

5349, 5359, 5367 Ladner Trunk Rd. \$ 4834 \$ 4844 53rd Street, Delta, B.C.

DRAWING INDEX

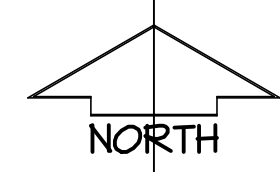
UNIT BREAKDOWN - BUILDING #2 - RENTAL						
UNIT A	1 BED / DEN	594 S.F. ±	x	28 UNITS =	16,632 S.F.	1545.16 M ²
UNIT A2	1 BED	519.29 S.F. ±	x	7 UNITS =	3,635 S.F.	337.71 M ²
UNIT A5	1 BED	555 S.F. ±	x	4 UNITS =	2,220 S.F.	206.24 M ²
UNIT A7	1 BED - ADAPTABLE	600 S.F. ±	x	13 UNITS =	7,800 S.F.	724.64 M ²
UNIT B1b	2 BED	856 S.F. ±	x	5 UNITS =	4,280 S.F.	397.63 M ²
UNIT B4	2 BED - ADAPTABLE	852 S.F. ±	x	4 UNITS =	3,408 S.F.	316.58 M ²
UNIT B6	2 BED	854 S.F. ±	x	1 UNITS =	854 S.F.	79.36 M ²
UNIT B8	2 BED	1,010 S.F. ±	x	4 UNITS =	4,040 S.F.	375.30 M ²
UNIT B9	2 BED	773 S.F. ±	x	5 UNITS =	3,865 S.F.	359.03 M ²
UNIT B18	2 BED	899 S.F. ±	x	4 UNITS =	3,596 S.F.	334.03 M ²
UNIT C1	2 BED	907 S.F. ±	x	4 UNITS =	3,627 S.F.	336.98 M ²
UNIT D	STUDIO	397 S.F. ±	x	8 UNITS =	3,176 S.F.	295.06 M ²
TOTAL UNITS				87 UNITS =	57,132 S.F.	5307.72 M ²

WASTE MANAGEMENT CALCULATIONS

RESIDENTIAL		223 Units			
Required : Combined Garbage Storage and Recycling Storage Space					
0.31 m ²	x	211 Units	=	65.41 m ²	[704 s.f.]
			+	8.00 m ²	[86 s.f.]
				73.41 m ²	[790 s.f.]
+ Flex Storage in Recycling			=	19.38 m ²	[209 s.f.]
				92.79 m ²	[999 s.f.]
Provided : Combined Garbage Storage and Recycling Storage Space					
				99.19 m ²	[1,000 s.f.]
Required : Within the combined space, minimum size of Recycling Storage Space					
0.16 m ²	x	211 Units	=	33.76 m ²	[363 s.f.]
			+	5.00 m ²	[54 s.f.]
				38.76 m ²	[417 s.f.]
+ Flex Storage	38.76	x 0.5	=	19.38 m ²	[209 s.f.]
				58.14 m ²	[626 s.f.]
Provided : Within the combined space, minimum size of Recycling Storage Space					
				58.14 m ²	[626 s.f.]

<u>RESIDENTIAL UNIT MIX - BUILDING #1 - MARKET</u>			<u>RESIDENTIAL UNIT MIX - BUILDING #2 - RENTAL</u>		
1 BED	5	4.03%	STUDIO	8	9.20%
1 BED / DEN	67	54.03%	1 BED	11	12.64%
2 BED	27	21.77%	1 BED - ADAPTABLE	13	14.94%
2 BED - ADAPTABLE	25	20.16%	1 BED / DEN	28	32.18%
TOTAL UNITS	124	100.00%	2 BED	23	26.44%
Adaptable =	25	20%	2 BED - ADAPTABLE	4	4.60%
			TOTAL UNITS	87	100.00%
			Adaptable =	17 Units	20%

CLIENT :	HIGHMARK HOMES LTD.	DESIGN :	L.F.B.
PROJECT :	CONDOMINIUM DEVELOPMENT - DELTA	DATE :	May 16 29
	5344 5354 5367 Lather Trunk Rd., 4834, 4844 53rd St.	DRAWN :	
SHEET CONTENTS :		SCALE :	1" = 20'-0"
DEVELOPMENT DATA			



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[illegible]

CLIENT :	HIGHMARK HOMES LTD.
PROJECT :	CONDOMINIUM DEVELOPMENT - DELTA 5341/5354/5367 Ladner Trunk Rd., 4834, 4844 53rd St.
DATE :	May 16 '23
DRAWN :	
SCALE :	1" = 1'
SHEET CONTENTS :	

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-71
FAX: (604) 597-20
EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO. AC-1.03
PROJECT NO. 22012	REV. NO.



G) VIEW FROM 48A AVENUE (LOOKING NORTH)



H) VIEW FROM 53 STREET (LOOKING EAST)



J) VIEW FROM 53 STREET (LOOKING EAST)



K) VIEW FROM 53 STREET (LOOKING WEST)



L) VIEW FROM 53 STREET (LOOKING WEST)



M) VIEW FROM LADNER TRUNK RD. (LOOKING NORTH)

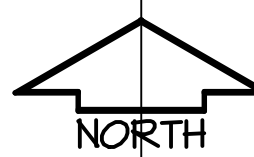
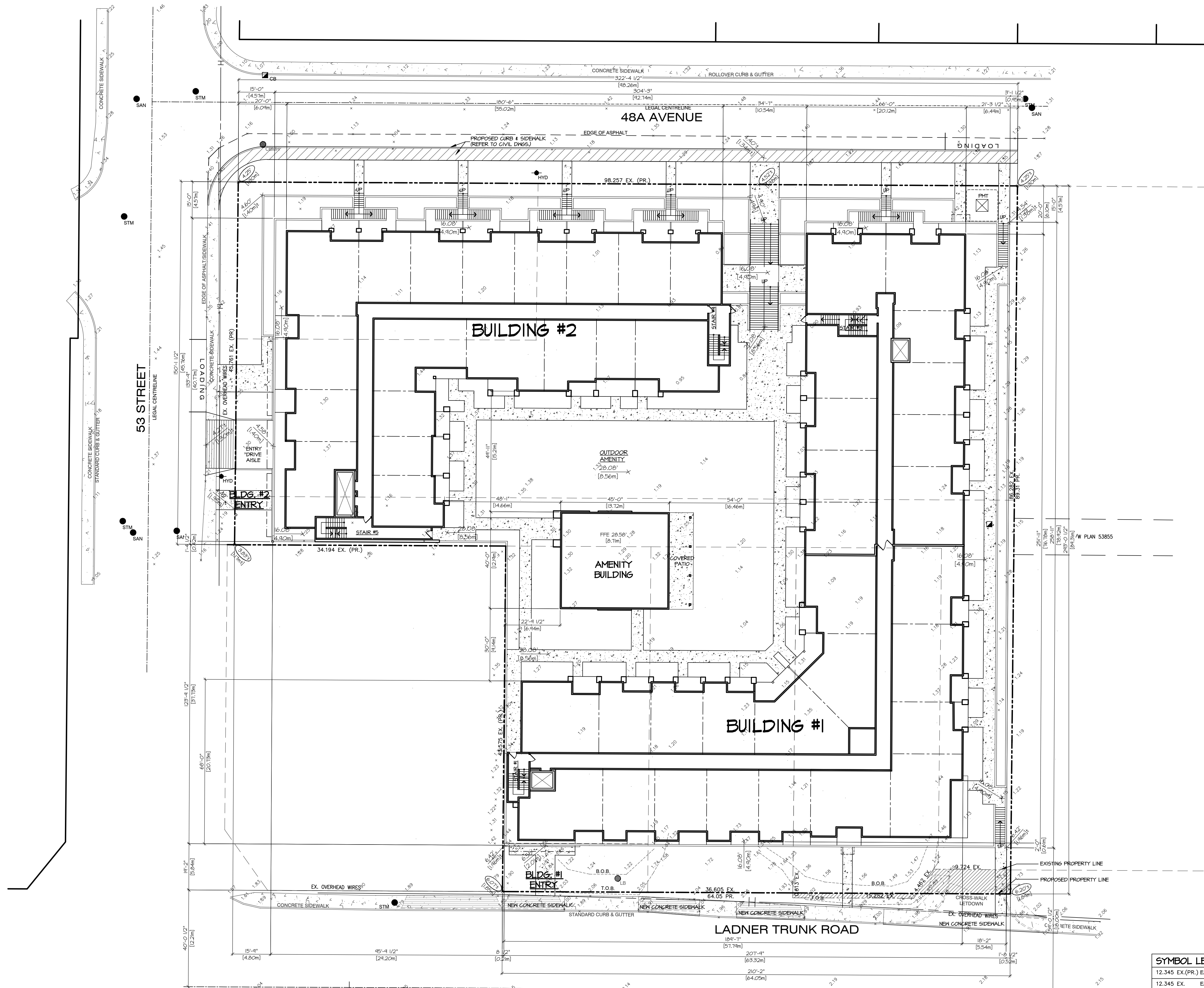


N) VIEW FROM LADNER TRUNK RD. (LOOKING SOUTH)



P) VIEW FROM 53 STREET (LOOKING EAST)

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REV	DATE	DYN	OKD						
ISSUE	# 1	# 4	DATE	FEB 9/23	LFB	BY	LFB	ISSUED FOR	



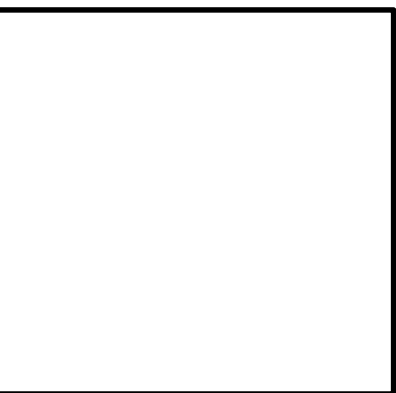
SITE PLAN
SCALE: 1" = 20'-0"

MIN. FLOOD PROOFING ELEVATIONS
PER DELTA MAPS
GL : 0.30m MBE: 1.60m

SYMBOL LEGEND	
12.345 EX. (PR.)	EXISTING & PROPOSED E. (m)
12.345 EX.	EXISTING E. (m)
12.345 PR.	PROPOSED E. (m)
+ 1.23	EXISTING GRADE (m)
+ 4.04' (1.23m)	APPROX. GRADE AT E.
x 4.04' (1.23m)	PROPOSED GRADE AT BLDG. CORNER OR SIDEWALK

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ISSUE	DATE	BY	ISSUED FOR
#1	FEB 9/23	LFB	PRELIM. SUBMISSION
#3	MAY 2/23	LFB	PRELIM. SUBMISSION
#4	MAY 16/23	LFB	RESUBMISSION FOR DP



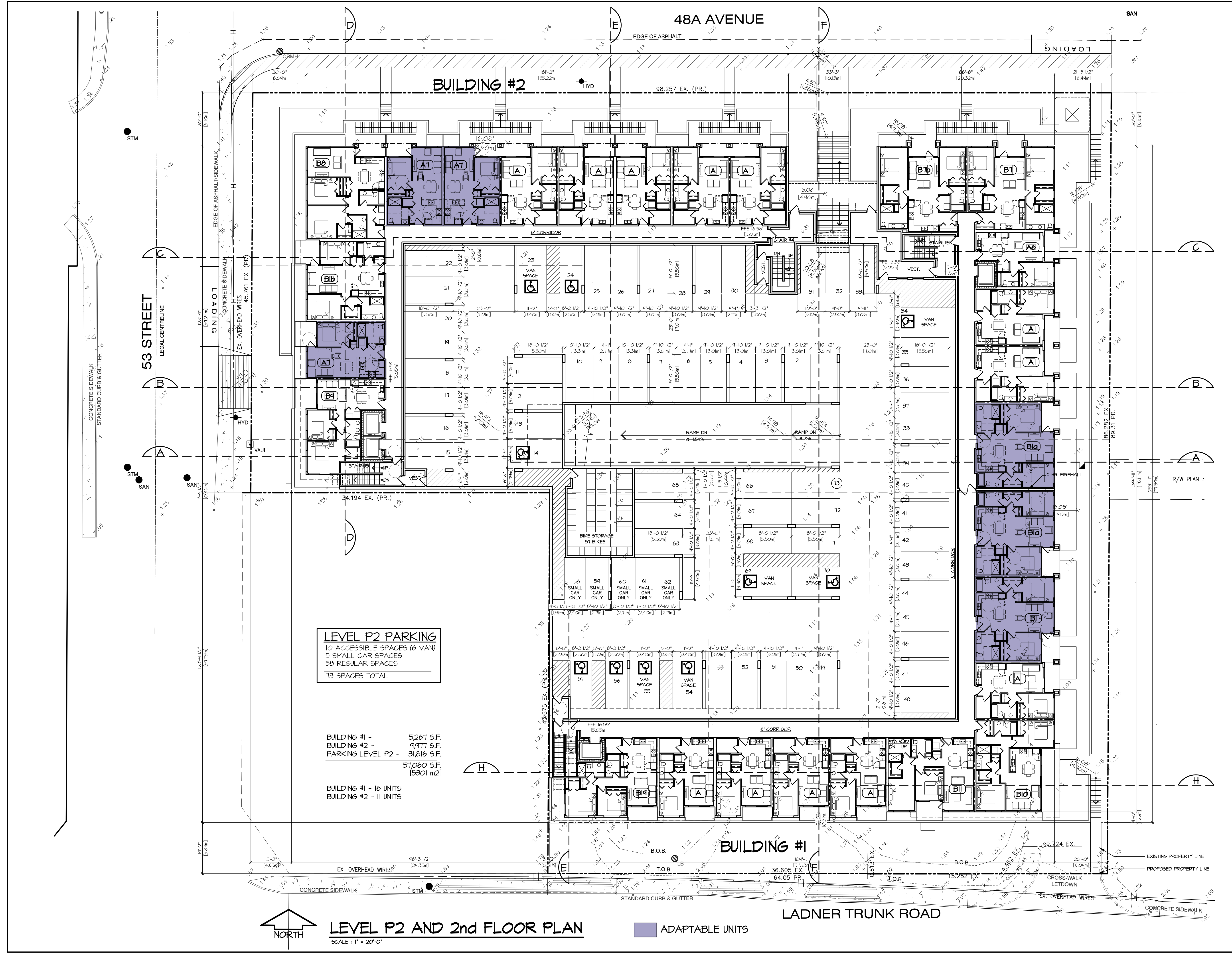
CLIENT : HIGHMARK HOMES LTD.	DESIGN : L.F.B.
PROJECT : CONDOMINIUM DEVELOPMENT - DELTA 5344/5354/5367 Ladner Trunk Rd., 4834/4844 53rd St.	DRAWN :
SHEET CONTENTS : CONCEPTUAL SITE PLAN	DATE : May 16 23
	SCALE : 1" = 20'-0"

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

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CLIENT NO.	SHEET NO.
22012	A-2.03
PROJECT NO.	REV. NO.



LEVEL P2 PARKING
10 ACCESSIBLE SPACES (6 VAN
5 SMALL CAR SPACES
50 REGULAR SPACES
73 SPACES TOTAL

BUILDING #1 - 15,267 S.F.
BUILDING #2 - 9,471 S.F.
PARKING LEVEL P2 - 31,816 S.F.
57,060 S.F.
[5301 m²]

BUILDING #1 - 16 UNITS
BUILDING #2 - 11 UNITS

ADAPTABLE UNITS

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ISSUE	DATE	BY	ISSUED FOR
#1	FEB 4/23	LFB	PRELIM. SUBMISSION
#3	MAY 2/23	LFB	PRELIM. SUBMISSION
#4	MAY 16/23	LFB	RESUBMISSION FOR DP

REV	DATE	DESCRIPTION
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DESIGN :	CLIENT :
LFB	HIGHMARK HOMES LTD.

DRAWN :	PROJECT :
	CONDOMINIUM DEVELOPMENT - DELTA

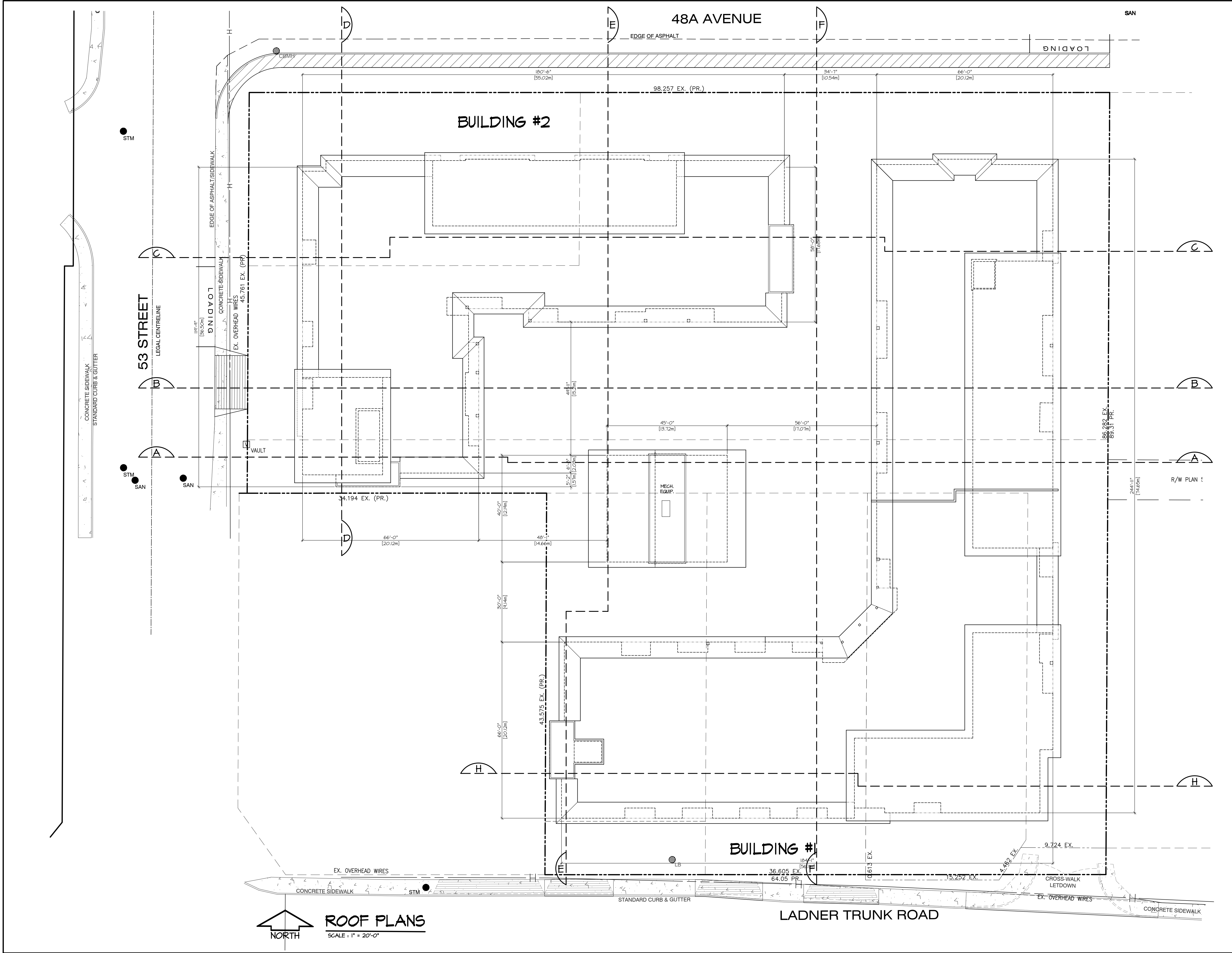
DATE :	SHEET CONTENTS :
May 16 23	LEVEL P2 & 2ND FLOOR PLAN

SCALE :	UNIT 135,
1/8" = 1'-0"	7536 130 STREET,

PHONE :	FAX :
(604) 597-7100	(604) 597-2099

EMAIL :	PROJECT NO.
mail@darkitex.com	22012

SHEET NO.	REV. NO.
A-4.02	



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REV#	DATE	DRN	QTY	ISSUE	DATE	BY	ISSUED FOR
				# 1	FEB 9/23	LFB	PRELIM. SUBMISSION
				# 4	MAY 16/23	LFB	RESUBMISSION FOR DPP

DESIGN :
L.F.B.

CLIENT :
HIGHMARK HOMES LTD.

PROJECT :
CONDOMINIUM DEVELOPMENT - DELTA
5344/5354/5367 Ladner Trunk Rd., 4834/4844 53rd St.

DATE :
May 16 23

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

DRAWN :
L.F.B.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

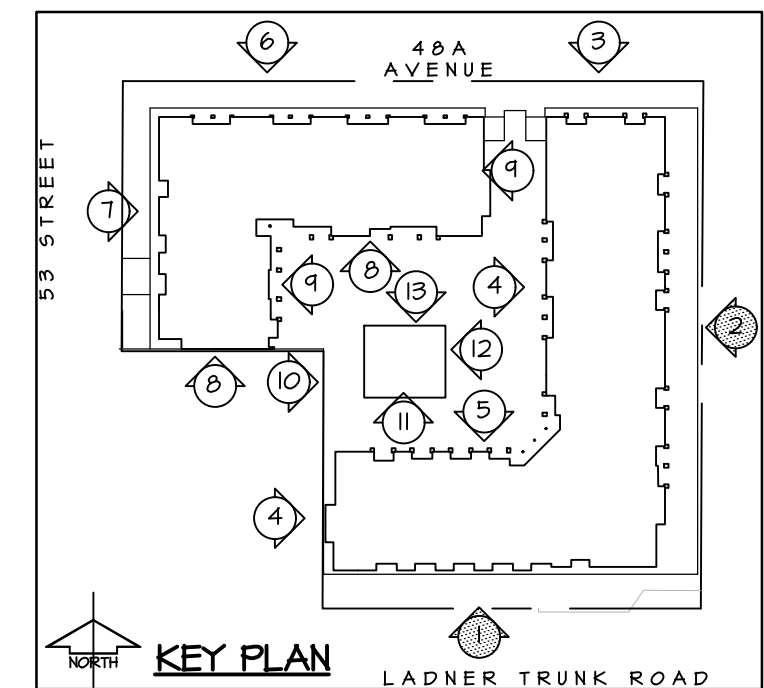
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

ARCHITECTS INC.

ROOF PLAN



1 BUILDING #1 - SOUTH ELEVATION - LADNER TRUNK RD.



SCHEDULE OF FINISHES

- 1 FIBRE-CEMENT PANEL SIDING - ARGENT GRAY - [SMOOTH FINISH]
- 2A FIBRE-CEMENT PANEL SIDING - ARCTIC WHITE - [SMOOTH FINISH]
- 2F FIBRE-CEMENT PANEL SIDING - FELT GRAY - [SMOOTH FINISH]
- 3 FIBRE-CEMENT PLANK SIDING - ANVIL BLACK - [SMOOTH FINISH]
- 4 ALU PLANK SIDING - IPE RED OR FIBRE-CEMENT PLANK SIDING - COUNTRYLANE RED
- 5 SEALED ARCHITECTURAL FINISHED CONCRETE - C/M REVEALS AS SHOWN
- 6 COMPOSITE BRICK VENEER - THIN BRICK - HEBRON - BOOTLEGGER (DARK GREY)
- 7 THERMALLY BROKEN ALUMINUM FRAMED RESIDENTIAL WINDOWS - WHITE
- 8 POWER COATED ALUMINUM GUARDRAIL C/M TEMPERED GLASS - FLAT BLACK
- 9 METAL CLAD CANOPY - FLAT BLACK
- 10 ADDRESS PANEL
- 11 PRIVACY SCREEN

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ISSUE FOR	ISSUED BY	DATE	ISSUE	REV	DATE
PRELIM. SUBMISSION	LFB	FEB 02/23	#1		
PRELIM. SUBMISSION	LFB	MAY 02/23	#3		
RESUBMISSION FOR DP	LFB	MAY 16/23	#4		



2 BUILDING #1 - EAST ELEVATION

DESIGN :	CLIENT :	PROJECT :	SHEET CONTENTS :	DATE :	SCALE :
LFB	HIGHMARK HOMES LTD.	CONDOMINIUM DEVELOPMENT - DELTA	BUILDING #1	May 16 23	3/32" = 1'-0"
DRAWN :		5349 5354 5361 Ladner Trunk Rd., 4834 4844 53rd St.			

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

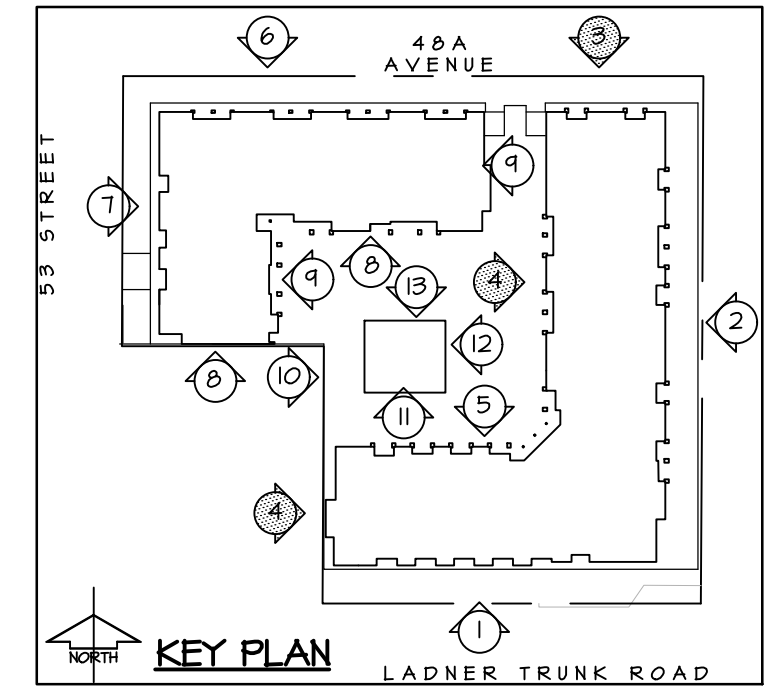
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EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO.
	A-5.01
PROJECT NO.	REV. NO.
22012	

BUILDING #1



3 BUILDING #1 - NORTH ELEVATION - 48A AVENUE

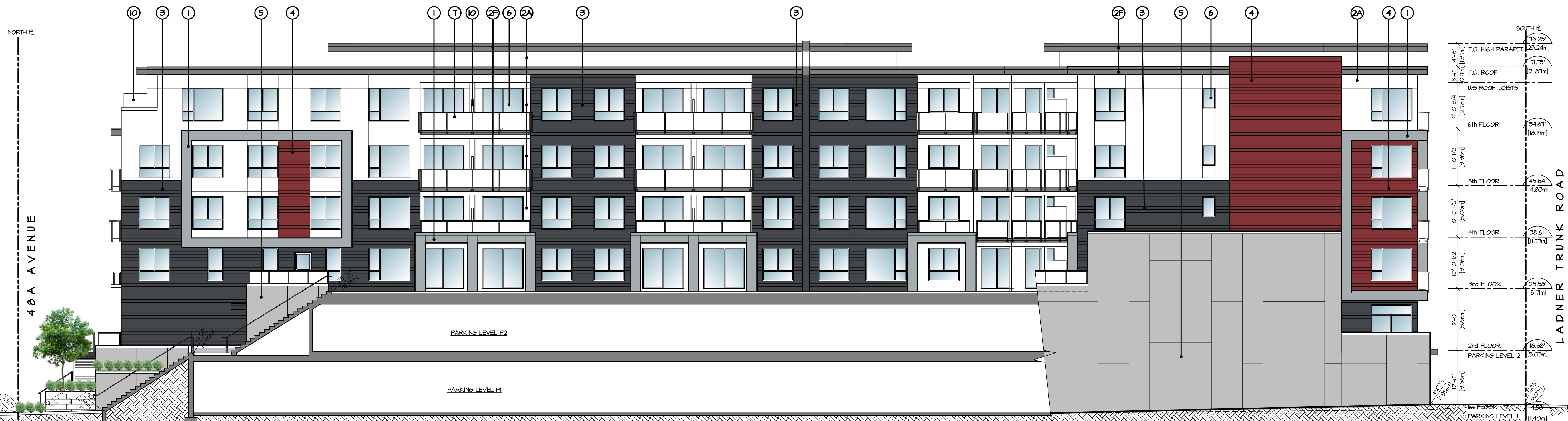


SCHEDULE OF FINISHES

- 1 FIBRE-CEMENT PANEL SIDING - ARGENT GRAY - [SMOOTH FINISH]
- 2A FIBRE-CEMENT PANEL SIDING - ARCTIC WHITE - [SMOOTH FINISH]
- 2F FIBRE-CEMENT PANEL SIDING - FELT GRAY - [SMOOTH FINISH]
- 3 FIBRE-CEMENT PLANK SIDING - ANVIL BLACK - [SMOOTH FINISH]
- 4 ALU PLANK SIDING - IPE RED OR FIBRE-CEMENT PLANK SIDING - COUNTRYLANE RED
- 5 SEALED ARCHITECTURAL FINISHED CONCRETE - C/M REVEALS AS SHOWN
- 6 COMPOSITE BRICK VENEER - THIN BRICK - HEBRON - BOOTLEGGER (DARK GREY)
- 7 THERMALLY BROKEN ALUMINUM FRAMED RESIDENTIAL WINDOWS - WHITE
- 8 POWER COATED ALUMINUM GUARDRAIL C/M TEMPERED GLASS - FLAT BLACK
- 9 METAL CLAD CANOPY - FLAT BLACK
- 10 ADDRESS PANEL
- 11 PRIVACY SCREEN

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ISSUE	DATE	BY	ISSUED FOR	REV	DATE	BY	ISSUED FOR
#1	FEB 02/23	LFB	PRELIM. SUBMISSION				
#2	MAY 02/23	LFB	PRELIM. SUBMISSION				
#3	MAY 16/23	LFB	RESUBMISSION FOR DP				
#4							



4 BUILDING #1 - WEST ELEVATION

HIGHMARK HOMES LTD.		PROJECT :		L.F.B.	
		CONDOMINIUM DEVELOPMENT - DELTA		DRAWN :	
		5344 5354 5367 Ladner Trunk Rd., 4834 4844 53rd St.		DATE :	
		SHEET CONTENTS :		May 16 23	
		BUILDING #1		SCALE :	
		NORTH & WEST ELEVATIONS		3/32" = 1'-0"	

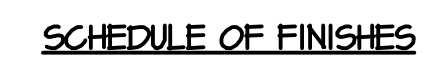
barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO.
	A5.02
PROJECT NO.	REV. NO.
22012	

BUILDING #1



- 
1A FIBRE-CEMENT PANEL SIDING - ARGENT GRAY - [SMOOTH FINISH]
 - 
2A FIBRE-CEMENT PANEL SIDING - ARCTIC WHITE - [SMOOTH FINISH]
 - 
2F FIBRE-CEMENT PANEL SIDING - FELT GRAY - [SMOOTH FINISH]
 - 
3 FIBRE-CEMENT PLANK SIDING - ANVIL BLACK - [SMOOTH FINISH]
 - 
4 ALLI PLANK SIDING - IPE RED OR FIBRE-CEMENT PLANK SIDING - COUNTRYLANE RED
 - 
5 SEALED ARCHITECTURAL FINISHED CONCRETE - C/M REVEALS AS SHOWN
 - 
5G COMPOSITE BRICK VENEER - THIN BRICK - HEBRON - BOOTLEGGERS (DARK GREY)
 - 
6 THERMALLY BROKEN ALUMINUM FRAMED RESIDENTIAL WINDOWS - WHITE
 - 
7 POWDER COATED ALUMINUM GUARDRAIL C/M TEMPERED GLASS - FLAT BLACK
 - 
8 METAL GLAD CANOPY - FLAT BLACK
 - 
9 ADDRESS PANEL
 - 
10 PRIVACY SCREEN

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[illegible]

PROJECT : CONDOMINIUM DEVELOPMENT - DELTA 5344 5354 5367 Ladner Trunk Rd., 4834 4844 53rd St. SHEET CONTENTS : BUILDING #1 NORTH ELEVATION - INTERIOR	DATE : May 16 '23	L.F.B. DRAWN :
	SCALE : 3/32" = 1'-0"	

oarnett dembek
ARCHITECTS INC.

UNIT 135,
 36 130 STREET,
 RREY, B.C.
 W 1H8



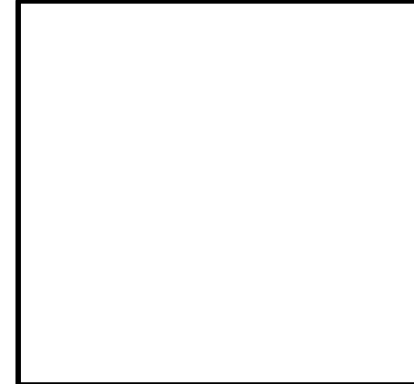
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X: (604) 597-2099
MAIL: mail@darkitex.com

CLIENT NO.	SHEET NO. A5.03
PROJECT NO. 22012	REV. NO.

BUILDING #1

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ISSUED FOR	BY	DATE	ISSUE	REV	DATE	DESCRIPTION
PRELIM. SUBMISSION	LFB	FEB 02/23	# 1			
PRELIM. SUBMISSION	LFB	MAY 02/23	# 3			
RESUBMISSION FOR DP	LFB	MAY 16/23	# 4			



CLIENT : HIGHMARK HOMES LTD.	DESIGN : L.F.B.
PROJECT : CONDOMINIUM DEVELOPMENT - DELTA 5344 53RD STREET, LADNER TRUNK RD., 4834 48TH ST.	DATE : May 16 23
SHEET CONTENTS : BUILDING #2 NORTH & WEST ELEVATIONS	DRAWN : SCALE : 3/32" = 1'-0"

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

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FAX: (604) 597-2099
EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO.
	A5.04
PROJECT NO.	REV. NO.
22012	

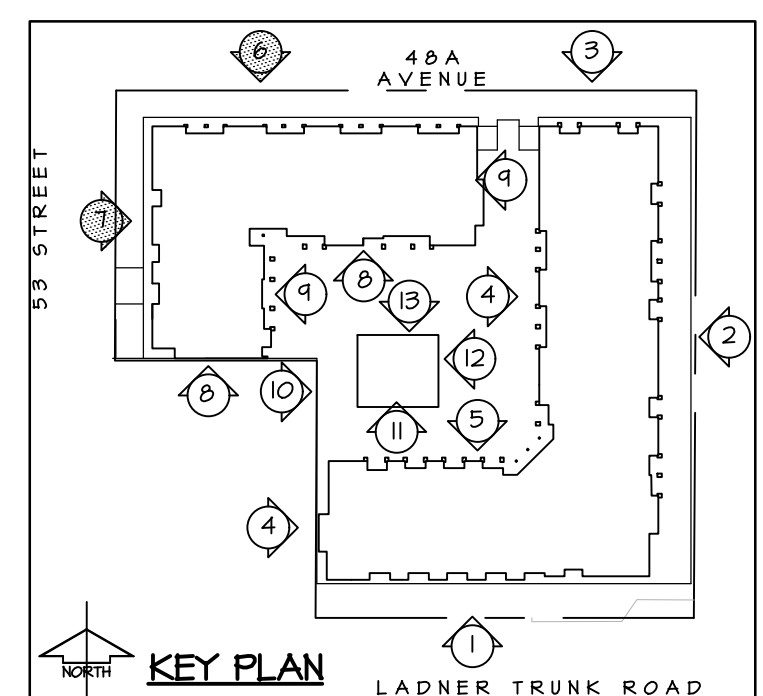
BUILDING #2



6 BUILDING #2 - NORTH ELEVATION - 48A AVENUE

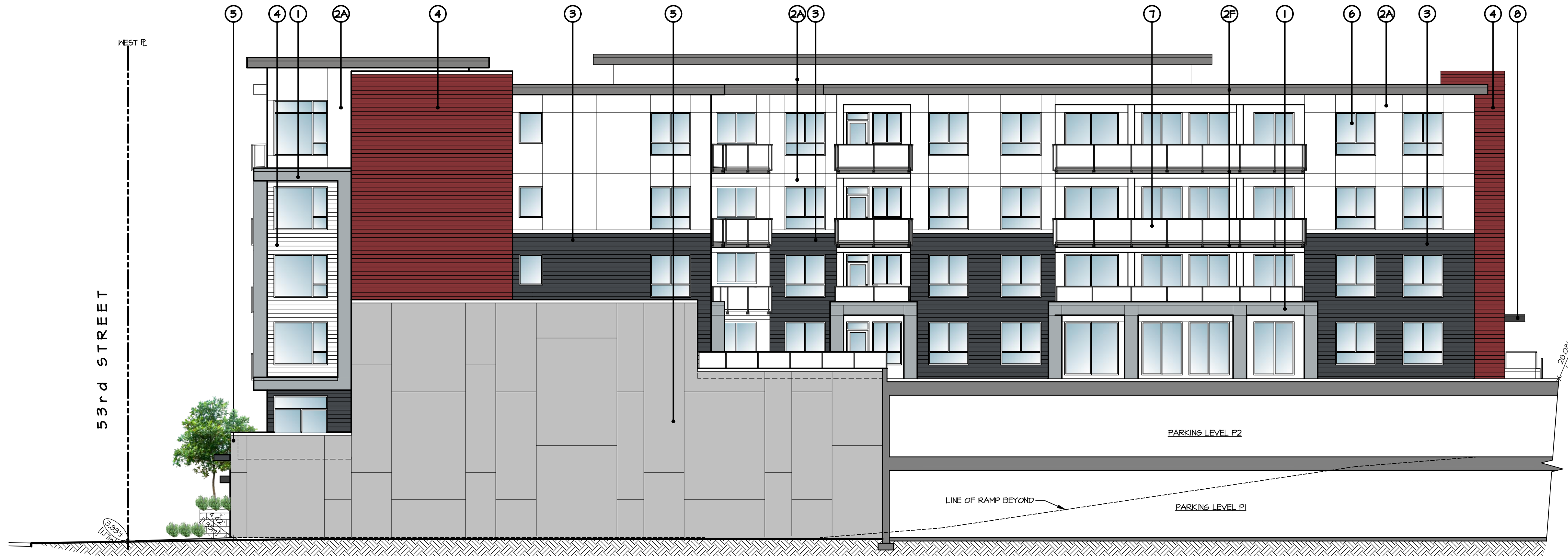


7 BUILDING #2 - WEST ELEVATION - 53 STREET



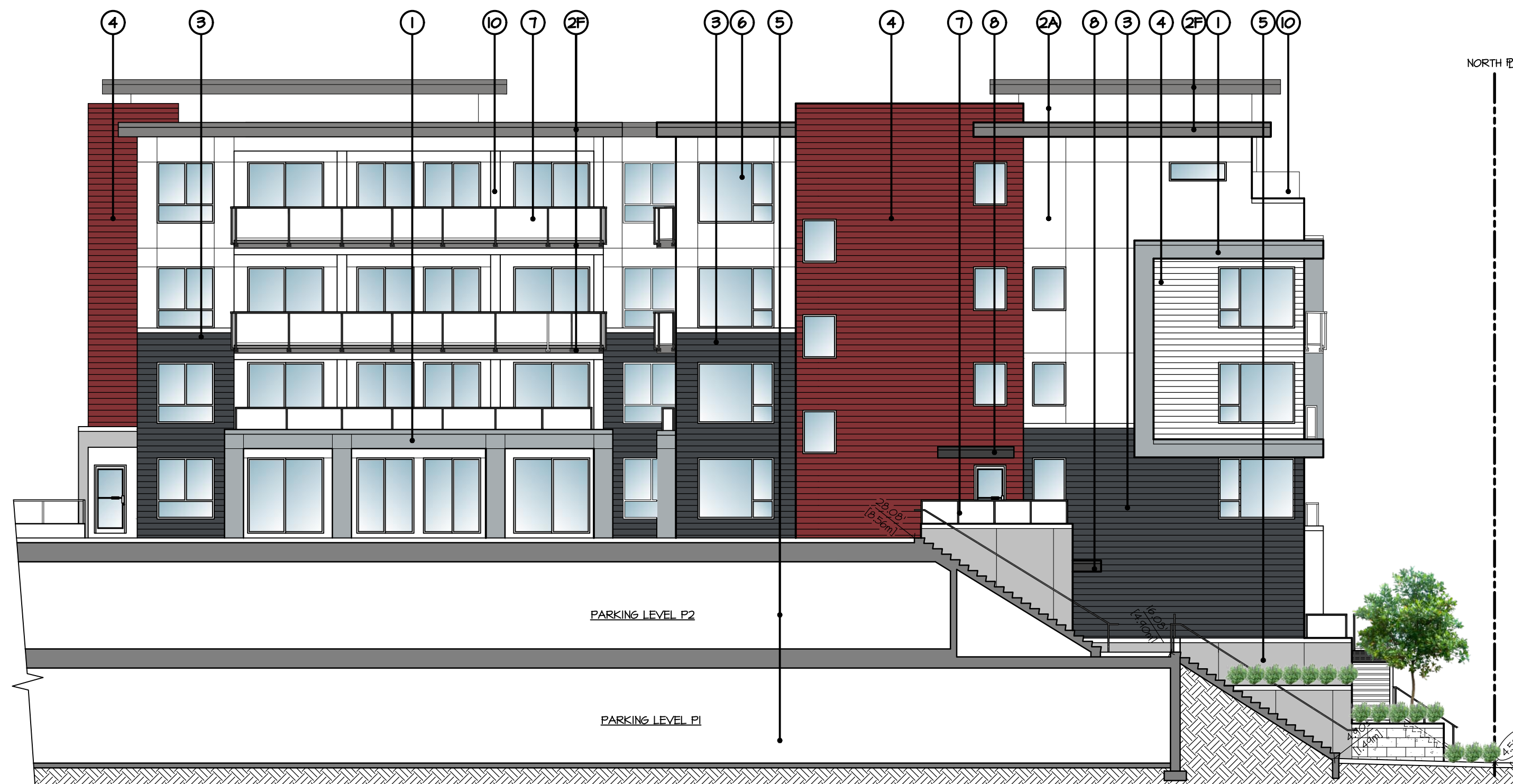
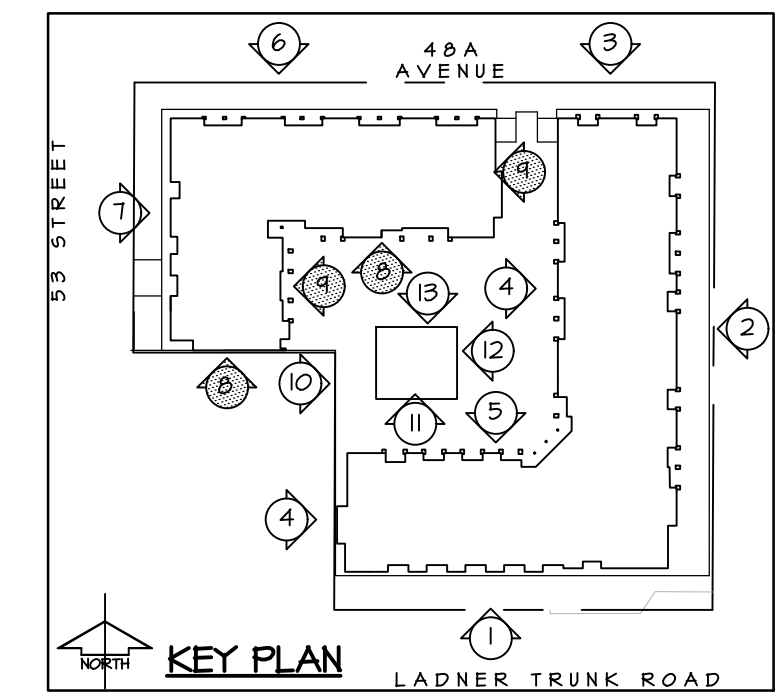
SCHEDULE OF FINISHES

- ① FIBRE-CEMENT PANEL SIDING - ARGENT GRAY - [SMOOTH FINISH]
- ②A FIBRE-CEMENT PANEL SIDING - ARCTIC WHITE - [SMOOTH FINISH]
- ②F FIBRE-CEMENT PANEL SIDING - FELT GRAY - [SMOOTH FINISH]
- ③ FIBRE-CEMENT PLANK SIDING - ANVIL BLACK - [SMOOTH FINISH]
- ④ ALU PLANK SIDING - IPE RED OR FIBRE-CEMENT PLANK SIDING - COUNTRYLANE RED
- ⑤ SEALED ARCHITECTURAL FINISHED CONCRETE - C/M REVEALS AS SHOWN
- ⑥ COMPOSITE BRICK VENEER - THIN BRICK - HEBRON - BOOTLEGGER (DARK GREY)
- ⑦ THERMALLY BROKEN ALUMINUM FRAMED RESIDENTIAL WINDOWS - WHITE
- ⑧ POWER COATED ALUMINUM GUARDRAIL C/M TEMPERED GLASS - FLAT BLACK
- ⑨ METAL GLAD CANOPY - FLAT BLACK
- ⑩ ADDRESS PANEL
- ⑪ PRIVACY SCREEN



8 BUILDING #2 - SOUTH ELEVATION - LADNER TRUNK RD.

16'-2 1/2"	T.O. HIGH PARAPET [23.24m]
4'-6"	T.O. ROOF [11.75m]
8'-0"	U/S ROOF JOISTS [21.87m]
9'-0 3/4"	6th FLOOR [2.76m]
11'-0 1/2"	5th FLOOR [3.36m]
10'-0 1/2"	4th FLOOR [3.06m]
10'-0 1/2"	3rd FLOOR [3.06m]
12'-0"	2nd FLOOR [3.66m]
12'-0"	1st FLOOR [3.66m]
16'-5 1/2"	PARKING LEVEL 2 [5.05m]
16'-5 1/2"	PARKING LEVEL 1 [5.05m]
4'-5 1/2"	PARKING LEVEL 1 [1.40m]



9 BUILDING #2 - EAST ELEVATION

16'-2 1/2"	T.O. HIGH PARAPET [23.24m]
4'-6"	T.O. ROOF [11.75m]
8'-0"	U/S ROOF JOISTS [21.87m]
9'-0 3/4"	6th FLOOR [2.76m]
11'-0 1/2"	5th FLOOR [3.36m]
10'-0 1/2"	4th FLOOR [3.06m]
10'-0 1/2"	3rd FLOOR [3.06m]
12'-0"	2nd FLOOR [3.66m]
12'-0"	1st FLOOR [3.66m]
16'-5 1/2"	PARKING LEVEL 2 [5.05m]
16'-5 1/2"	PARKING LEVEL 1 [5.05m]
4'-5 1/2"	PARKING LEVEL 1 [1.40m]

SCHEDULE OF FINISHES	
1	FIBRE-CEMENT PANEL SIDING - ARGENT GRAY - [SMOOTH FINISH]
2A	FIBRE-CEMENT PANEL SIDING - ARCTIC WHITE - [SMOOTH FINISH]
2F	FIBRE-CEMENT PANEL SIDING - FELT GRAY - [SMOOTH FINISH]
3	FIBRE-CEMENT PLANK SIDING - ANVIL BLACK - [SMOOTH FINISH]
4	ALI PLANK SIDING - IPE RED OR FIBRE-CEMENT PLANK SIDING - COUNTRYLANE RED
5	SEALED ARCHITECTURAL FINISHED CONCRETE - C/M REVEALS AS SHOWN
6	COMPOSITE BRICK VENEER - THIN BRICK - HEDRON - BOOTLEGGER (DARK GRAY)
7	THERMALLY BROKEN ALUMINUM FRAMED RESIDENTIAL WINDOWS - WHITE
8	POWER COATED ALUMINUM GUARDRAIL C/M TEMPERED GLASS - FLAT BLACK
9	METAL CLAD CANOPY - FLAT BLACK
10	ADDRESS PANEL
11	PRIVACY SCREEN

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PRELIM. SUBMISSION	LFB	FEB 9/23	# 1			
PRELIM. SUBMISSION	LFB	MAY 02/23	# 3			
RESUBMISSION FOR DP	LFB	MAY 16/23	# 4			



HIGHMARK HOMES LTD.	
PROJECT :	L.F.B.
CONDOMINIUM DEVELOPMENT - DELTA	
5344 5354 5361 Ladner Trunk Rd., 4834 4844 53rd St.	
SHEET CONTENTS :	DATE : May 16 23
BUILDING #2	SCALE :
SOUTH & EAST ELEVATIONS	
3/32" = 1'-0"	

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

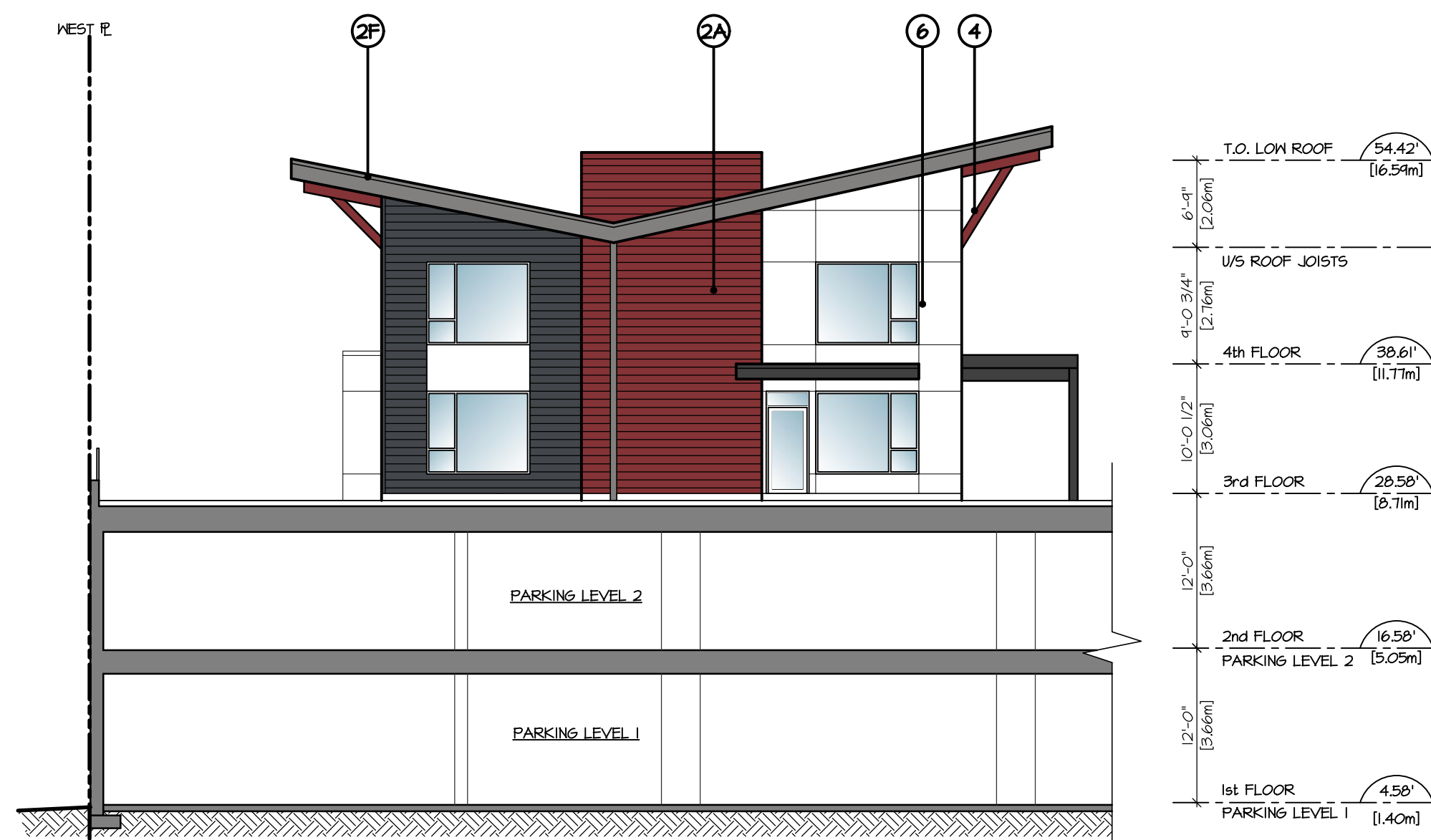
PHONE: (604) 597-7100
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EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO.
	A5.05
PROJECT NO.	REV. NO.
22012	

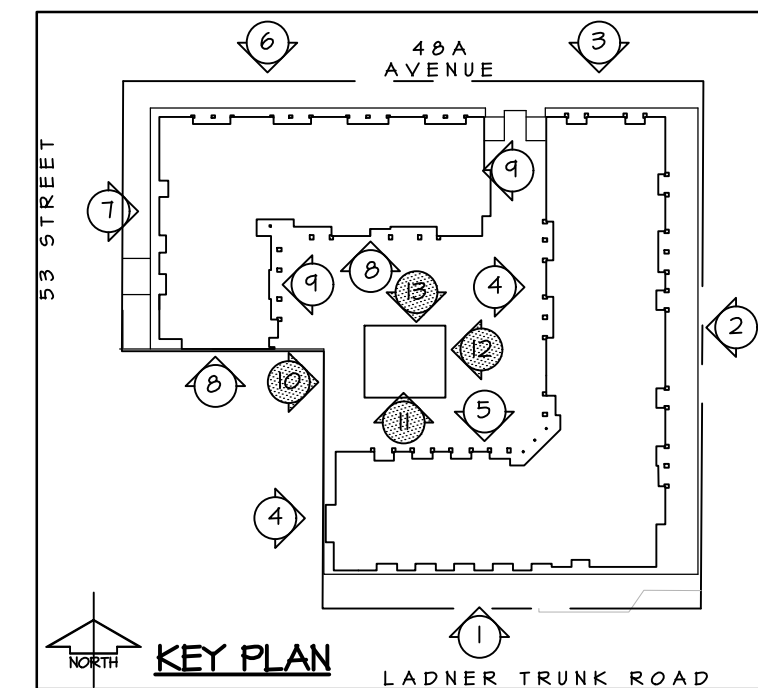
BUILDING #2



10 AMENITY BUILDING - WEST

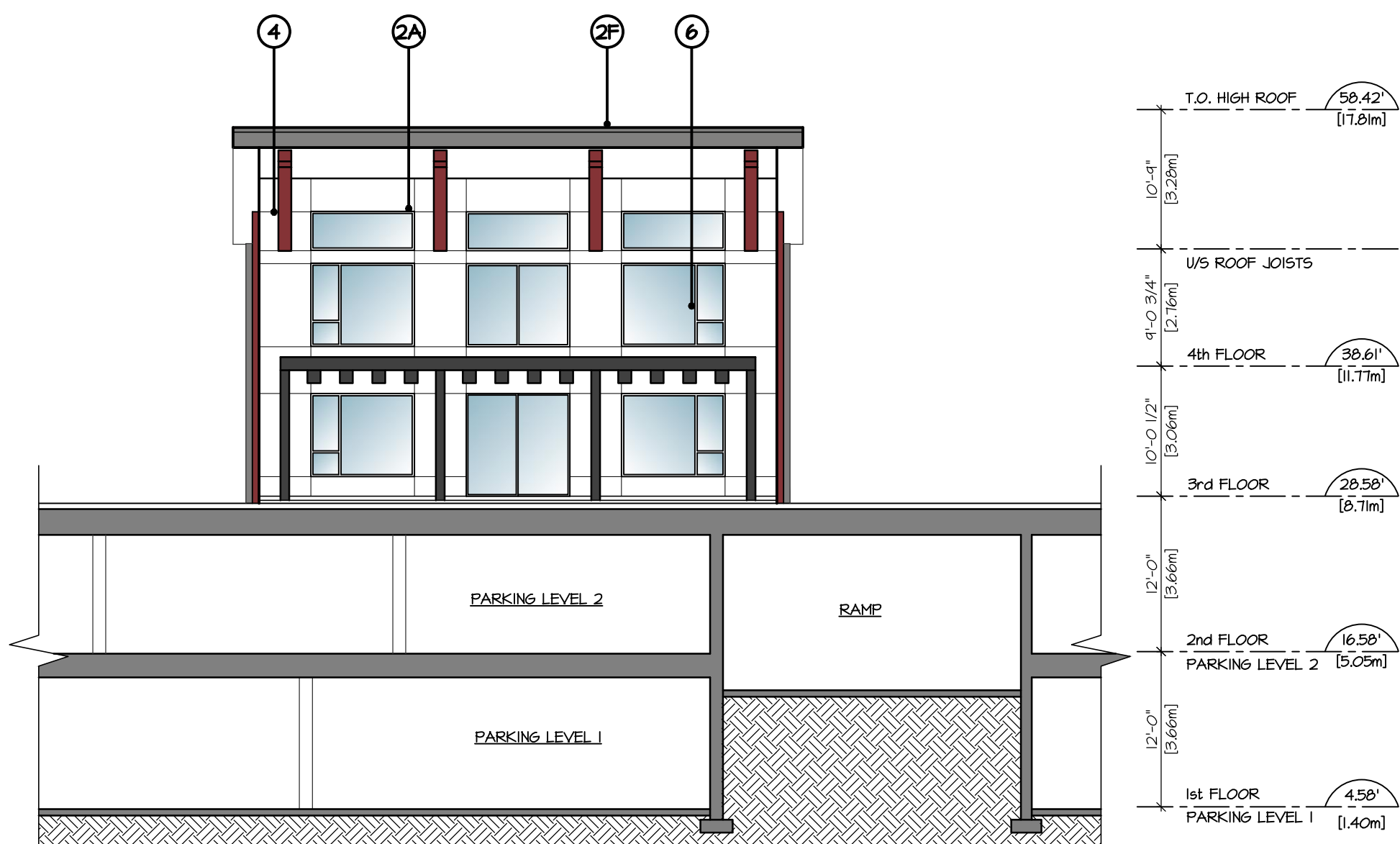


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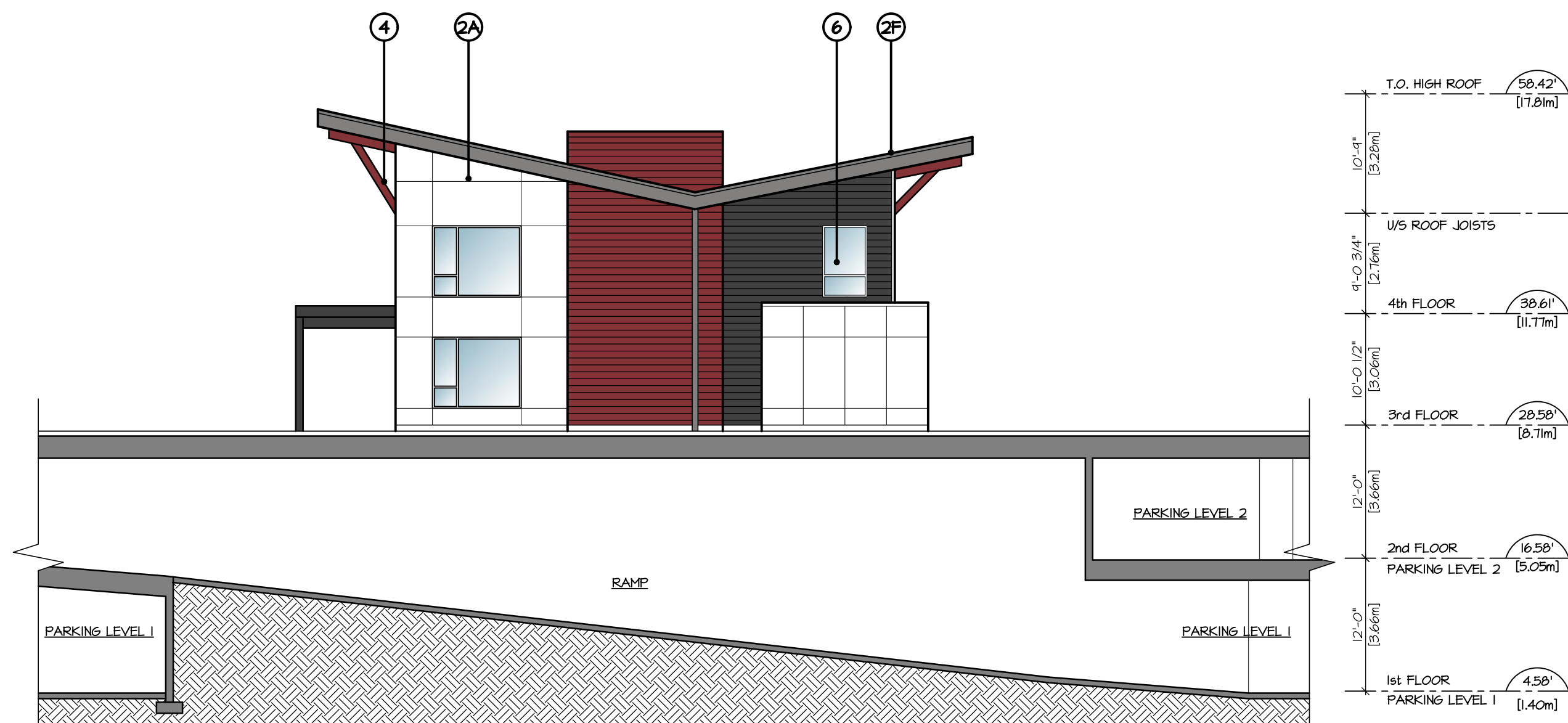


SCHEDULE OF FINISHES

- ① FIBRE-CEMENT PANEL SIDING - ARGENT GRAY - [SMOOTH FINISH]
- ②A FIBRE-CEMENT PANEL SIDING - ARCTIC WHITE - [SMOOTH FINISH]
- ②F FIBRE-CEMENT PANEL SIDING - FELT GRAY - [SMOOTH FINISH]
- ③ FIBRE-CEMENT PLANK SIDING - ANVIL BLACK - [SMOOTH FINISH]
- ④ ALU PLANK SIDING - IPE RED OR FIBRE-CEMENT PLANK SIDING - COUNTRYLANE RED
- ⑤ SEALED ARCHITECTURAL FINISHED CONCRETE - C/M REVEALS AS SHOWN
- ⑥ COMPOSITE BRICK VENEER - THIN BRICK - HEBRON - BOOTLEGGER (DARK GREY)
- ⑦ THERMALLY BROKEN ALUMINUM FRAMED RESIDENTIAL WINDOWS - WHITE
- ⑧ POWER COATED ALUMINUM GUARDRAIL C/M TEMPERED GLASS - FLAT BLACK
- ⑨ METAL CLAD CANOPY - FLAT BLACK
- ⑩ ADDRESS PANEL
- ⑪ PRIVACY SCREEN



12 AMENITY BUILDING - EAST



13 AMENITY BUILDING - NORTH

AMENITY BUILDING

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#3	MAY 02/23	LFB	PRELIM. SUBMISSION
#4	MAY 16/23	LFB	RESUBMISSION FOR DP

DATE	REV	DATE	REV

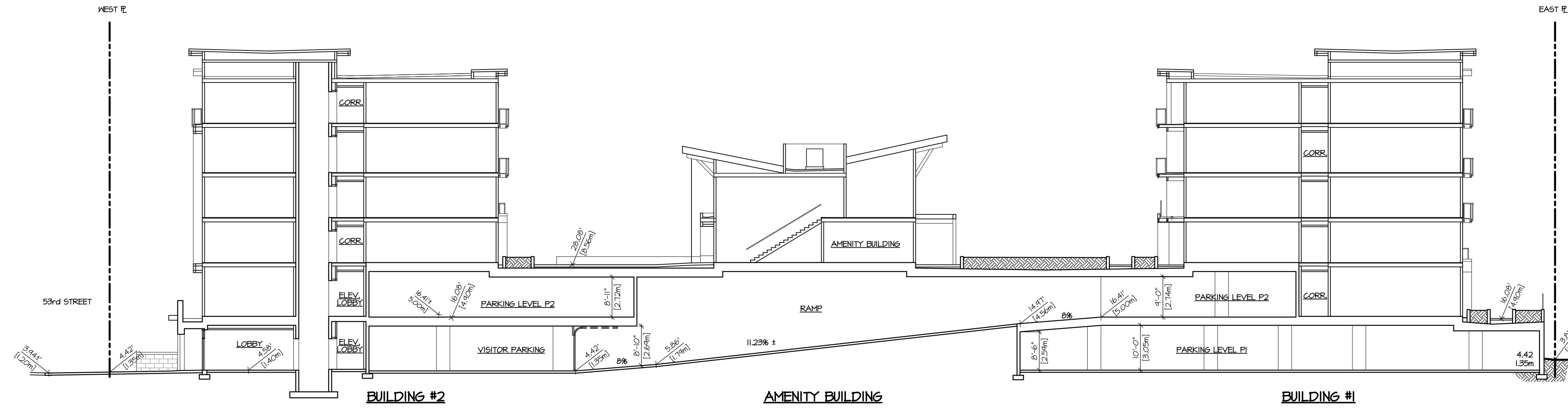
DESIGN :	CLIENT :
LFB	HIGHMARK HOMES LTD.
DATE :	PROJECT :
May 16 23	CONDOMINIUM DEVELOPMENT - DELTA
SCALE :	5349 5354 5361 Ladner Trunk Rd., 4834 4844 53rd St.
3/32" = 1'-0"	SHEET CONTENTS :
	AMENITY BUILDING ELEVATIONS

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

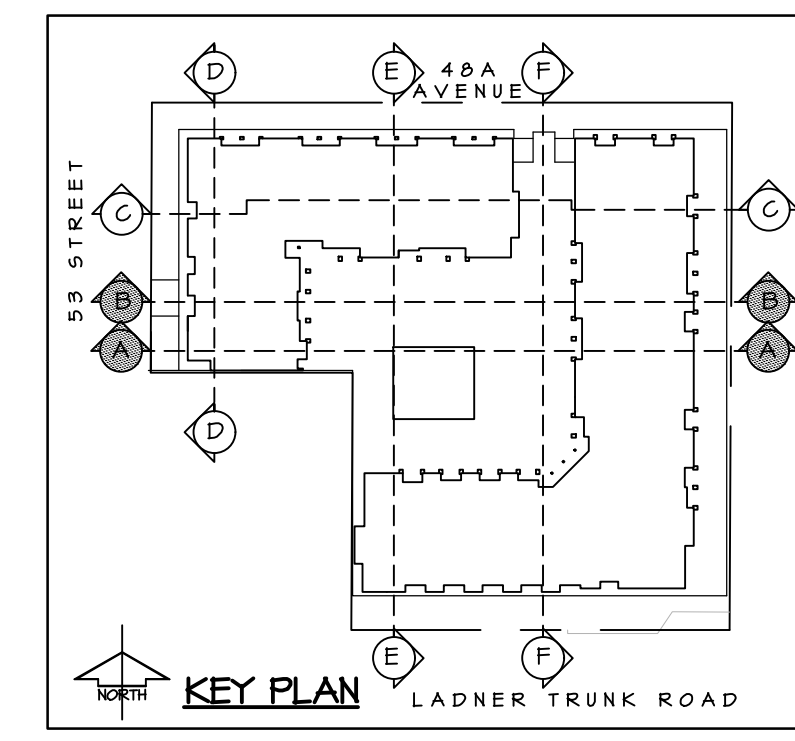
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO.
PROJECT NO.	REV. NO.
22012	A5.06



SECTION A-A

31'-0"	4'-6"	T.O. HIGH PARAPET	16.25'
10'-0"	1'-3"		23.24m
9'-0 3/4"	1'-3"	T.O. ROOF	11.75'
2'-6"	2'-6"	U/S ROOF JOISTS	21.87m
11'-0 1/2"	3'-3"	6th FLOOR	59.67'
11'-0 1/2"	3'-3"		18.14m
10'-0 1/2"	3'-0"	5th FLOOR	48.64'
10'-0 1/2"	3'-0"		14.83m
10'-0 1/2"	3'-0"	4th FLOOR	38.61'
10'-0 1/2"	3'-0"		11.71m
12'-0"	3'-6"	3rd FLOOR	28.58'
12'-0"	3'-6"		8.71m
12'-0"	3'-6"	2nd FLOOR	16.58'
12'-0"	3'-6"	PARKING LEVEL 2	5.05m
12'-0"	3'-6"	1st FLOOR	4.50'
12'-0"	3'-6"	PARKING LEVEL 1	1.40m



SECTION B-B

31'-0"	4'-6"	T.O. HIGH PARAPET	16.25'
10'-0"	1'-3"		23.24m
9'-0 3/4"	1'-3"	T.O. ROOF	11.75'
2'-6"	2'-6"	U/S ROOF JOISTS	21.87m
11'-0 1/2"	3'-3"	6th FLOOR	59.67'
11'-0 1/2"	3'-3"		18.14m
10'-0 1/2"	3'-0"	5th FLOOR	48.64'
10'-0 1/2"	3'-0"		14.83m
10'-0 1/2"	3'-0"	4th FLOOR	38.61'
10'-0 1/2"	3'-0"		11.71m
12'-0"	3'-6"	3rd FLOOR	28.58'
12'-0"	3'-6"		8.71m
12'-0"	3'-6"	2nd FLOOR	16.58'
12'-0"	3'-6"	PARKING LEVEL 2	5.05m
12'-0"	3'-6"	1st FLOOR	4.50'
12'-0"	3'-6"	PARKING LEVEL 1	1.40m

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DESIGN :	CLIENT :
L.F.B.	HIGHMARK HOMES LTD.
DRAWN :	PROJECT :
	CONDOMINIUM DEVELOPMENT - DELTA
DATE :	5349 5354 5361 Ladner Trunk Rd., 4834 4844 53rd St.
MAY 16 23	SHEET CONTENTS :
SCALE :	BUILDING SECTIONS
1/8" = 1'-0"	

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ARCHITECTS INC.

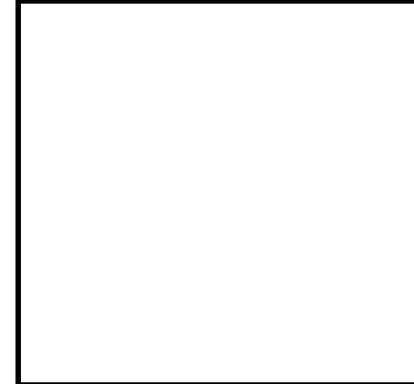
UNIT 135,
7536 130 STREET,
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V3W 1H8

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	A-6.01
PROJECT NO.	REV. NO.
22012	

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BY	LFB
DATE	FEB. 4/23 MAY 16/23
ISSUE	# 1 # 4
DATE	
REV	
DATE	
REV	



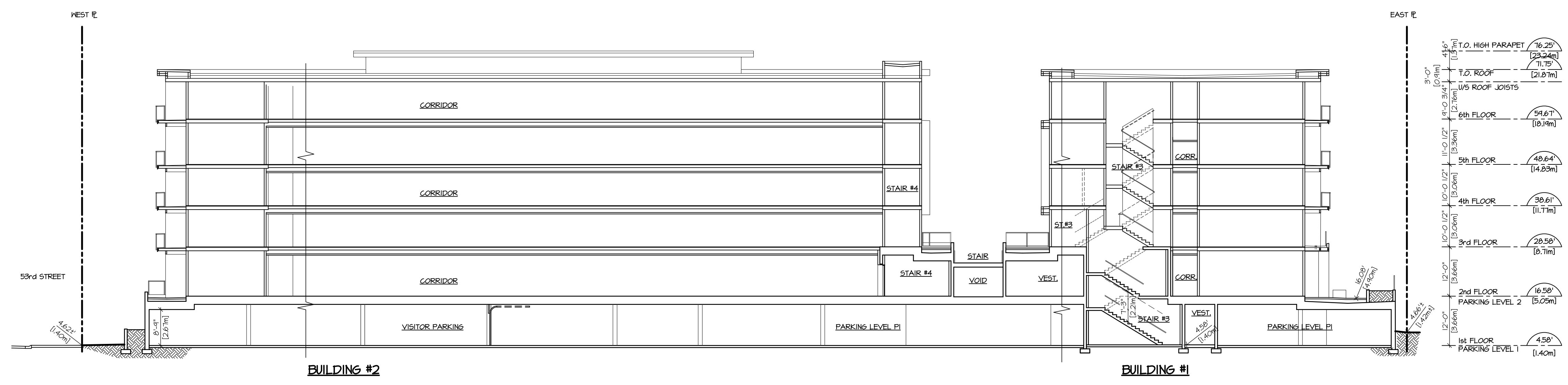
DESIGN :	LFB
CLIENT :	HIGHMARK HOMES LTD.
PROJECT :	CONDOMINIUM DEVELOPMENT - DELTA 5349 53RD STREET, Ladner Trunk Rd., 4834 48th St.
DATE :	May 16 23
SHEET CONTENTS :	BUILDING SECTIONS
SCALE :	1/8" = 1'-0"

barnett dembek
ARCHITECTS INC.

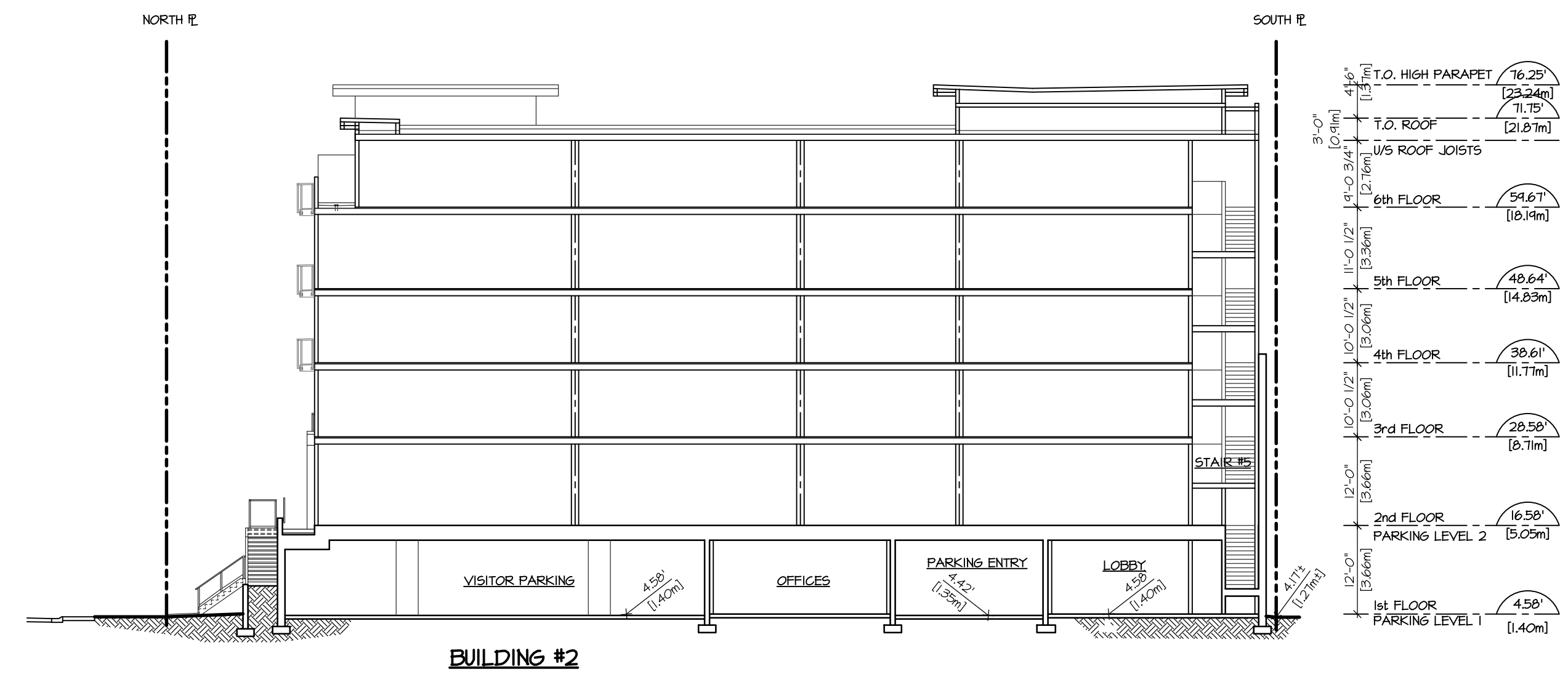
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

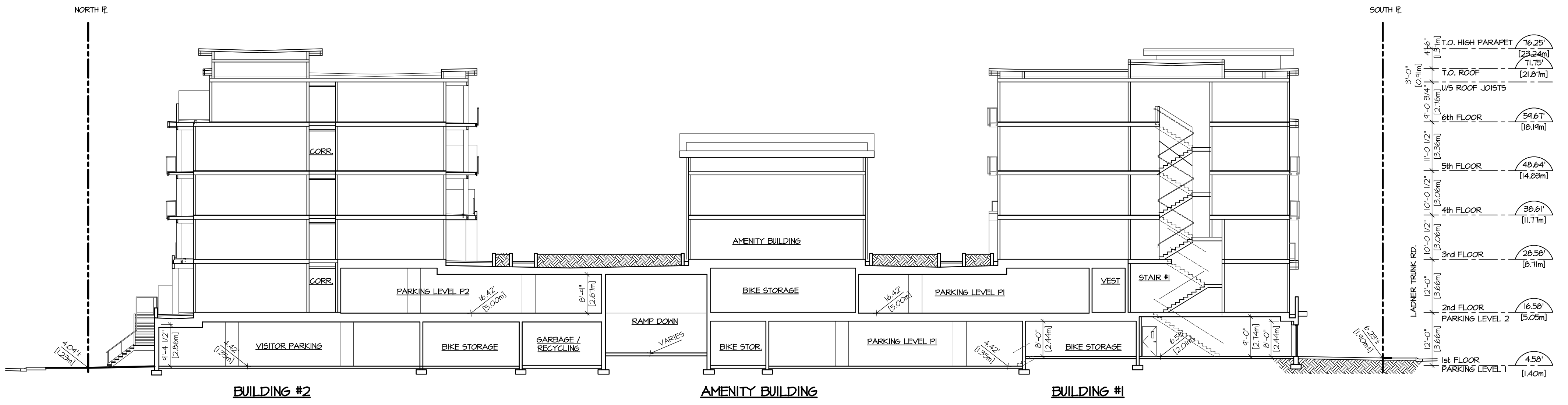
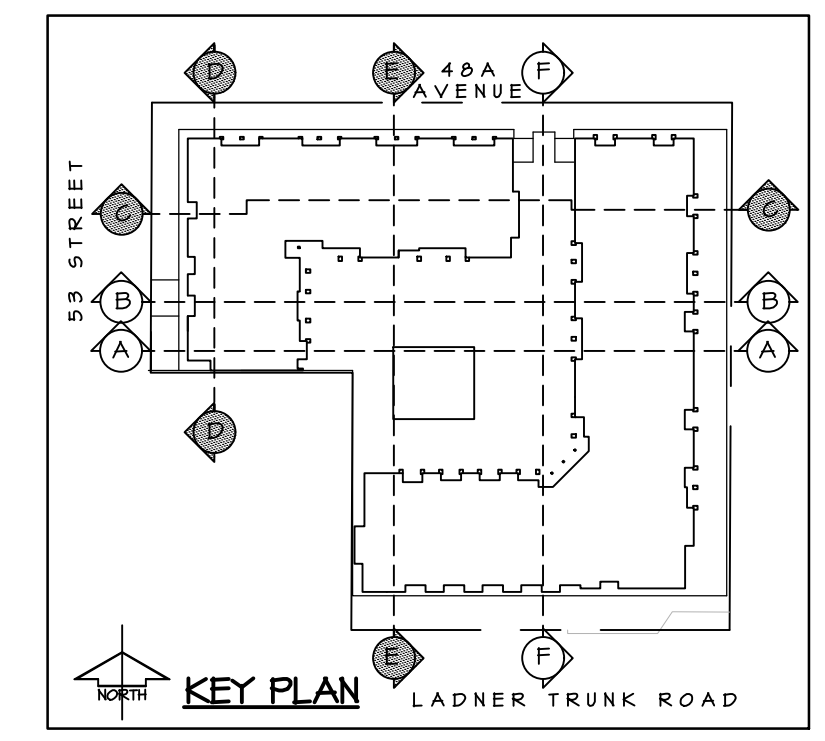
CLIENT NO.	
SHEET NO.	A6.02
PROJECT NO.	22012
REV. NO.	



SECTION C-C



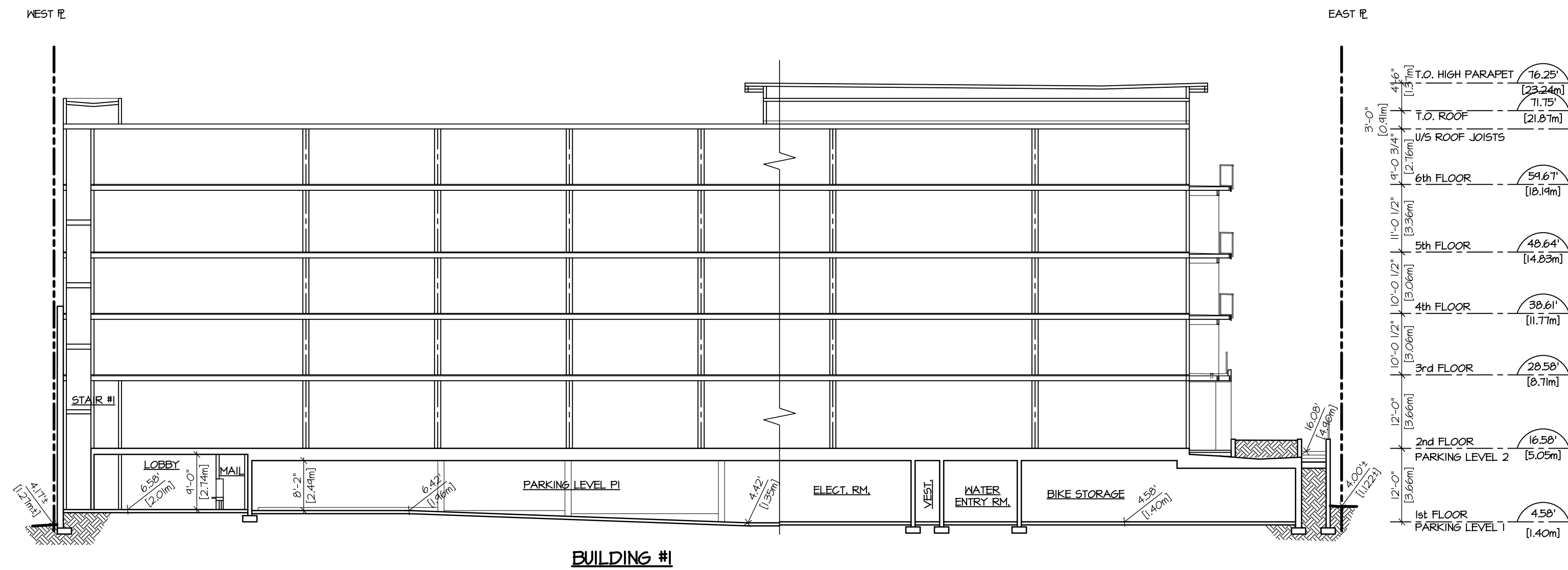
SECTION D-D



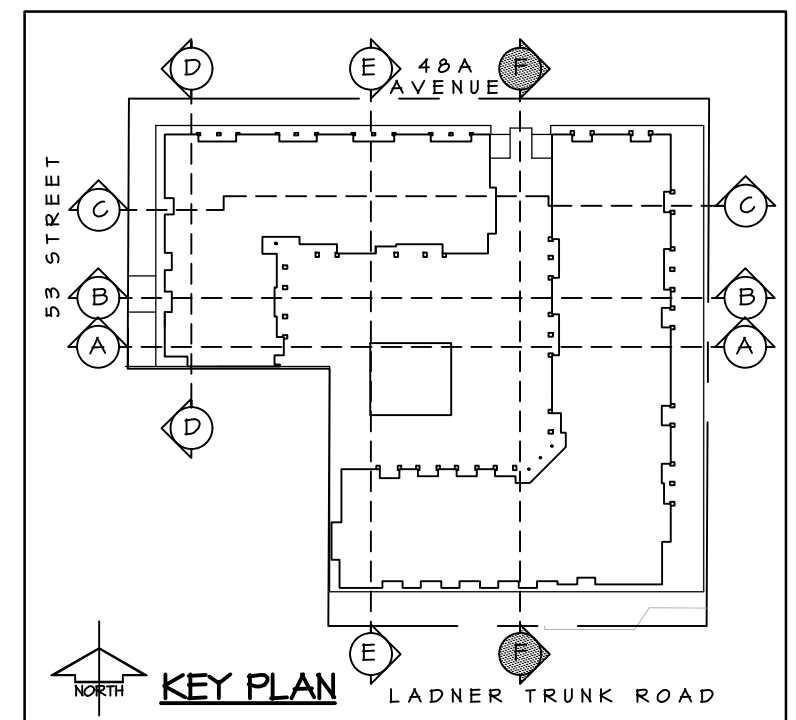
SECTION E-E



SECTION F-F



SECTION H-H



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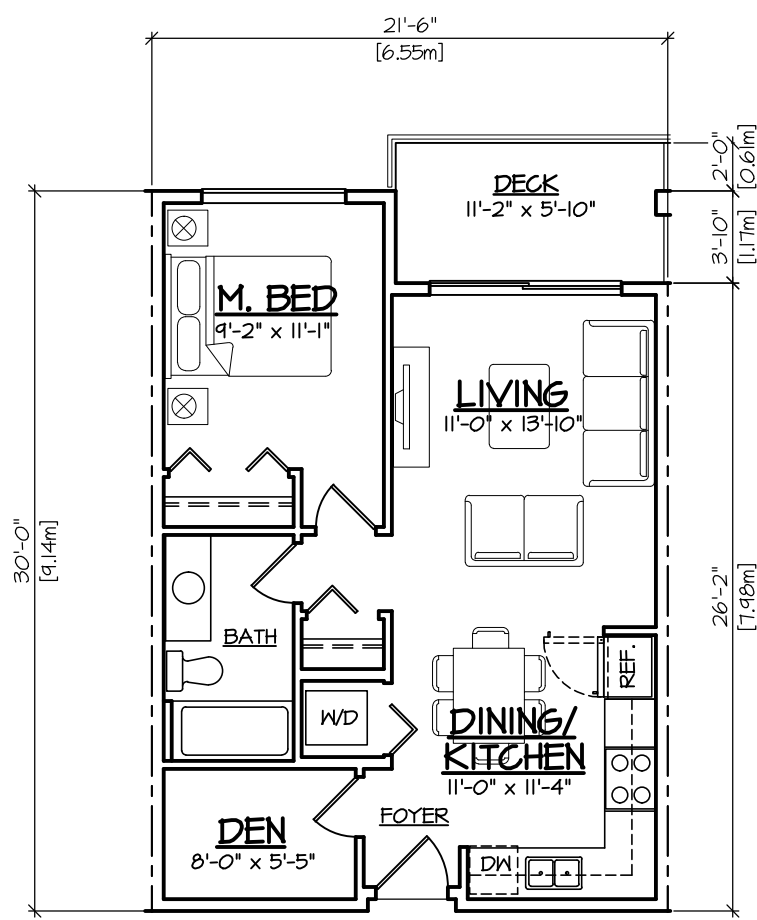
CLIENT :	DESIGN :	DATE :
HIGHMARK HOMES LTD.	L.F.B.	May 16 23
PROJECT :	DRAWN :	SCALE :
CONDOMINIUM DEVELOPMENT - DELTA		1/8" = 1'-0"
5344 5354 5361 Ladner Trunk Rd., 4834 4844 53rd St.		
SHEET CONTENTS :		
BUILDING SECTIONS		

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ARCHITECTS INC.

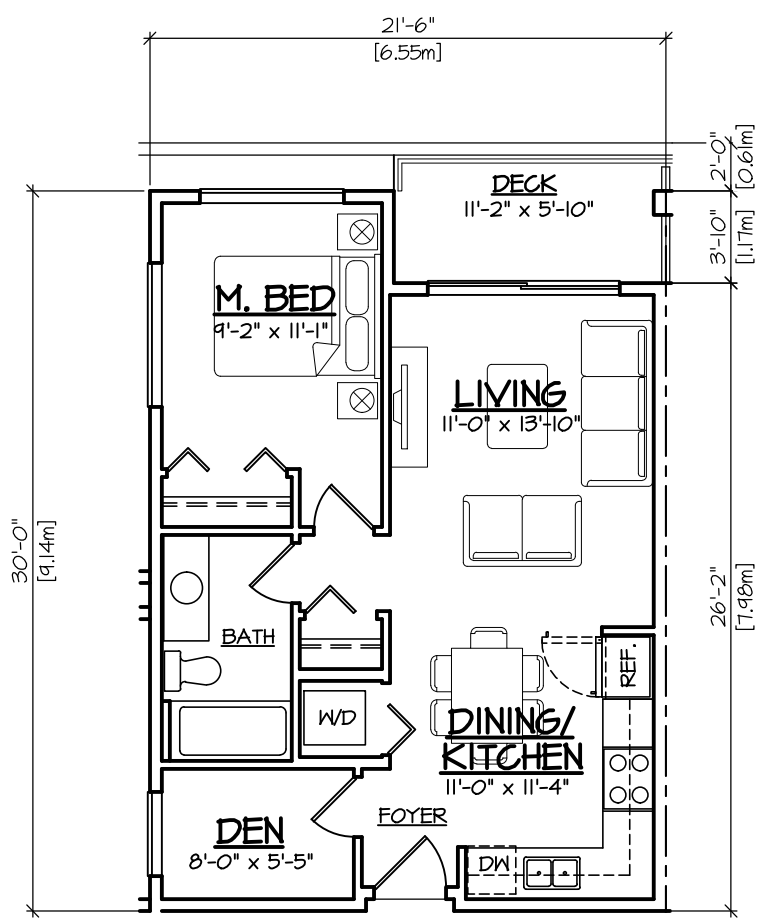
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

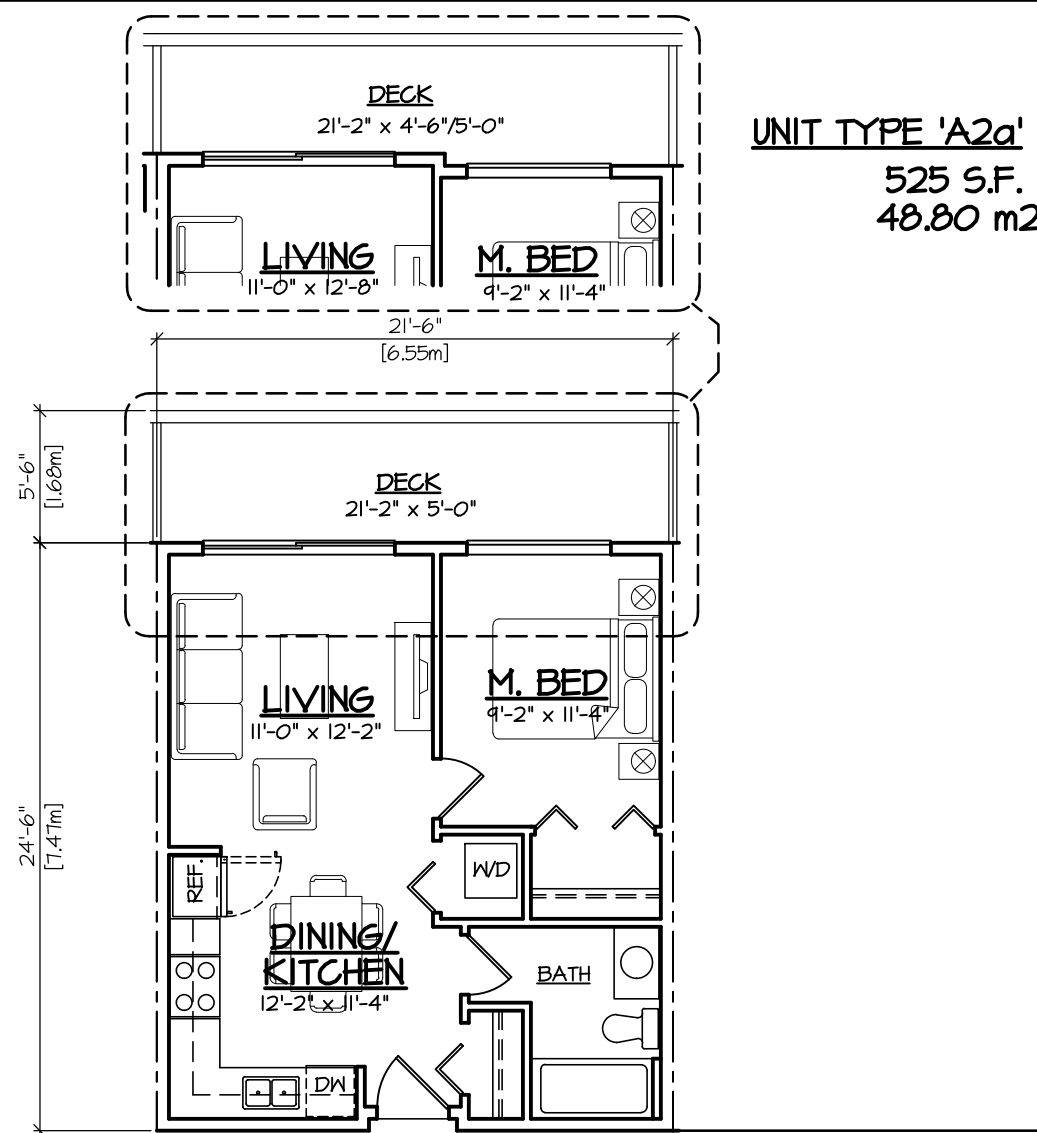
CLIENT NO.	SHEET NO.
	A6.03
PROJECT NO.	REV. NO.
22012	



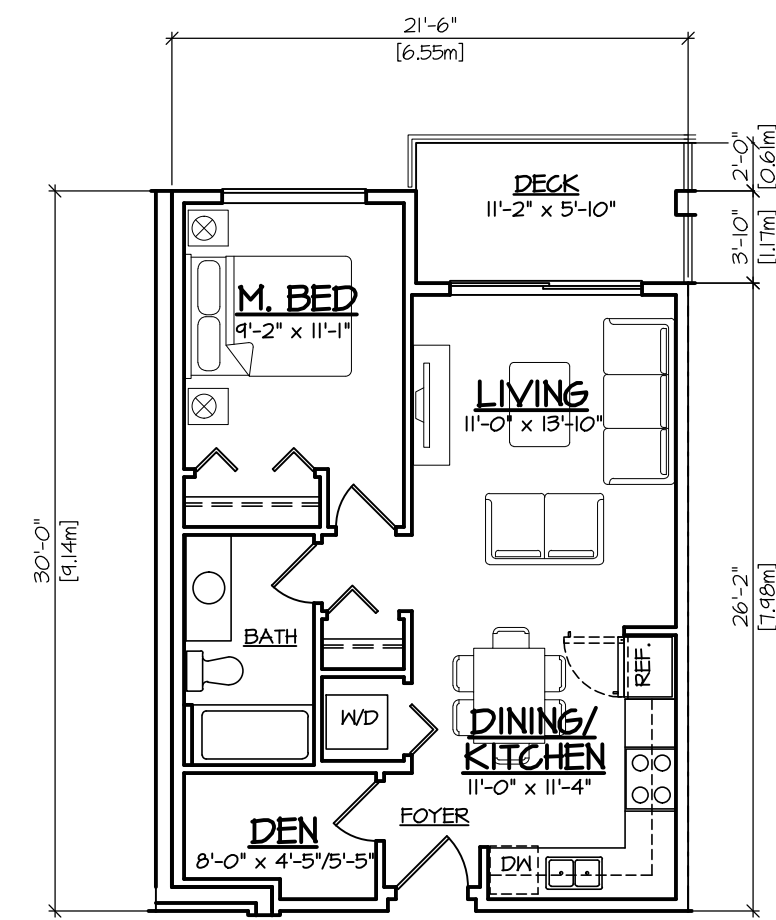
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SCALE : 1/8" = 1'-0"
544 S.F.
55.14 m2



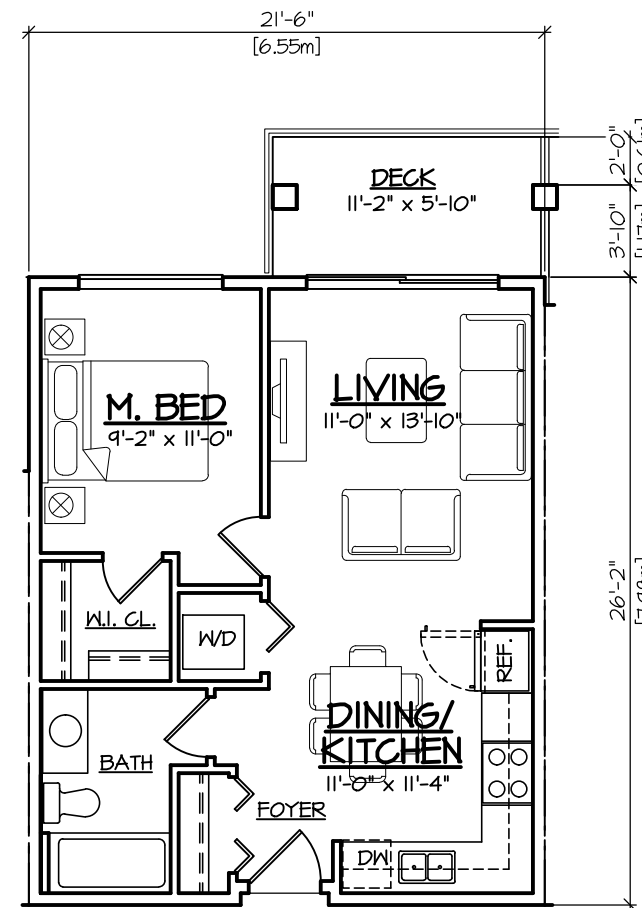
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544 S.F.
55.14 m2



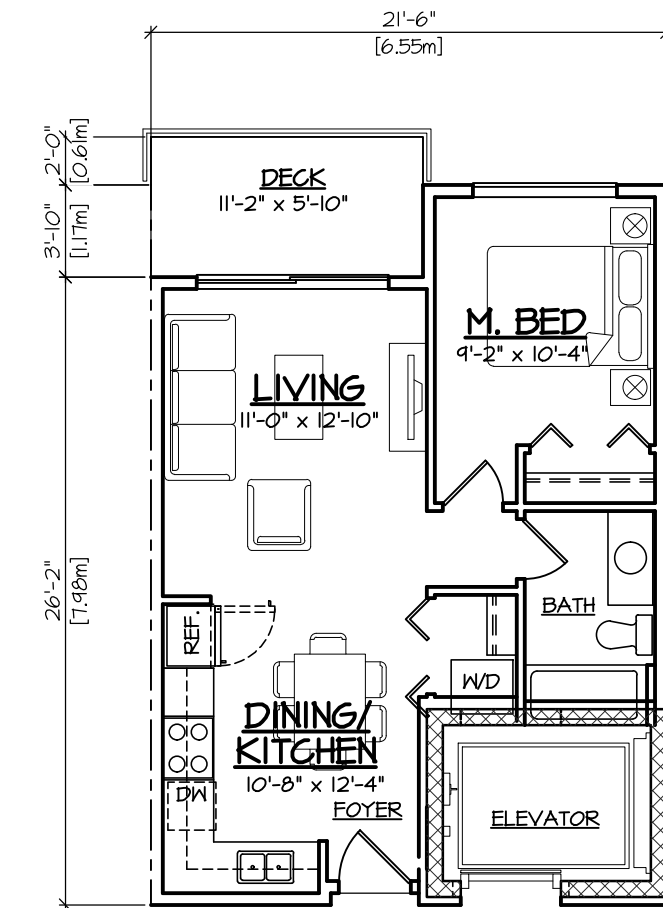
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48.24 m2



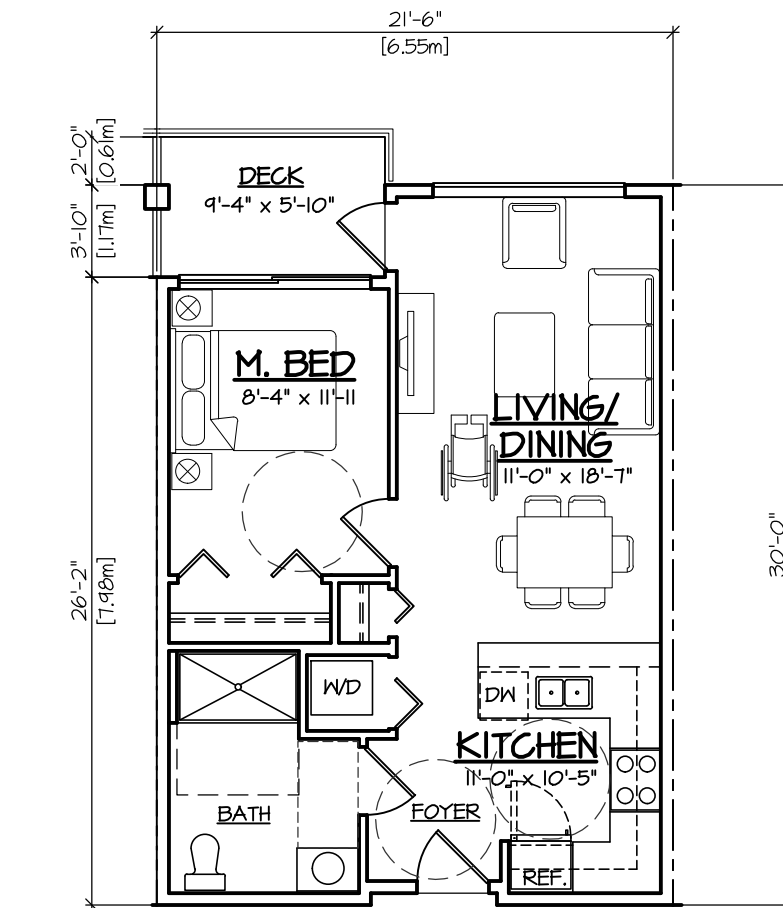
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54.90 m2



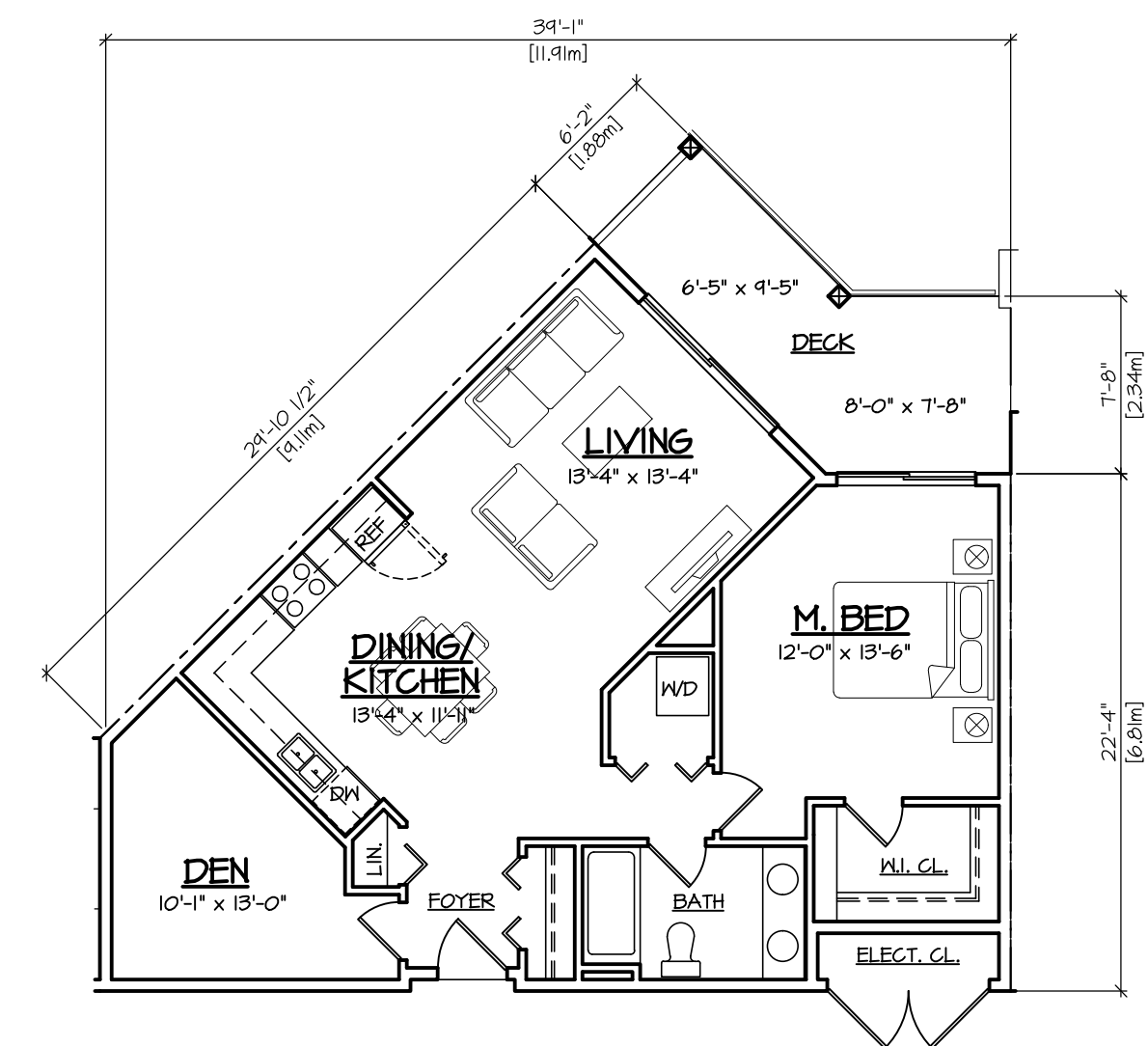
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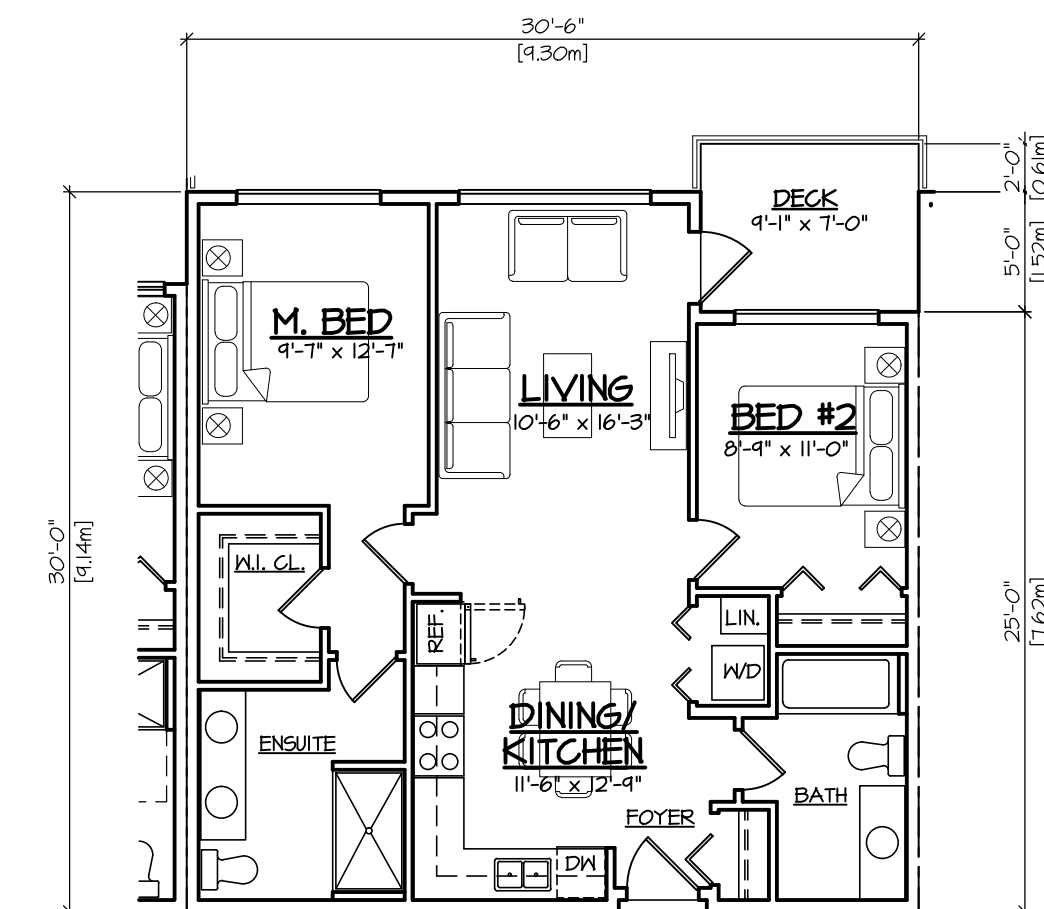
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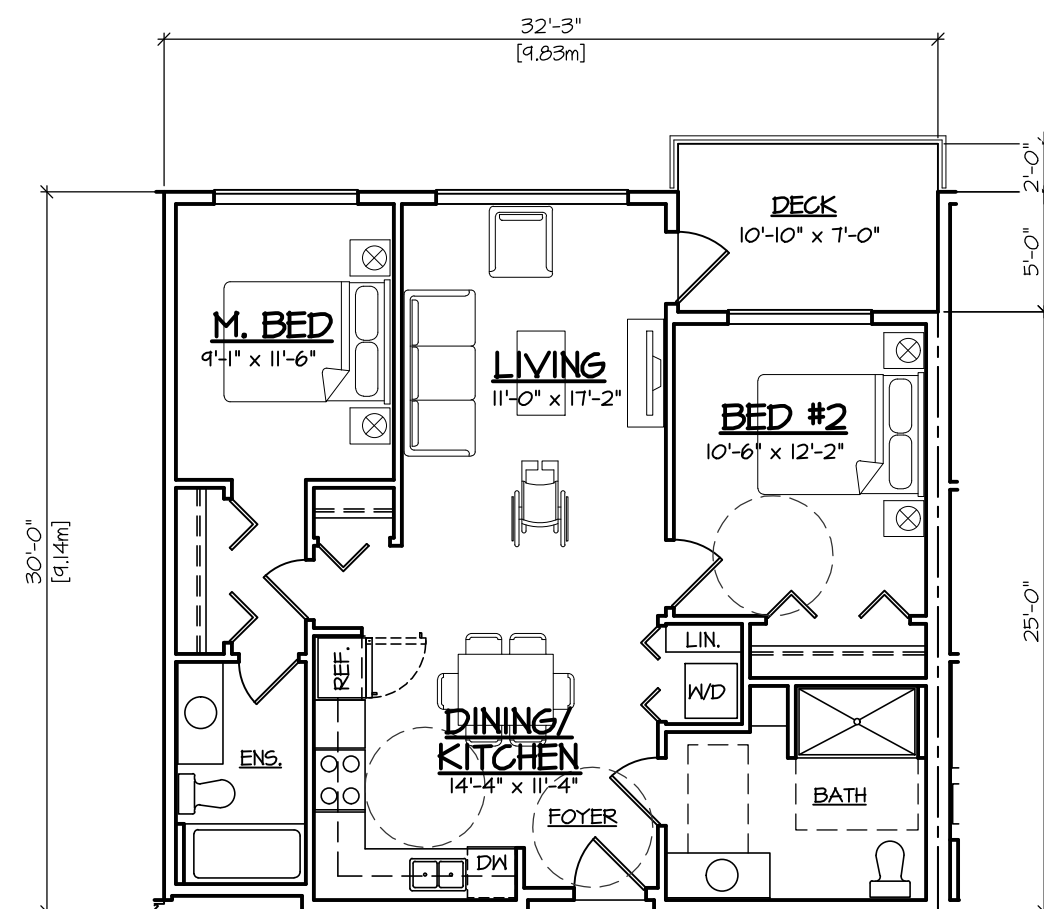
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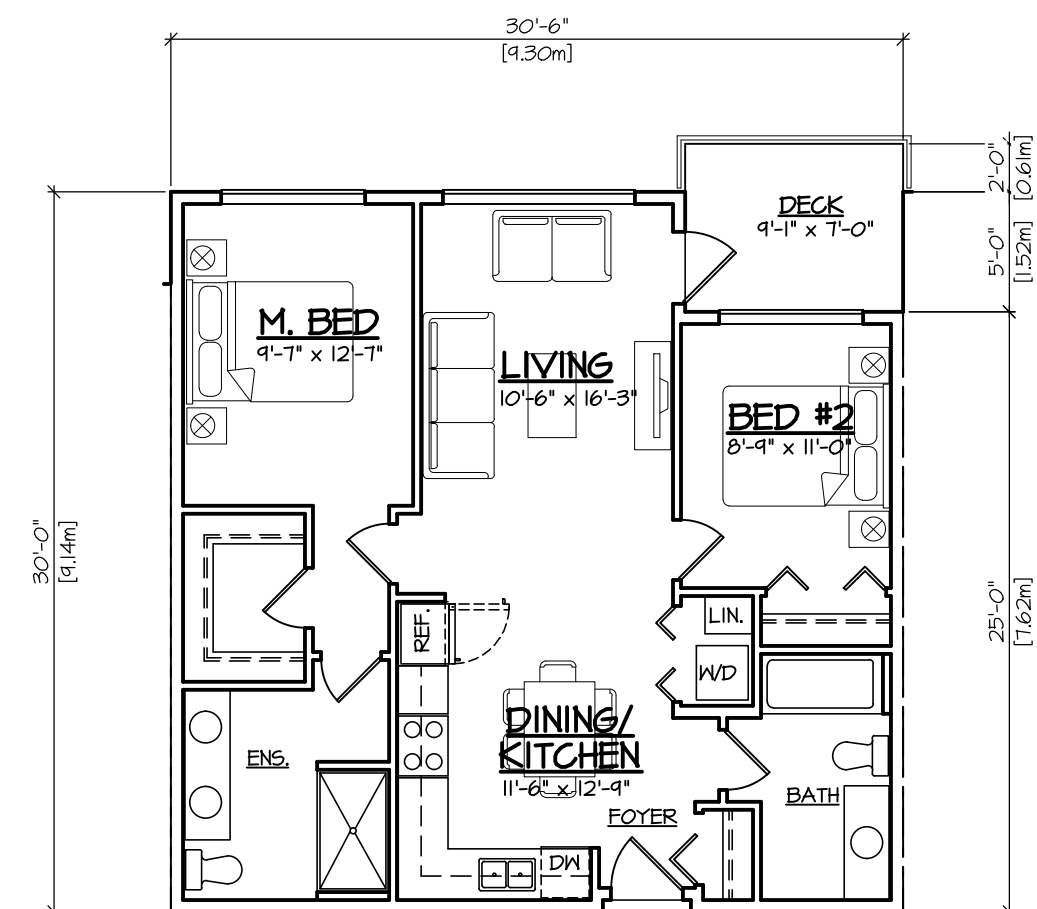
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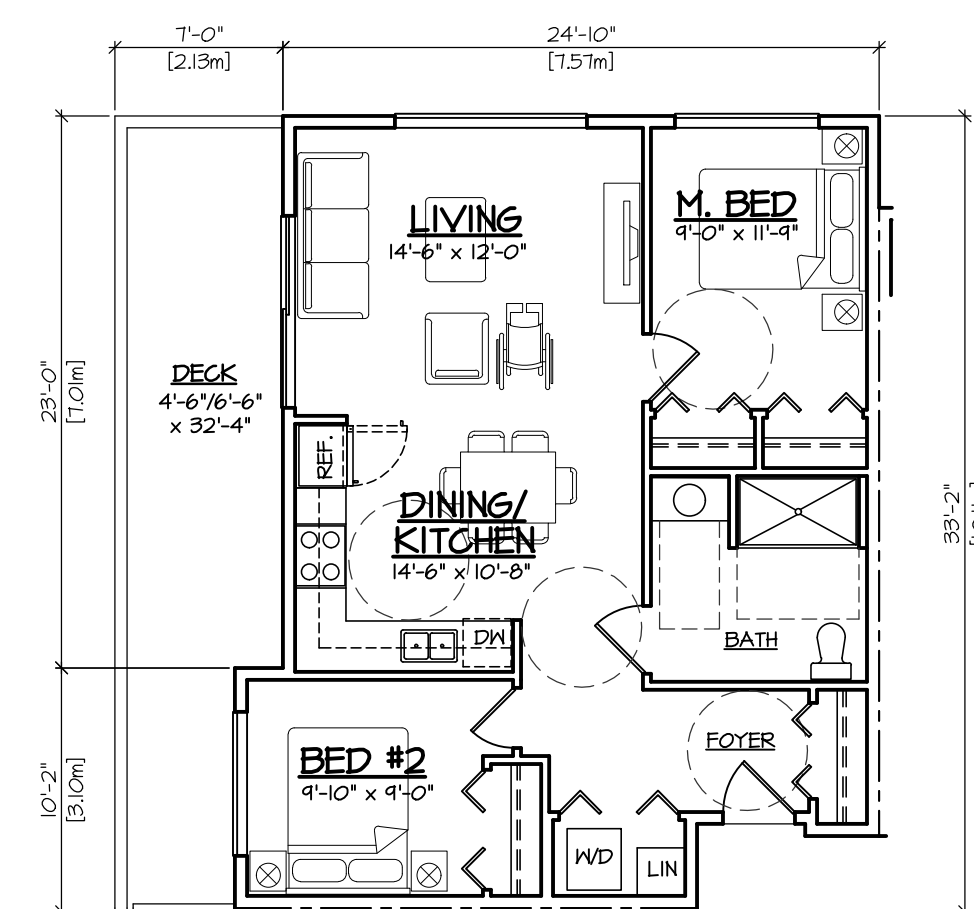
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SCALE : 1/8" = 1'-0"
860 S.F.
79.84 m2



UNIT TYPE 'B1a' | 2 BED ADAPTABLE
SCALE : 1/8" = 1'-0"
848 S.F.
83.46 m2



UNIT TYPE 'B1b' | 2 BED
SCALE : 1/8" = 1'-0"
860 S.F.
79.84 m2



UNIT TYPE 'B2' | 2 BED-ADAPTABLE
SCALE : 1/8" = 1'-0"
812 S.F.
75.40 m2

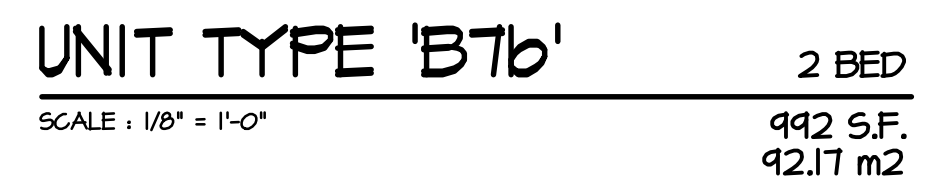
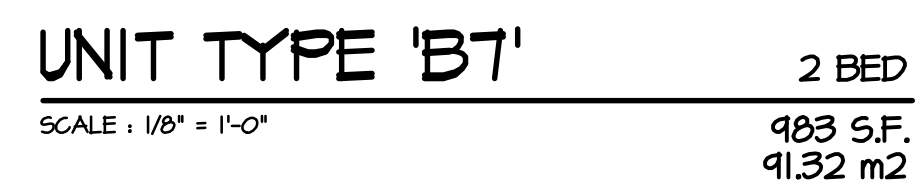
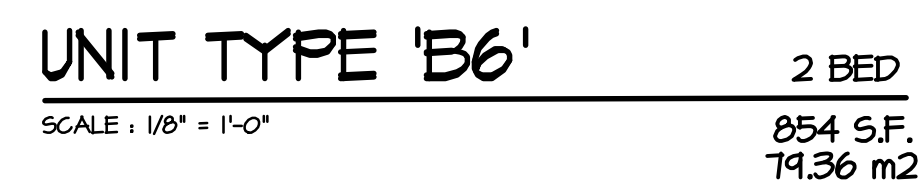
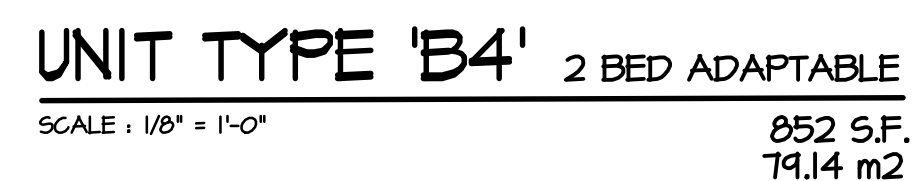
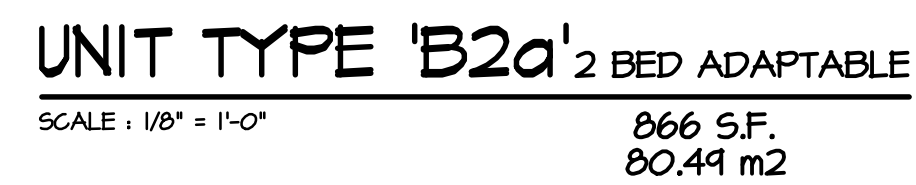
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BY	LFB
DATE	FEB. 9/23
ISSUE	# 1
DATE	MAY 16/23
ISSUE	# 4

REV	DATE	DESCRIPTION

DESIGN :	LFB
DRAWN :	LFB
DATE :	MAY 16 23
SCALE :	1/8" = 1'-0"
CLIENT :	HIGHMARK HOMES LTD.
PROJECT :	CONDOMINIUM DEVELOPMENT - DELTA 5344 5354/5367 Larcher Trunk Rd., 4834/4844 53rd St.
SHEET CONTENTS :	UNIT PLANS

barnett dembek ARCHITECTS INC.	
UNIT 135, 7536 130 STREET, SURREY, B.C. V3W 1H8	
PHONE: (604) 597-7100 FAX: (604) 597-2099 EMAIL: mail@darkitex.com	
CLIENT NO.	SHEET NO. AC-7.01
PROJECT NO. 22012	REV. NO.

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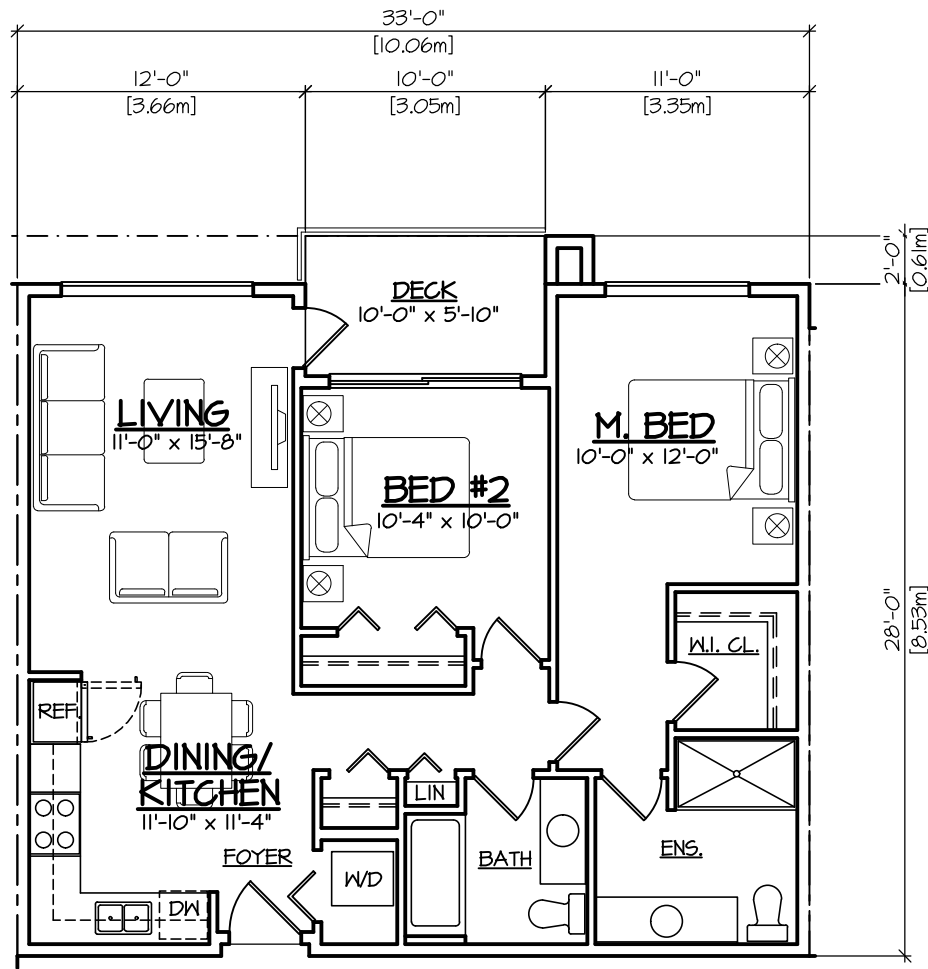
CLIENT : HIGHMARK HOMES LTD.	PROJECT : CONDOMINIUM DEVELOPMENT - DELTA 53494535945367 Ladder Trunk Rd., 4834,4844 53rd St. SHEET CONTENTS : UNIT PLANS	DRAWN : DATE : May 16 23 SCALE : 1/8" = 1'-0"
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barnett dembek
ARCHITECTS INC.

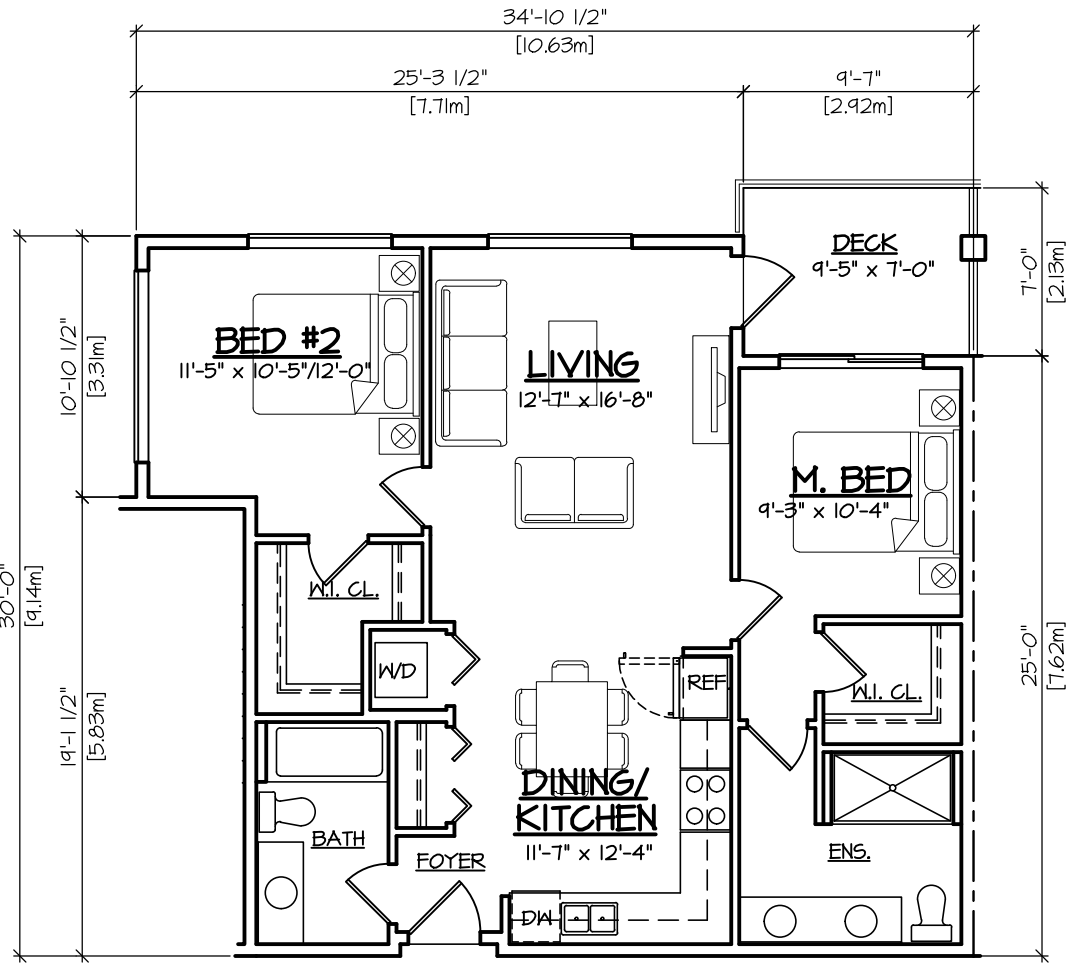
NIT 135,
536 130 STREET,
SURREY, B.C.
3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

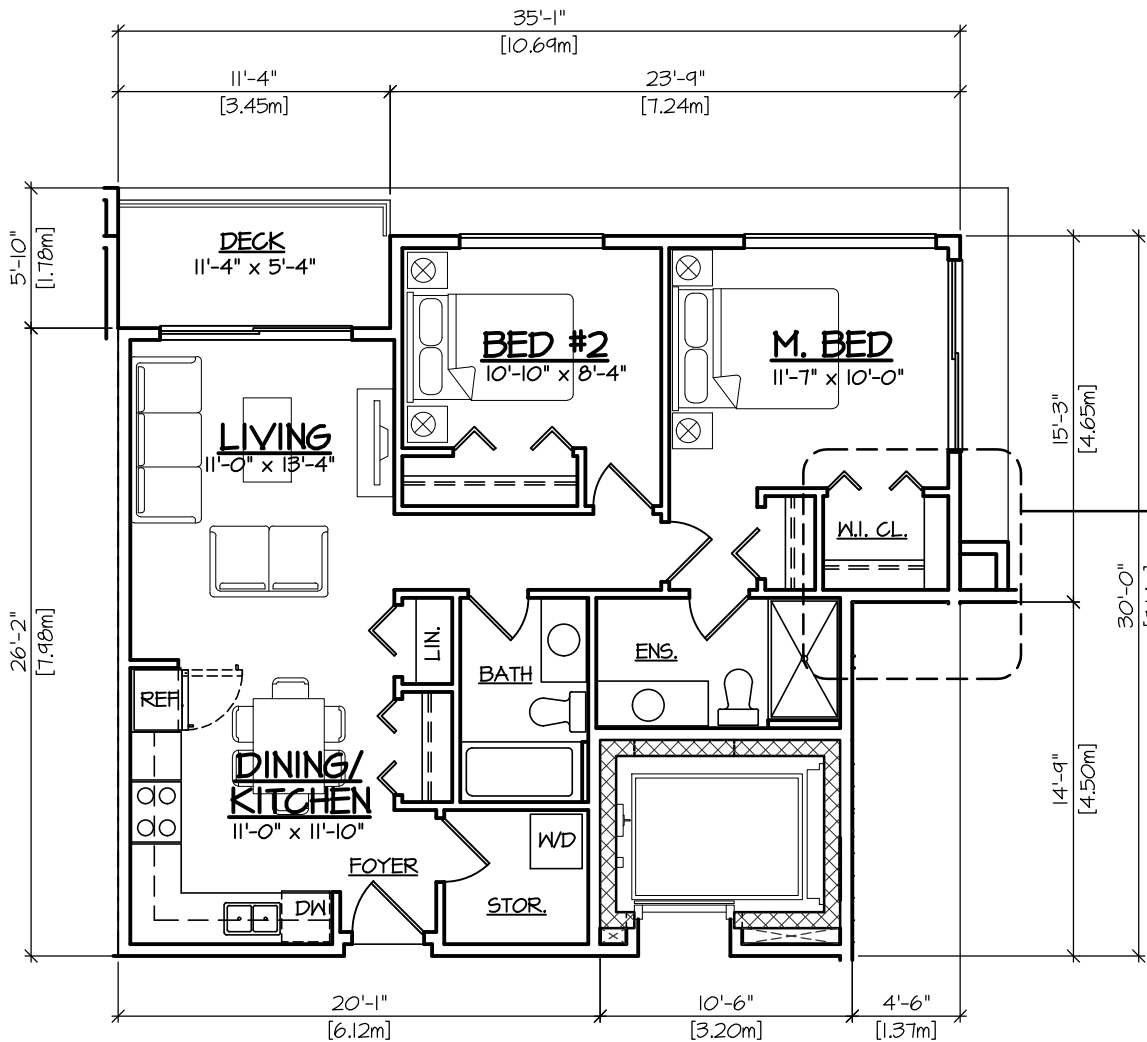
CLIENT NO.	SHEET NO. AC-7.02
PROJECT NO.	REV. NO.



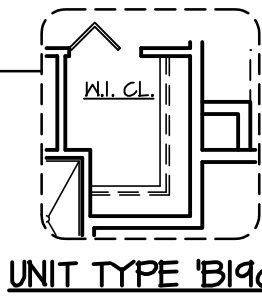
UNIT TYPE 'B11' 2 BED
875 S.F.
81.32 m2
SCALE : 1/8" = 1'-0"



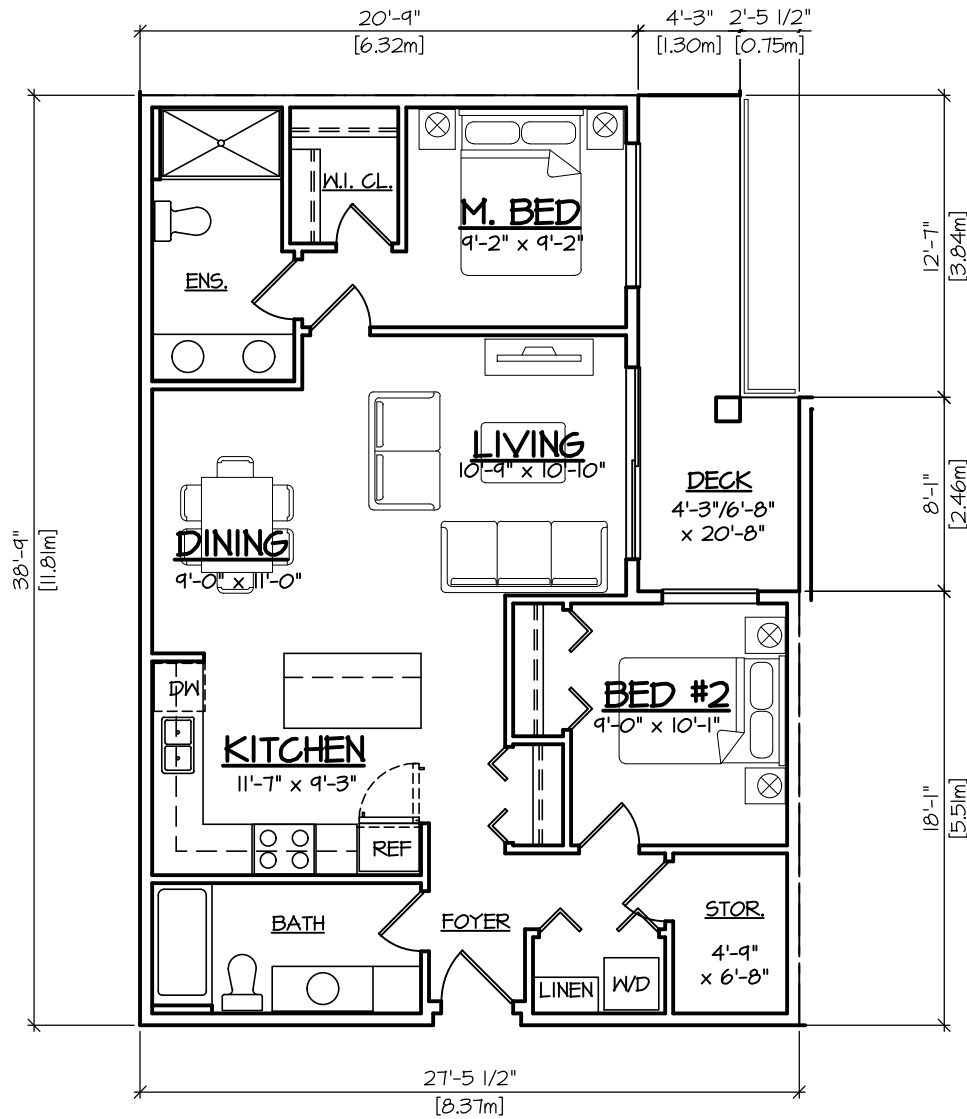
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83.51 m2
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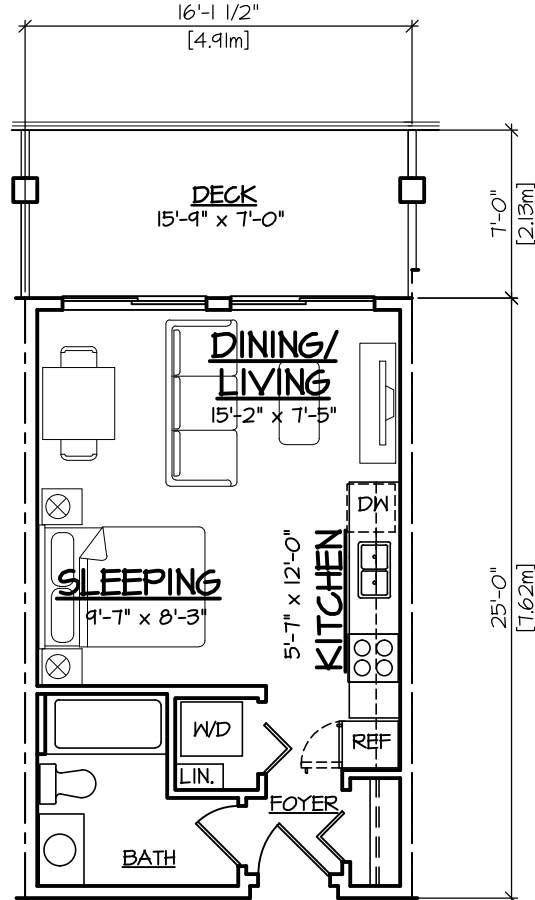
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77.90 m2
SCALE : 1/8" = 1'-0"



UNIT TYPE 'B19a'
853 S.F.
79.22 m2



UNIT TYPE 'C1' 2 BED
907 S.F.
84.24 m2
SCALE : 1/8" = 1'-0"



UNIT TYPE 'D' STUDIO
397 S.F.
36.88 m2
SCALE : 1/8" = 1'-0"

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ISSUE	DATE	BY	ISSUED FOR
# 1	FEB 9/23	LFB	PRELIM. SUBMISSION
# 4	MAY 16/23	LFB	RESUBMISSION FOR DP

REVISED	DATE	DESCRIPTION

DESIGN :	CLIENT :
L.F.B.	HIGHMARK HOMES LTD.
DRAWN :	PROJECT :
DATE :	CONDOMINIUM DEVELOPMENT - DELTA
MAY 16 23	53441535415367 Ladder Trunk Rd., 4834/4844 53rd St.
SCALE :	SHEET CONTENTS :
1/8" = 1'-0"	UNIT PLANS

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@darkitex.com

CLIENT NO.	SHEET NO.
PROJECT NO.	REV. NO.
22012	AC-1.03

ISSUED FOR
PRELIM. SUBMISSION
RESUBMISSION FOR DP

[illegible]

HIGHMARK HOMES LTD.	PROJECT : CONDOMINIUM DEVELOPMENT - DELTA 5344 5354 5367 Loder Trunk Rd., 4934,4944 53rd St.	DRAWN : L.F.B.
	SHEET CONTENTS :	DATE : May 16 29
	PERSPECTIVE	SCALE : N 1/2.

IT 135,
36 130 STREET,
RREY, B.C.
W 1H8

CLIENT NO.	SHEET NO. A-8.02
PROJECT NO. 22012	REV. NO.

AERIAL VIEW FROM NORTHWEST

ISSUED FOR
PRELIM. SUBMISSION
RESUBMISSION FOR DP

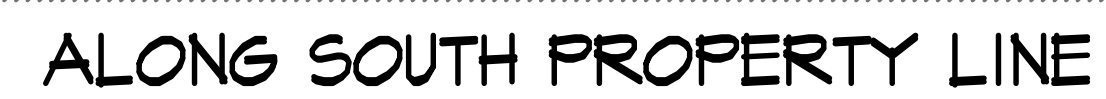
[illegible]

HIGHMARK HOMES LTD.	PROJECT : CONDOMINIUM DEVELOPMENT - DELTA 5344/5354/5361 Loder Trunk Rd., 4934,4944 53rd St. SHEET CONTENTS : PERSPECTIVE	DATE : May 16 23 SCALE : N=1/5.	DRAWN : L.F.B.
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IT 135,
36 130 STREET,
REY, B.C.
W 1H8

CLIENT NO.	SHEET NO. A-8.04
PROJECT NO. 22012	REV. NO.

PERSPECTIVE FROM THE CORNER OF 53 STREET & 48A AVENUE - ENTRY OF BUILDING #2

[illegible]

HIGHMARK HOMES LTD.	PROJECT :	CONDOMINIUM DEVELOPMENT - DELTA 5341453545367 Ladhner Trunk Rd., 4034.4044 53rd St.
	SHEET CONTENTS :	
	PERSPECTIVE	
	DRAWN :	L.F.B.
	DATE :	May 16 '23
	SCALE :	N.I.S.

CLIENT NO.	SHEET NO. A-8.05
PROJECT NO. 22012	REV. NO.