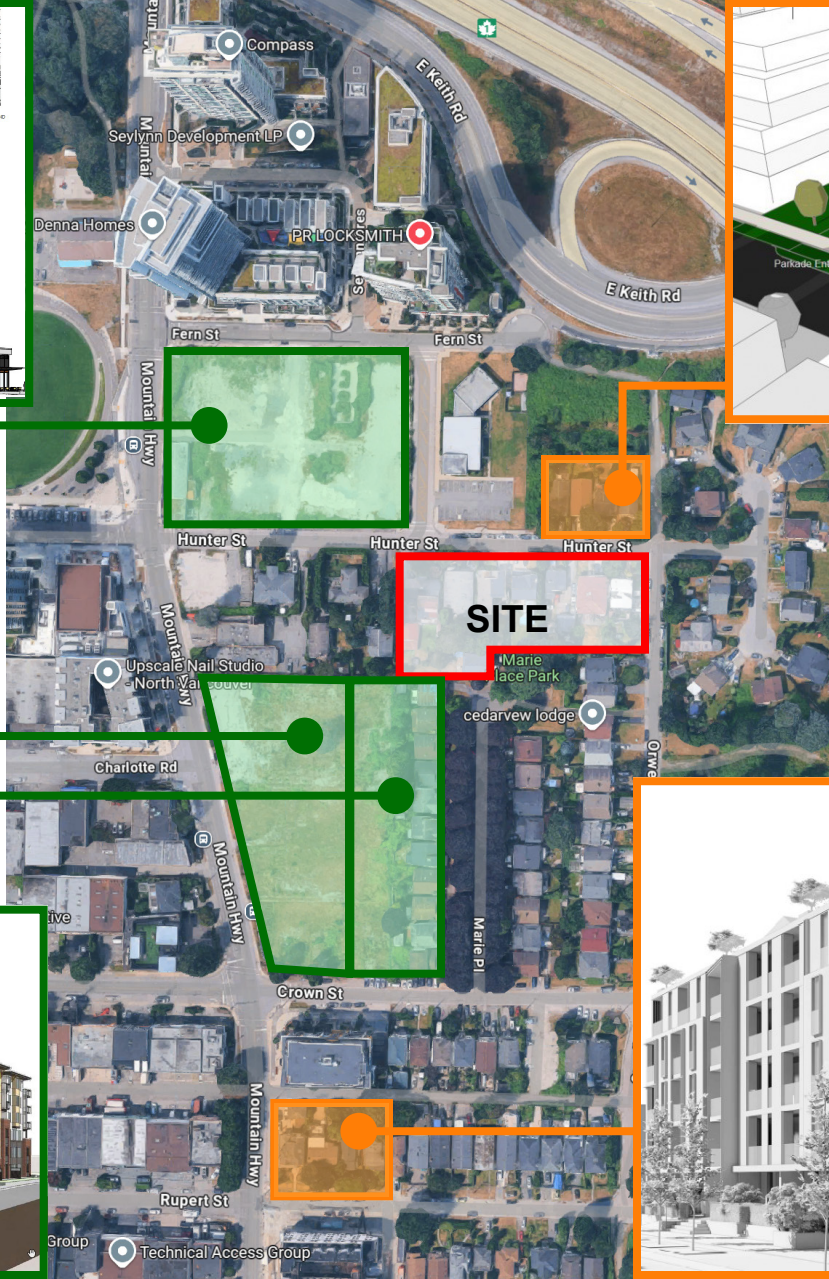
1553- 1595 HUNTER STREET & 489 MARIE PLACE,
DISTRICT OF NORTH VANCOUVER, BC



CONTEXT- LOWER LYNN TOWN CENTRE PLAN



CONTEXT



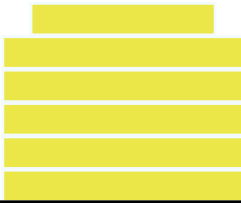
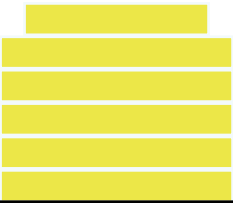
APPROVED APPLICATIONS

APPLICATIONS UNDER CONSIDERATION



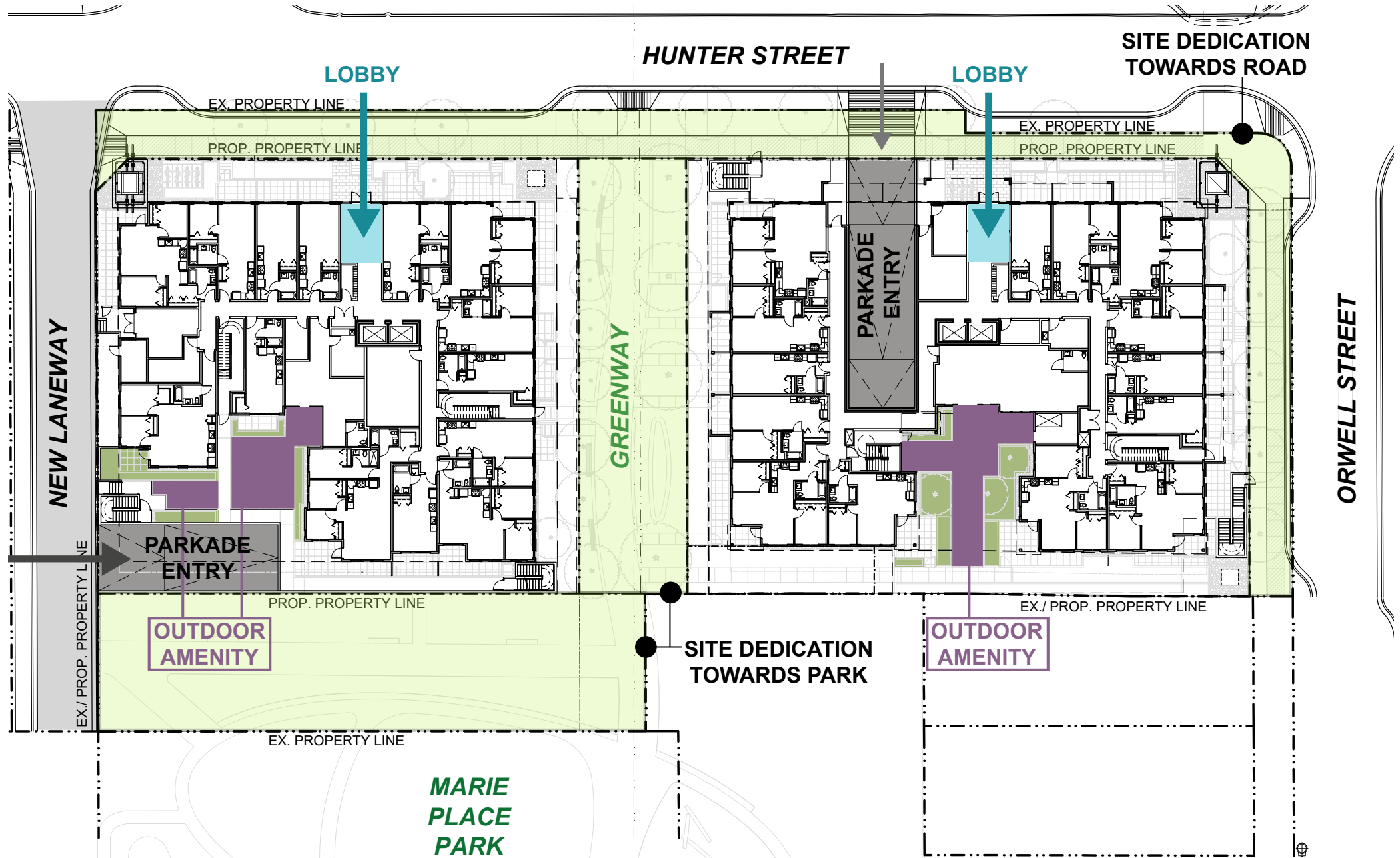
THE PROPOSAL

Engage Architecture has submitted a preliminary planning application to construct 2 apartment buildings at a site at 1553 to 1595 Hunter Street and 489 Marie Place.

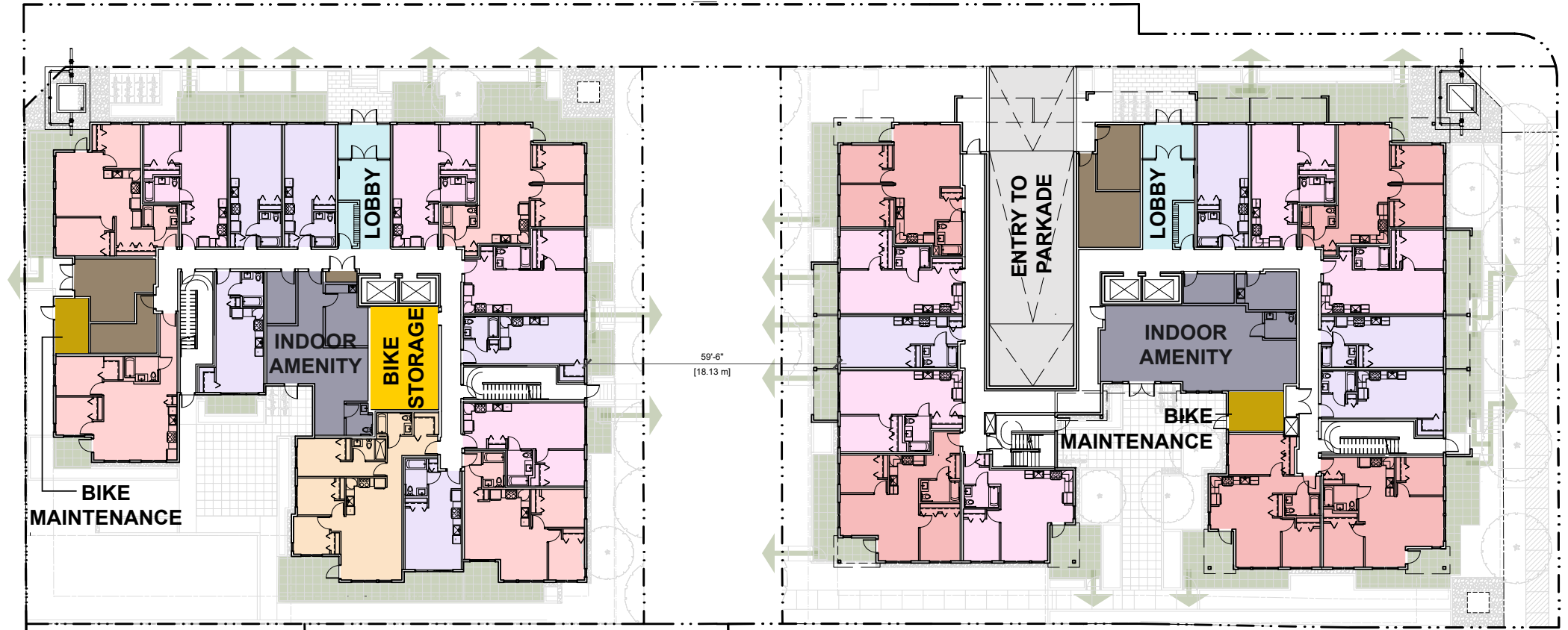
| | Existing | Proposed | |
|-----------------------------|--|---|--|
| Zoning: | Res5/ Res6 | CD | |
| Site Conditions (Areas): | 100% | 70% | 30% of the site area has been dedicated towards the public Greenway, Marie Place Park and road widening. |
| | West Building | East Building | |
| |  |  | |
| | | Greenway | |
| | 6 storey building | 6 storey building | Total |
| No. of Units: | 95 | 106 | 201 |
| Provided Bike Parking: | 160 | 182 | 342 |
| Provided Vehicular Parking: | 42 | 45 | 87 |



SITE PLAN



GROUND LEVEL PLAN

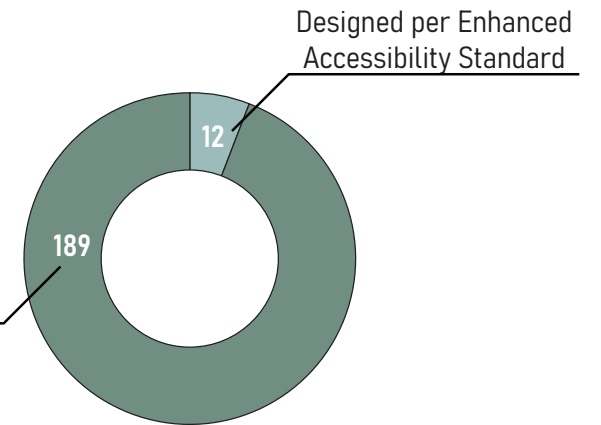


- SERVICE SPACES
- STUDIOS
- 1 BEDROOMS
- 2 BEDROOMS
- 3 BEDROOMS

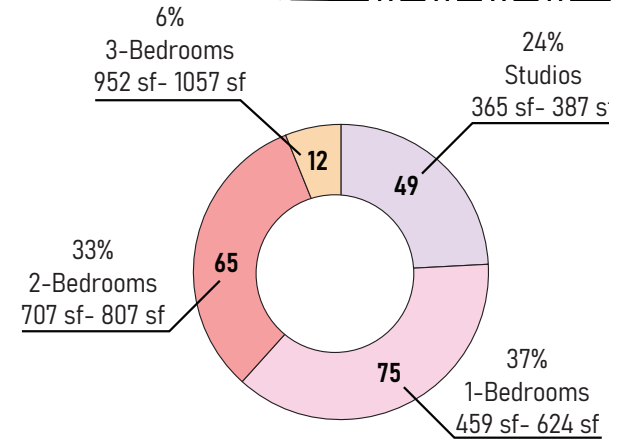
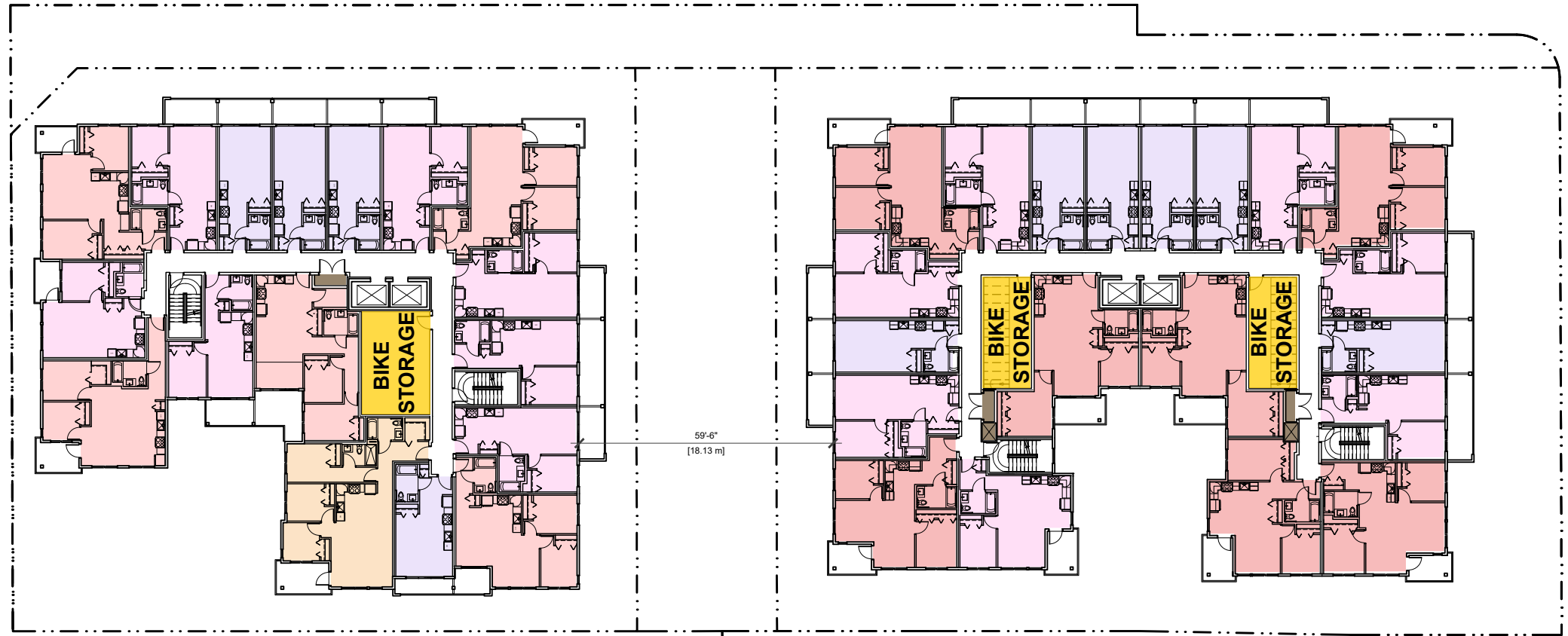
Features:

1. Units facing greenway and street have direct Patio access.
2. Bike maintenance facilities to encourage active transport.
3. Connected indoor and outdoor amenities for both buildings.
4. Separate parkdaes for both buildings.

All units designed to provide basic Accessible Design per District Guidelines



FLOOR PLANS



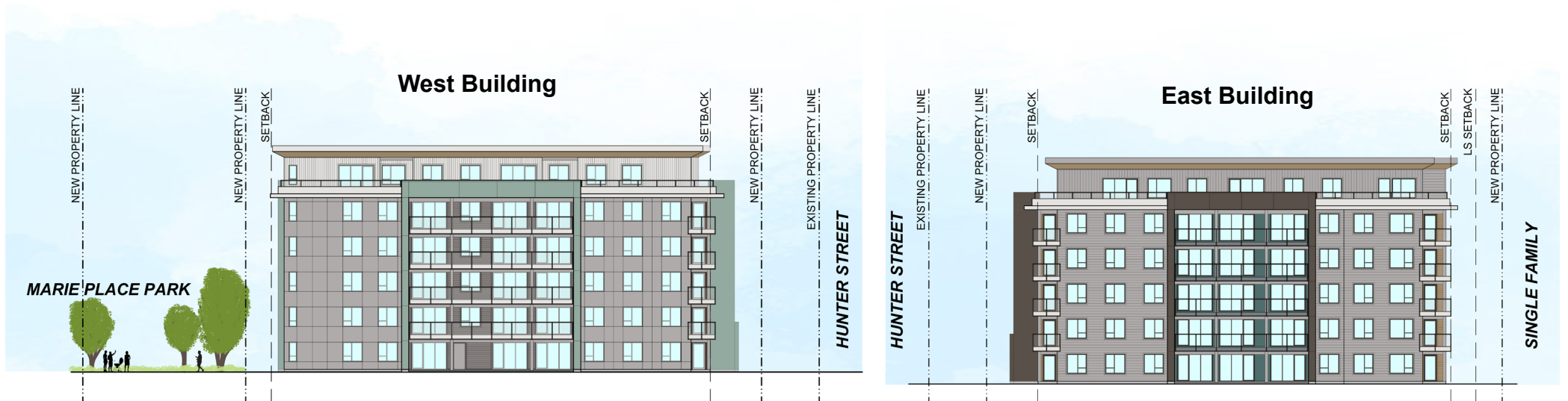
Features:

1. Bike Storage rooms on every floor for enhanced security and ease of use.
2. Varied Unit typologies from Studios to 3 bedrooms.

BUILDING ELEVATIONS



Streetscape from Hunter Street to North



Elevations from greenway between the two buildings

COLOUR SCHEMES AND MATERIALS

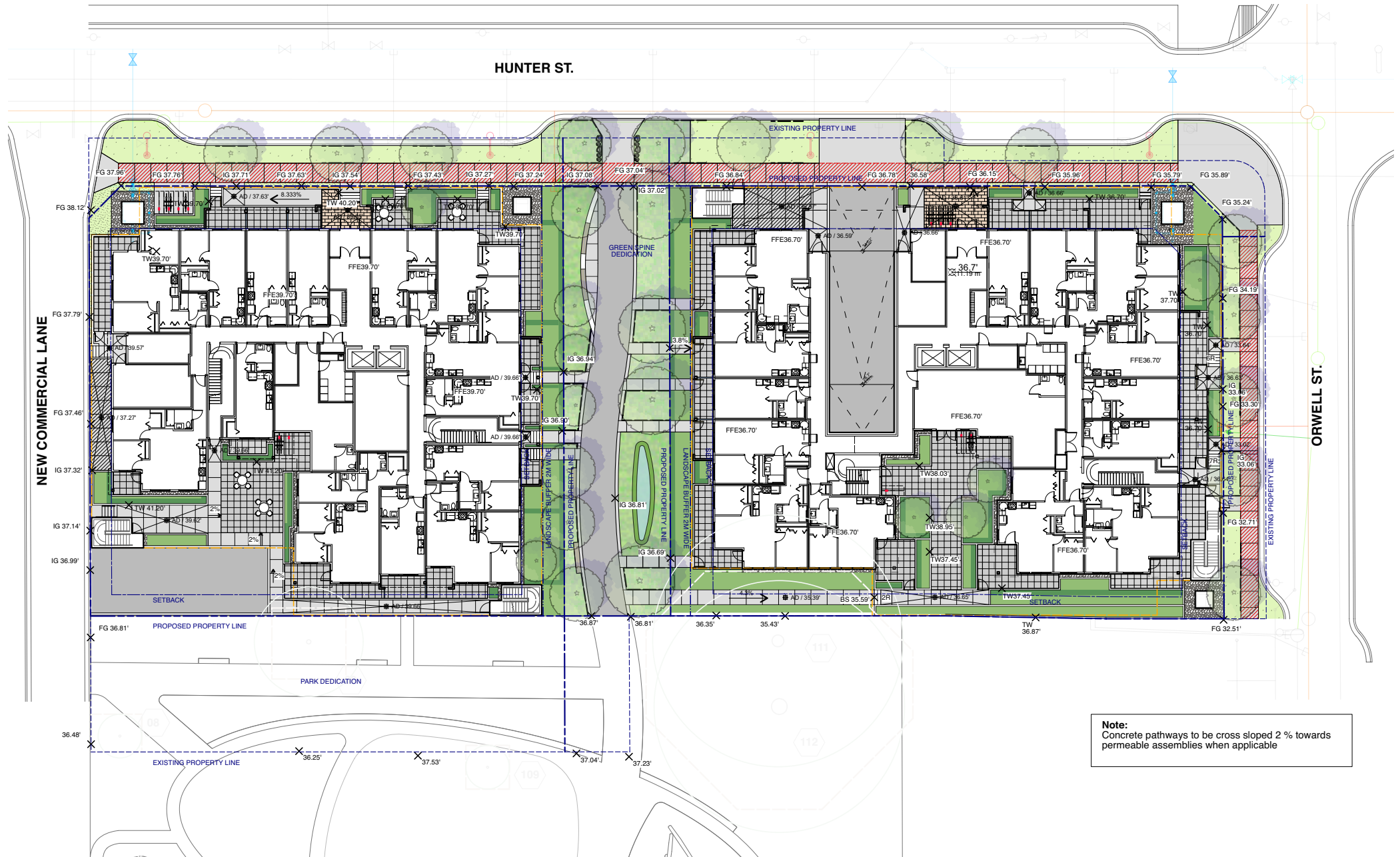


WEST BUILDING COLOURS

EAST BUILDING COLOURS

COLOURS AND MATERIALS COMMON TO BOTH BUILDINGS

LANDSCAPE



Note:
Concrete pathways to be cross sloped 2% towards permeable assemblies when applicable

COMMUNITY BENEFITS OF THE PROJECT



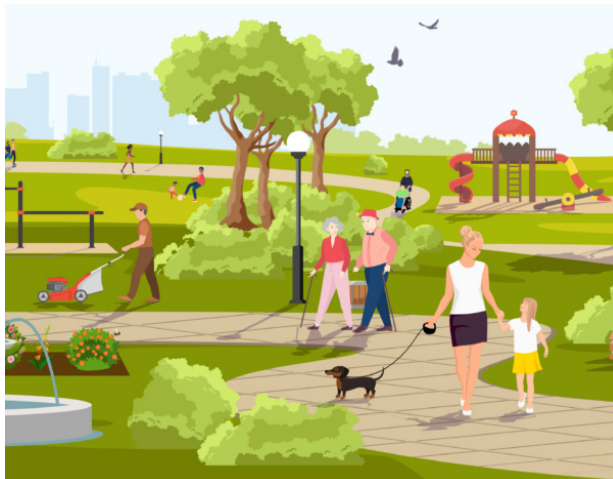
Helps the Lower Lynn Creek Town Centre Project achieve its housing goals through addition of rental stock and density.



Added density will contribute to vitality of local neighbourhood retail and commercial.



Reduction in Parking rates will mitigate traffic concerns and enhanced Bike Parking will encourage Active Transportation.



Dedications for the Park and Greenway will contribute towards the well being on the residents.



A Priority rental program will reserve housing for essential and service industry workers within the District and City of North Vancouver.



Focus on sustainability and green building practices will help create an energy efficient building.

THANK YOU!

