

Schedule 2 to the Minutes of the
Development Permit Panel
meeting held on Wednesday,
April 24, 2024

DEVELOPMENT PERMIT PANEL



RIVER POINTE

at #10611 and #10751 River Drive for Bains Properties Inc. by Fougere Architecture Inc. and PMG Landscape Architects on April 24, 2024

CONTEXT



VIEW 1



VIEW 2



VIEW 3



VIEW 4



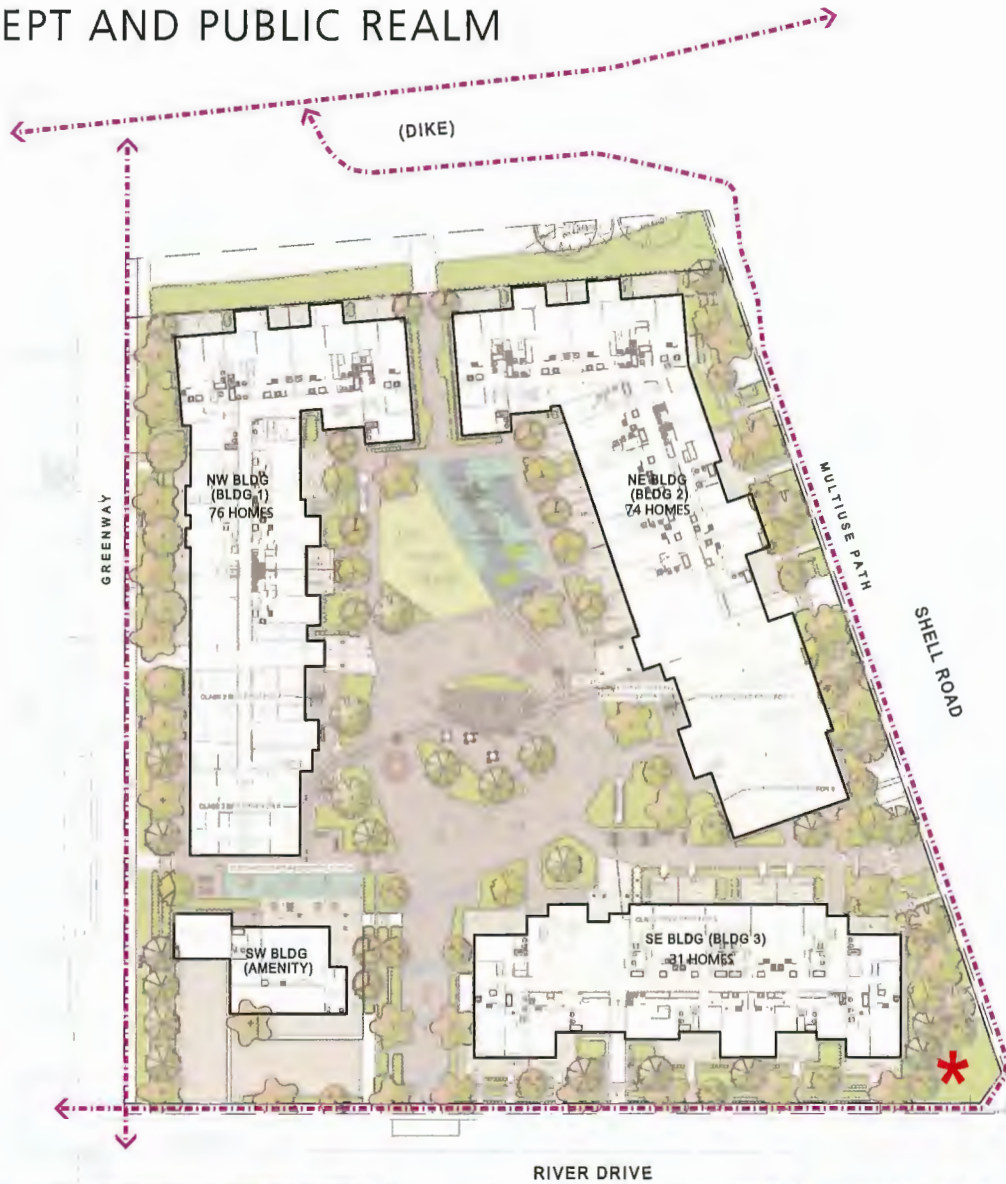
VIEW 5



VIEW 6

RIVER POINTE at #10611 and #10751 River Drive for Bains Properties Inc. by Fougere Architecture Inc. and PMG Landscape Architects on April 24, 2024

CONCEPT AND PUBLIC REALM



-  Public Art
-  Public Walkways



RIVER POINTE

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ACCESS AND CONNECTIVITY



 Public Art

 Public Walkways

 Secondary Pedestrian Circulation



RIVER POINTE

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5.01m LEVEL 1
 3.59m LOWER LIVING AREA

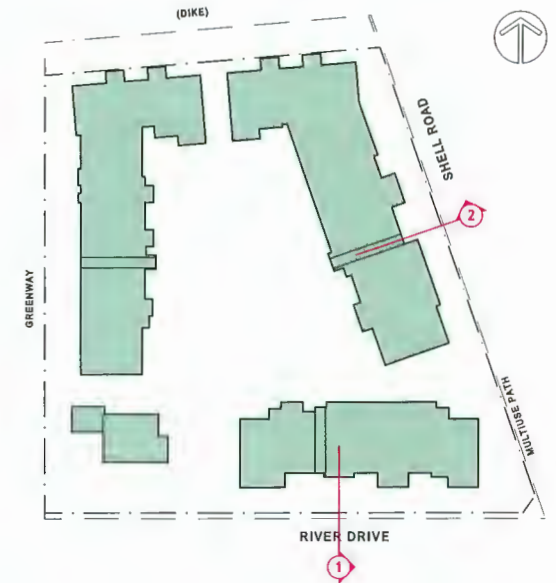


BUILDING 3

min. 64'-6 1/2" planting & patios
 5'-9" sidewalk
 2.0 m boulevard
 1.5 m

RIVER DRIVE

SECTION 1



5.01m LEVEL 1
 3.74m LOWER LIVING AREA



BUILDING 2

patio
 1.9m
 1.9m
 2.0m
 3.0 m sidewalk
 1.5 m boulevard

SHELL ROAD

SECTION 2

RIVER POINTE

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5.01m LEVEL 1



BUILDING 1
walkway

SECTION 3



5.01m LEVEL 1



10333 River Drive

bike room






BUILDING 1

LEVEL 1 5.01m

SECTION 4

ACCESSIBILITY AND CIRCULATION



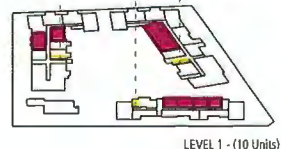
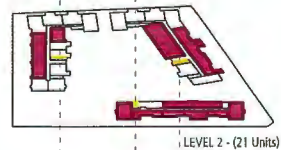
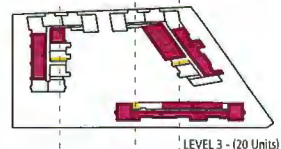
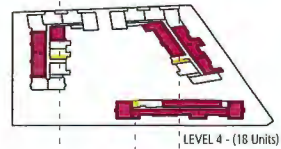
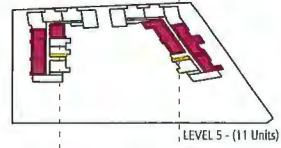
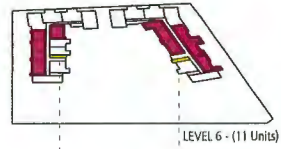
-  Public Art
-  Public Walkways
-  Secondary Pedestrian Circulation
-  Primary Pedestrian Circulation
-  Accessible Path



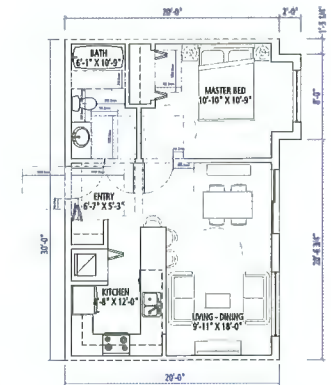
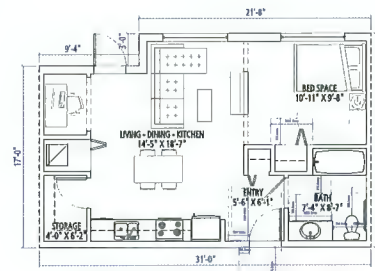
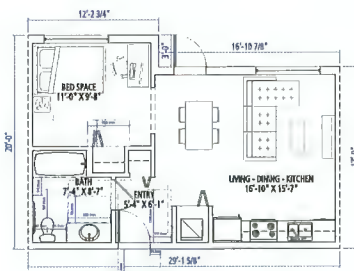
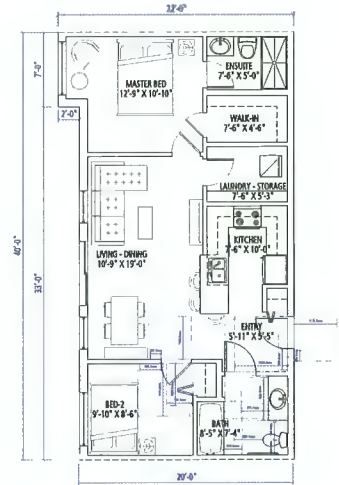
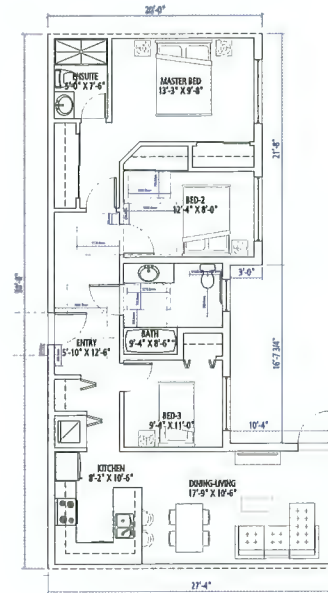
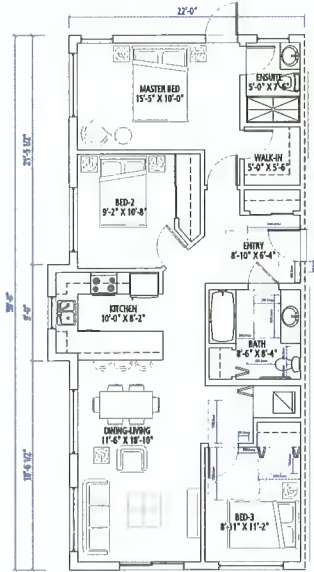
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LOCATION OF HOMES WITH BUH (Basic Universal Housing) FEATURES



■ BUH UNITS (91 Units) ■ ELEVATOR LOCATION



RIVER POINTE

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MATERIAL BOARD



SW EXTRA WHITE 7006
HARDIE SIDING AND PANELS



HARDIE EVENING BLUE
HARDIE PANELS



SW STARGAZER 9635
HARDIE PANELS



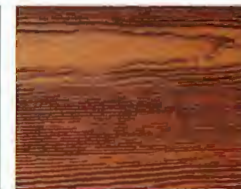
SW PORTSMOUTH 9644
HARDIE PANELS



SW RIVER ROCK 6215
HARDIE SIDING AND PANELS



SW IRON ORE 7069
HARDIE PANELS, FLASHINGS



FISHER COATING CEDERTONE
HARDIE SOFFIT



SW IRON ORE 7069
HARDIE BOARD AND BATTEN

RIVER POINTE

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VIEW 1



VIEW 2



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RIVER POINTE

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VIEW 3



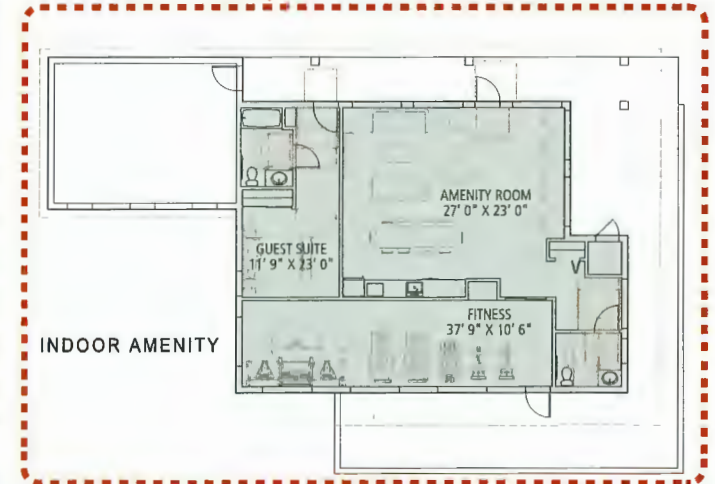
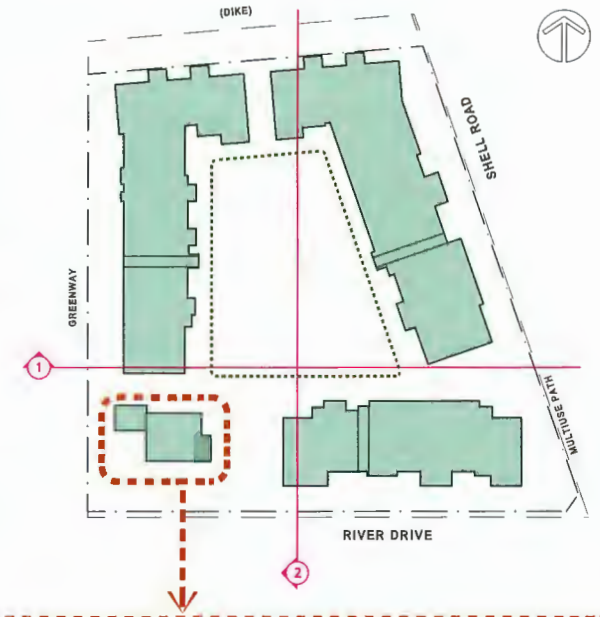
VIEW 4



RIVER POINTE

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COMMON AMENITY



RIVER POINTE

at #10611 and #10751 River Drive for Bains Properties Inc. by Fougere Architecture Inc. and PMG Landscape Architects on April 24, 2024.



PLANT SCHEDULE				PMG PROJECT NUMBER: 23-032	
KEY	QTY	BOTANICAL NAME	COMMON NAME	PLANTED SIZE / REMARKS	
TREE	11	ACER CIRCINATUM	VINE MAPLE	2.5M HT, B&B, 3 STEM CLUMP	
	25	ACER GRIBELUM	PAPERBARK MAPLE	8CM CAL, 1.8M STD, B&B	
	18	CHAMAECYPARIS ORTUSA 'GRACILIS'	SLENDER WINDY FALSE CYPRESS	3M HT, B&B	
	9	CORNUS KOUSA X MUTTALI 'STARLIGHT'	STARLIGHT HYBRID DOGWOOD	8CM CAL, 1.5M STD, B&B	
	4	MAGNOLIA SOULANSKANA 'TRISTECA RUBRA'	RUSTICA RED MAGNOLIA	8CM CAL, 1.5M STD, B&B	
	13	QUERCUS PALUSTRIS 'SKEEVEY PILLAR'	GREEN PILLAR PINK OAK	8CM CAL, 1.8M STD, B&B	
	13	STYAX JAPONICUS 'PINK CHAMEL'	PINK FLOWERED JAPANESE SNOWBELL	8CM CAL, 1.5M STD, B&B	

NOTES: * PLANT SIZES IN THIS LIST ARE SPECIFIED ACCORDING TO THE BC LANDSCAPE STANDARD AND CANADIAN LANDSCAPE STANDARD, LATEST EDITION. CONTAINER SIZES SPECIFIED AS PER CMA STANDARD. BOTH PLANT SIZE AND CONTAINER SIZE ARE THE MINIMUM ACCEPTABLE SIZES. ** REFER TO SPECIFICATIONS FOR DETAILED CONTAINER MEASUREMENTS AND OTHER PLANT MATERIAL REQUIREMENTS. * SEARCH AND REVIEW: MAKE PLANT MATERIAL AVAILABLE FOR OFFICIAL REVIEW BY LANDSCAPE ARCHITECT AT SOURCE OF SUPPLY. AREA OF SEARCH TO INCLUDE LOWER MAINLAND AND FRASER VALLEY. * SUBSTITUTIONS: OBTAIN WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO MAKING ANY SUBSTITUTIONS TO THE SPECIFIED MATERIAL. UNIMPROVED SUBSTITUTIONS WILL BE REJECTED. ALLOW A MINIMUM OF FIVE DAYS PRIOR TO DELIVERY FOR REQUEST TO SUBSTITUTE. SUBSTITUTIONS ARE SUBJECT TO BC LANDSCAPE STANDARD AND CANADIAN LANDSCAPE STANDARD - DEFINITION OF CONDITIONS OF AVAILABILITY. * ALL LANDSCAPE MATERIAL AND WORKMANSHIP MUST MEET OR EXCEED BC LANDSCAPE STANDARD AND CANADIAN LANDSCAPE STANDARD LATEST EDITION. * ALL PLANT MATERIAL MUST BE PROVIDED FROM CERTIFIED DISEASE FREE NURSERY. * BIO-SOLIDS NOT PERMITTED IN GROWING MEDIUM UNLESS AUTHORIZED BY LANDSCAPE ARCHITECT.

NOTE: * REPLACEMENT TREES REQUIRED: 4 REPLACEMENT TREES PROVIDED.
NOTE: ALL SOFT LANDSCAPE AREAS TO BE IRRIGATED WITH A HIGH EFFICIENCY AUTOMATIC IRRIGATION SYSTEM, INSTALLATION TO I.A.B.C STANDARD, LATEST EDITION.



PAINT GAME ON CONCRETE - MIRROR ME



PAINT GAME ON CONCRETE - TWISTER



PAINT GAME ON CONCRETE - MAZE



PAINT GAME ON CONCRETE - STEPPING PATH



HAUSER LOUNGER SEATING



GREEN THEORY FLIGHT TENNIS TABLE - PEWTER



JAMBETTE CLIMBER



JAMBETTE SPINNER



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pmg
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Suite C 106 - 4185 518 Creek Drive
Burnaby, British Columbia, V5C 6G9
p: 604 294-0011 | f: 604 294-0022

SCALE:

NO.	DATE	REVISION DESCRIPTION	DR.
1	23.08.23	PLANNING PLANS	SMG
2	23.08.23	REVISED PLANS	SMG
3	23.08.23	PLANNING PLANS	SMG
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49	23.08.23	PLANNING PLANS	SMG
50	23.08.23	REVISED PLANS	SMG

PROJECT:
RIVER POINTE RESIDENTIAL DEVELOPMENT
10611 AND 10751 RIVER DRIVE
RICHMOND, BC

DRAWING TITLE:
LANDSCAPE PLAN

DATE: 23.FEB.17
SCALE: 1:250
DRAWN: MCH/PA
DESIGN: MCH/PA
CHKD: MCH
DRAWING NUMBER:
L1
OF 14