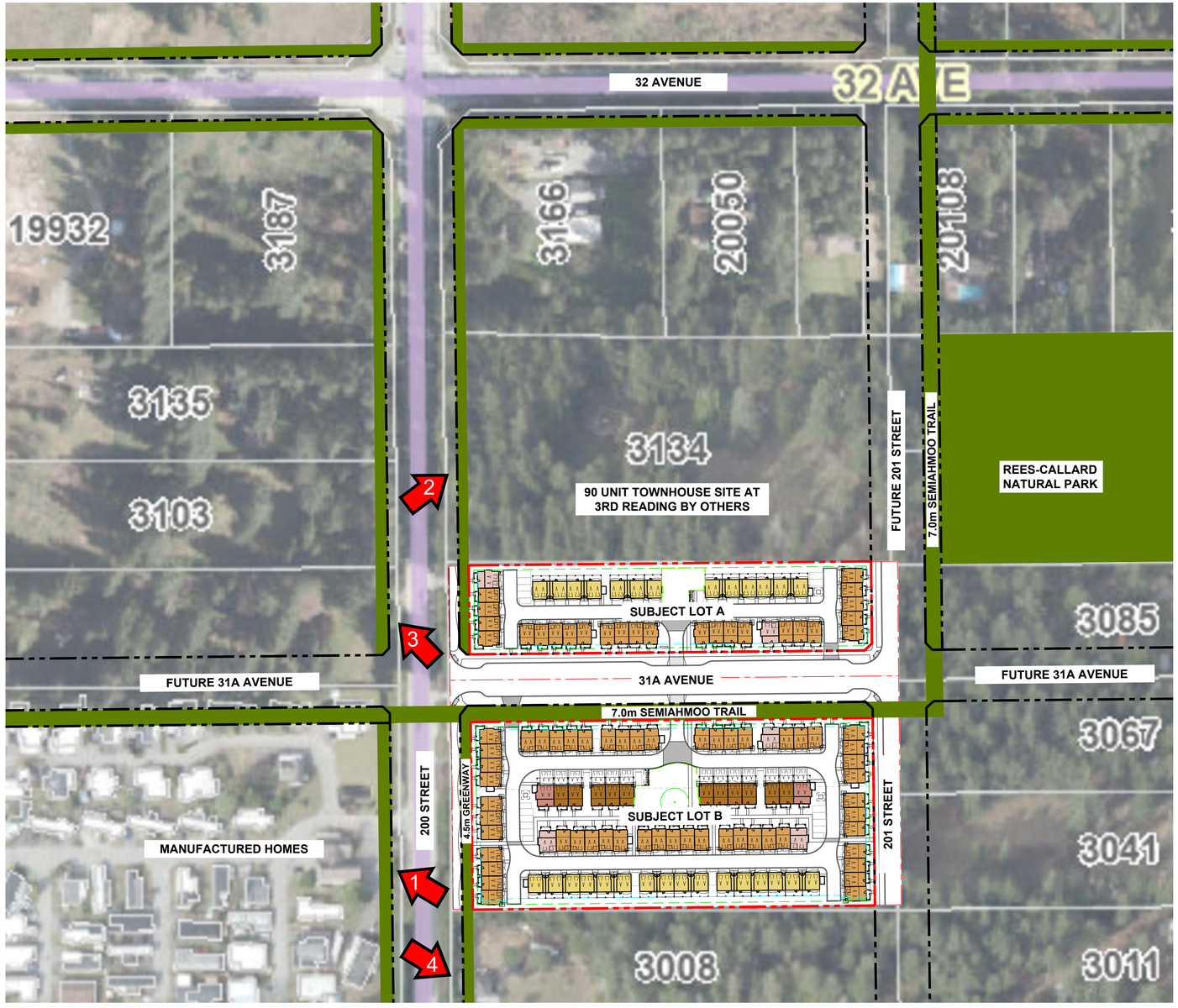


OVERALL SITE RECONCILIATION

LEGAL DESCRIPTION: LOT 35, 39 AND 40 SECTION 23 TOWNSHIP 7 NEW WESTMINSTER DISTRICT PLAN 39576, 61531

CIVIC ADDRESS: 3084, 3068 & 3040 200 STREET

BROOKSWOOD-FERNRIDGE COMMUNITY PLAN APPLIES

BOOTH NEIGHBOURHOOD PLAN APPLIES

EXISTING LAND USE: ROWHOUSE / TOWNHOUSE
PROPOSED LAND USE: TOWNHOUSE

ZONING:
EXISTING: SR-2
PROPOSED: CD

AREA CALCULATION:

GROSS LOT AREA:	304,996 sf / 28,335.0 m² / 7.00 ac / 2.834 ha
ROAD DEDICATION:	- 66,928 sf / 6,217.8 m² / 1.54 ac / 0.622 ha
GREENWAY AND TRAIL DED'N:	- 18,892 sf / 1,755.1 m² / 0.43 ac / 0.176 ha
TOTAL NET LOT AREA:	219,176 sf / 20,362.1 m² / 5.03 ac / 2.036 ha
LOT A NET AREA:	70,544 sf / 6,553.7 m² / 1.62 ac / 0.655 ha
LOT B NET AREA:	148,632 sf / 13,808.4 m² / 3.41 ac / 1.381 ha

LOT AREAS FOR DENSITY CALCULATIONS:
DEVELOPABLE AREA: 304,996 sf / 28,335.0 m² / 7.00 ac / 2.834 ha

DENSITY:
PERMITTED: 20 UPA ON DEVELOPABLE AREA
PROPOSED: 17.9 UPA = 125 UNITS / 7.00 ac

LOT A

NET LOT AREA: 70,544 sf / 6,553.7 m² / 1.62 ac / 0.655 ha

NUMBER OF UNITS: 40 TH

SETBACKS: PROPOSED (TO BUILDING FACE):
FRONT YARDS: 3.5m MIN / 3.8m MAX
REAR YARDS: 4.7m
INT. SIDE YARDS: 2.0m MIN

BUILDING HEIGHT: PROPOSED: 3 STOREYS

SITE COVERAGE : PROPOSED: 2,906.0 m² / 6,553.7 m² = 44.3%

PARKING
RESIDENT:
REQUIRED 40 UNITS x 2.0 STALLS/UNIT = 80 STALLS
PROVIDED 80 STALLS (IN GARAGES)

EV CHARGING: ONE LEVEL 2 CHARGING STATION TO BE PROVIDED FOR EACH UNIT

VISITOR:
REQUIRED 40 UNITS x 0.2 STALLS/UNIT = 8 STALLS
PROVIDED 8 STALLS (incl 1 small car)

ADAPTABLE UNITS:

REQUIRED: 40 UNITS x 5% = 2 ADAPTABLE UNITS
PROPOSED: 2 ADAPTABLE UNITS (UNITS C)

AGE FRIENDLY AMENITY SPACE:

REQUIRED: 6m² PER UNIT x 40 UNITS = 240m² (2,583sf)
PROPOSED: 270m² (2,911sf)

LOT B

NET LOT AREA: 148,632 sf / 13,808.4 m² / 3.41 ac / 1.381 ha

NUMBER OF UNITS: 85 TH

SETBACKS: PROPOSED (TO BUILDING FACE):
FRONT YARDS: 3.5m MIN / 3.8m MAX
REAR YARDS: 4.5m
INT. SIDE YARDS: 2.0m MIN

BUILDING HEIGHT: PROPOSED: 3 STOREYS

SITE COVERAGE : PROPOSED: 6,228.9 m² / 13,808.4 m² = 45.1%

PARKING
RESIDENT:
REQUIRED 85 UNITS x 2.0 STALLS/UNIT = 170 STALLS
PROVIDED 170 STALLS (IN GARAGES)

EV CHARGING: ONE LEVEL 2 CHARGING STATION TO BE PROVIDED FOR EACH UNIT

VISITOR:
REQUIRED 85 UNITS x 0.2 STALLS/UNIT = 17 STALLS
PROVIDED 17 STALLS (incl 3 small cars)

ADAPTABLE UNITS:

REQUIRED: 85 UNITS x 5% = 4.25 = 5 ADAPTABLE UNITS
PROPOSED: 5 ADAPTABLE UNITS (UNITS Ca & C1)

AGE FRIENDLY AMENITY SPACE:

REQUIRED: 6m² PER UNIT x 85 UNITS = 510m² (5,490sf)
PROPOSED: 535m² (5,759sf)

NORTH

CONTEXT PLAN
SCALE: NTS



1



2



3



4

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2026-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
CONTEXT PLAN

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

REGISTERED ARCHITECT JOHN A. HOZJAN BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-0.01

LOT B

Plotted: May 21, 2026 at 12:43:03pm by Mona Savaglio
File: Z:\2025 projects\2504 - BMG - 3040, 3068, 3084 200 Street TH_DP\LOT B\2504 Context Plan_LOT B.dwg - Layout: DP-0.01

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13'-9 3/4" [4.21m] ROAD DEDICATION

14'-9 1/8" [4.50m] GREENWAY DEDICATION

37'-8 3/4" [11.50m] ROAD DEDICATION

4.5 m GREENWAY

LOT A: 40 TOWNHOUSES

AFAA

3m MUP

FUTURE 31A AVENUE

EXISTING PL IS CL OF NEW ROAD

49'-2 1/2" [15.00m] CENTERLINE OF ROAD W/ DEDICATION

7.0m SEMIAHMOO TRAIL

36'-1 1/8" [11.00m]

72'-2 1/8" [22.00m] ROAD DEDICATION

22'-11 5/8" [7.00m] TRAIL DEDICATION

200 STREET

201 STREET

4.5 m GREENWAY

LOT B: 85 TOWNHOUSES

AFAA

NORTH

SITE PLAN OVERALL
SCALE: 1"=25'-0"

2026-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
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PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
SITE PLAN OVERALL

DATE	2025.01.28	FILE NO.
DWN.	MS	2504
CHK.	CH	

REGISTERED ARCHITECT MINA A. HOSSAIN BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.

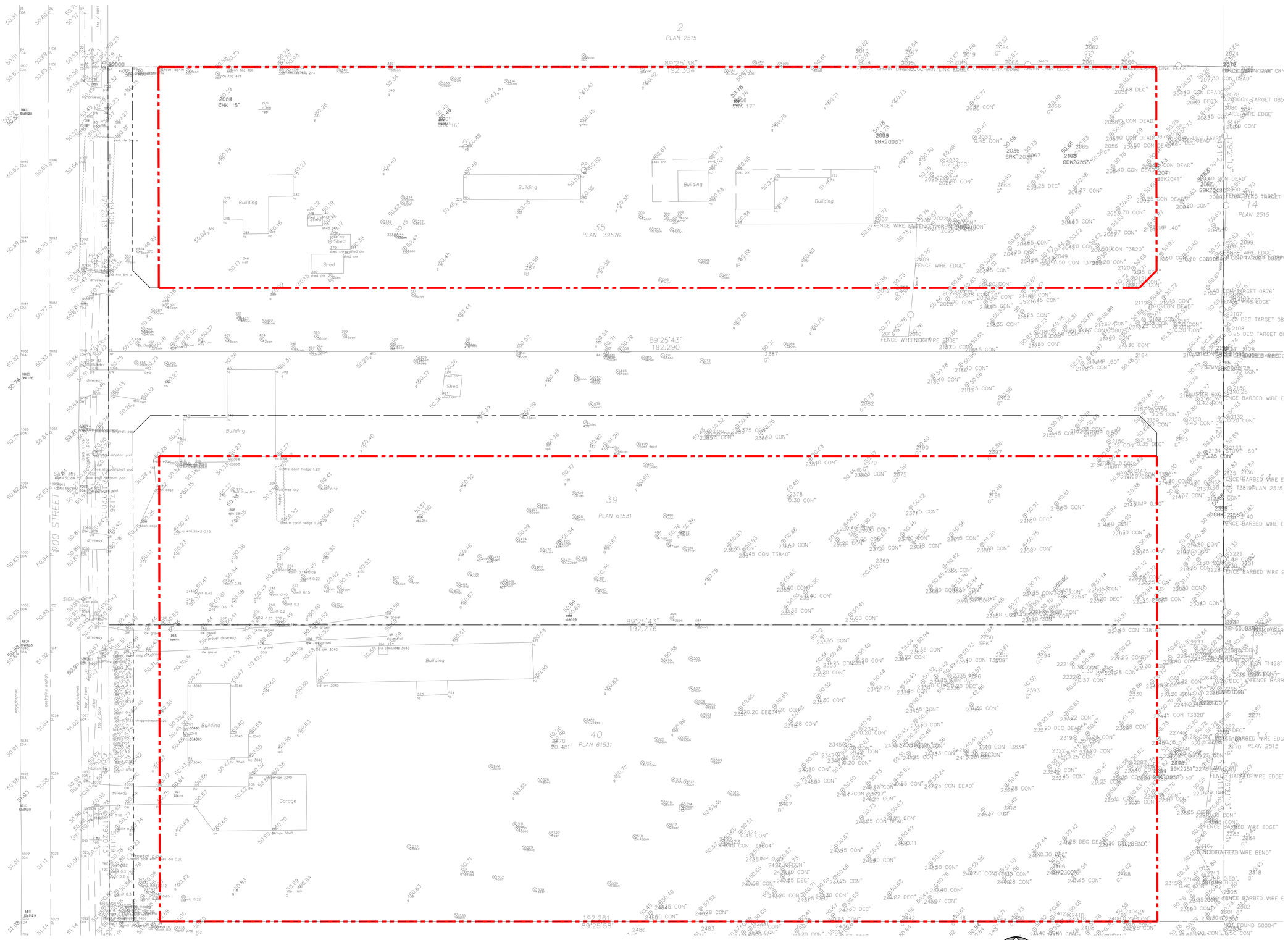
LOT B

DP-0.02

Plotted: May 21, 2026 at 12:01:18pm by Mina Savagin

File: Z:\2025 projects\2504 - BLNG - 3040_3068_3084 200 Street Tot,DP\LOT B\2504 Site Plan OVERALL_LOT B.dwg - Layout: DP-0.02

Plotted: May 21, 2026 at 12:01:17pm by Mona Savagin



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3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
SURVEY

DATE **2025.01.28** FILE NO. **2504**
DWN.
CHK. **CH**

REGISTERED ARCHITECT JOHN A. HOGAN BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-0.03

LOT B

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3m MUP

POTENTIAL GRASS-CRETE EMERGENCY ACCESS

FUTURE 31A AVENUE

7.0m SEMIAHMOO TRAIL

SITE SIGNAGE

SITE ENTRY

2.0m LANDSCAPE BUFFER, TYP

5' PATHWAY

LOT B: 85 TOWNHOUSES

AFAA
535 m² (5,759sf)

RETENTION TREE, TYP
177 d.fir

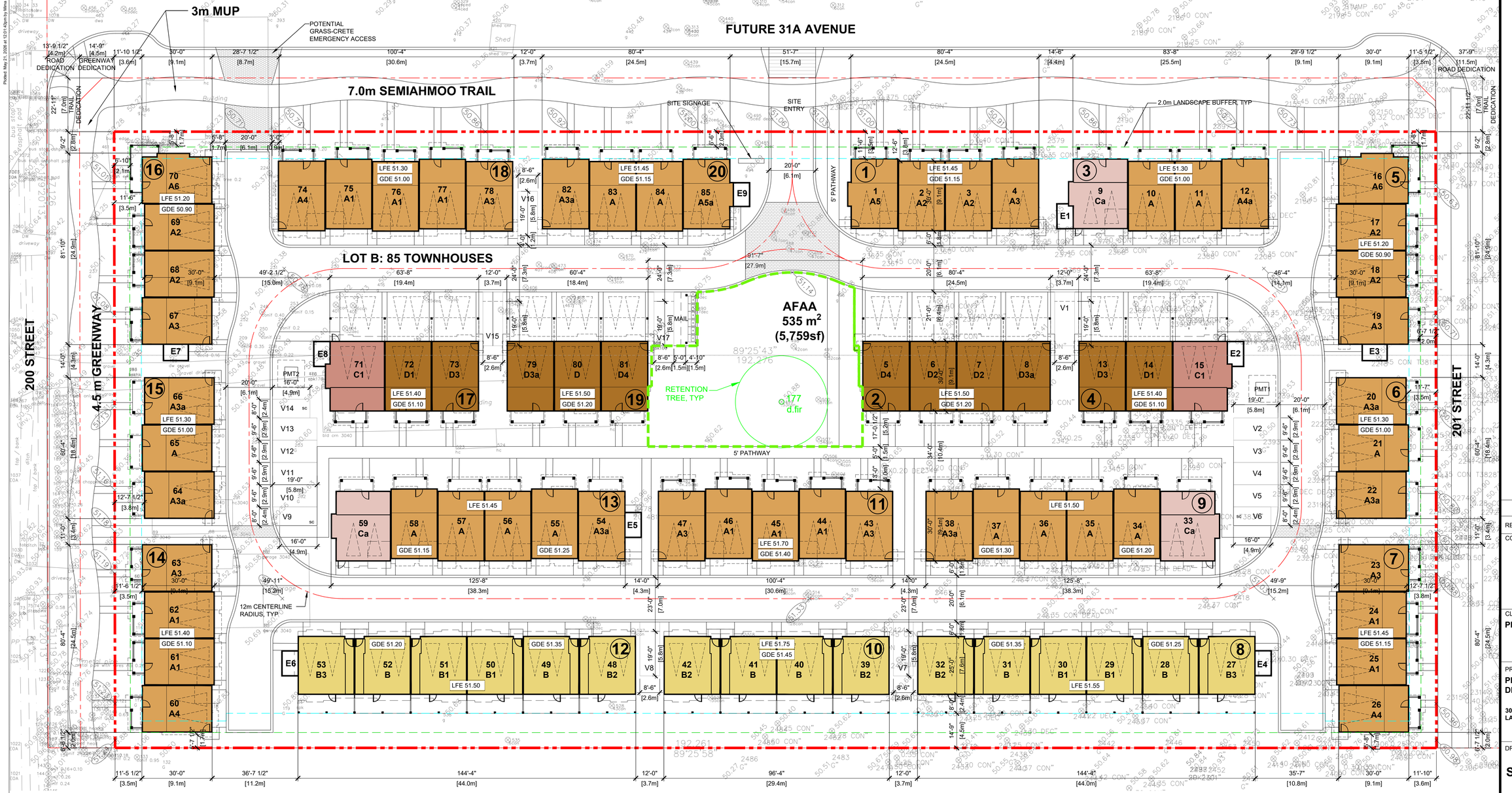
MAIL

200 STREET

201 STREET

4.5 m GREENWAY

12m CENTERLINE RADIUS, TYP



LOT A COVERAGE

BUILDING #	# of UNITS	LOT COVERAGE	
BLDG 1	4	2,925 sq.ft.	271.7 m²
BLDG 2	4	3,507 sq.ft.	325.8 m²
BLDG 3	4	3,123 sq.ft.	290.1 m²
BLDG 4	3	2,853 sq.ft.	265.1 m²
BLDG 5	4	3,076 sq.ft.	285.7 m²
BLDG 6	3	2,181 sq.ft.	202.6 m²
BLDG 7	4	2,920 sq.ft.	271.3 m²
BLDG 8	6	5,087 sq.ft.	472.6 m²
BLDG 9	6	4,489 sq.ft.	417.1 m²
BLDG 10	4	3,343 sq.ft.	310.6 m²
BLDG 11	5	3,608 sq.ft.	335.2 m²
BLDG 12	6	5,087 sq.ft.	472.6 m²
BLDG 13	6	4,566 sq.ft.	424.2 m²
BLDG 14	4	2,920 sq.ft.	271.3 m²
BLDG 15	3	2,181 sq.ft.	202.6 m²
BLDG 16	4	3,076 sq.ft.	285.7 m²
BLDG 17	3	2,853 sq.ft.	265.1 m²
BLDG 18	5	3,620 sq.ft.	336.3 m²
BLDG 19	3	2,637 sq.ft.	245.0 m²
BLDG 20	4	2,996 sq.ft.	278.3 m²
TOTAL	85	67,048 sq.ft.	6,228.9 m²

FLOOR AREA SUMMARY

UNIT NAME	UNIT TYPE	# of UNITS	GARAGE	LOWER	MAIN	UPPER	UNIT TOTALS		SITE TOTALS	
A	4 BED	14	399 sq.ft.	201 sq.ft.	575 sq.ft.	657 sq.ft.	1,433 sq.ft.	133.1 m²	20,062 sq.ft.	1,863.8 m²
A1	4 BED	10	399 sq.ft.	201 sq.ft.	566 sq.ft.	640 sq.ft.	1,407 sq.ft.	130.7 m²	14,070 sq.ft.	1,307.1 m²
A2	4 BED	6	399 sq.ft.	201 sq.ft.	566 sq.ft.	658 sq.ft.	1,425 sq.ft.	132.4 m²	8,550 sq.ft.	794.3 m²
A3, A3a	4 BED	15	402 sq.ft.	203 sq.ft.	576 sq.ft.	654 sq.ft.	1,433 sq.ft.	133.1 m²	21,495 sq.ft.	1,996.9 m²
A4, A4a	4 BED	4	402 sq.ft.	203 sq.ft.	588 sq.ft.	654 sq.ft.	1,445 sq.ft.	134.2 m²	5,780 sq.ft.	537.0 m²
A5, A5a	4 BED	2	409 sq.ft.	212 sq.ft.	592 sq.ft.	654 sq.ft.	1,458 sq.ft.	135.5 m²	2,916 sq.ft.	270.9 m²
A6	4 BED	2	409 sq.ft.	212 sq.ft.	597 sq.ft.	654 sq.ft.	1,463 sq.ft.	135.9 m²	2,926 sq.ft.	271.8 m²
B	3 BED	6	498 sq.ft.	98 sq.ft.	638 sq.ft.	689 sq.ft.	1,425 sq.ft.	132.4 m²	8,550 sq.ft.	794.3 m²
B1	3 BED	4	498 sq.ft.	98 sq.ft.	638 sq.ft.	698 sq.ft.	1,434 sq.ft.	133.2 m²	5,736 sq.ft.	532.9 m²
B2	3 BED	4	502 sq.ft.	98 sq.ft.	643 sq.ft.	703 sq.ft.	1,444 sq.ft.	134.2 m²	5,776 sq.ft.	536.6 m²
B3	3 BED	2	502 sq.ft.	98 sq.ft.	659 sq.ft.	703 sq.ft.	1,460 sq.ft.	135.6 m²	2,920 sq.ft.	271.3 m²
C, Ca (adapt.)	3 + DEN	3	487 sq.ft.	239 sq.ft.	675 sq.ft.	761 sq.ft.	1,675 sq.ft.	155.6 m²	5,025 sq.ft.	466.8 m²
C1 (adapt.)	3 + DEN	2	487 sq.ft.	239 sq.ft.	778 sq.ft.	761 sq.ft.	1,778 sq.ft.	165.2 m²	3,556 sq.ft.	330.4 m²
D	4 BED	1	399 sq.ft.	201 sq.ft.	649 sq.ft.	657 sq.ft.	1,507 sq.ft.	140.0 m²	1,507 sq.ft.	140.0 m²
D1	4 BED	2	399 sq.ft.	201 sq.ft.	640 sq.ft.	640 sq.ft.	1,481 sq.ft.	137.6 m²	2,962 sq.ft.	275.2 m²
D2	4 BED	2	399 sq.ft.	201 sq.ft.	640 sq.ft.	658 sq.ft.	1,499 sq.ft.	139.3 m²	2,998 sq.ft.	278.5 m²
D3, D3a	4 BED	4	402 sq.ft.	203 sq.ft.	650 sq.ft.	654 sq.ft.	1,507 sq.ft.	140.0 m²	6,028 sq.ft.	560.0 m²
D4	4 BED	2	402 sq.ft.	203 sq.ft.	662 sq.ft.	654 sq.ft.	1,519 sq.ft.	141.1 m²	3,038 sq.ft.	282.2 m²
TOTAL		85						**EXCLUDING GARAGES**	123,895 sq.ft.	11,510.2 m²
				GARAGE TOTAL:	36,078 sq.ft.			**INCLUDING GARAGES**	159,973 sq.ft.	14,862.0 m²

NORTH

SITE PLAN
SCALE: 1"=20'-0"

LOT B

2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
SITE PLAN

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

REGISTERED ARCHITECT JOHN A. HORSMAN BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-0.04

Plotted: May 21, 2026 at 12:01:43pm by Mona Savagin
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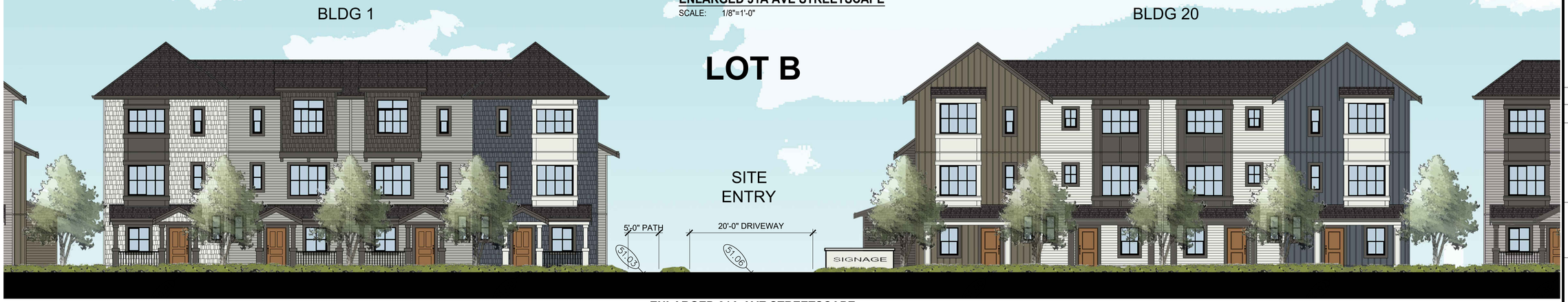
Plotted: May 21, 2026 at 12:04:04pm by Mana Savagin



31A AVE - STREETSCAPE
SCALE: 1"=20'-0"



ENLARGED 31A AVE STREETSCAPE
SCALE: 1/8"=1'-0"



ENLARGED 31A AVE STREETSCAPE
SCALE: 1/8"=1'-0"



ENLARGED 31A AVE STREETSCAPE
SCALE: 1/8"=1'-0"

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2026-05-15	ISSUED FOR RZ/DP

REVISIONS

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PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
STREETSCAPES

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

REGISTERED ARCHITECT
BRIAN A. HUSBAND
BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.

LOT B

DP-0.05

Plotted: May 21, 2026 at 12:03:07pm by Mona Savagin



200 ST STREETSCAPE
SCALE: 1"=20'-0"



ENLARGED 200 ST STREETSCAPE - LOT B
SCALE: 1/8"=1'-0"



201 ST STREETSCAPE
SCALE: 1"=20'-0"



ENLARGED 201 ST STREETSCAPE - LOT B
SCALE: 1/8"=1'-0"

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TH\DP\LOT B\2504 Streetscapes_LOT B.dwg - Layout: DP-0.06

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CONSULTANT

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PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT
3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
STREETSCAPES

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

REGISTERED ARCHITECT
MONA A. NOORI
BRITISH COLUMBIA

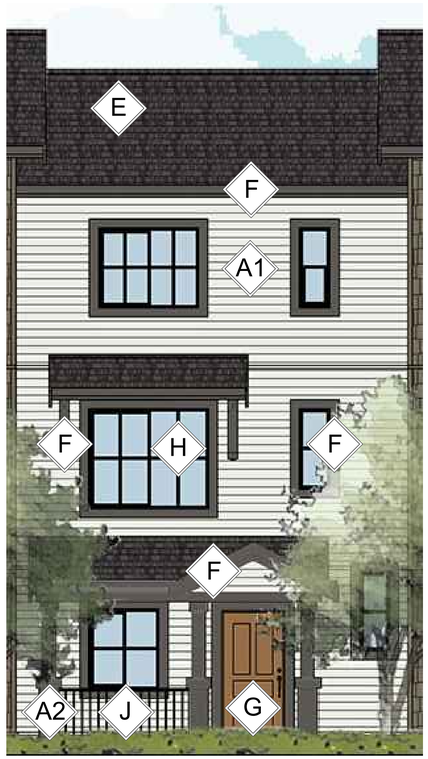
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SEAL

SHEET NO.
DP-0.06

Plotted: May 21, 2026 at 12:03:50pm by Mona Sanghi

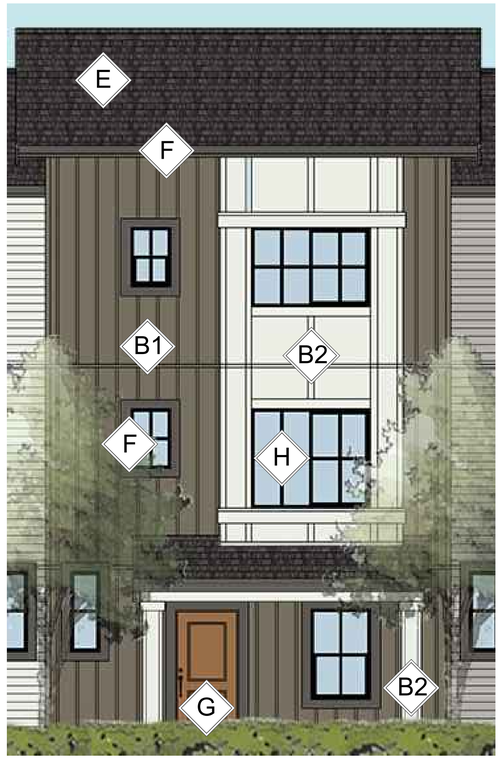
COLOUR SCHEME A



A1 **Main colour:**
James Hardie
'Cobble Stone'

A2 **Accent, Porch:**
James Hardie
'Rich Espresso'

COLOUR SCHEME B



B1 **Main colour:**
James Hardie
'Timber Bark'

B2 **Accent, Porch:**
James Hardie
'Cobble Stone'

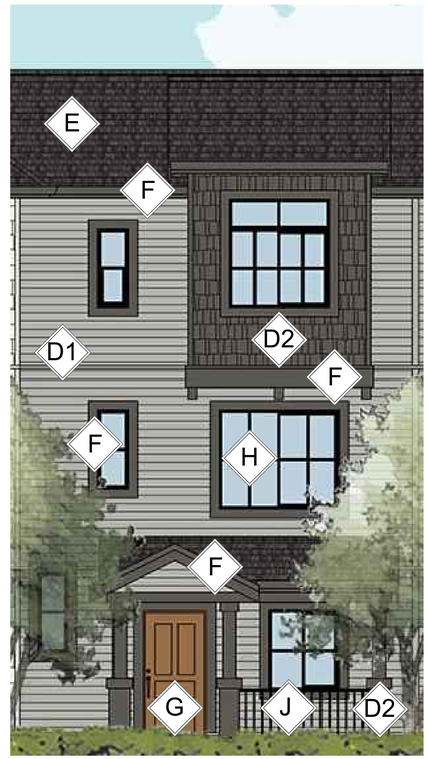
COLOUR SCHEME C



C1 **Main colour:**
James Hardie
'Night Gray'

C2 **Accent, Porch:**
James Hardie
'Cobble Stone'

COLOUR SCHEME D



D1 **Main colour:**
James Hardie
'Monterey Taupe'

D2 **Accent, Porch:**
James Hardie
'Rich Espresso'

NOTE: CLADDING TYPE PER ELEVATIONS

COMMON TO ALL SCHEMES:

E **Roof Shingles:**
Pabco Premier
Laminated Shingle
'Antique Black'

F **Fascia Boards, Gutters, Window trims, Brackets:**
to match JH
'Rich Espresso'

G **Doors:**
Wood finish

H **Window Frames:**
Black, vinyl

J **Railings:**
Black, metal

K **Soffit:**
to match JH
'Rich Espresso'

L **Chimney Bay (Bldg 5 & 16):**
James Hardie
'Night Gray'



NORTH
KEYPLAN

LOT B

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2026-05-15
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CLIENT
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PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
COLOUR SCHEMES

DATE 2025.01.28 FILE NO. 2504
DWN. MS
CHK. CH

REGISTERED ARCHITECT
CHRISTOPHER HOWARD
BRITISH COLUMBIA

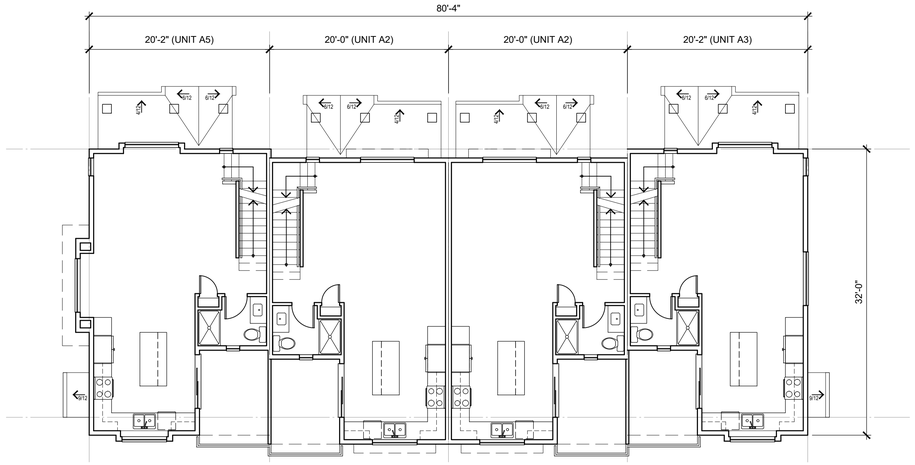
2026/06/08

SEAL

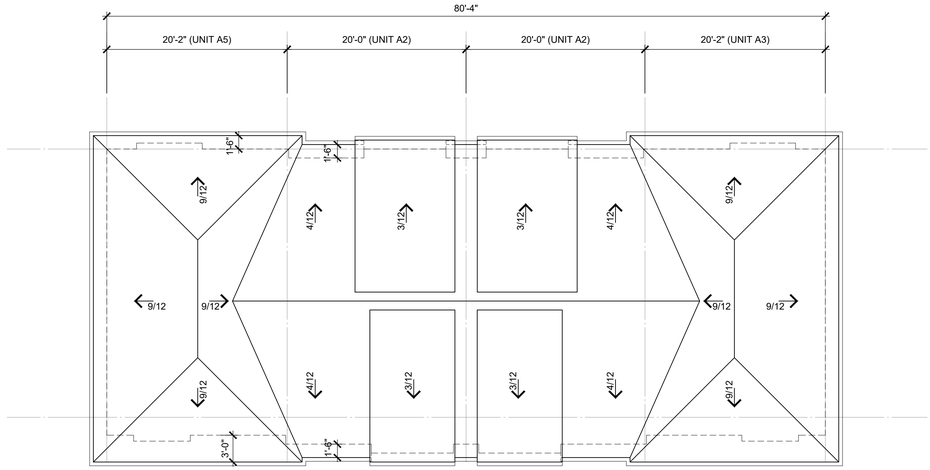
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DP-0.07

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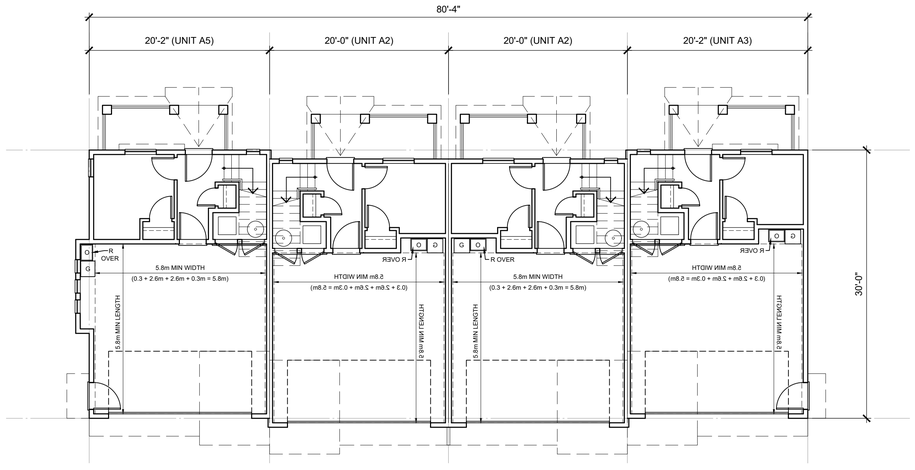
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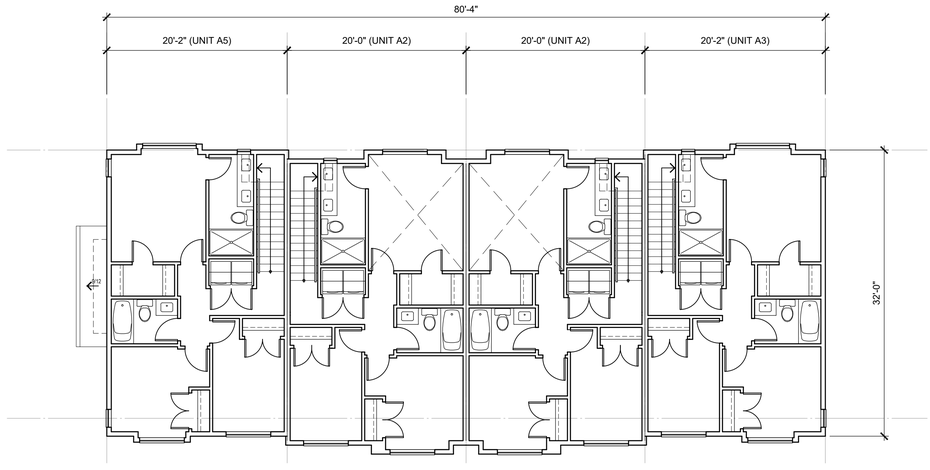
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 1 Plans.dwg - Layout: DP-1.01

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2025-05-15	ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 1 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
PAUL A. HOGAN
BRITISH COLUMBIA

2026/06/08

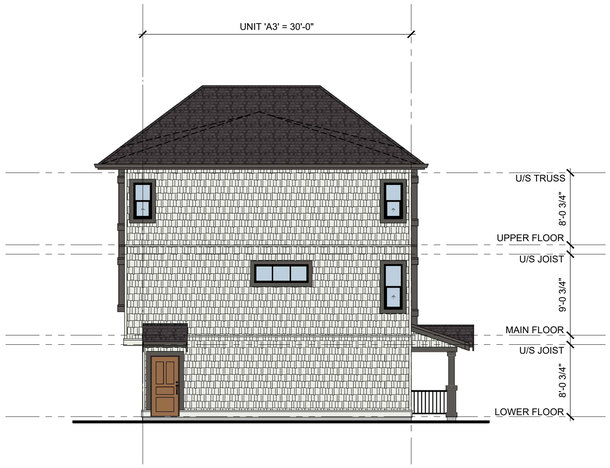
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SHEET NO.

LOT B

DP-1.01

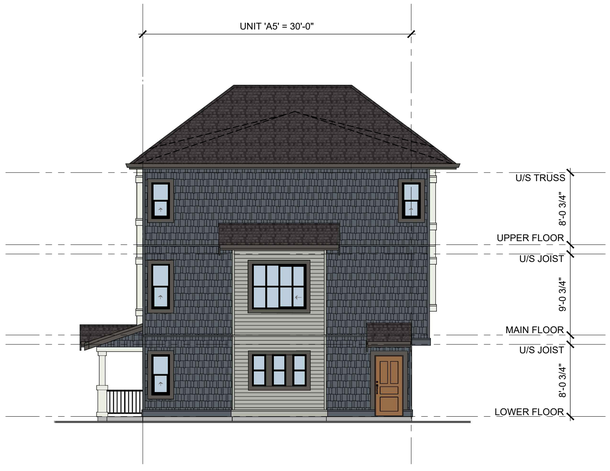
Plotted: May 21, 2026 at 12:02:42pm by Mona Savagin



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION (31A AVE)
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BMS - 3040_3068_3084 200 Street Txt,OPN,LOT B\elevations\2504 LOT B Building 1 Elevations.dwg - Layout: DP-1.02

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 1 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

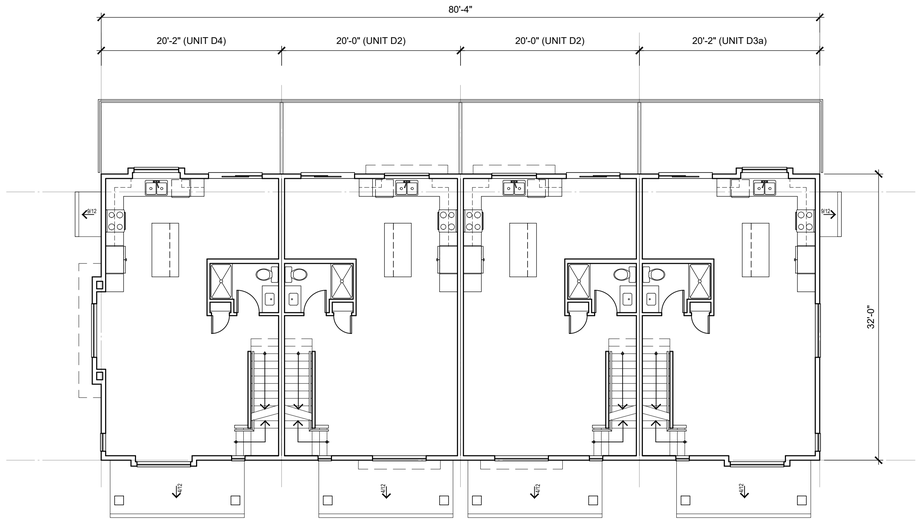
REGISTERED ARCHITECT
MONA A. SAVAGIN
BRITISH COLUMBIA

2026/06/08

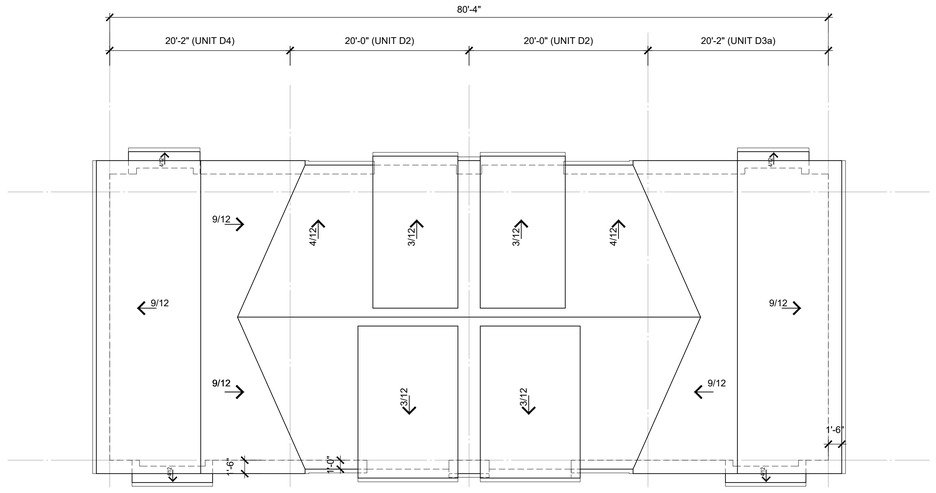
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SHEET NO.
DP-1.02

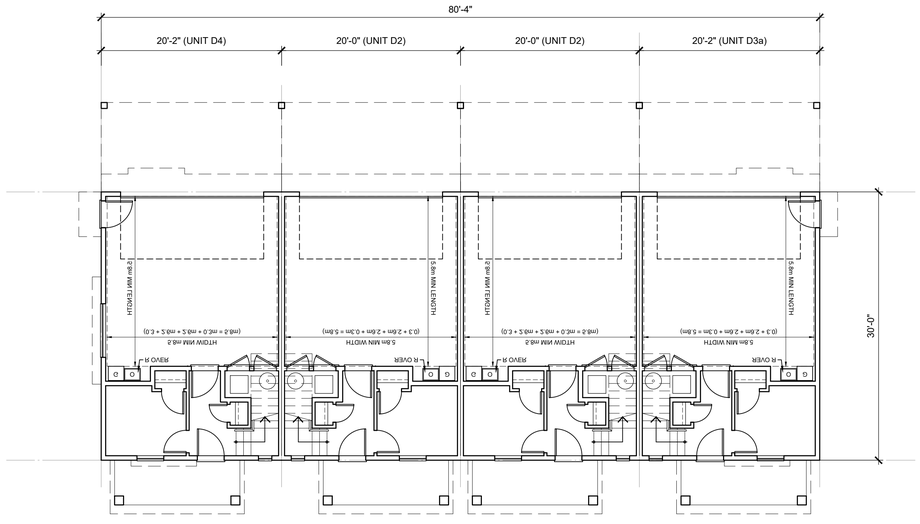
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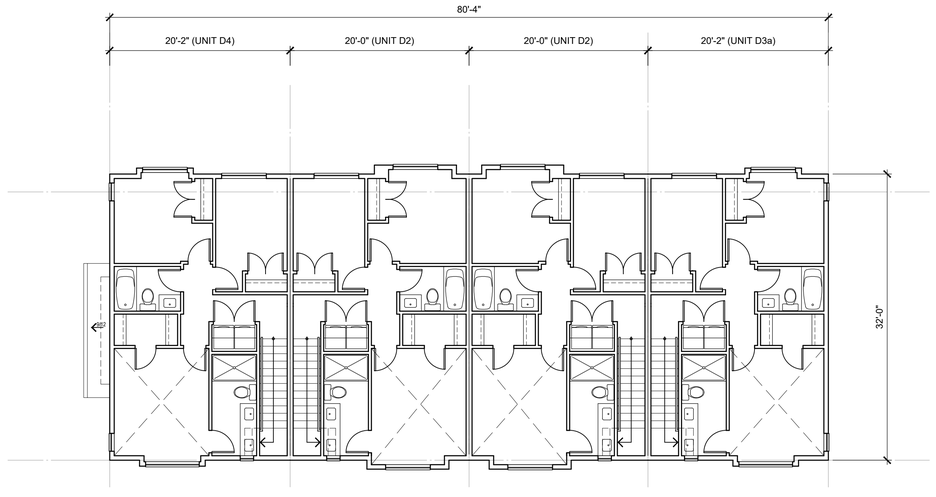
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street Txt, DP\LOT B\building plans\2504 LOT B Building 2 Plans.dwg - Layout: DP-2.01

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 2 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MONA A. SAVAGLIO
BRITISH COLUMBIA

2026/06/08

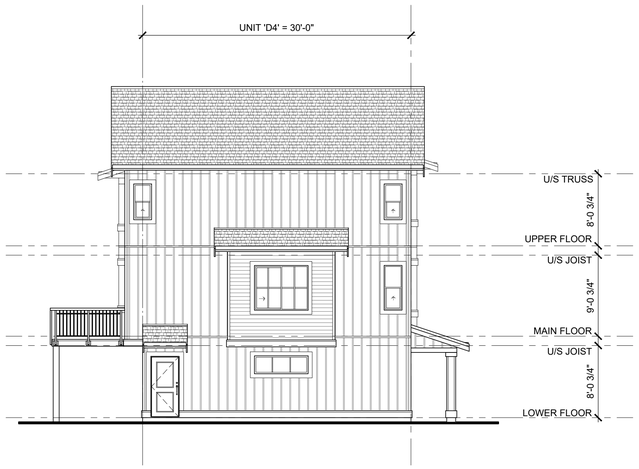
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SHEET NO.

LOT B

DP-2.01

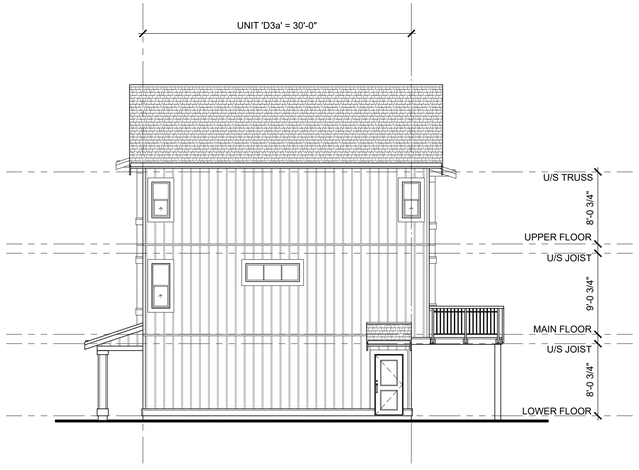
Plotted: May 21, 2026 at 12:03:23pm by Mona Savagin



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxL\DP\LOT B\elevations\2504 LOT B Building 2 Elevations.dwg - Layout: DP-2.02

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2026-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 2 ELEVATIONS

DATE	**2025.01.28**	FILE NO.	
DWN.	**MS**		**2504**
CHK.	**CH**		

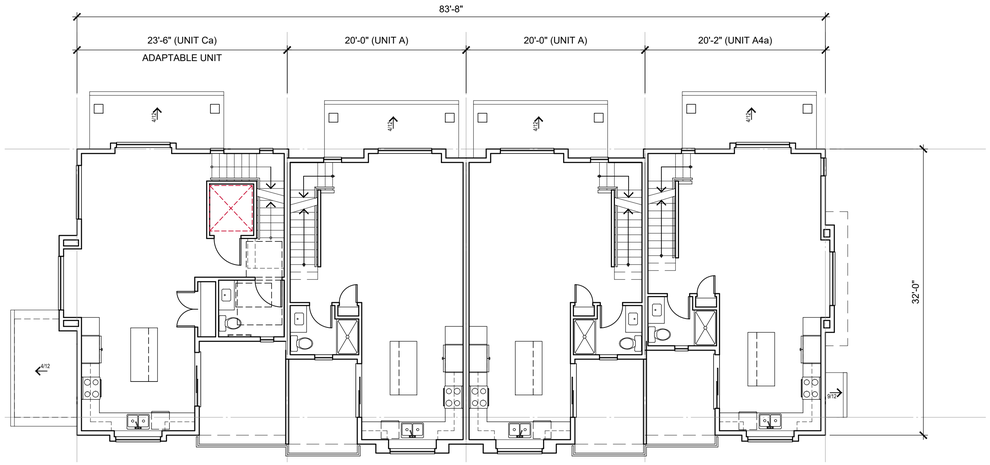
REGISTERED ARCHITECT
CHRISTINA HSIUNG
BRITISH COLUMBIA

2026/06/08

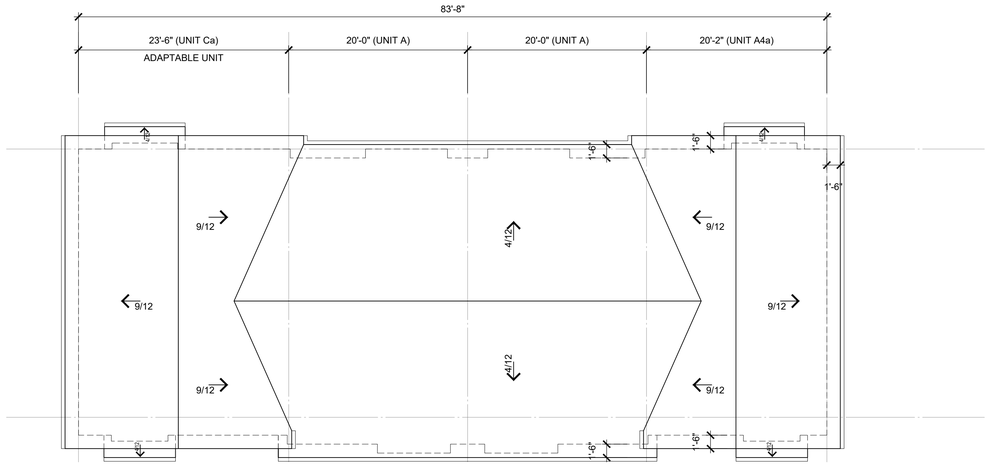
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SHEET NO.
DP-2.02

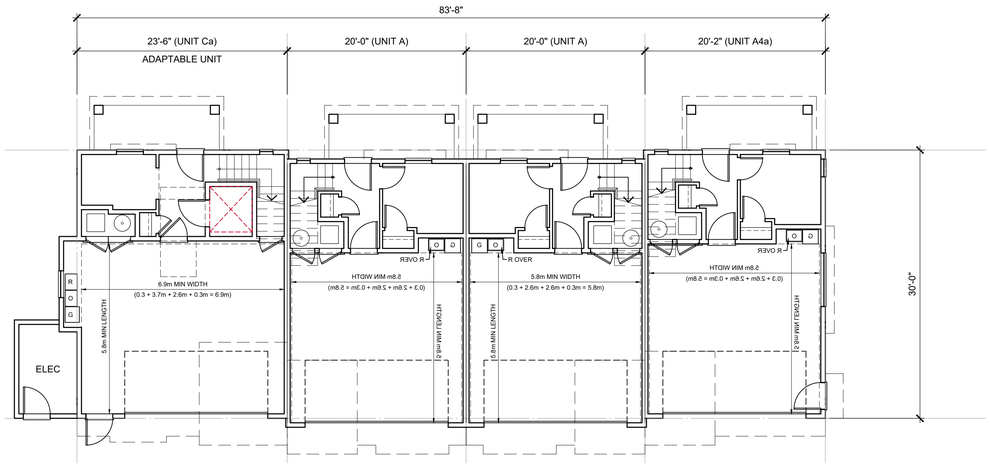
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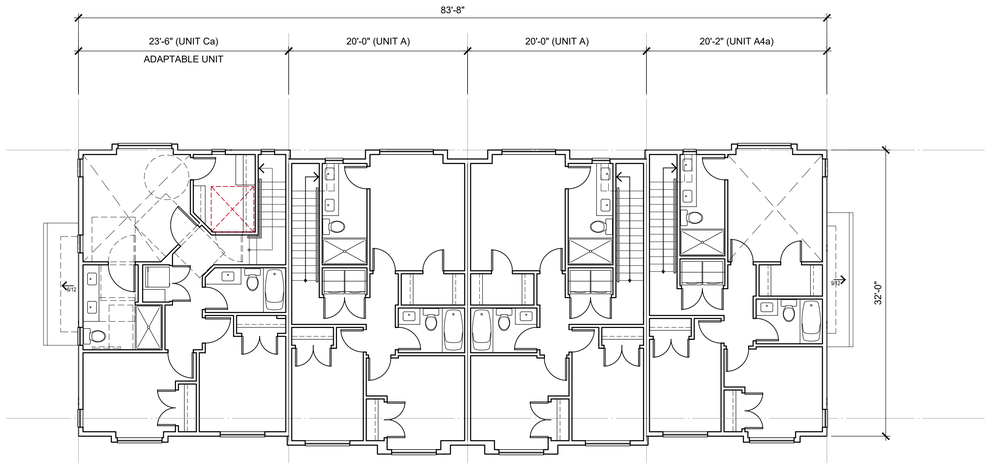
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

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2025-05-15	ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 3 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MENA A. SAVAGIN
BRITISH COLUMBIA

2026/06/08

SEAL

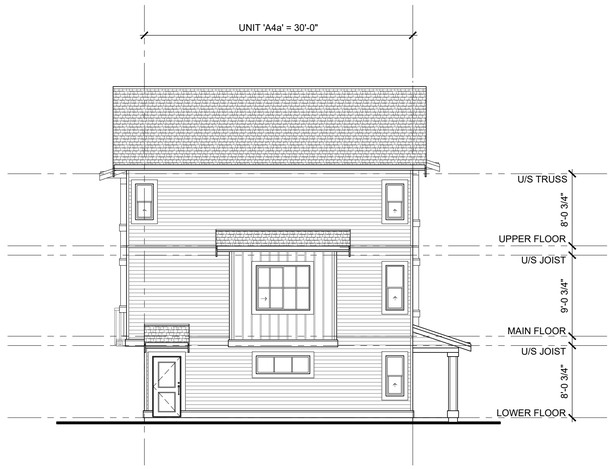
SHEET NO.

LOT B

DP-3.01

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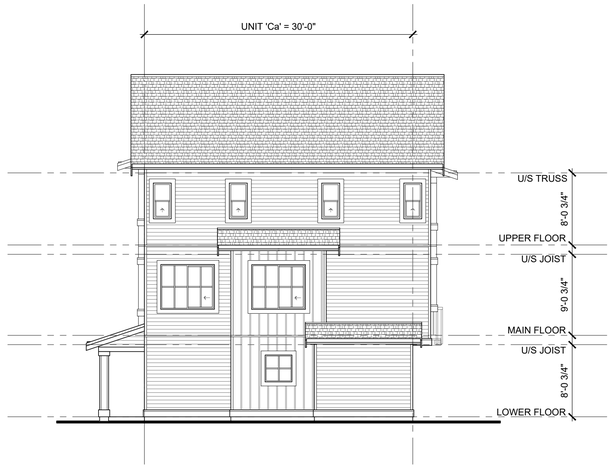
Plotted: May 21, 2026 at 12:03:48pm by Mona Savaglio



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION (31A AVE)
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BMS - 3040_3068_3084 200 Street Txt,OPN,LOT B\elevations\2504 LOT B Building 3 Elevations.dwg - Layout: DP-3.02

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	2026-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 3 ELEVATIONS**
DATE	**2025.01.28** FILE NO.
DWN.	**MS** **2504**
CHK.	**CH**

REGISTERED ARCHITECT
MONA A. HOSNY
BRITISH COLUMBIA

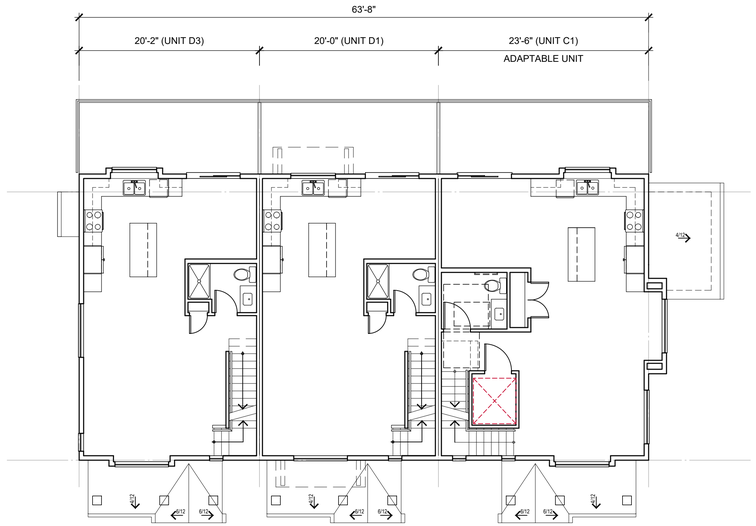
2026/06/08

SEAL

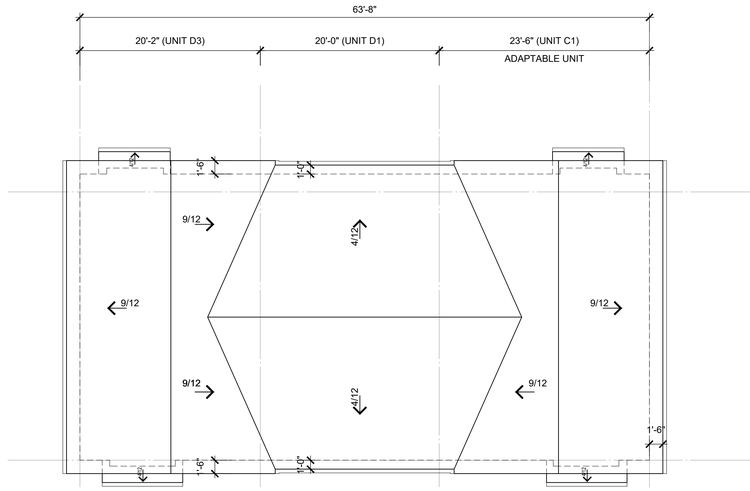
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DP-3.02

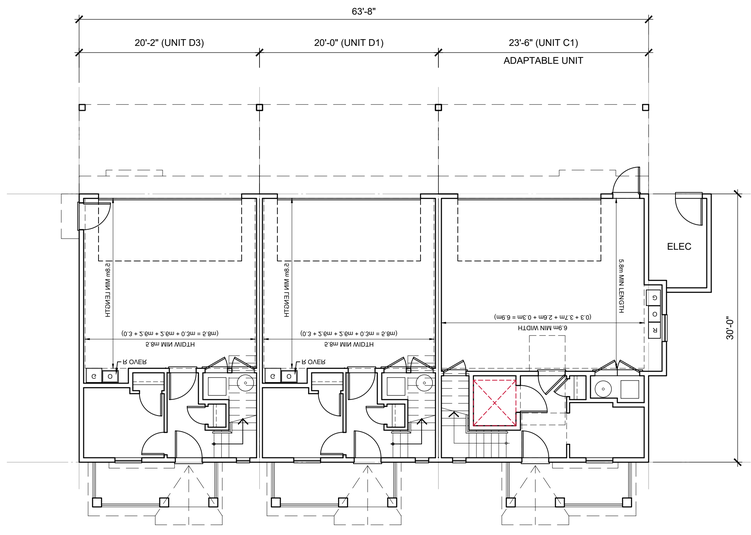
Plotted: May 21, 2026 at 12:03:00pm by Mena Savaglio



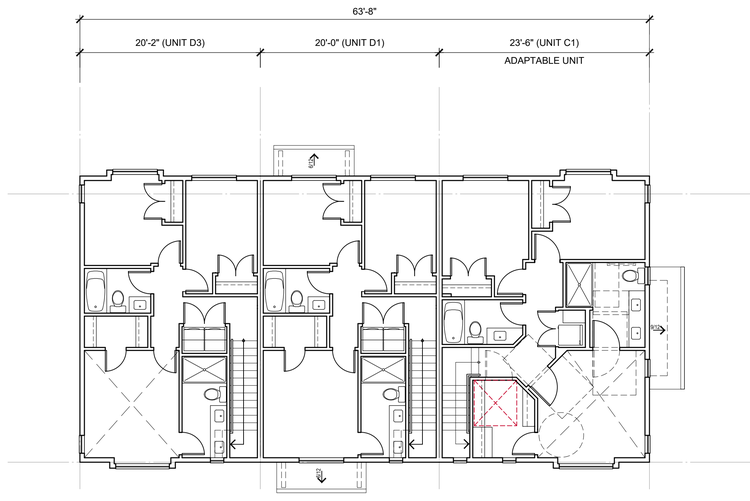
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 4 PLANS

DATE	2025.01.28	FILE NO.
DWN.	MS	2504
CHK.	CH	

REGISTERED ARCHITECT
MENA A. SAVAGLIO
BRITISH COLUMBIA

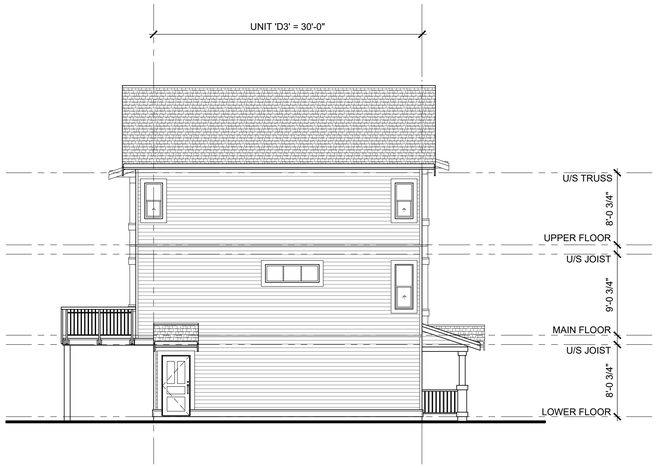
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SEAL

SHEET NO.
DP-4.01

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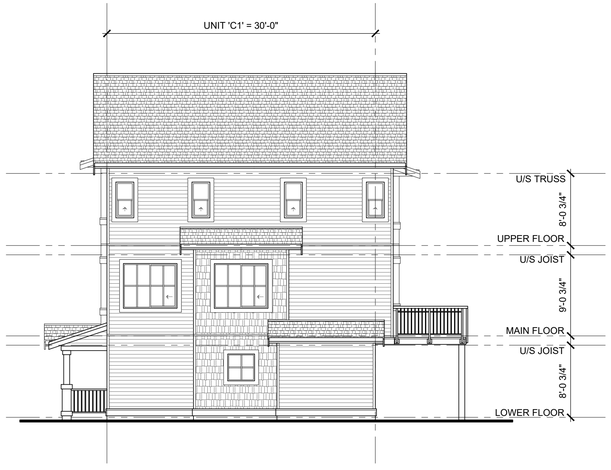
Plotted: May 21, 2026 at 12:01:54pm by Mona Savagin



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
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8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street Tri\LOP\LOT B\elevations\2504 LOT B Building 4 Elevations.dwg - Layout: DP-4.02

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 4 ELEVATIONS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

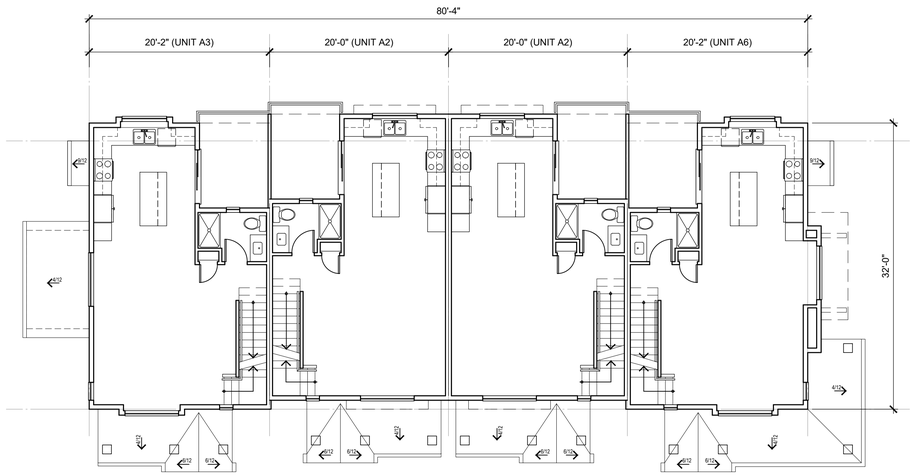
REGISTERED ARCHITECT MONA A. HOSNY BRITISH COLUMBIA

2026/06/08

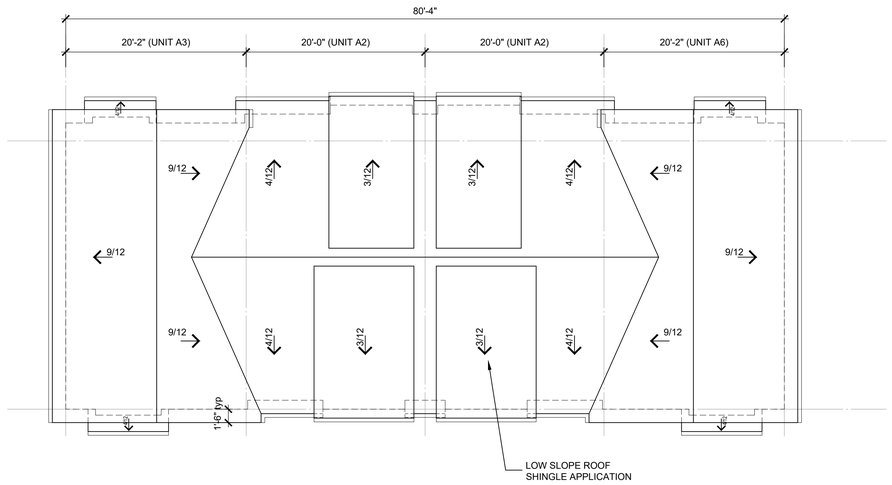
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SHEET NO.
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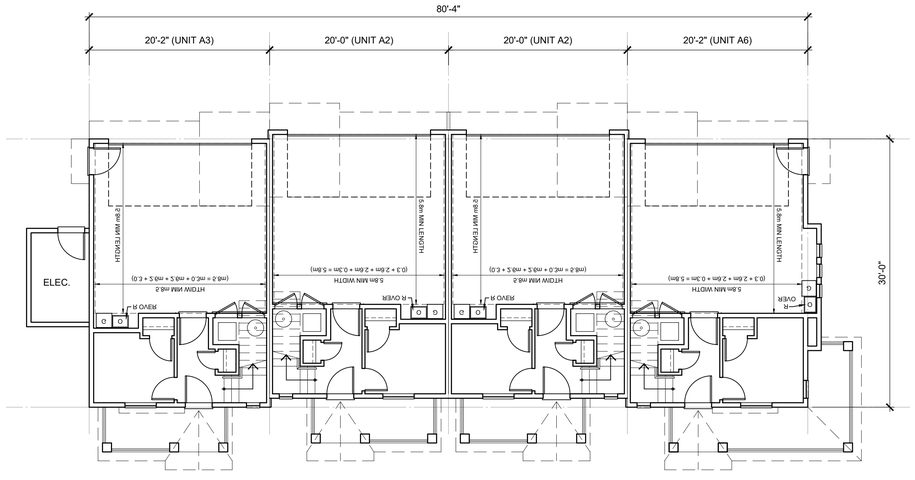
Plotted: May 21, 2026 at 12:02:08pm by Mena Savagin



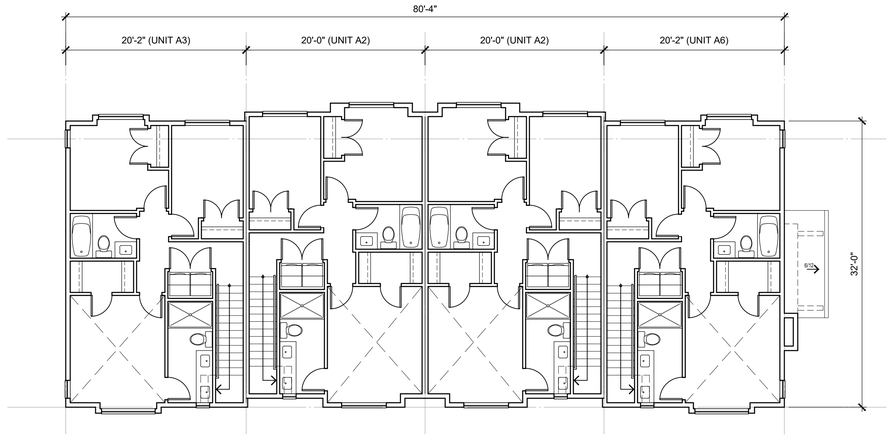
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 5 Plans.dwg - Layout: DP-5.01

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 5 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MENA A. SAVAGIN
BRITISH COLUMBIA

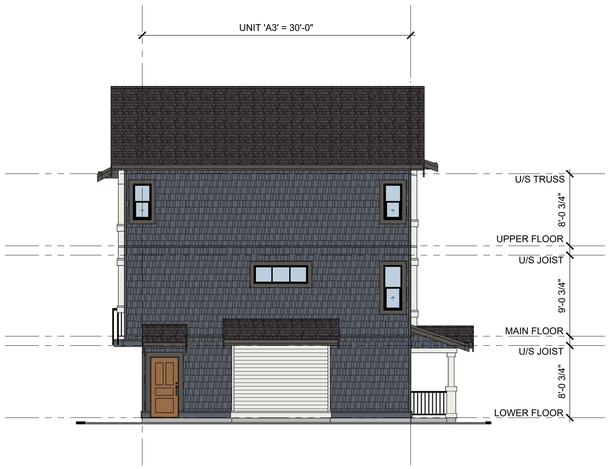
2026/06/08

SEAL

SHEET NO.

DP-5.01

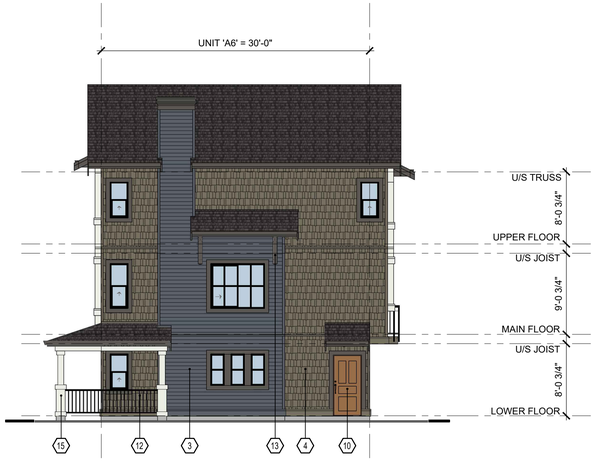
Plotted: May 21, 2026 at 12:10:04pm by Mona Savagin



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION (201 ST)
SCALE: 1/8"=1'-0"



NORTH ELEVATION (31A AVE)
SCALE: 1/8"=1'-0"



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

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BMS - 3040_3068_3084 200 Street Txt,OPN,LOT B\elevations\2504 LOT B Building 5 Elevations.dwg - Layout: DP-5.02

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2026-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 5 ELEVATIONS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

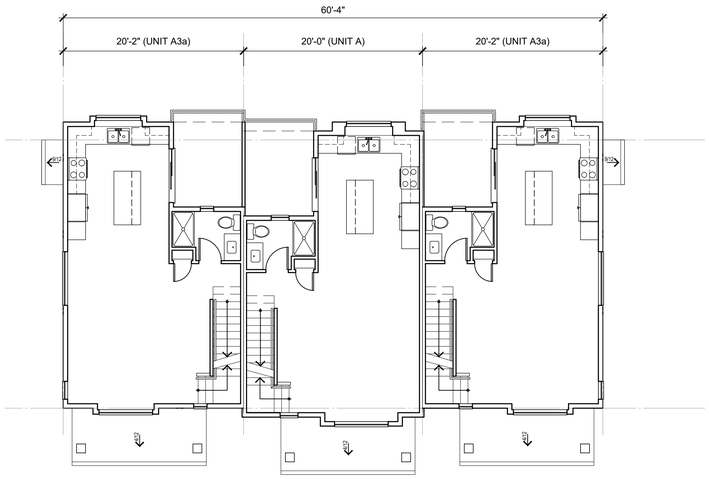
REGISTERED ARCHITECT
MONA A. SAVAGIN
BRITISH COLUMBIA

2026/06/08

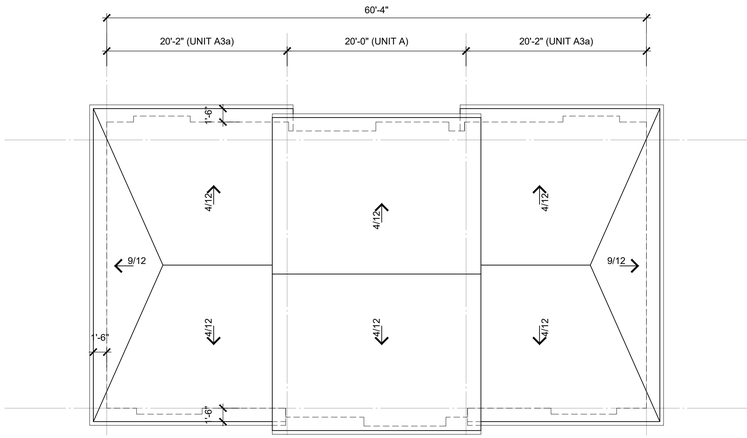
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SHEET NO.
DP-5.02

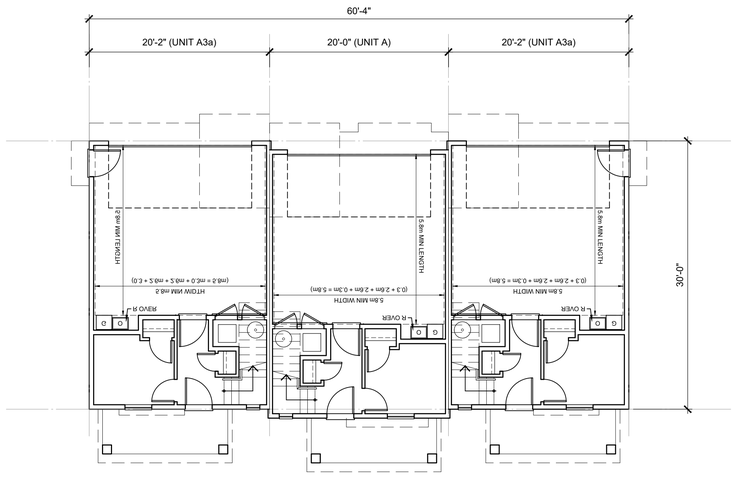
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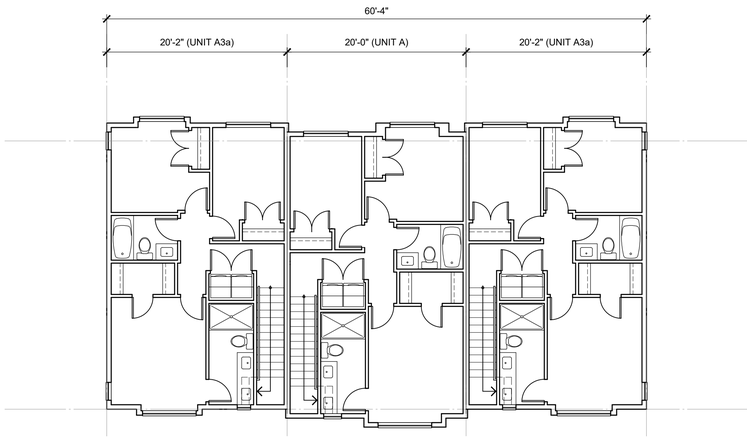
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 6 Plans.dwg - Layout: DP-6.01

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 6 PLANS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

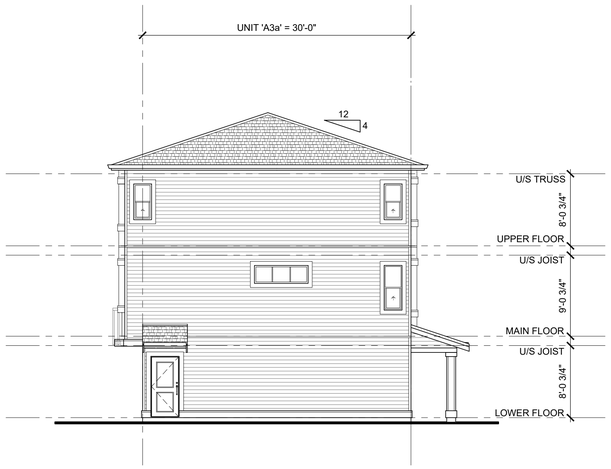
REGISTERED ARCHITECT
MONA A. SAVAGLIO
BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-6.01

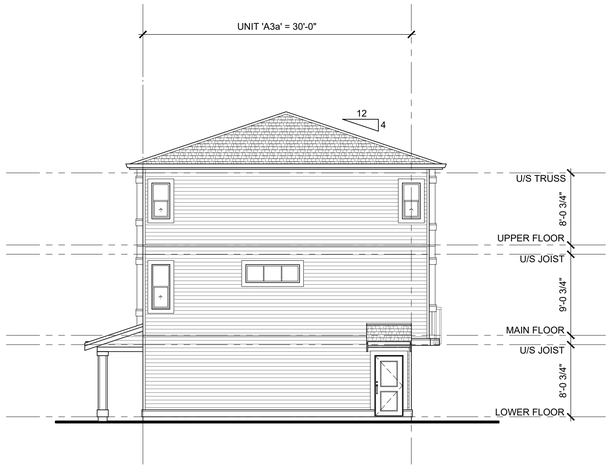
Plotted: May 21, 2026 at 12:03:41pm by Mona Savagin



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION (201 ST)
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
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8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxU\DP\LOT B\elevations\2504 LOT B Building 6 Elevations.dwg - Layout: DP-6.02

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

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PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 6 ELEVATIONS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

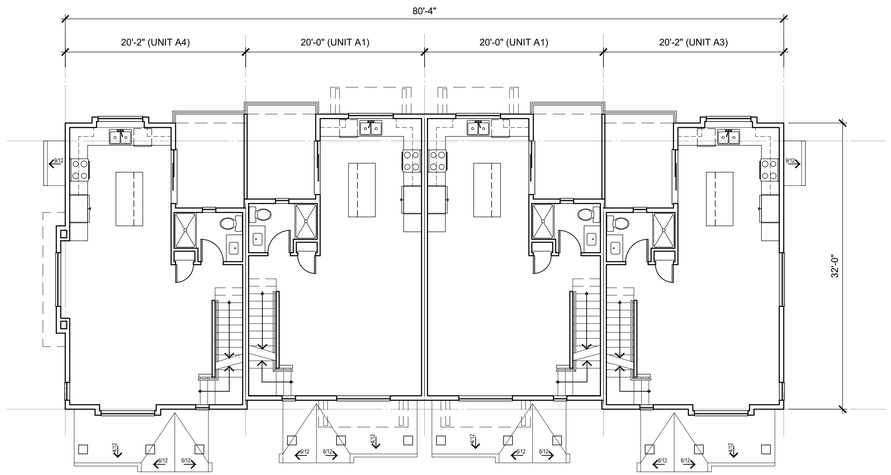
REGISTERED ARCHITECT MONA N. HOSNY BRITISH COLUMBIA

2026/06/08

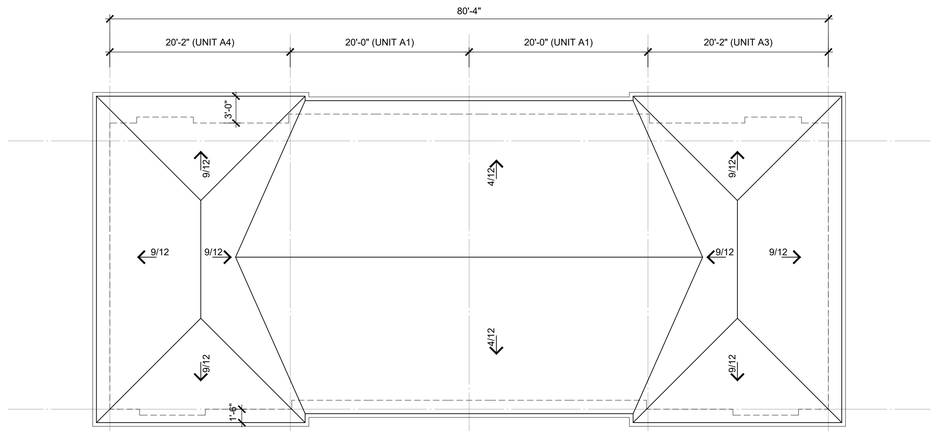
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SHEET NO.
DP-6.02

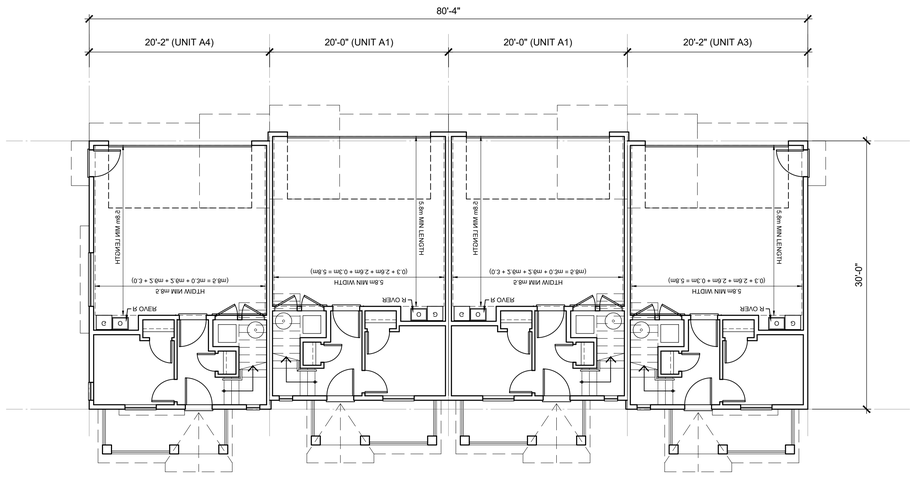
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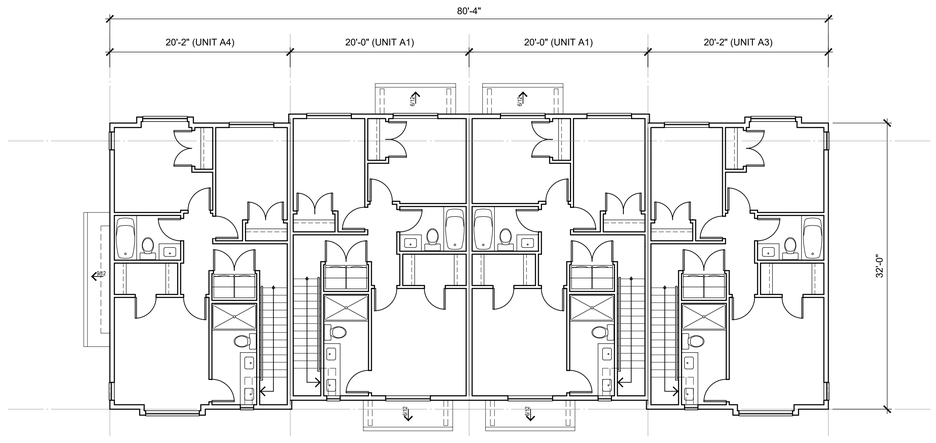
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 7 Plans.dwg - Layout: DP-7.01

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT
3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 7 PLANS

DATE	2025.01.28	FILE NO.
DWN.	MS	2504
CHK.	CH	

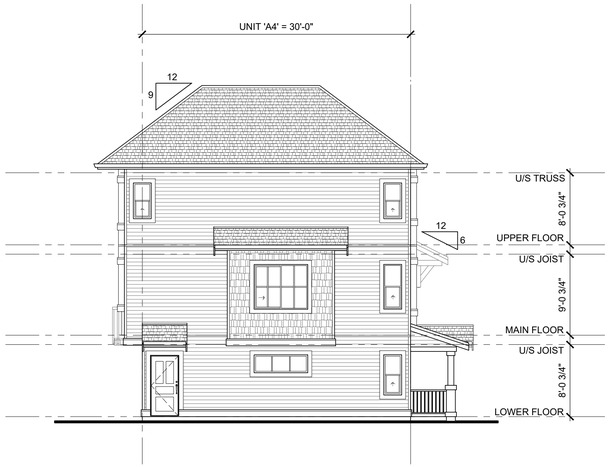
REGISTERED ARCHITECT
BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-7.01

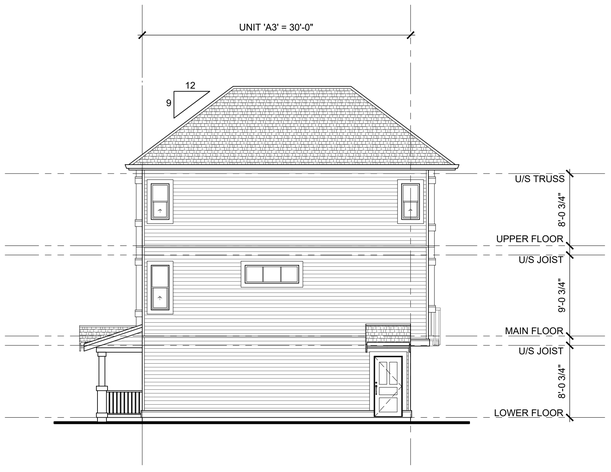
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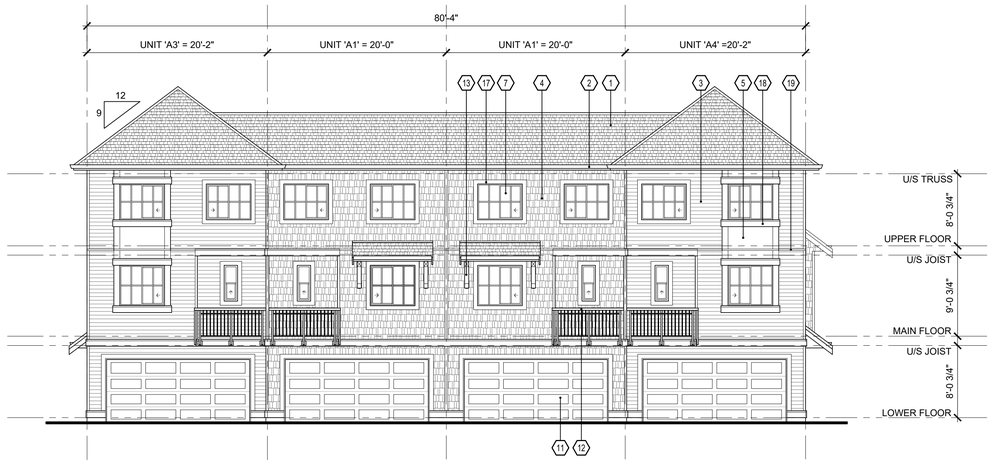
SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION (201 ST)
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BMS - 3040_3068_3084 200 Street Tri\OP\LOT B\elevations\2504 LOT B Building 7 Elevations.dwg - Layout: DP-7.02

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2026-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 7 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS** **2504**
CHK. **CH**

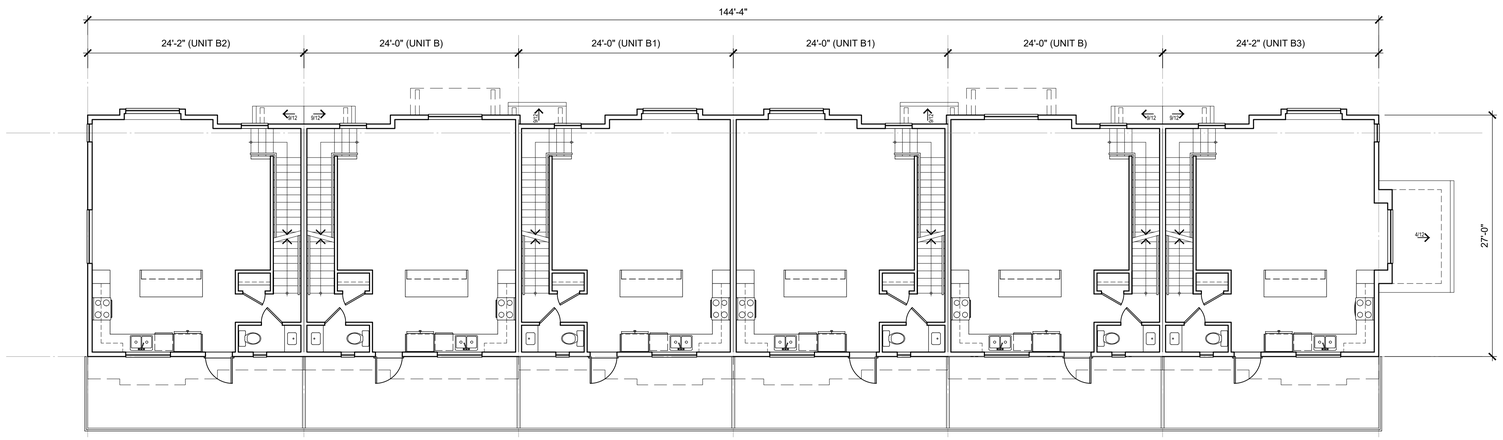
REGISTERED ARCHITECT MONA N. SAVAGIN BRITISH COLUMBIA

2026/06/08

SEAL

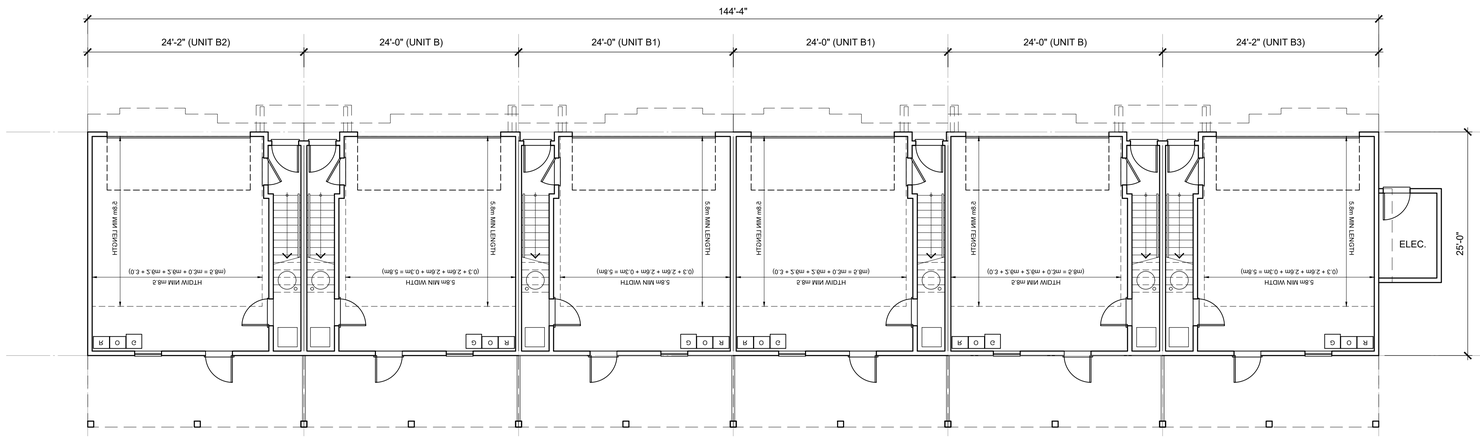
SHEET NO.
DP-7.02

Plotted: May 21, 2026 at 12:02:32pm by Mena Savagin



MAIN FLOOR PLAN

SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN

SCALE: 1/8"=1'-0"

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 8 Plans.dwg - Layout: DP-8.01

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 8 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MENA A. SAVAGIN
BRITISH COLUMBIA

2026/06/08

SEAL

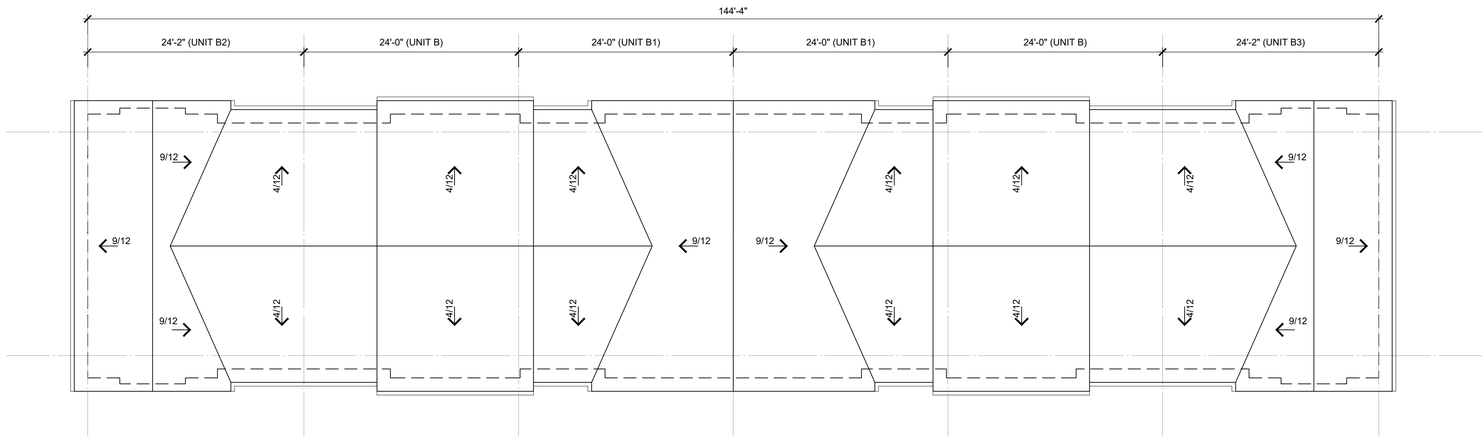
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NORTH

LOT B

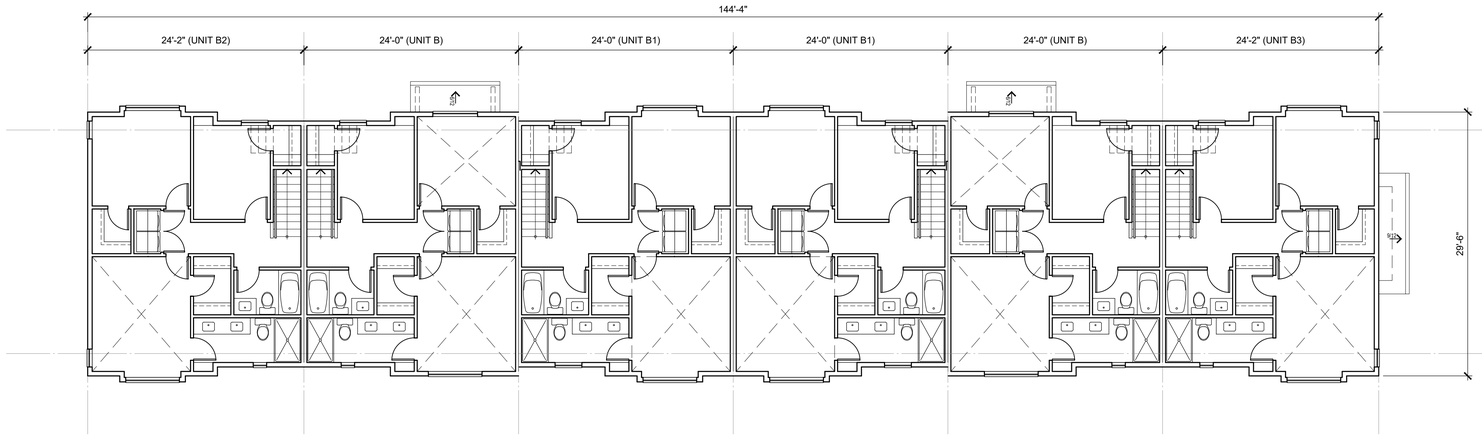
DP-8.01

Plotted: May 21, 2026 at 12:02:59pm by Mona Savagin



ROOF PLAN

SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN

SCALE: 1/8"=1'-0"

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TH, DP\LOT B\building plans\2504 LOT B Building 8 Plans.dwg - Layout: DP-8.02

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 8 PLANS

DATE	**2025.01.28**	FILE NO.	
DWN.	**MS**		**2504**
CHK.	**CH**		

REGISTERED ARCHITECT
MONA A. HOSSEINI
BRITISH COLUMBIA

2026/06/08

SEAL

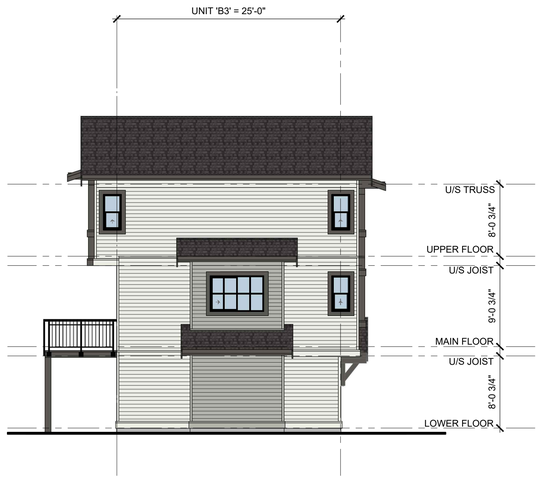
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LOT B

DP-8.02

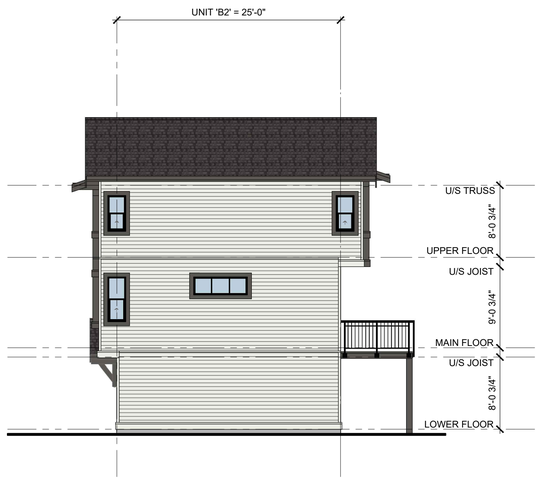
Plotted: May 21, 2026 at 12:01:45pm by Mona Savagin



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
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	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BMG - 3040, 3068, 3084 200 Street TH\LOT\LOT B\elevations\2504 LOT B Building 8 Elevations.dwg - Layout: DP-8.03

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2026-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 8 ELEVATIONS

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

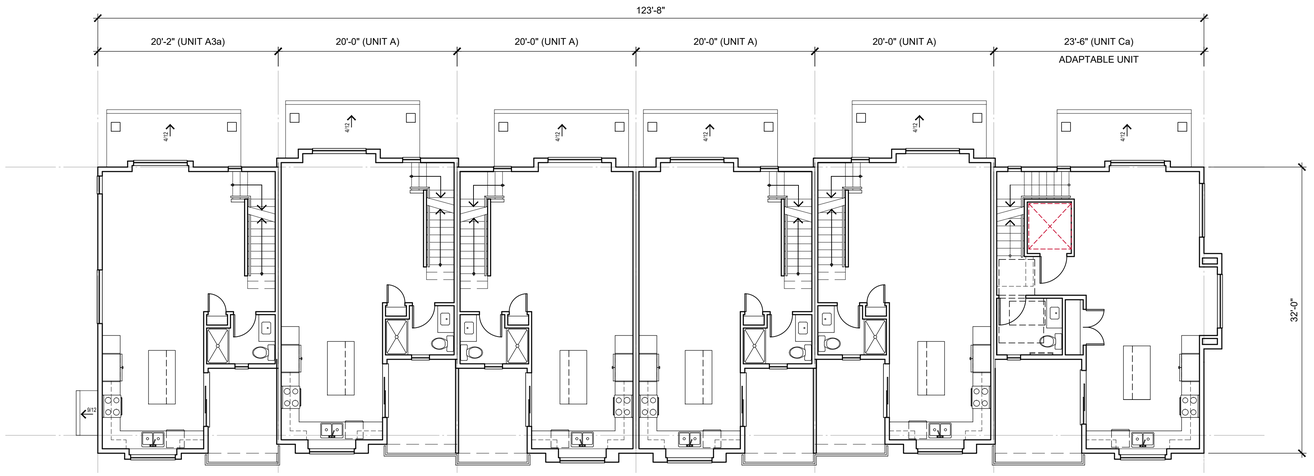
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2026/06/08

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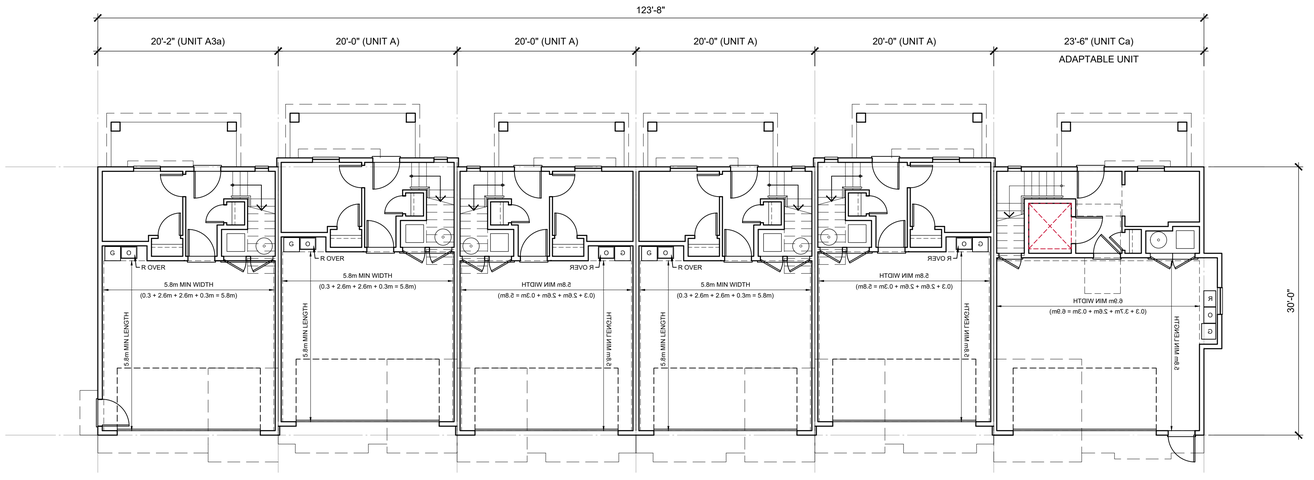
SHEET NO.
DP-8.03

Plotted: May 21, 2026 at 12:02:23pm by Mona Savaglio



MAIN FLOOR PLAN

SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN

SCALE: 1/8"=1'-0"

NORTH

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 9 Plans.dwg - Layout: DP-9.01

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PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE

BUILDING 9 PLANS

DATE **2025.01.28** FILE NO.
DWN. **MS** **2504**
CHK. **CH**

REGISTERED ARCHITECT
BRITISH COLUMBIA

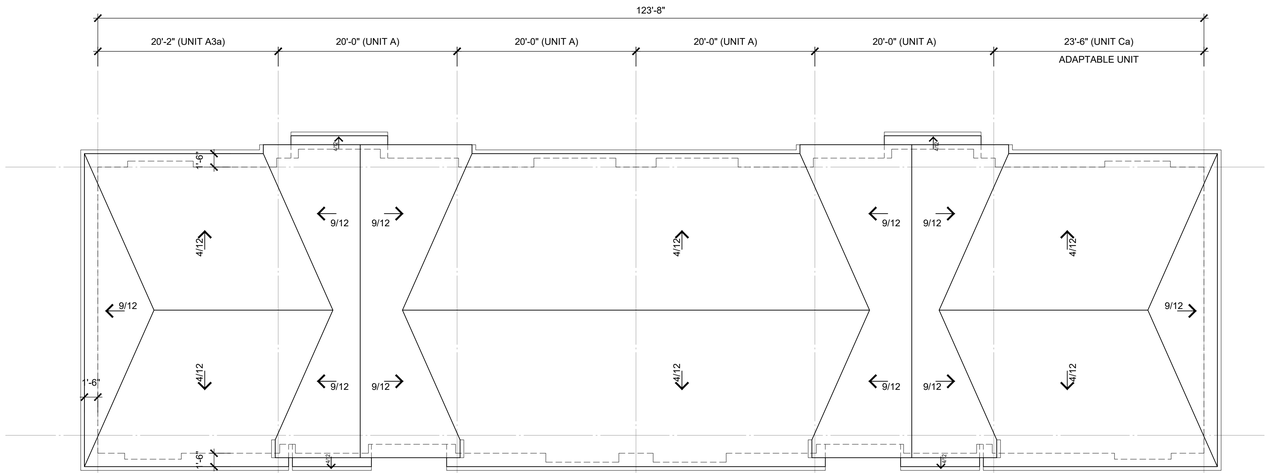
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SHEET NO.

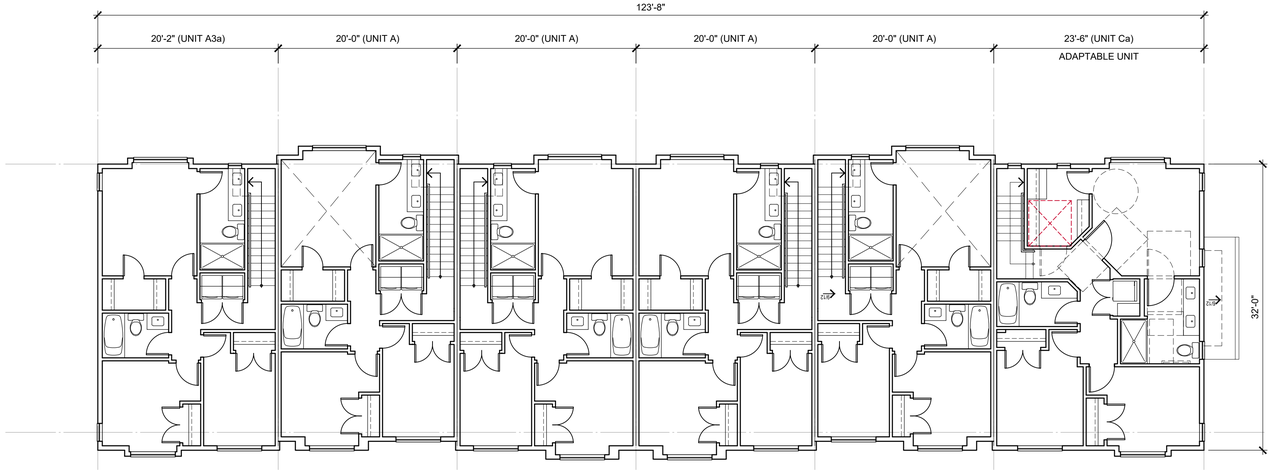
LOT B **DP-9.01**

Plotted: May 21, 2026 at 12:03:06pm by Mena Savaglio



ROOF PLAN

SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN

SCALE: 1/8"=1'-0"

NORTH

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 9 Plans.dwg - Layout: DP-9.02

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT
3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 9 PLANS

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

REGISTERED ARCHITECT
MENA A. SAVAGLIO
BRITISH COLUMBIA

2026/06/08

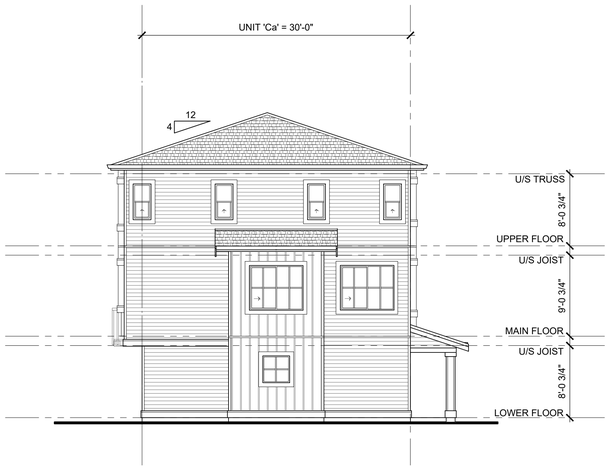
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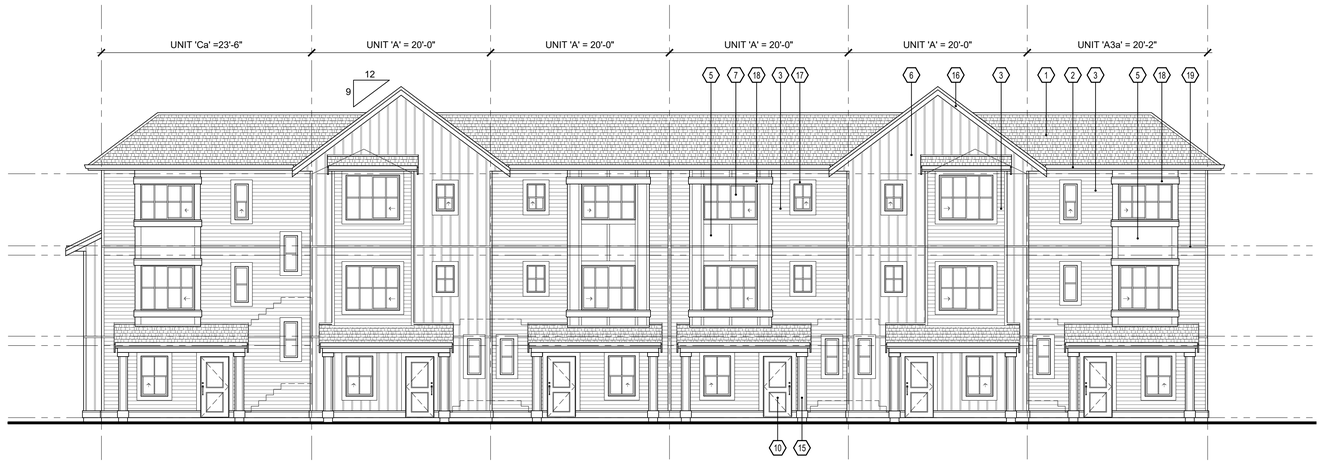
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DP-9.02

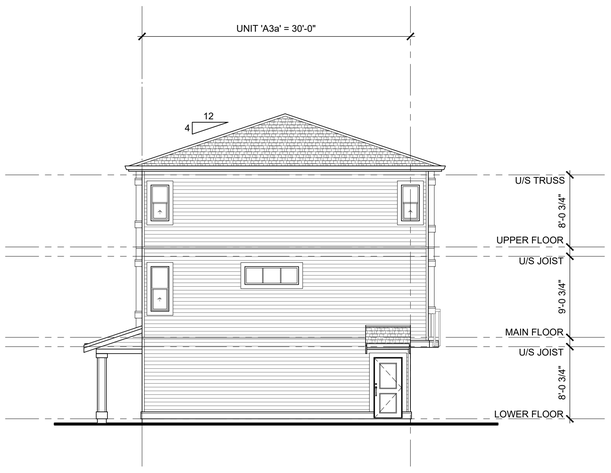
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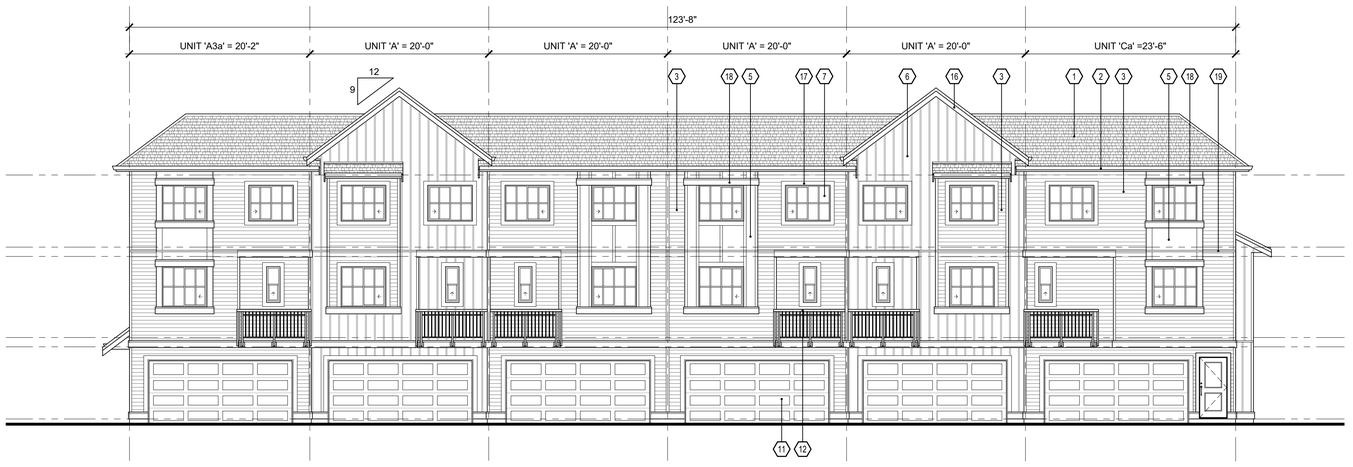
EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

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2025-05-15 ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 9 ELEVATIONS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

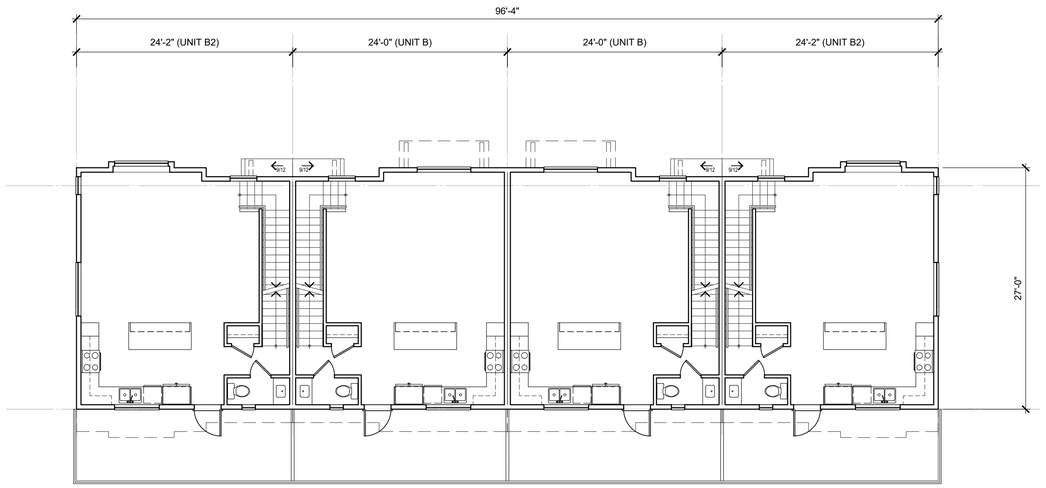
REGISTERED ARCHITECT
CHRISTINA HSIUNG
BRITISH COLUMBIA

2026/06/08

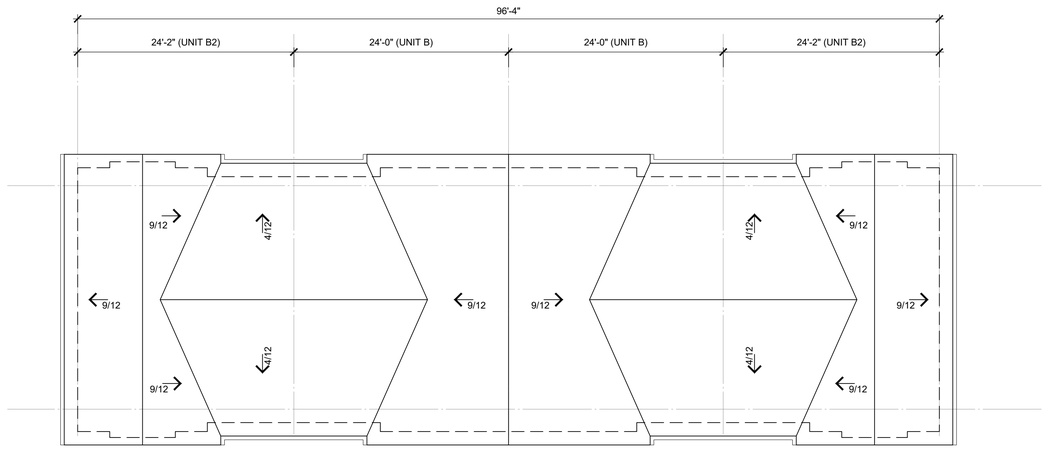
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SHEET NO.
DP-9.03

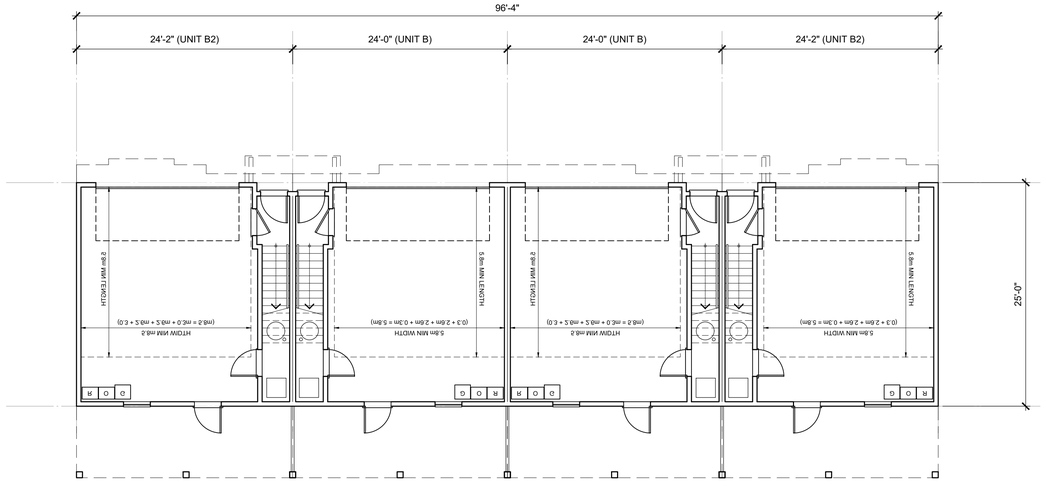
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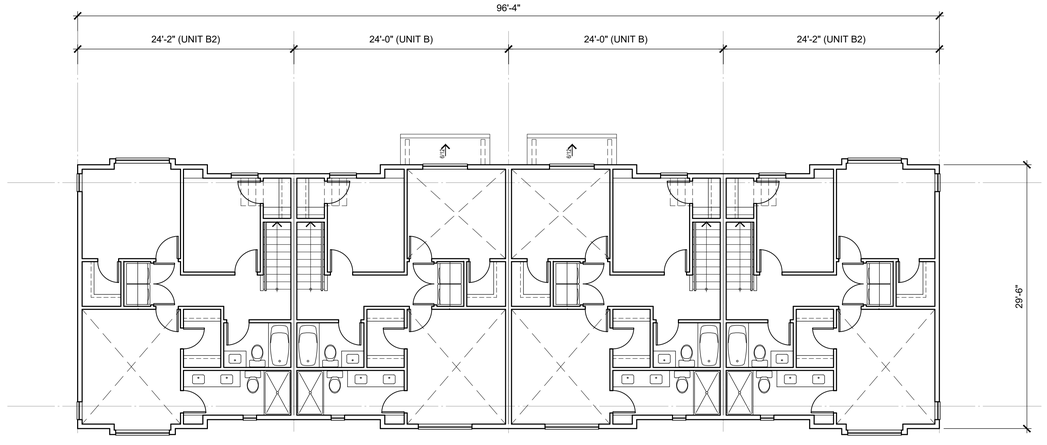
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 10 Plans.dwg - Layout: DP-10.01

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 10 PLANS

DATE	2025.01.28	FILE NO.
DWN.	MS	2504
CHK.	CH	

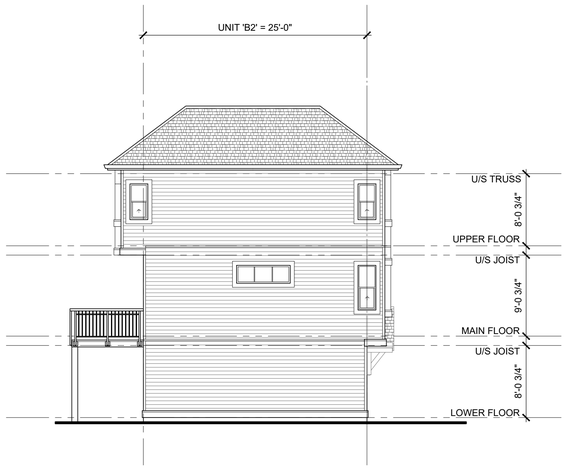
REGISTERED ARCHITECT
MONA SAVAGIN
BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-10.01

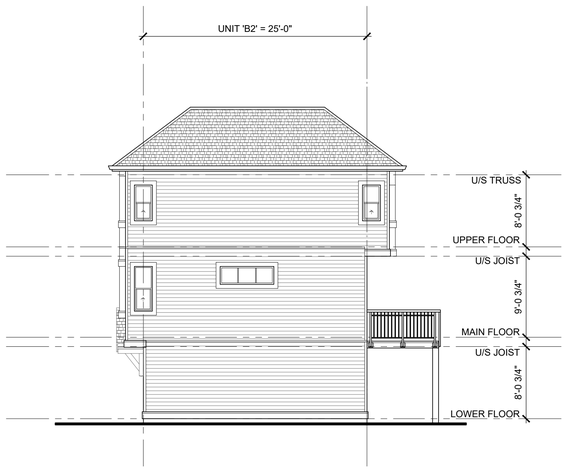
Plotted: May 21, 2026 at 12:03:23pm by Mona Savaglio



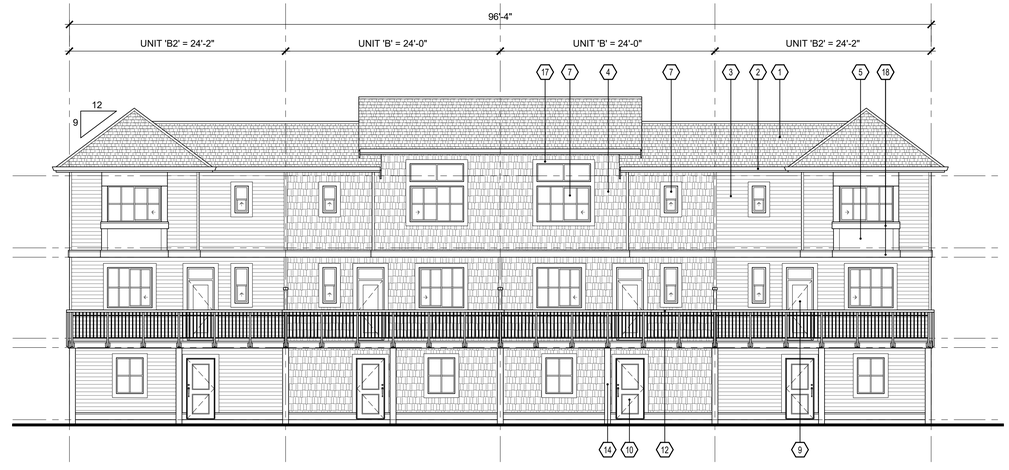
EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
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	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxL\DP\LOT B\elevations\2504 LOT B Building 10 Elevations.dwg - Layout: DP-10.02

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2025-05-15
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REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 10 ELEVATIONS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

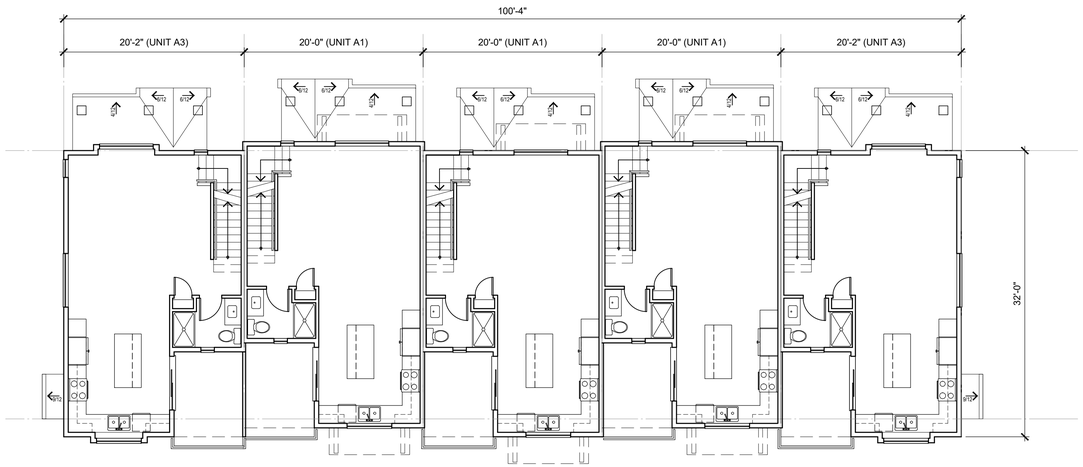
REGISTERED ARCHITECT
MONA A. SAVAGLIO
BRITISH COLUMBIA

2026/06/08

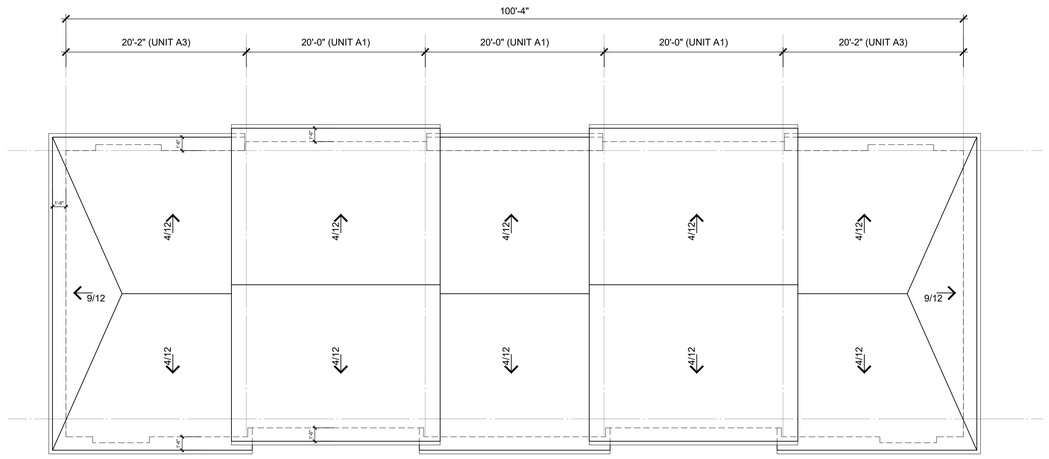
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DP-10.02

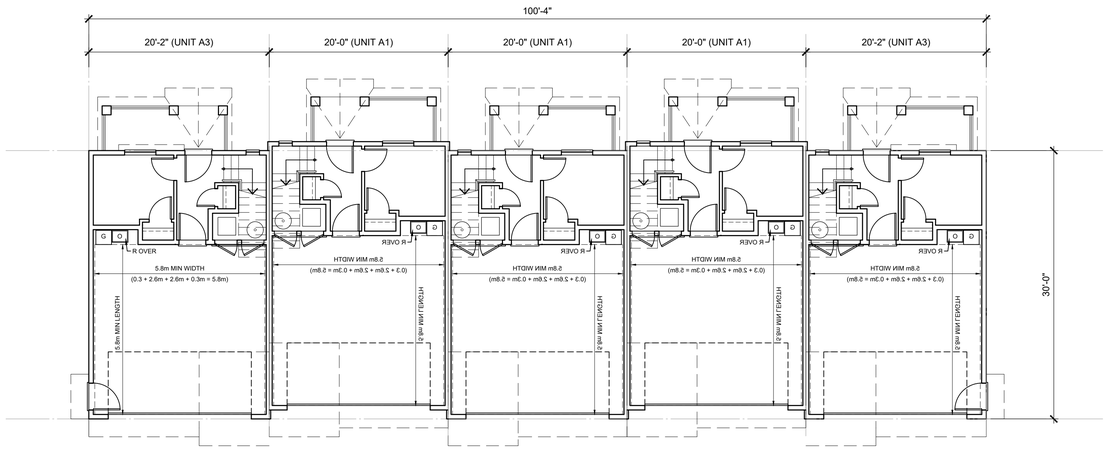
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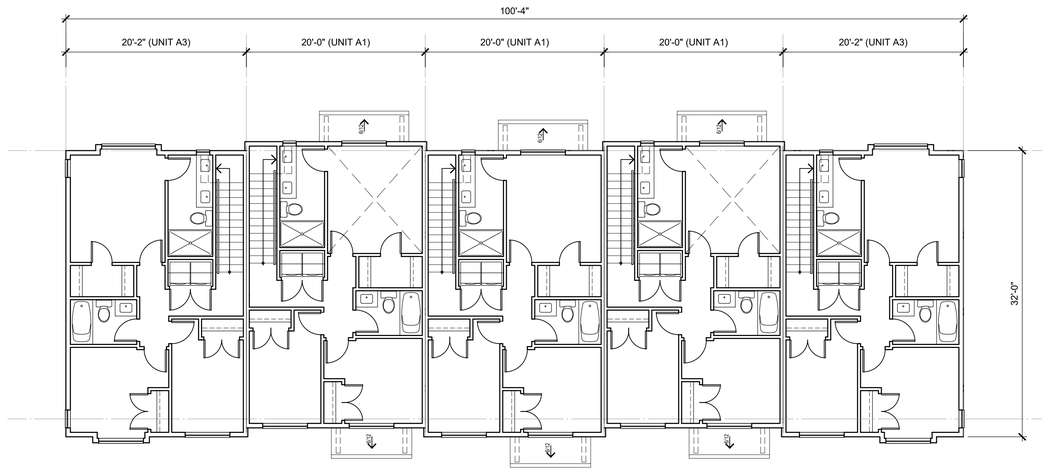
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 11 Plans.dwg - Layout: DP-11.01

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2025-05-15 ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT
3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 11 PLANS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

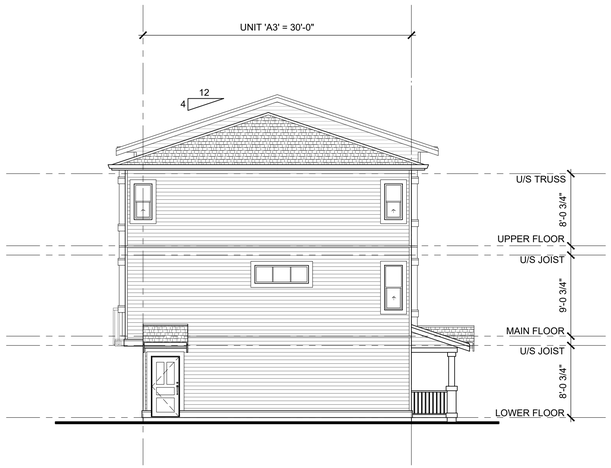
REGISTERED ARCHITECT
PROVINCE OF BRITISH COLUMBIA

2026/06/08

SEAL

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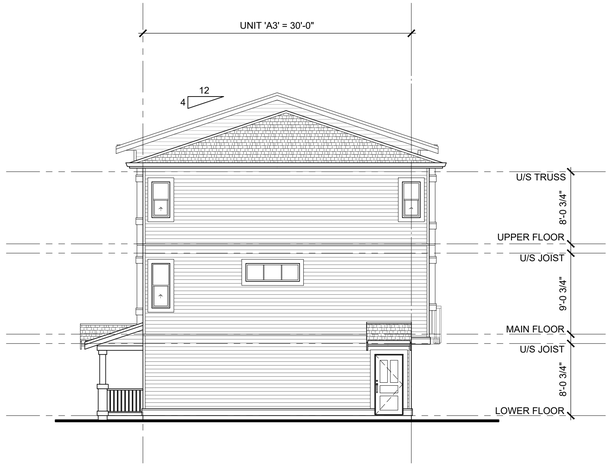
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EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
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9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street Tri\OPA\LOT B\elevations\2504 LOT B Building 11 Elevations.dwg - Layout: DP-11.02

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2025-05-15
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REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 11 ELEVATIONS

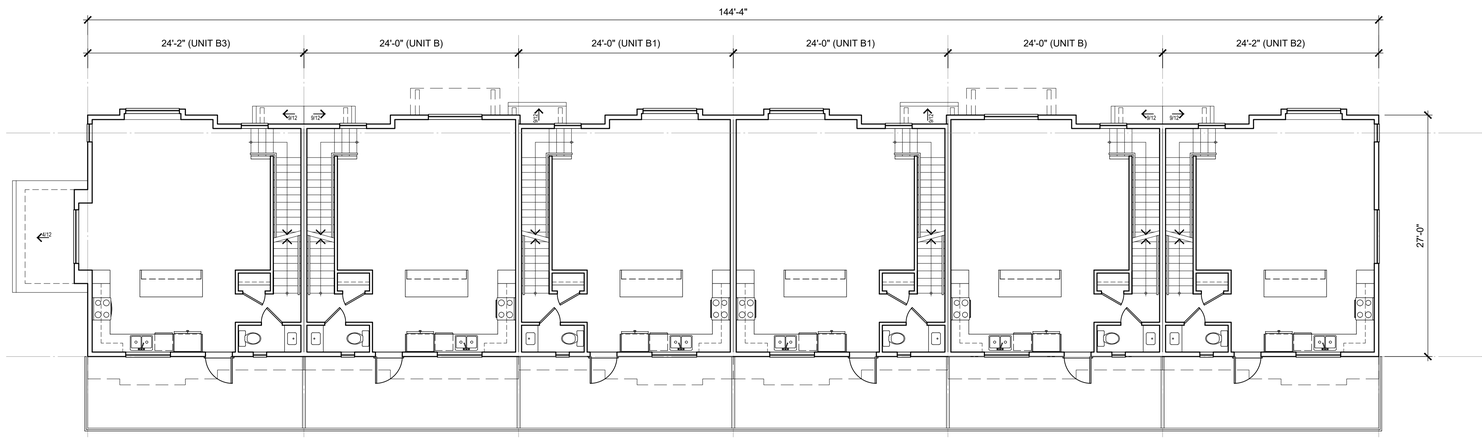
DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

REGISTERED ARCHITECT
MONA A. HOSNY
BRITISH COLUMBIA

2026/06/08
SEAL

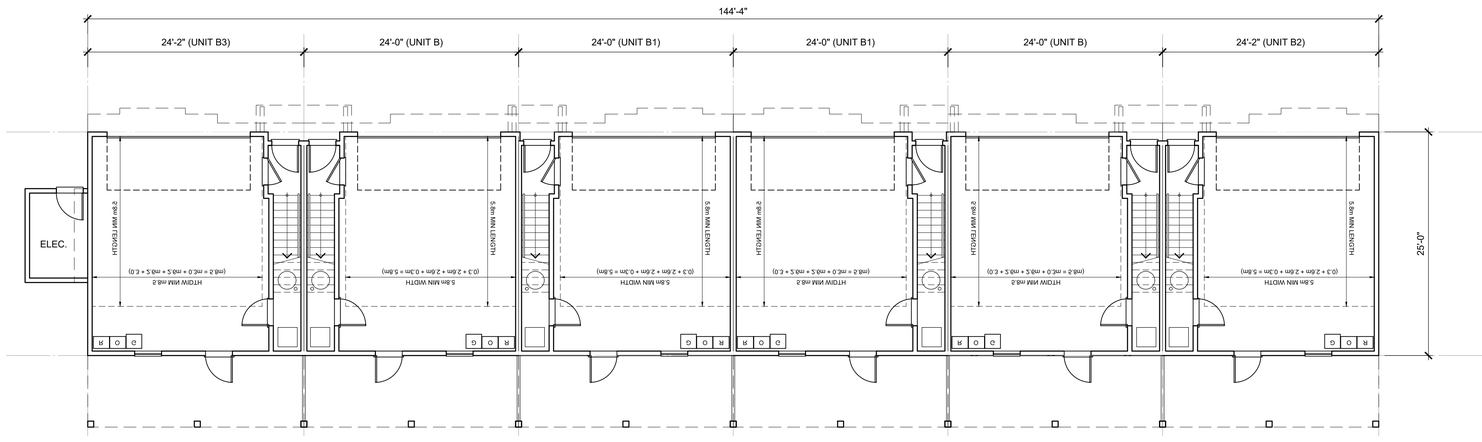
SHEET NO.
DP-11.02

Plotted: May 21, 2026 at 12:02:19pm by Mana Savaglio



MAIN FLOOR PLAN

SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN

SCALE: 1/8"=1'-0"

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 12 PLANS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

REGISTERED ARCHITECT
MANA A. HOSSINI
BRITISH COLUMBIA

2026/06/08

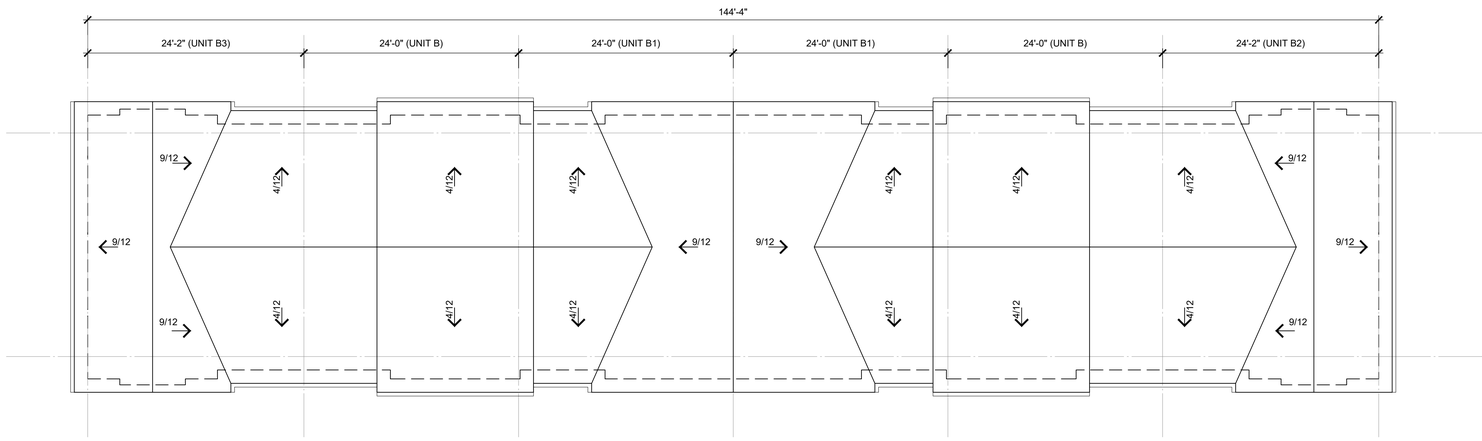
SEAL

NORTH

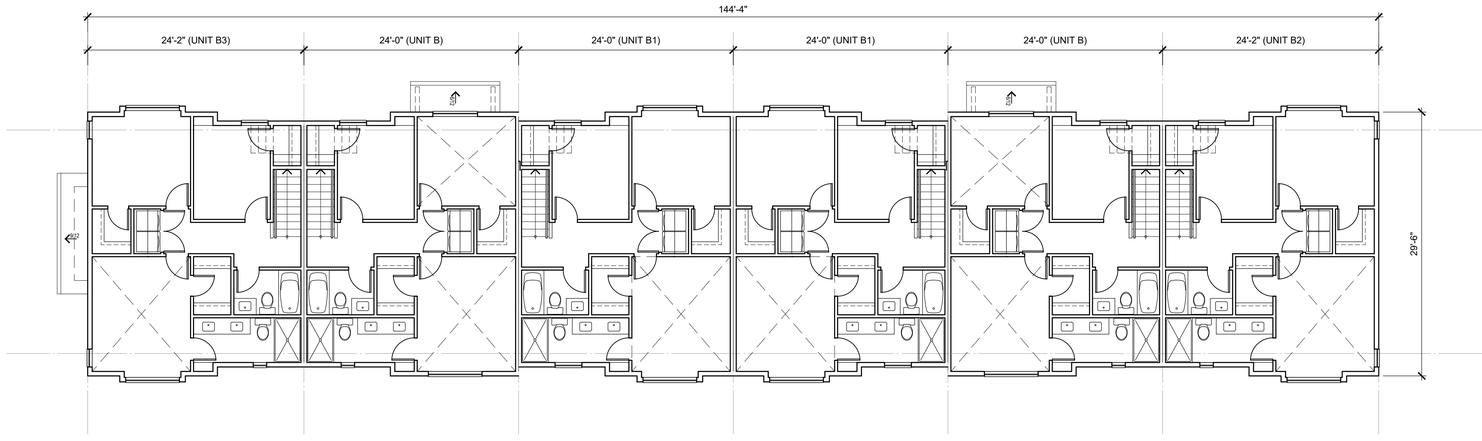
SHEET NO.

LOT B **DP-12.01**

Plotted: May 21, 2026 at 12:03:31pm by Mana Savaglio



ROOF PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 12 Plans.dwg - Layout: DP-12.02

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 12 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

NORTH

2026/06/08

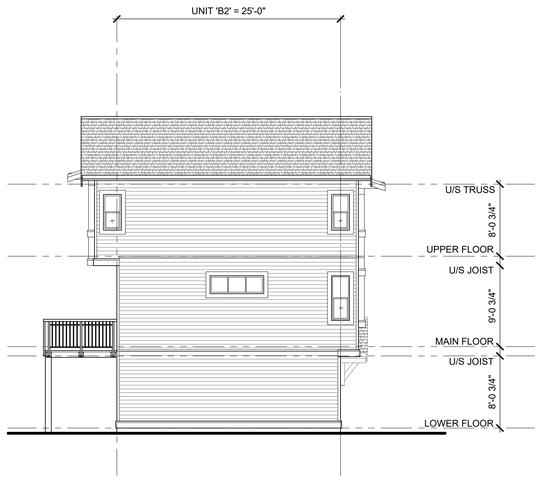
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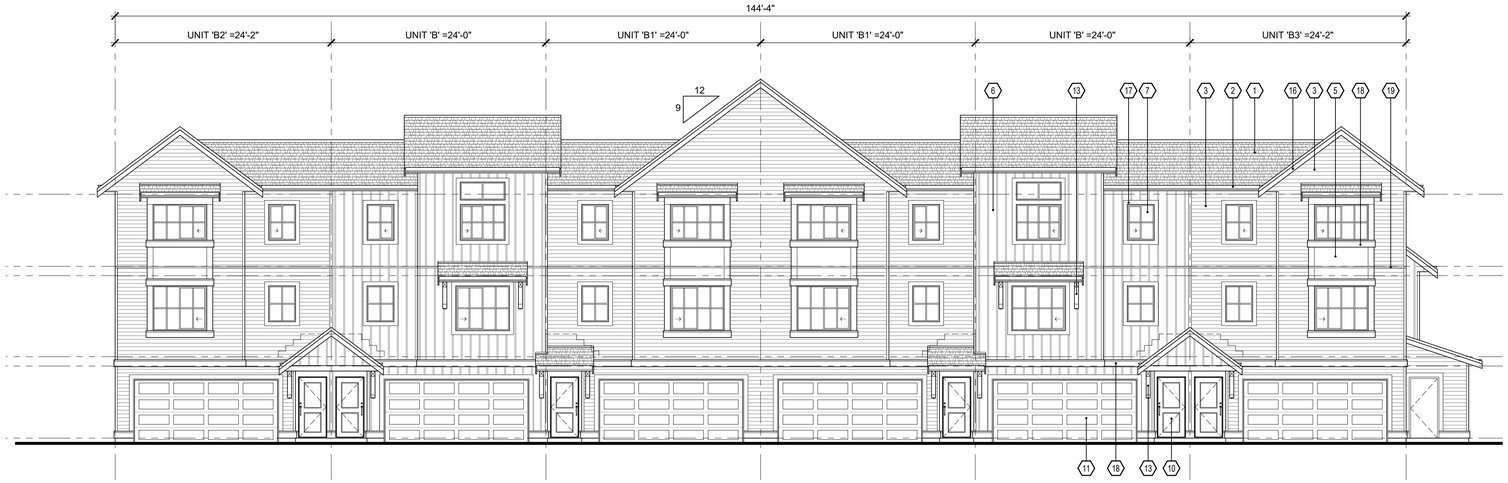
LOT B

DP-12.02

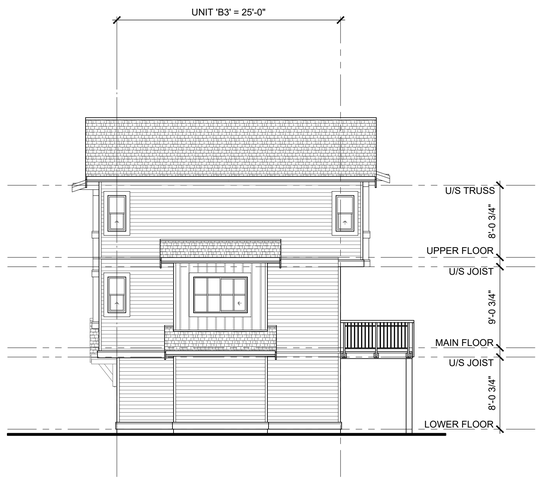
Plotted: May 21, 2026 at 12:02:25pm by Mona Savaglio



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1	COMPOSITE ASPHALT SHINGLES	10	ENTRY DOOR c/w 2x6 WOOD TRIM
2	5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11	OVERHEAD GARAGE DOOR
		12	METAL RAILING
3	HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	13	PAINTED WOOD BRACKET
		14	PAINTED WOOD POST
4	CEMENT BOARD OR WOOD SHINGLE SIDING	15	POST CLAD WITH FIBRE CEMENT SIDING
5	SMOOTH CEMENT BOARD PANEL	16	2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
6	CEMENT BOARD PANEL w/ WOOD BATTENS	17	2x6 WOOD TRIM AROUND WINDOWS
7	SEALED DOUBLE GLAZED PVC WINDOW	18	2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
8	SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	19	PREFINISHED METAL THROUGH WALL FLASHING
9	SEALED DOUBLE GLAZED FRENCH DOOR		

LOT B

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2026-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 12 ELEVATIONS

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

REGISTERED ARCHITECT
ALAN A. HOSKIN
BRITISH COLUMBIA

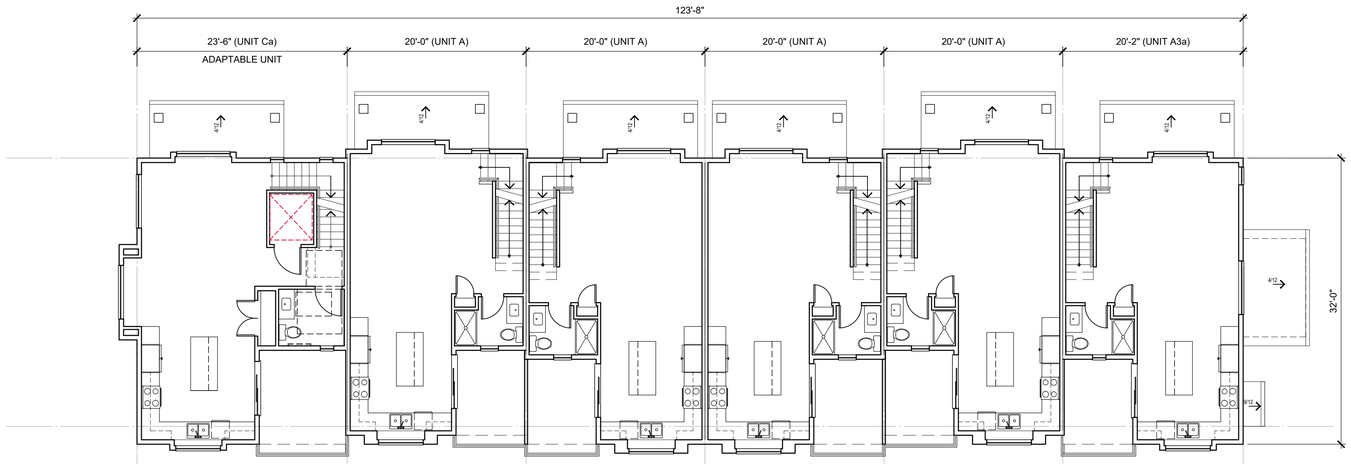
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SEAL

SHEET NO.
DP-12.03

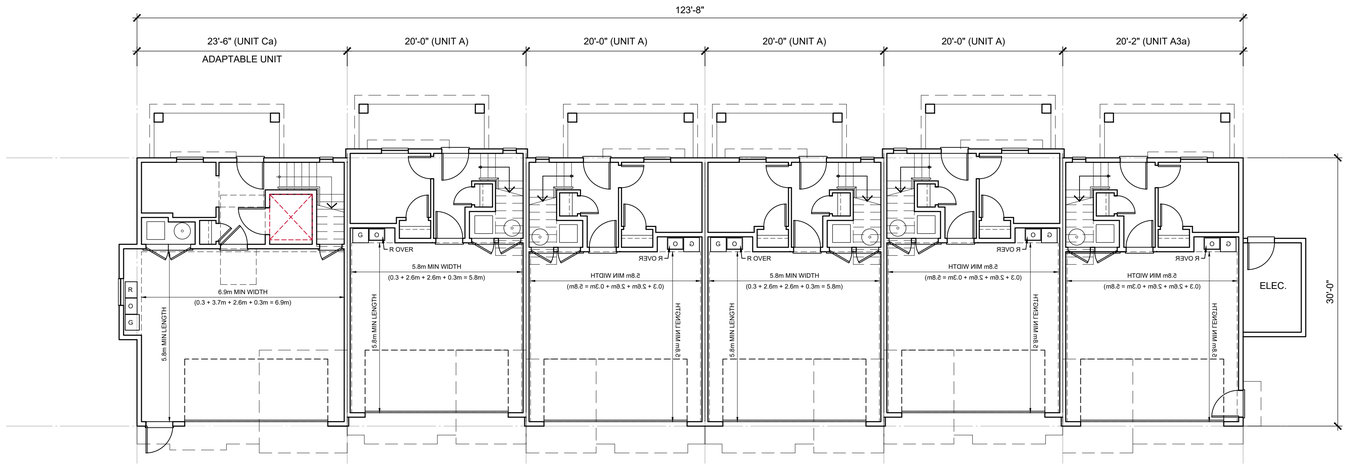
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Plotted: May 21, 2026 at 12:01:34pm by Mena Savagin



MAIN FLOOR PLAN

SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN

SCALE: 1/8"=1'-0"

NORTH

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 13 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
BRITISH COLUMBIA

2026/06/08

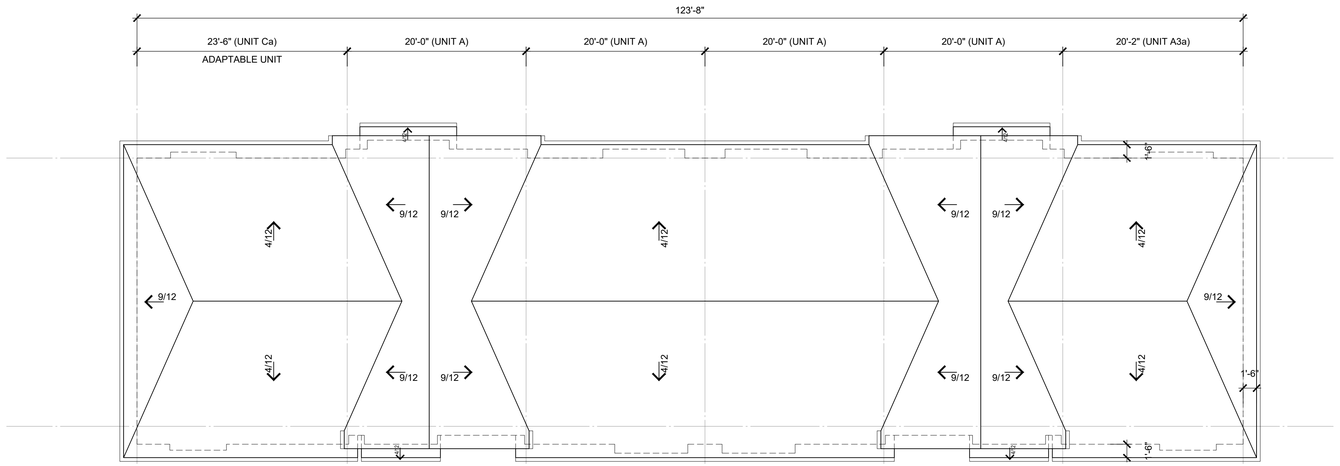
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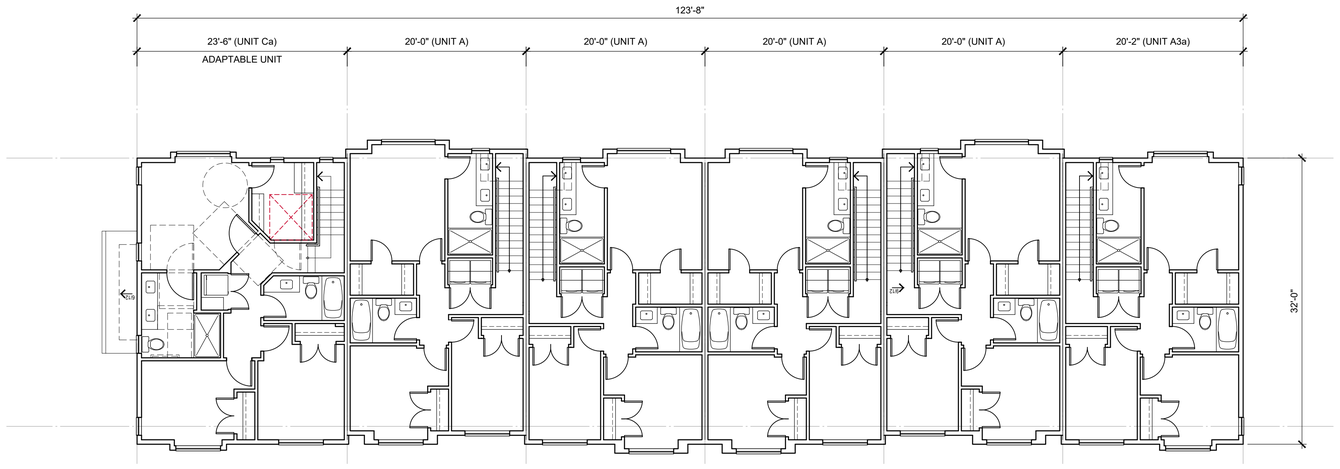
LOT B **DP-13.01**

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Plotted: May 21, 2026 at 12:03:14pm by Mona Savagin



ROOF PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

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2025-05-15	ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT**
	3084, 3068, & 3040 200 STREET LANGLEY, BC
DRAWING TITLE	**BUILDING 13 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MONA A. HOSNY
BRITISH COLUMBIA

2026/06/08

SEAL

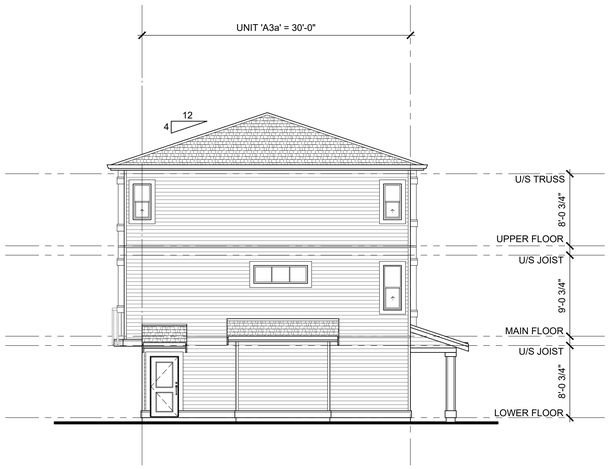
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LOT B

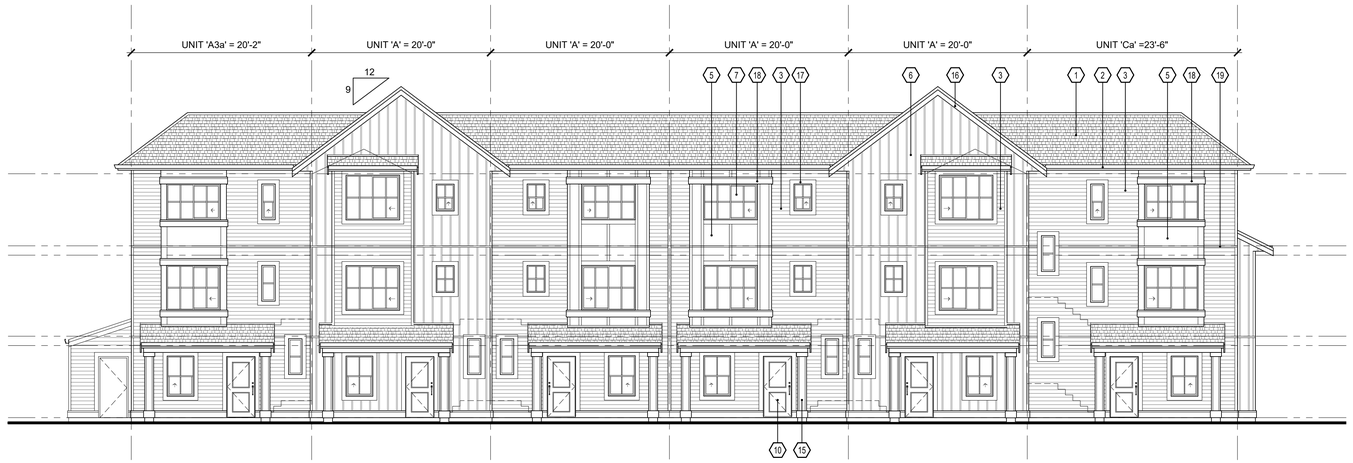
DP-13.02

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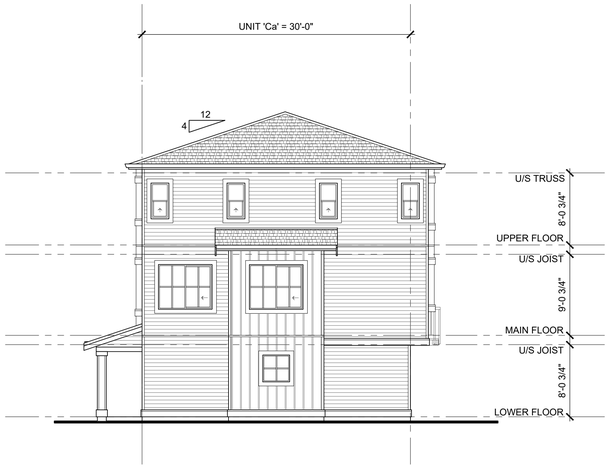
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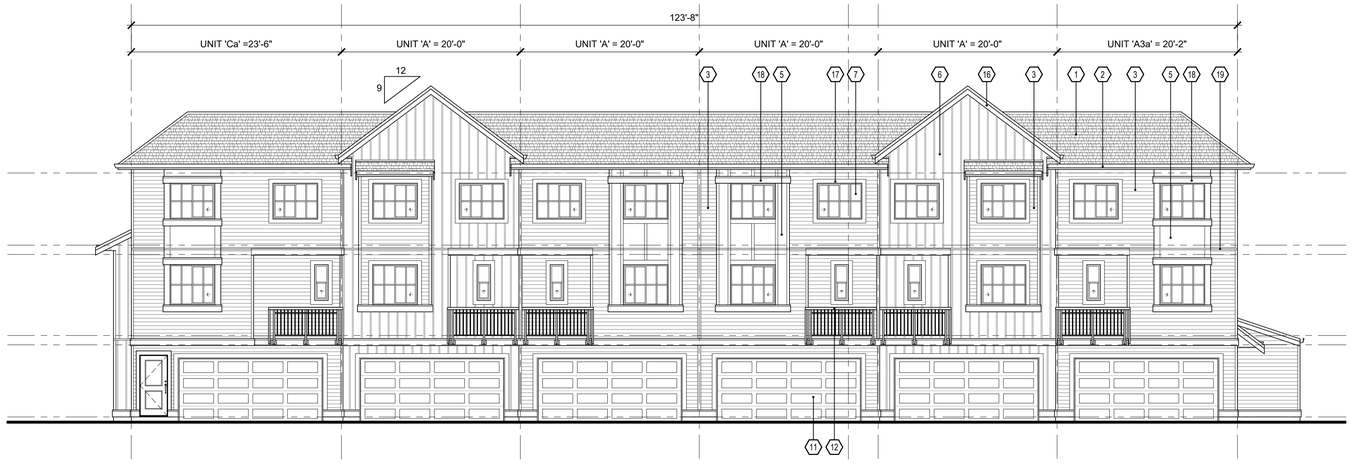
EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxL\OPA\LOT B\elevations\2504 LOT B Building 13 Elevations.dwg - Layout: DP-13.03

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 13 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

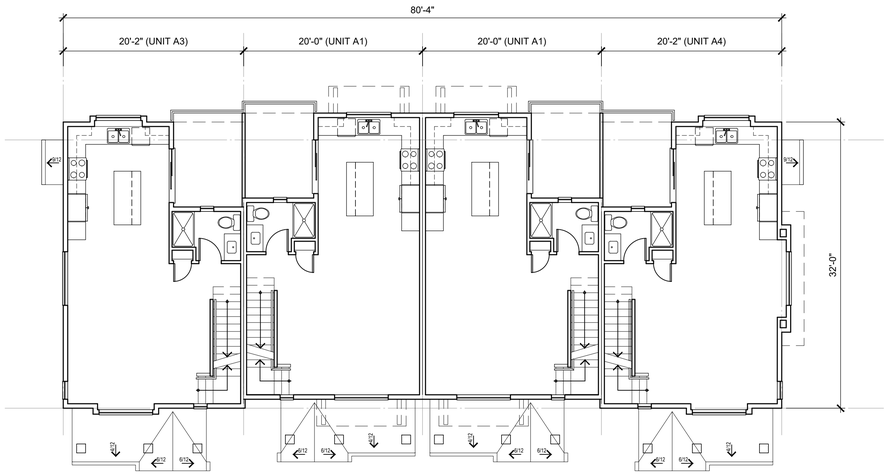
REGISTERED ARCHITECT MONA A. HOSNY BRITISH COLUMBIA

2026/06/08

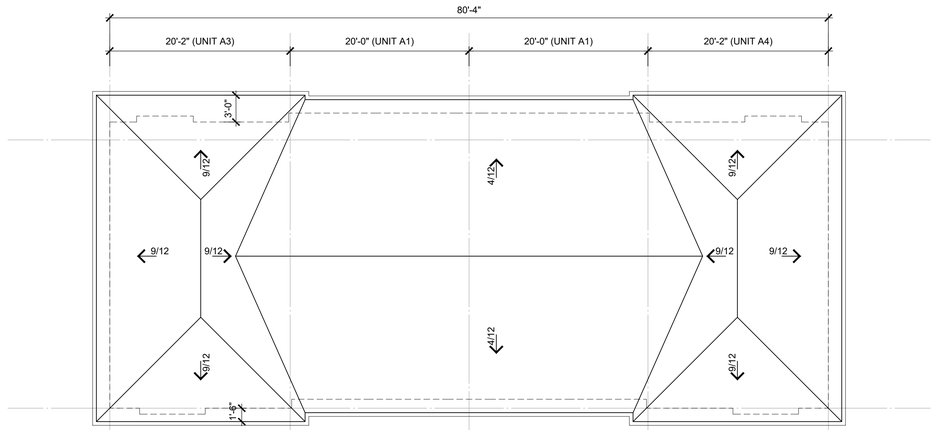
SEAL

SHEET NO.
DP-13.03

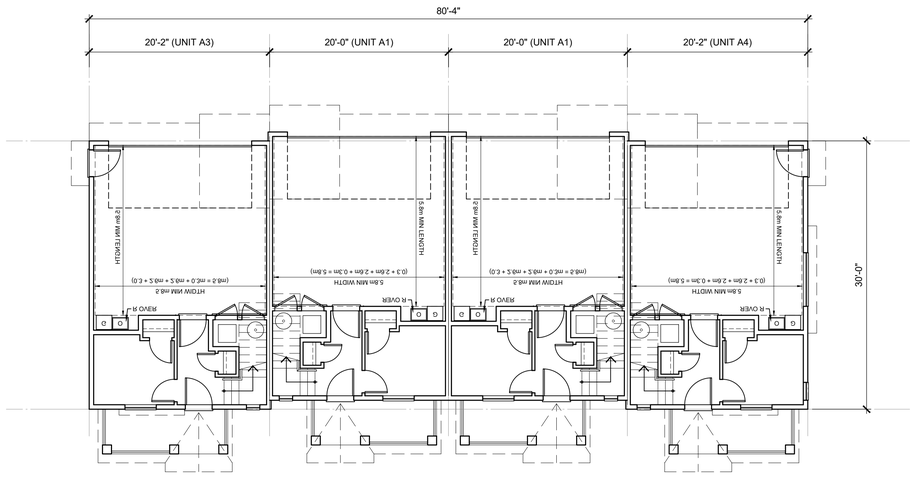
Plotted: May 21, 2026 at 12:03:07pm by Mona Savagin



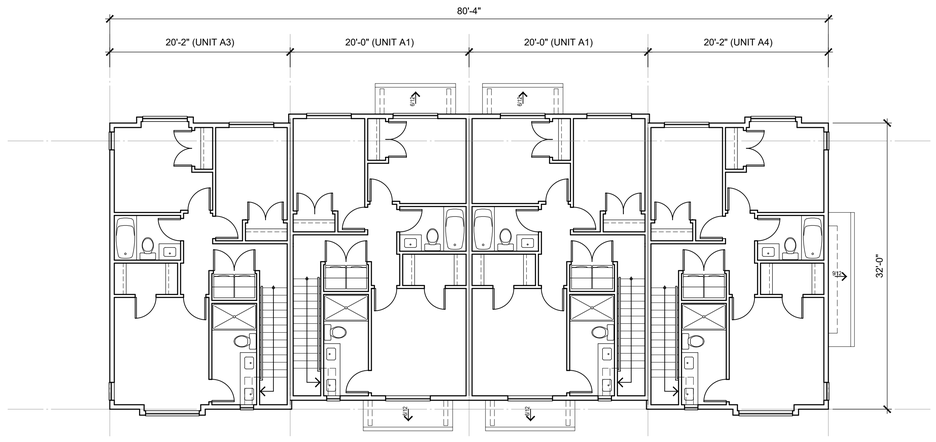
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street Txt, DP\LOT B\building plans\2504 LOT B Building 14 Plans.dwg - Layout: DP-14.01

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 14 PLANS**
DATE	**2025.01.28** FILE NO.
DWN.	**MS** **2504**
CHK.	**CH**

REGISTERED ARCHITECT
MONA A. SAVAGIN
BRITISH COLUMBIA

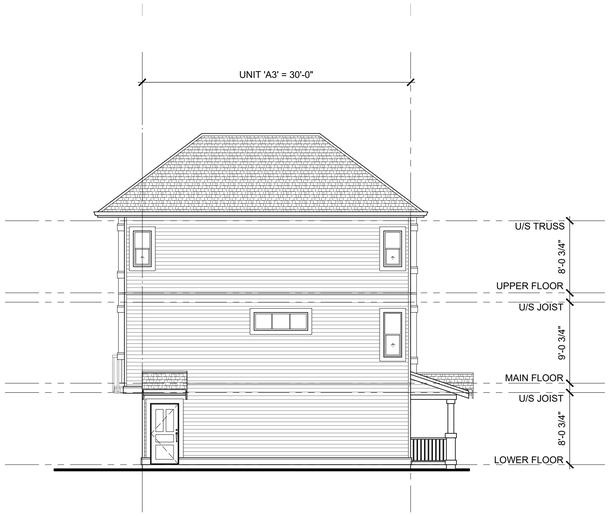
2026/06/08

SEAL

SHEET NO.

DP-14.01

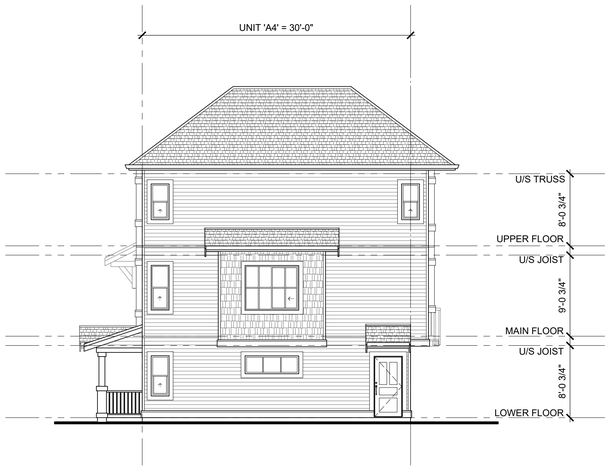
Plotted: May 21, 2026 at 12:02:45pm by Mona Savagin



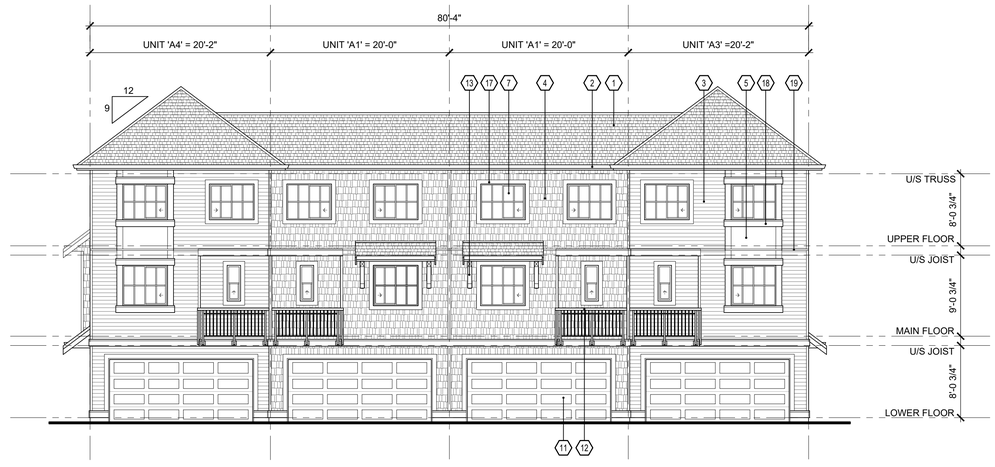
NORTH ELEVATION
SCALE: 1/8"=1'-0"



WEST ELEVATION (200 ST)
SCALE: 1/8"=1'-0"



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxL\DP\LOT B\elevations\2504 LOT B Building 14 Elevations.dwg - Layout: DP-14.02

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2026-05-15
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REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 14 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS** **2504**
CHK. **CH**

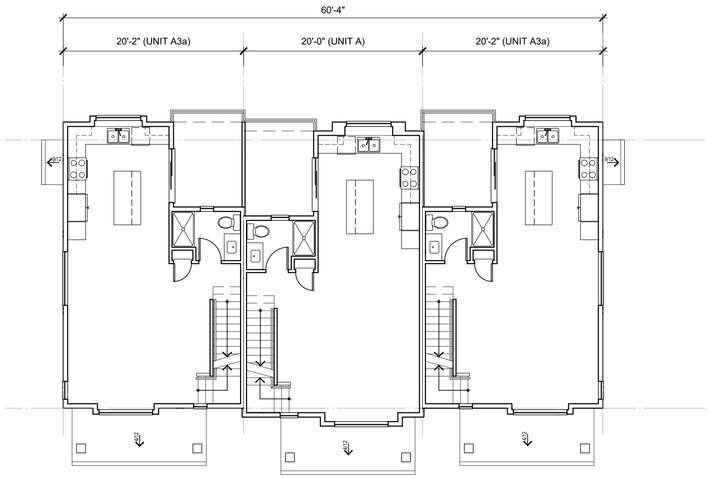
REGISTERED ARCHITECT MONA M. SAVAGIN BRITISH COLUMBIA

2026/06/08

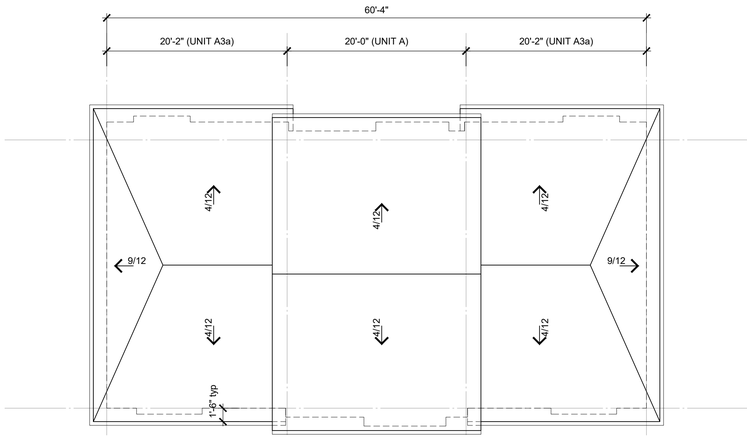
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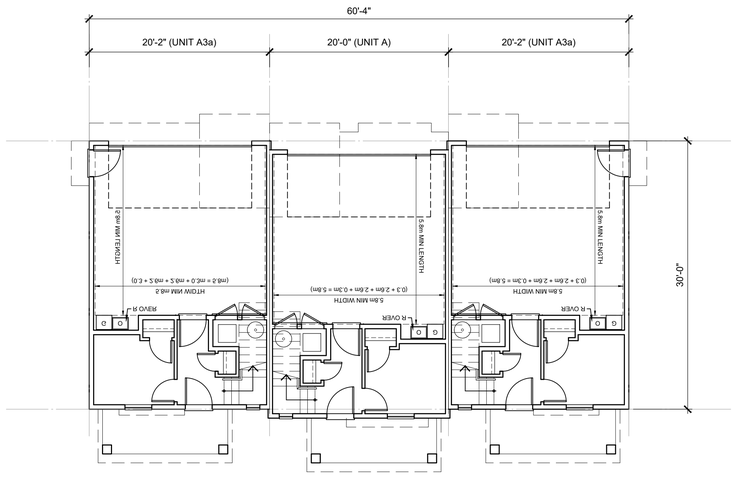
Plotted: May 21, 2026 at 12:02:16pm by Mona Savaglio



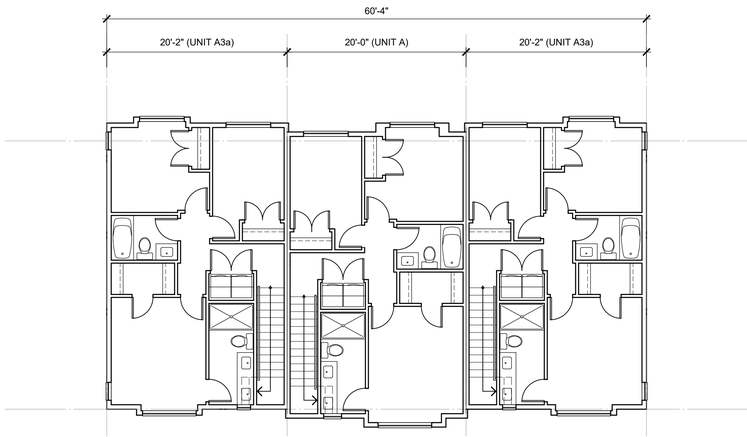
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 15 Plans.dwg - Layout: DP-15.01

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 15 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MONA SAVAGLIO
BRITISH COLUMBIA

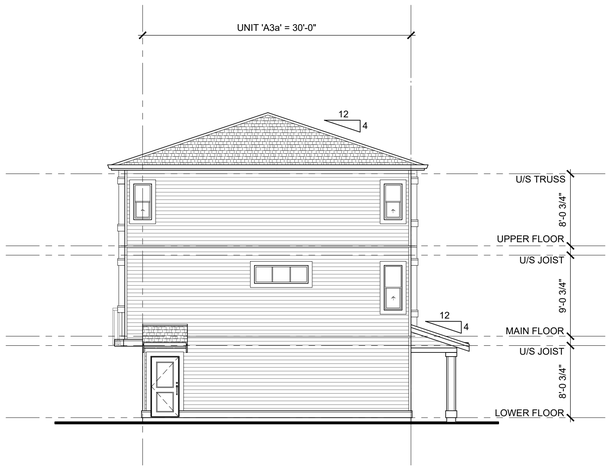
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SHEET NO.

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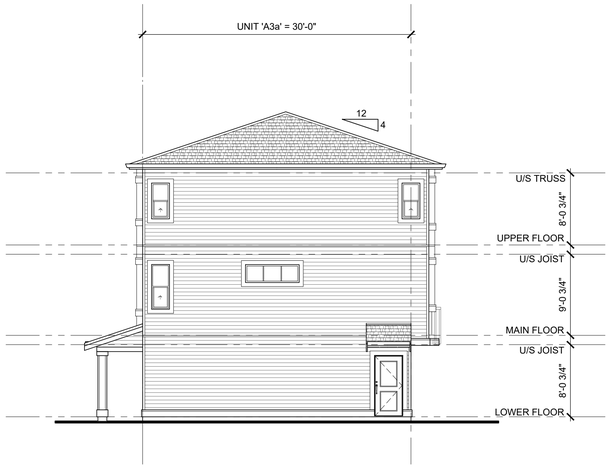
Plotted: May 21, 2026 at 12:01:44pm by Mona Savagin



NORTH ELEVATION
SCALE: 1/8"=1'-0"



WEST ELEVATION (200 ST)
SCALE: 1/8"=1'-0"



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street Txt,OPN,LOT B\elevations\2504 LOT B Building 15 Elevations.dwg - Layout: DP-15.02

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 15 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS** **2504**
CHK. **CH**

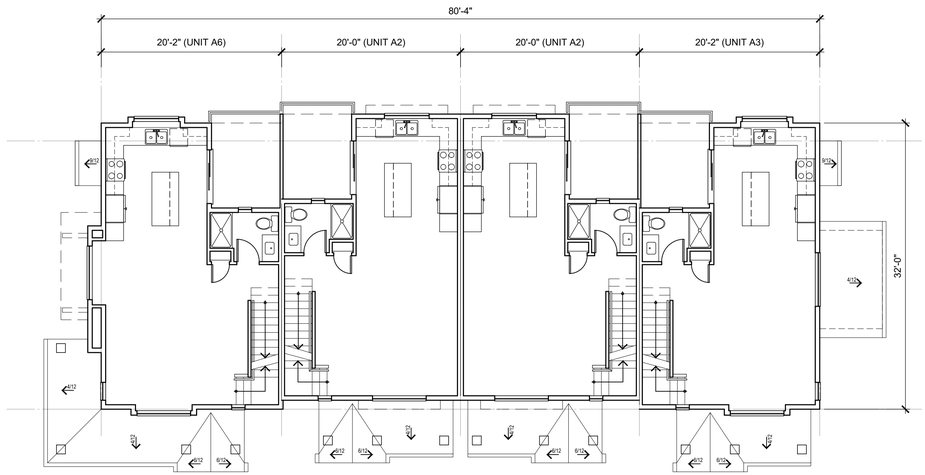
REGISTERED ARCHITECT
MONA A. SAVAGIN
BRITISH COLUMBIA

2026/06/08

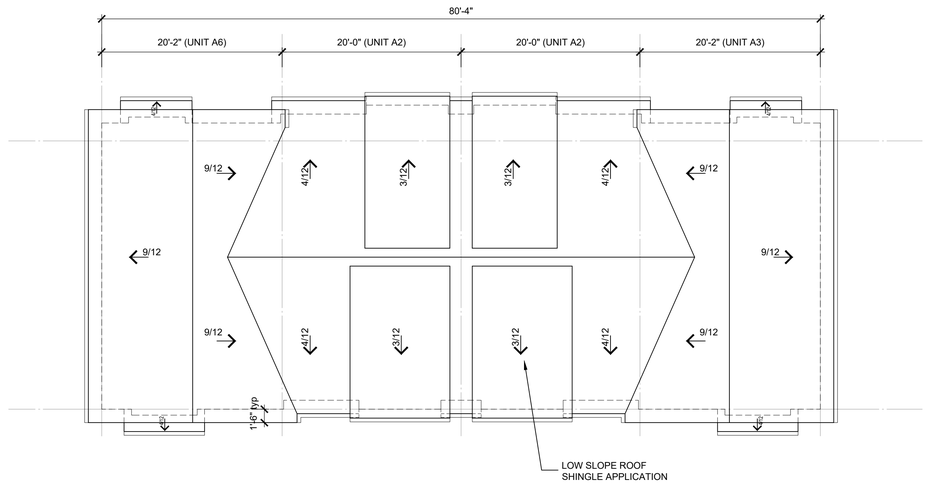
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SHEET NO.
DP-15.02

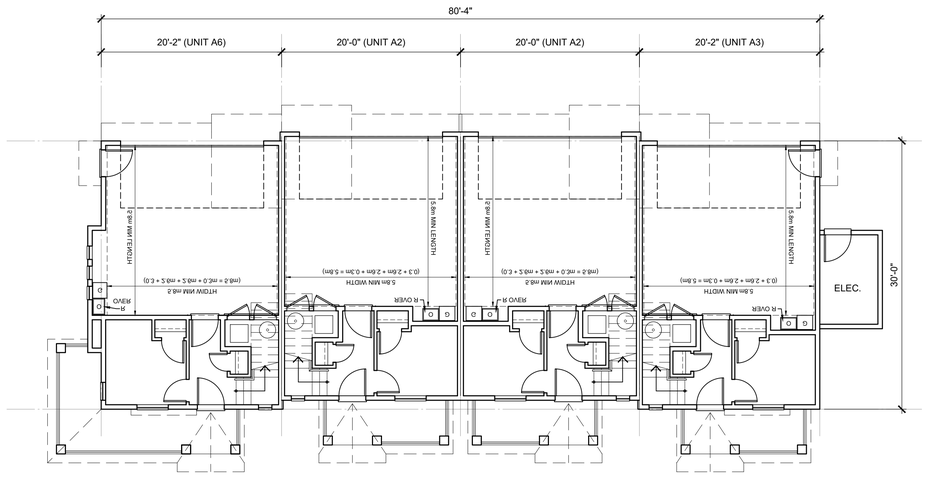
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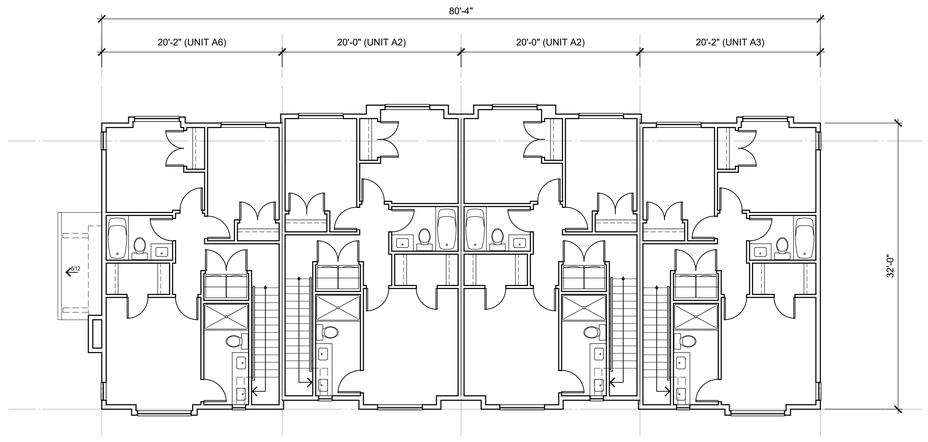
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street Txt, DP\LOT B\building plans\2504 LOT B Building 16 Plans.dwg - Layout: DP-16.01

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	2025-05-15 ISSUED FOR RZ/DP
REVISIONS	
CONSULTANT	
CLIENT	**PENMAT MANA JV LTD.**
PROJECT	**PROPOSED MULTI-FAMILY DEVELOPMENT** **3084, 3068, & 3040 200 STREET LANGLEY, BC**
DRAWING TITLE	**BUILDING 16 PLANS**
DATE	**2025.01.28**
DWN.	**MS**
CHK.	**CH**
FILE NO.	**2504**

REGISTERED ARCHITECT
MONA SAVAGIN
BRITISH COLUMBIA

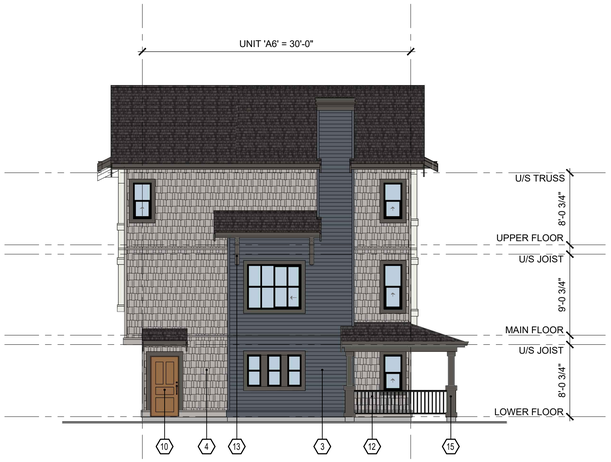
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SEAL

SHEET NO.

DP-16.01

Plotted: May 21, 2026 at 12:01:35pm by Mona Savagin



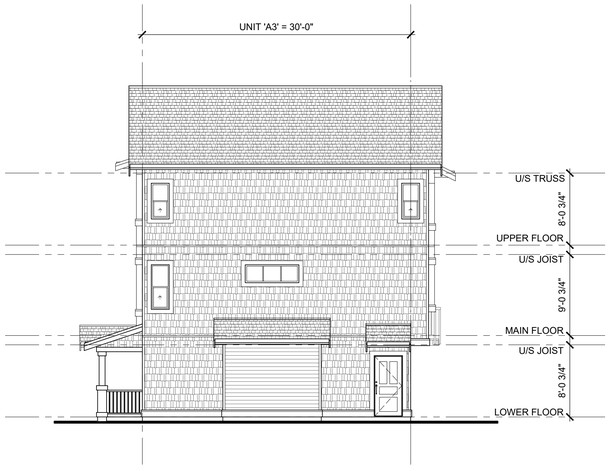
NORTH ELEVATION (31A AVE)

SCALE: 1/8"=1'-0"



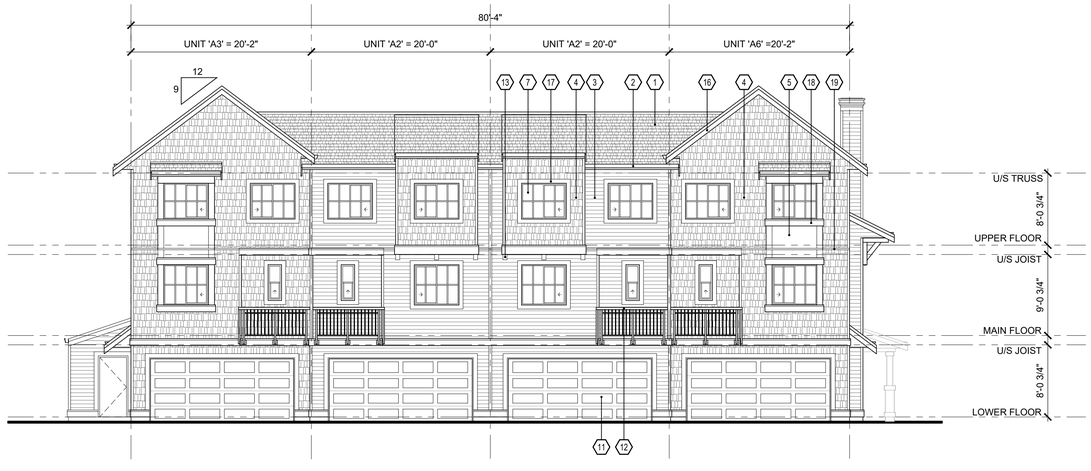
WEST ELEVATION (200 ST)

SCALE: 1/8"=1'-0"



SOUTH ELEVATION

SCALE: 1/8"=1'-0"



EAST ELEVATION

SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
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9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street Txt,OPN,LOT B\elevations\2504 LOT B Building 16 Elevations.dwg - Layout: DP-16.02

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2025-05-15
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REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 16 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

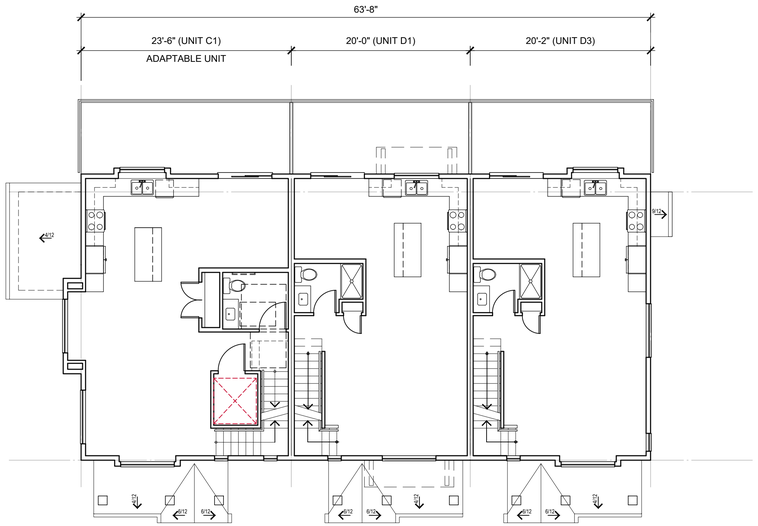
REGISTERED ARCHITECT MONA A. HOSNY BRITISH COLUMBIA

2026/06/08

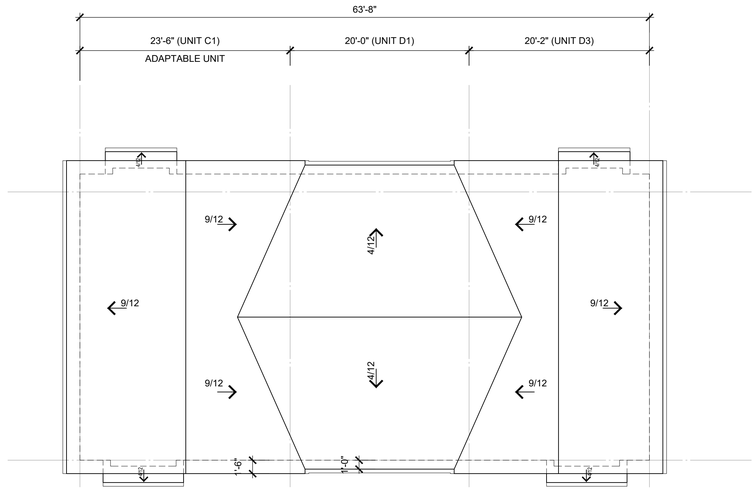
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SHEET NO.
DP-16.02

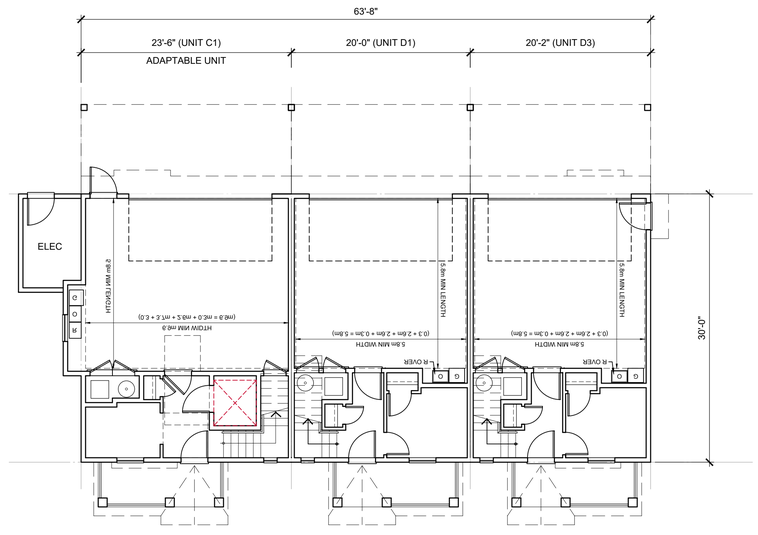
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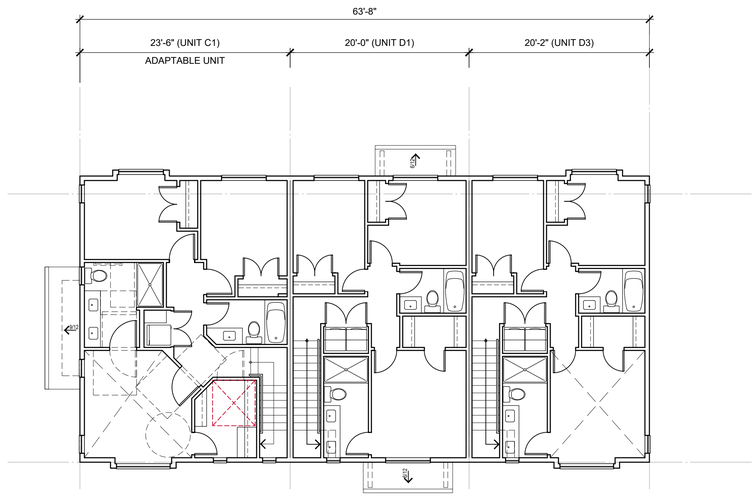
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 17 Plans.dwg - Layout: DP-17.01

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	2025-05-15 ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

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PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 17 PLANS

DATE	**2025.01.28**	FILE NO.
DWN.	**MS**	**2504**
CHK.	**CH**	

REGISTERED ARCHITECT
MANA A. HOSSEINI
BRITISH COLUMBIA

2026/06/08

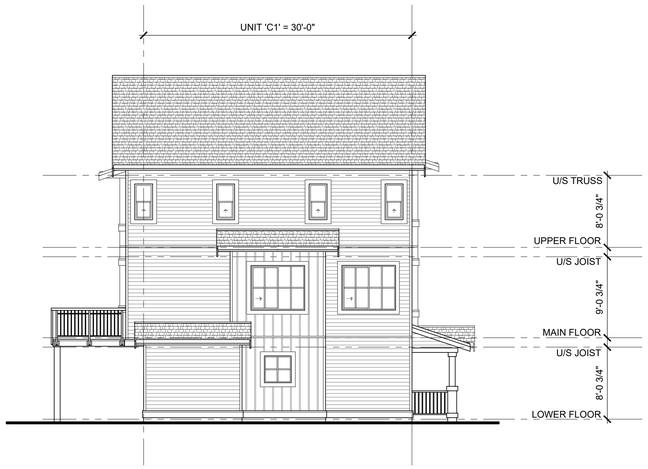
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SHEET NO.

LOT B

DP-17.01

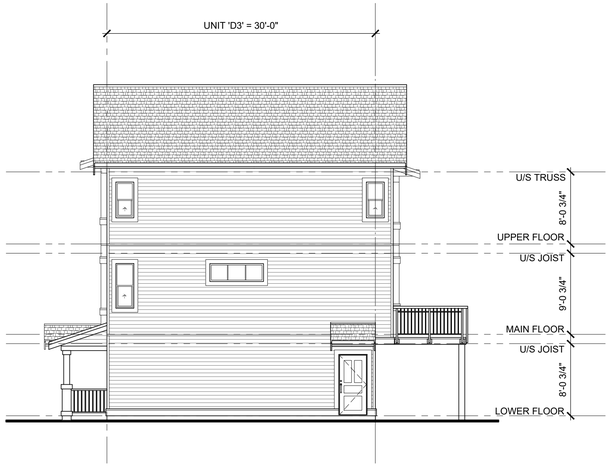
Plotted: May 21, 2026 at 12:03:32pm by Mona Savagin



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
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8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxL\DP\LOT B\elevations\2504 LOT B Building 17 Elevations.dwg - Layout: DP-17.02

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 17 ELEVATIONS

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

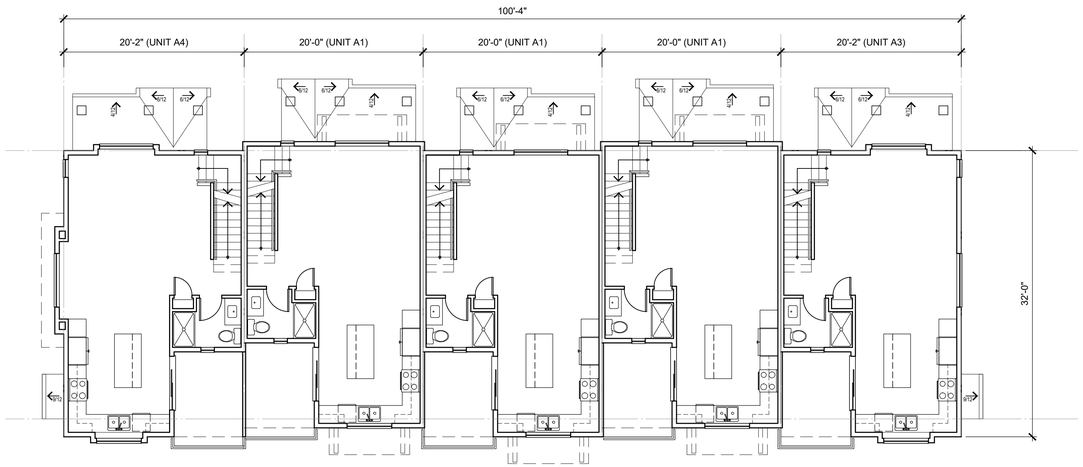
REGISTERED ARCHITECT
MONA A. HOSNY
BRITISH COLUMBIA

2026/06/08

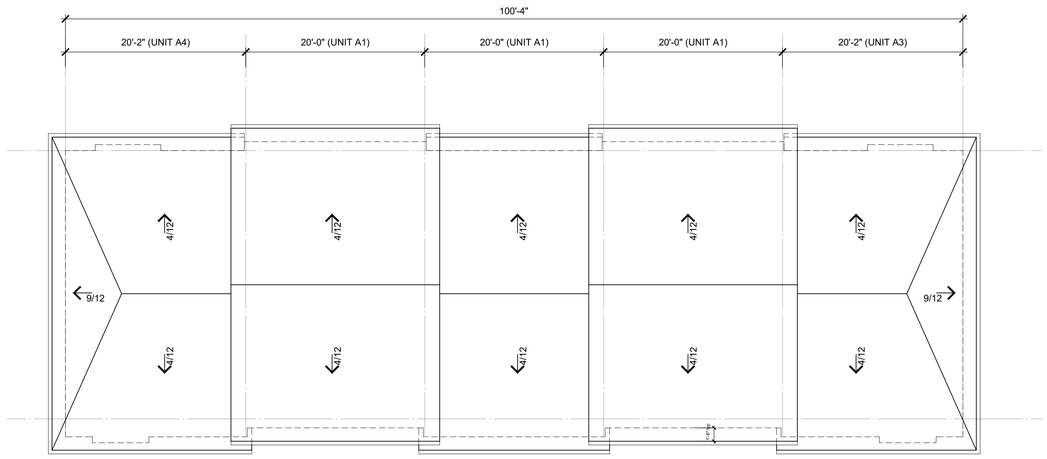
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DP-17.02

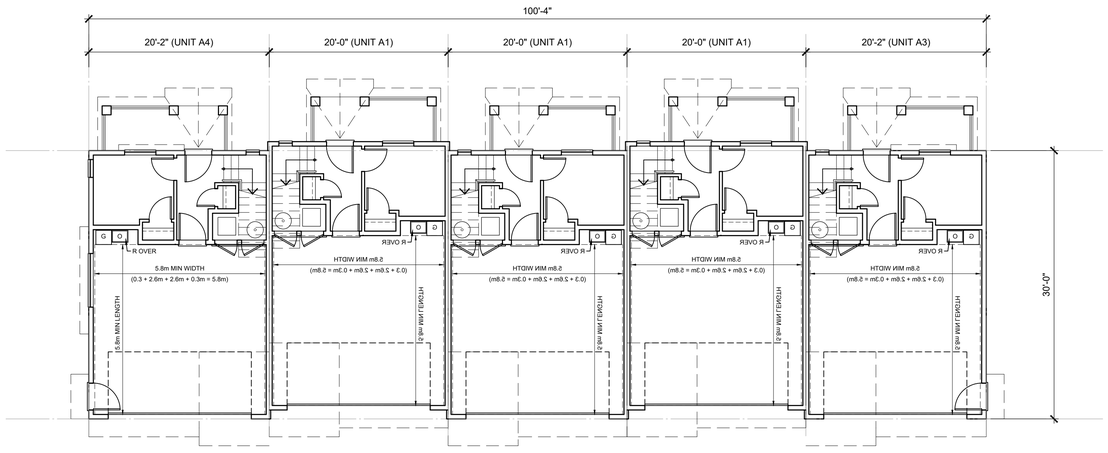
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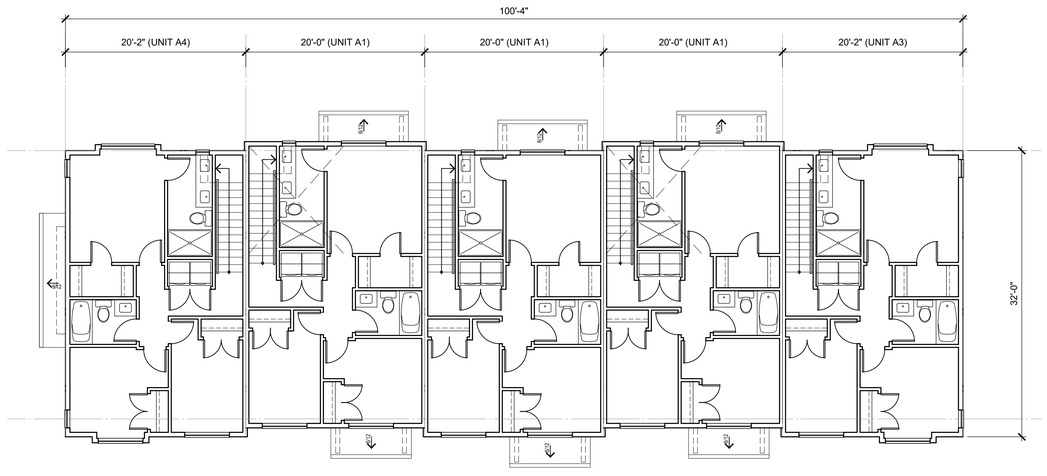
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 18 Plans.dwg - Layout: DP-18.01

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2025-05-15 ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT
3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 18 PLANS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

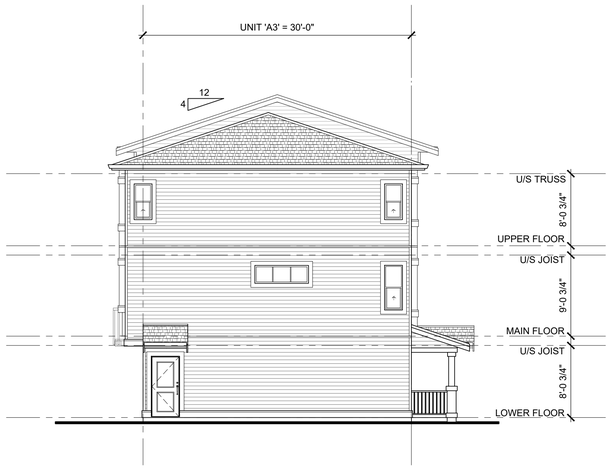
REGISTERED ARCHITECT
PROVINCE OF BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-18.01

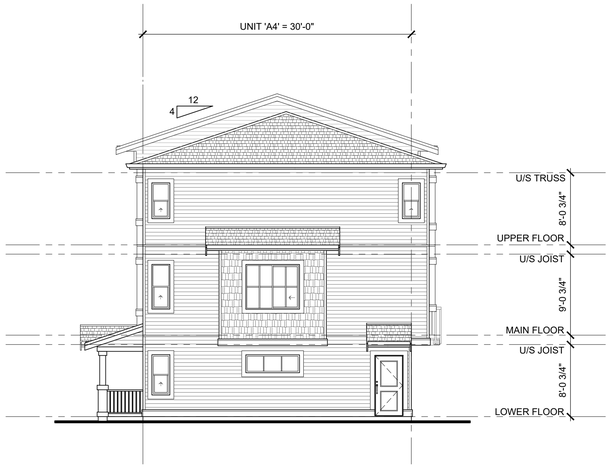
Plotted: May 21, 2026 at 12:01:35pm by Mona Savagin



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION (31A AVE)
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
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9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street Txt,OPN,LOT B\elevations\2504 LOT B Building 18 Elevations.dwg - Layout: DP-18.02

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2025-05-15
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REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 18 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

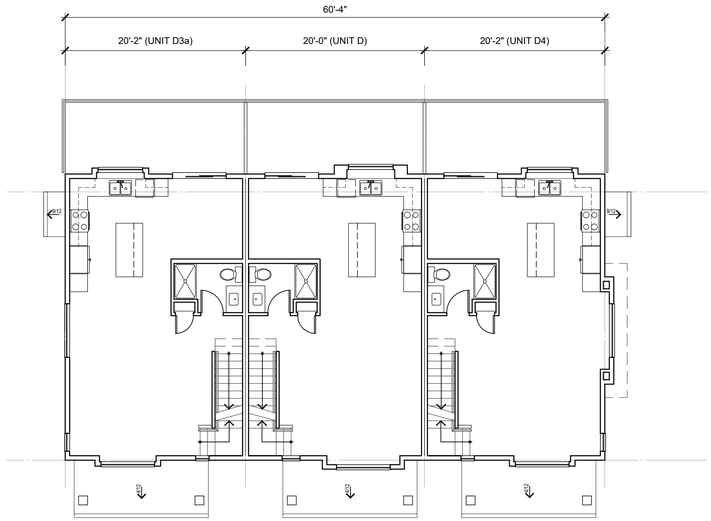
REGISTERED ARCHITECT
MONA A. SAVAGIN
BRITISH COLUMBIA

2026/06/08

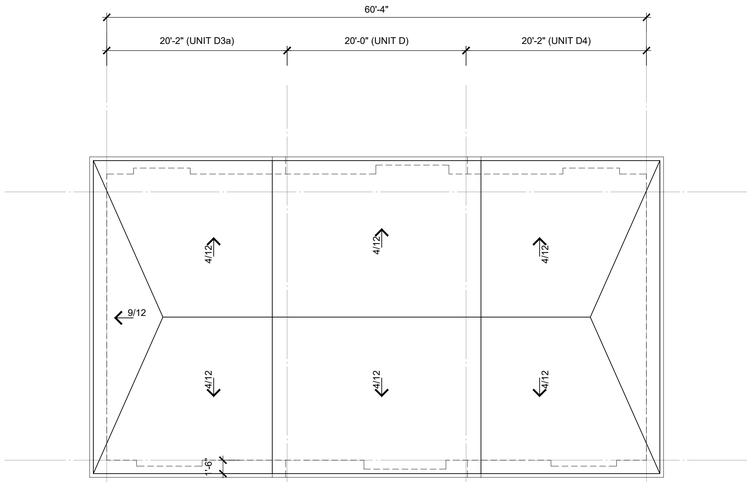
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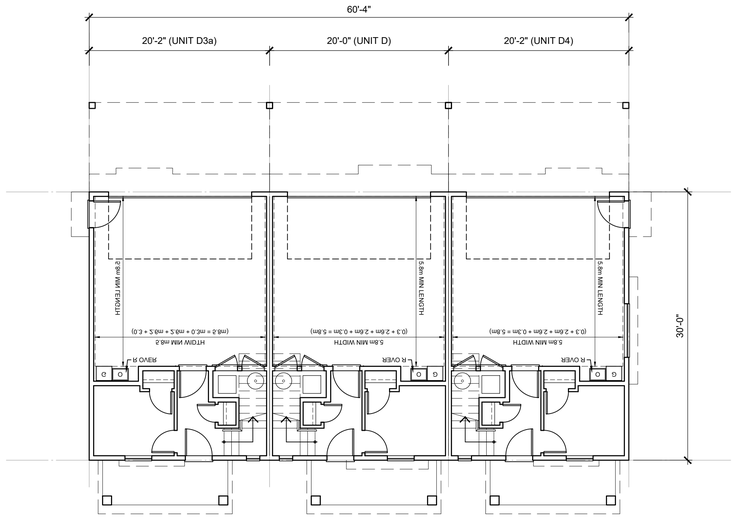
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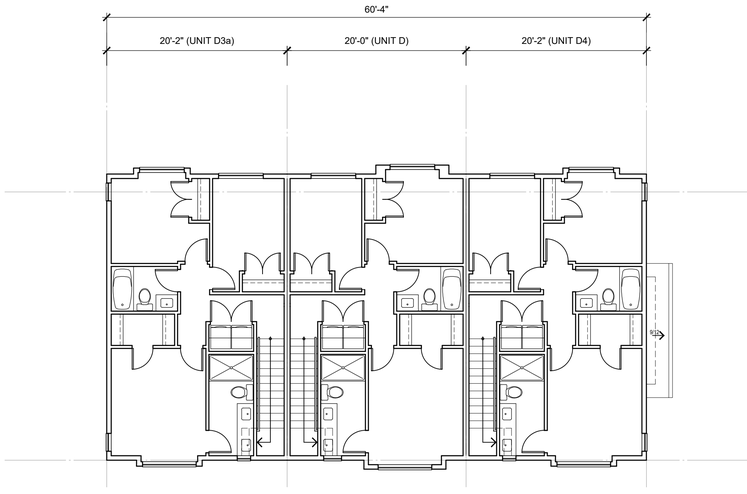
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

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2025-05-15	ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 19 PLANS

DATE	2025.01.28	FILE NO.	
DWN.	MS		2504
CHK.	CH		

NORTH

REGISTERED ARCHITECT
MONA A. SAVAGLIO
BRITISH COLUMBIA

2026/06/08

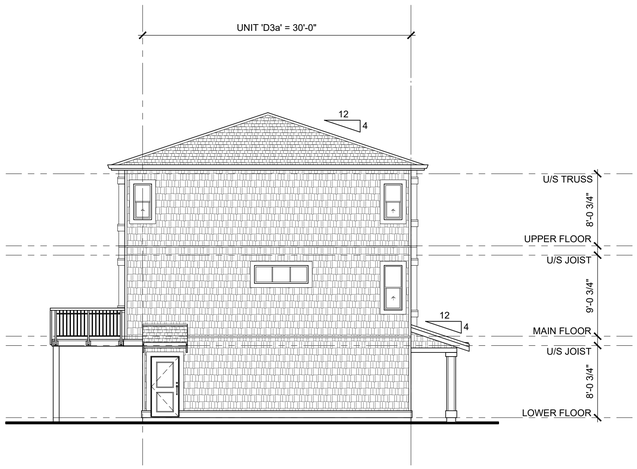
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SHEET NO.

LOT B

DP-19.01

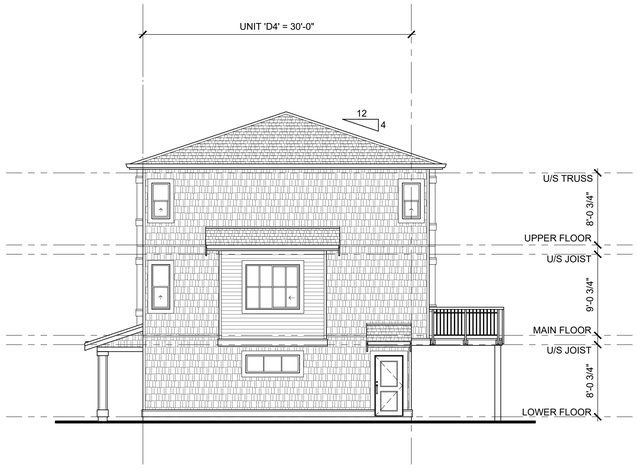
Plotted: May 21, 2026 at 12:01:52pm by Mona Savaglio



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

1 COMPOSITE ASPHALT SHINGLES	10 ENTRY DOOR c/w 2x6 WOOD TRIM
2 5" PREFINISHED ALUMINUM GUTTER ON 2x8 PAINTED WOOD FASCIA	11 OVERHEAD GARAGE DOOR
3 HORIZONTAL SIDING CEMENT BOARD AT ELEVATION FACING PUBLIC ROADS / VINYL AT ALL OTHERS	12 METAL RAILING
4 CEMENT BOARD OR WOOD SHINGLE SIDING	13 PAINTED WOOD BRACKET
5 SMOOTH CEMENT BOARD PANEL	14 PAINTED WOOD POST
6 CEMENT BOARD PANEL w/ WOOD BATTENS	15 POST CLAD WITH FIBRE CEMENT SIDING
7 SEALED DOUBLE GLAZED PVC WINDOW	16 2x10 PAINTED WOOD FASCIA c/w 1x4 WOOD TRIM
8 SEALED DOUBLE GLAZED PVC SLIDING PATIO DOOR	17 2x6 WOOD TRIM AROUND WINDOWS
9 SEALED DOUBLE GLAZED FRENCH DOOR	18 2x10 PAINTED WOOD TRIM c/w PREFINISHED METAL FLASHING
	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

File: Z:\2025 projects\2504 - BM3 - 3040_3068_3084 200 Street TxU\DP\LOT B\elevations\2504 LOT B Building 19 Elevations.dwg - Layout: DP-19.02

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2025-05-15
ISSUED FOR RZ/DP

REVISIONS

CONSULTANT

CLIENT
PENMAT MANA JV LTD.

PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 19 ELEVATIONS

DATE **2025.01.28** FILE NO.
DWN. **MS** **2504**
CHK. **CH**

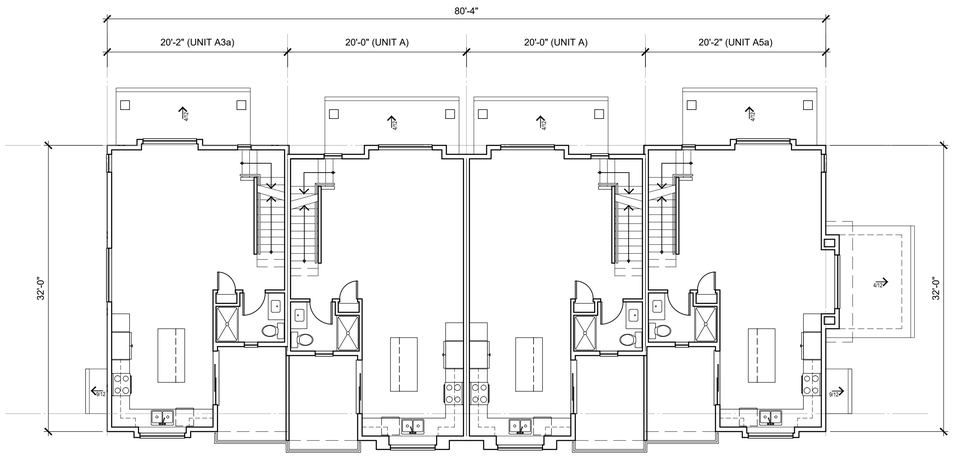
REGISTERED ARCHITECT
MONA N. HOSNY
BRITISH COLUMBIA

2026/06/08

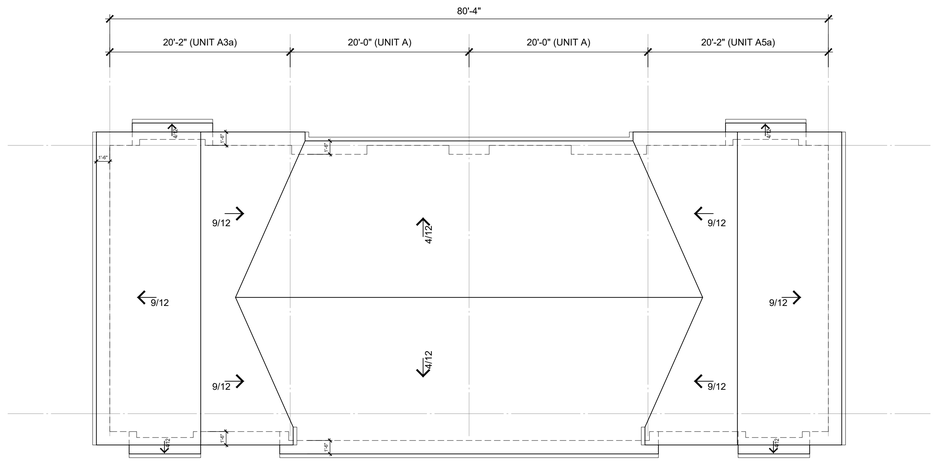
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SHEET NO.
DP-19.02

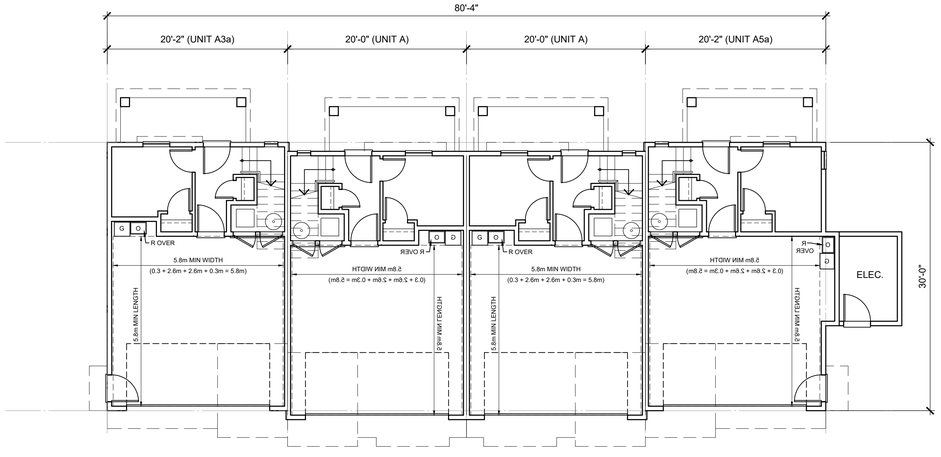
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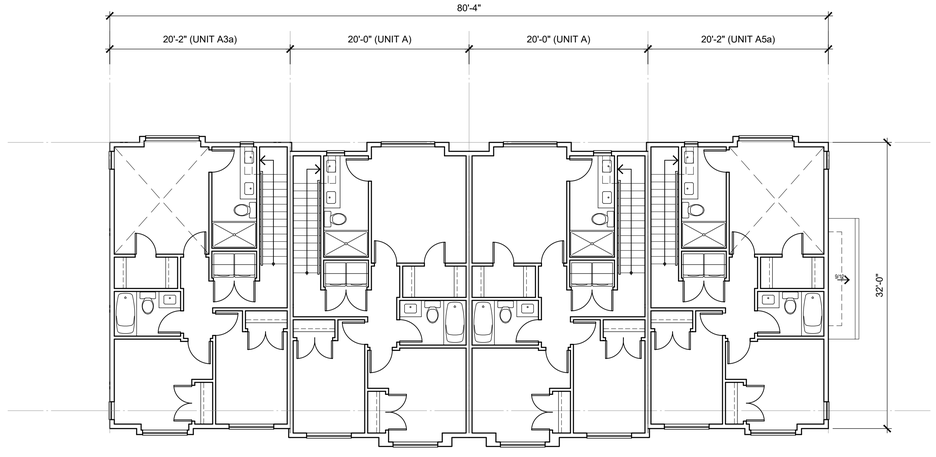
MAIN FLOOR PLAN
SCALE: 1/8"=1'-0"



ROOF PLAN
SCALE: 1/8"=1'-0"



LOWER FLOOR PLAN
SCALE: 1/8"=1'-0"



UPPER FLOOR PLAN
SCALE: 1/8"=1'-0"

NORTH

LOT B

File: Z:\2025 projects\2504 - BMG - 3040_3068_3084 200 Street TxL\DP\LOT B\building plans\2504 LOT B Building 20 Plans.dwg - Layout: DP-20.01

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2025-05-15
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PROJECT
PROPOSED MULTI-FAMILY DEVELOPMENT

3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 20 PLANS

DATE **2025.01.28** FILE NO.
DWN. **MS**
CHK. **CH** **2504**

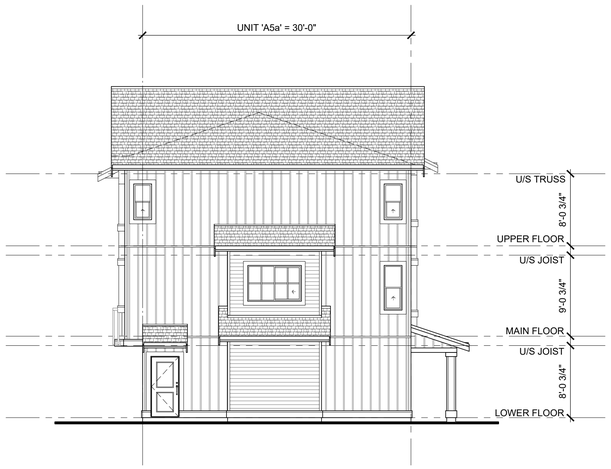
REGISTERED ARCHITECT
BRIAN A. HENRY
BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
DP-20.01

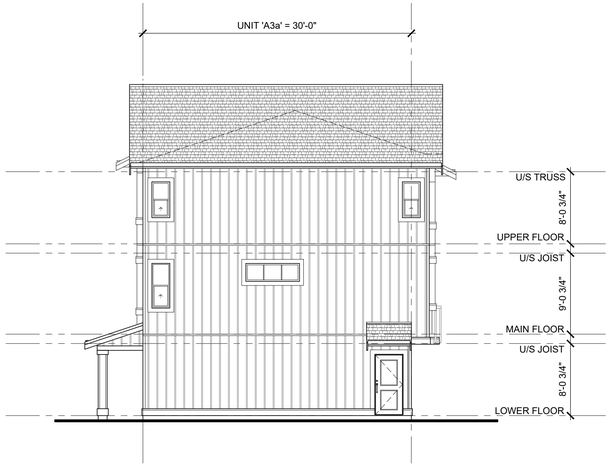
Plotted: May 21, 2026 at 12:02:10pm by Mona Savagin



EAST ELEVATION
SCALE: 1/8"=1'-0"



NORTH ELEVATION (31A AVE)
SCALE: 1/8"=1'-0"



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



SOUTH ELEVATION
SCALE: 1/8"=1'-0"

ELEVATION MATERIALS LEGEND

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	19 PREFINISHED METAL THROUGH WALL FLASHING

LOT B

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PROJECT
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3084, 3068, & 3040 200 STREET LANGLEY, BC

DRAWING TITLE
BUILDING 20 ELEVATIONS

DATE 2025.01.28 FILE NO.
DWN. MS
CHK. CH
2504

REGISTERED ARCHITECT MONA A. HOSNY BRITISH COLUMBIA

2026/06/08

SEAL

SHEET NO.
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