



origin

A word cloud on a green background. The central text is "View different." in white. Other words are in shades of green and yellow. The words include: sustainable, nature, practical, lifestyle, breathe, fresh, connected, SFU, value, peaceful, active, unique, education, community, neighbourhood, hiking, urban, biking, university, thoughtful, relax, west coast, convenience, and design.

View different.

sustainable nature practical lifestyle breathe fresh connected  
SFU value peaceful active unique education community neighbourhood hiking urban biking  
university thoughtful relax west coast convenience design





## Find Balance

Welcome to Origin, a smart and sustainable community with livability standards and investment potential unique to Metro Vancouver. Here, adjacent to countless local amenities, we're starting something: a new definition of west coast living where thoughtful architecture and design make homes easy on the environment...and your pocketbook.



origin



## Why Live Here

Perspective is everything, and sometimes, a new outlook on life can be as easy as gaining higher ground. Origin sits atop Burnaby Mountain, a city-side retreat that recently became as practical as it is picturesque. Among the trees, trails and streams of Burnaby Mountain, lies a place where putting down roots is not only smart, but also sustainable.

Origin offers 75 well-considered homes beside the beautiful Simon Fraser University campus that include everything you need: welcoming neighbourly spirit, master-planned community convenience, eco-friendly values, a serene natural wonderland and a ground-floor opportunity.

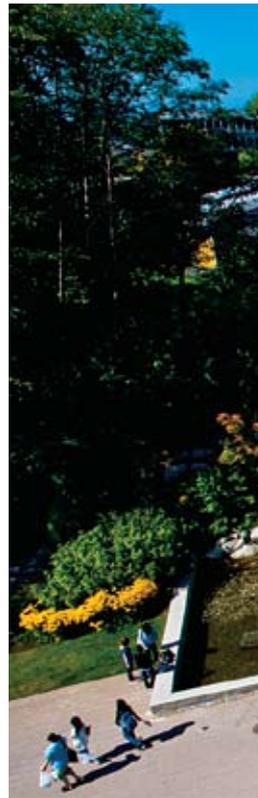
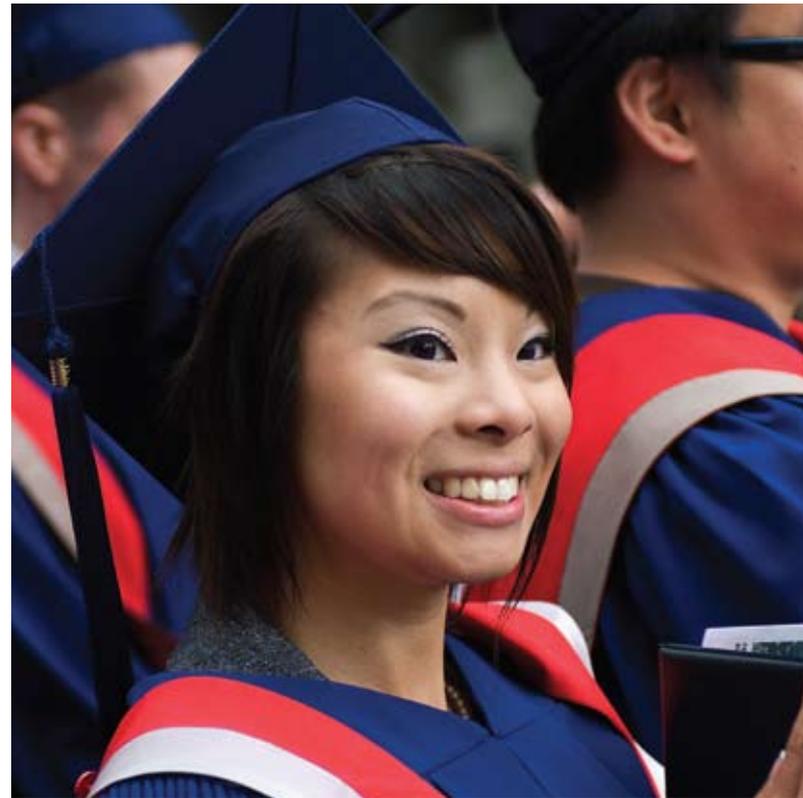
Unlike the surrounding forest, the chance to live at Origin won't last long.

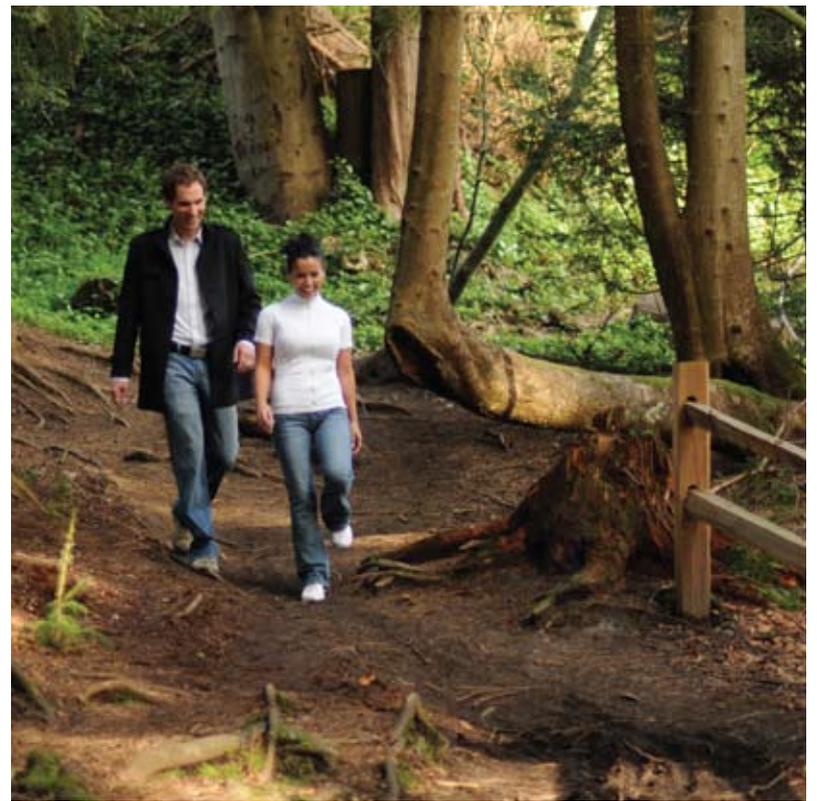
# UniverCity

Imagined by visionary architect Arthur Erickson, UniverCity has been master-planned as a sustainable mountaintop utopia overlooking Metro Vancouver. Anchored by Simon Fraser University (ranked as the best comprehensive University in Canada by Maclean's), the community now offers a full range of social and cultural amenities, including a library, a 23,000-sq. ft. grocery store and pharmacy, a new childcare centre, the new University Highlands Elementary School, vast fitness facilities, cafes, and networks of local walking, hiking and biking trails that conveniently wind through the entire community.

North America's only sustainability-driven subsidized transit pass plan is simple to use, as the Production Way/University SkyTrain station is just a quick bus ride away. That makes the ride into Vancouver clean, affordable and fast.

And that's just the beginning of the green story at UniverCity. Ingenious storm water conservation systems, native planting guidelines, and extensive green building practices have been put in place throughout the entire community. Surrounding the area, 320 hectares of protected forest will remain preserved for countless generations.





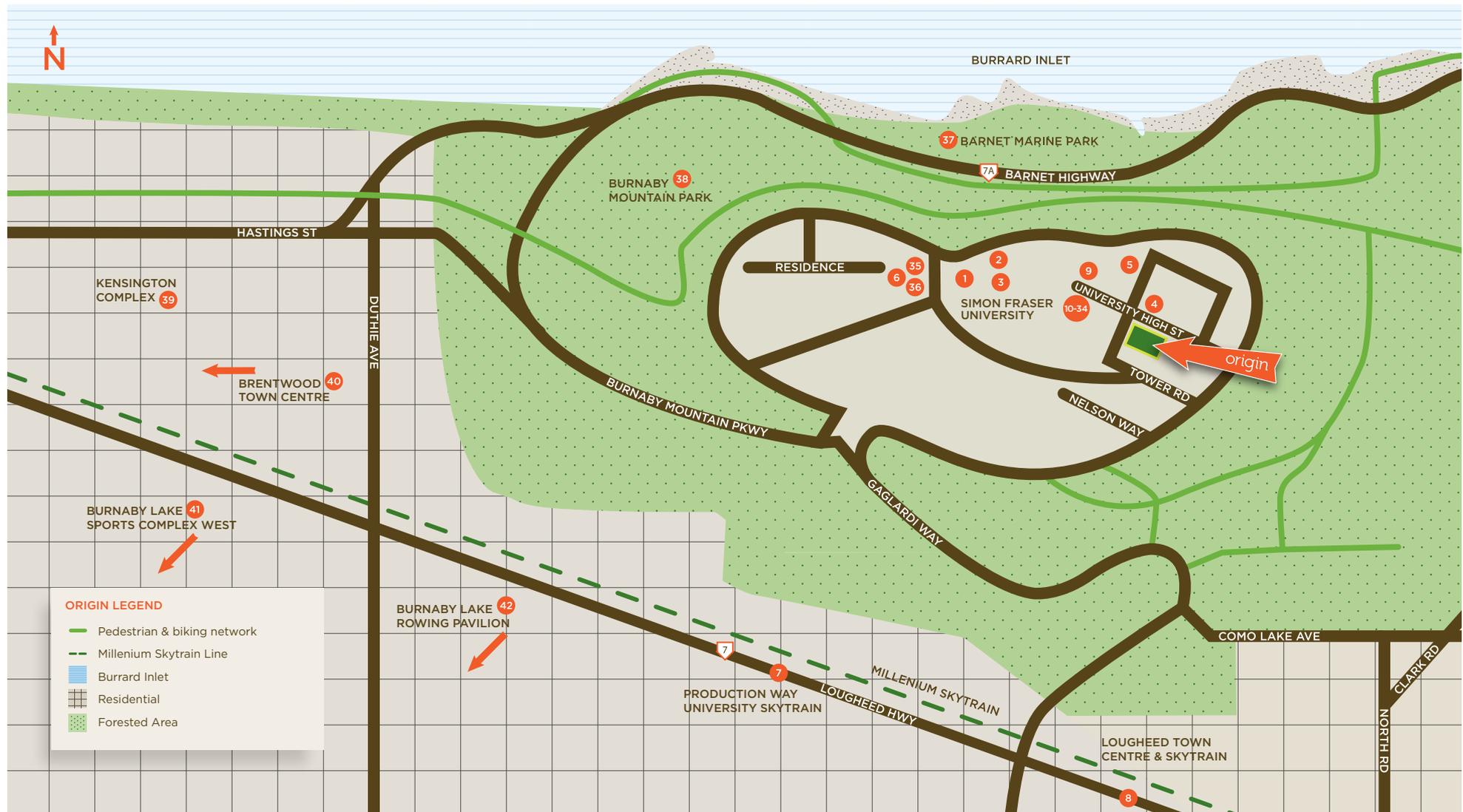
# Neighbourhood

Don't let all the trees fool you; this urban community sports a list of nearby amenities that would please even the most committed urbanite. Here are a few of our favourites:

- **SFU athletic facilities** Work out, swim, play gym sports and get involved with various events
- **Nester's Market and Pharmacy** Fresh produce, meats and a selection of high-quality groceries
- **W.A.C. Bennett Library** Highly-regarded library with millions of titles
- **Nature's Garden Organic Foods** A full selection of organic and whole foods
- **Scotiabank** Personal and electronic banking, plus trusted financial advice
- **SF Dental Centre** Restorative, preventative, reconstructive and even laser dentistry
- **Club Ilia** One of the neighbourhood's favorite restaurants

Residents also enjoy use of a Community Card, allowing for discounts at the library, sports facilities and various other cultural events in and around UniverCity.





## FACILITIES

1. W.A.C. Bennett Library
2. Images Theatre
3. Academic Quadrangle
4. University Highlands Elementary School
5. UniverCity Childcare Centre
6. Summer Camps
7. Production Way University Skytrain
8. Lougheed Town Centre & Skytrain
9. Transit Exchange

## DINING

10. Himalayan Peak Restaurant
11. Renaissance Coffee
12. Natures Garden Organic Deli
13. Romeo 'n' Juliet Bubble Tea & Gelato
14. Pizza Point
15. Ichibankan Express
16. Donair Town
17. Subway
18. Booster Juice
19. Club Ilia Eatery & Lounge
20. Plum Garden Noodle House

## SHOPS & SERVICES

21. Nesters Neighborhood Market
22. Scotiabank
23. Highlander DVD
24. Eyes in Motion Vision Centre
25. Simon Fraser Dental Centre
26. University Wireless
27. Campus Printing Centre
28. Azzi Hair Studio, Spa & Esthetics
29. Viewpoint Marketplace and Florist
30. SFU MicroComputer Store
31. Canada Post Outlet
32. Your Dollar Store with More
33. Celltown Communications
34. Illumin8 Tanning Studio

## RECREATION

35. Fitness & Aquatic Centre
36. Terry Fox Field
37. Barnet Marine Park
38. Burnaby Mountain Park
39. Kensington Complex
40. Brentwood Town Center
41. Burnaby Lake Sports Complex West
42. Burnaby Lake Rowing Pavillion





## Around Origin

Acres upon acres of trees, and miles of trails surround Origin, but they're just a small part of the outdoor picture here at UniverCity. For Origin residents a neighborhood Biomass plant coming online in 2015 will provide 80% of local power, and reduce carbon emissions by 2,800 tons per year. This means no fluctuating power costs, and the knowledge that your environmental footprint is a whole lot smaller.

In the building itself, you'll find a large social suite for big get-togethers with family and friends, as well as a workshop, great for the odd bike repair or woodworking project. Outside, native plants need very little supplemental water, and the natural storm water that does fall is properly managed to ensure the health of nearby salmon-bearing streams.

Tree-lined streets and pathways make trips to nearby shopping, schools, restaurants, cafes and transit pleasant. Of course, you'll have your own bit of the outdoors as well, by way of a spacious balcony or private garden patio —perfect for morning coffee, or sunset cocktails.



# Porte Development: Homegrown Innovation

For over 40 years, Porte Development has made an uncompromising commitment to build outstanding homes around the lifestyles of those who will eventually reside within them. Since our first project in 1974, we've constructed over 1,500 homes. Today, Porte has expanded its operations to include commercial and industrial projects as well.

Our experience building innovative low and mid-rise residential buildings has given us a reputation for value. Our materials are of the utmost quality, and our design approach is one that considers aesthetic, environmental impact, and durability.

Over two generations, Porte has acted with a set of fundamental beliefs. These beliefs have formed the promises we make and live by every day. To read more about Porte, visit our website: [portedevelopment.com](http://portedevelopment.com)



Find balance atop Burnaby Mountain at

[www.liveorigin.com](http://www.liveorigin.com)

Developer reserves the right to modify design specifications without prior notice. Renderings and photographs are suggestive of specifications and are not to be construed as final. All sales by Disclosure Statement only. E&OE P27 Partnership, 380-1665 W Broadway, Vancouver BC, V6J 1X1, Tel. 604-732-7651

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## Why Live Here? New Burnaby Origin at UniverCity SFU Condos for Sale! Affordable Burnaby Mountain Origin SFU Apartments & Lofts by Porte Development Group



**YOU WERE MEANT TO LIVE HERE.**  
1<sup>st</sup> TIME BUYERS INCENTIVES - HOMES FROM \$200'S!  
CALL 604-929-1915 or **CLICK HERE.**

## Why Live Here at the Burnaby Origin UniverCity SFU Condo Community?

If you've missed out on previous condo developments in the master-planned, eco-friendly and sustainable UniverCity SFU Burnaby real estate community, now is the time to seize the opportunity of a lifetime at the new Burnaby Origin Condos by Porte Development and the SFU Community Trust. Welcome to Origin at UniverCity, a new, smart and sustainable community with livability standards and investment potential unique to Greater Vancouver. Within walking distance to ALL amenities and local services, the new



Burnaby Origin UniverCity condos redefines the definition of sustainable west coast living where thoughtful and attractive architecture/design is met with truly affordable pricing. So any Burnaby homebuyer will wonder, why live here? There are many reasons why the new UniverCity Origin SFU condos are a perfect place for you to call home. Located at the top of Burnaby Mountain, this city side retreat is picturesque and uniquely located next to plenty of green spaces, forests and trails, and makes sure that you live in an eco-friendly environment for long term sustainability. The Porte Development built Origin Burnaby condos at UniverCity SFU community will offer only 75 well considered homes beside the beautiful Simon Fraser University campus that includes a welcoming neighbourly spirit, master planned community convenience, eco-friendly values, a serene natural wonderland and a ground floor opportunity at great pre-construction pricing. Unlike the surrounding forest, the chance to live at Origin at UniverCity SFU Burnaby condos won't last very long at all. Anchored by Simon Fraser University, the master planned UniverCity SFU is a vision set long ago by Arthur Erickson and has now become a social and cultural mecca for all lifestyles. The Origin Burnaby UniverCity condos will be close to the library, a 23,000 square foot grocery store, pharmacy, new childcare centre, the new University Highlands Elementary School, lots of fitness/recreational facilities, cafes, walking, biking trails and much more. Just a quick bus ride away from the new Burnaby Origin condos at UniverCity SFU is the Production Way/University SkyTrain station. Surrounding the new Origin at UniverCity condo community is over 320 hectares of protected forest, which serves as your backyard.

## **ORIGIN UniverCity Condos – Own from \$895 a month?**

Looking for a two-bedroom in Greater Vancouver real estate market that you can afford? Head to Burnaby ORIGIN condos at UniverCity SFU this weekend! If you've been thinking about a two bedroom home, the timing has never been better. ORIGIN at



UniverCity SFU features incredibly affordable two-bedroom homes at its landmark development, atop Burnaby Mountain. Luxury Burnaby condos start from just \$339,000, and everything is included. What's everything? Gas range and gas convection oven... a gourmet kitchen with stainless steel energy star efficient appliances, patio gas line and hook-up for barbecuing as well as a flat-panel TV in a custom designed media center. Add in the UniverCity ORIGIN Burnaby condo amenity lounge, Media Room with Wii Gaming System and Workshop as well as storage locker with each home, and you've got a great deal! Parking spot(s) included with each home. Not to mention many other home features included in the new Burnaby condos at UniverCity's ORIGIN homes. Interest rates are at record lows, so you can lock in now at a great rate, and keep your monthly payments affordable. With just a 15% down-payment (\$50,000), you could own at ORIGIN Burnaby condos for just \$895 a month! Burnaby rental rates continue to escalate, so now is the time to own and build your own equity. OAC 2%, 1yr, 35yr amortization. Prices exclude HST. We only have a limited supply of these affordable two-bedroom Burnaby ORIGIN condos, so come see us this weekend! Origin Home Team at 9055 University High Street, Burnaby in UniverCity SFU.

## More Information About the UniverCity SFU Community

Within a short radius of the new Origin Burnaby condos by Porte Development is the SFU athletic facilities, Nester's Market and Pharmacy, W.A.C. Bennett Library, Nature's Garden Organic Foods, Scotiabank, SF Dental Centre and Club Ilia, just to name a few anchor amenities and services. Residents at the Burnaby Origin at UniverCity condos will

also enjoy the use of a Community Card, allowing for great discounts at the library, sports facilities, and various other cultural events in and around UniverCity. Acres upon acres of trees, and miles of walking and biking trails surround Origin at UniverCity condos, but they're just a small part of the outdoor picture here at this master planned Burnaby real estate development. For Origin Burnaby condo residents, a neighbourhood Biomass plant coming online in 2015 will provide 80% of the local power and reduce carbon emissions by 2,800 tons a year! This means no fluctuating power costs, and the knowledge that your environmental footprint is a whole lot smaller than at other developments. In the Origin at UniverCity Burnaby condo building itself, you will find a large social suite for big get togethers and parties, as well as a workshop for woodworking projects and other repairs. Outside the Origin Burnaby condo building will be native plants that need very little water, and a natural storm water management system. Tree lined streets at this Porte Development at UniverCity SFU make the trips to school, restaurants, shopping and transit very pleasant in this pedestrian and family friendly neighbourhood. Not only that, but all Burnaby Origin floorplans will have spacious balconies or private garden patios. Porte Development Corp is the developer for Origin at UniverCity and they have over 40 years of local experience and have built over 1,500 homes in the Greater Vancouver area. View Different: nature, practical, lifestyle, sustainable, SFU, peaceful, active, unique, breathe, value, fresh, connected, neighbourhood, hiking, urban, biking, community, education, university, design, thoughtful, relax, west coast, convenience.



## Community and Interior Features

Only 75 new Burnaby Mountain condos will be made available at UniverCity Origin property development with floor plans that range from one to three bedroom layouts. The building itself will be surrounded by miles of trails, trees and green spaces as the Origin UniverCity Burnaby condo development will be perfectly situated in a new master planned community. Tree lined streets and pathways will lead you to the community centre that features all the services and amenities that you would want in your neighbourhood. Some of the interior features here at Origin Burnaby condos include Low-VOC wall paints, four inch baseboards in all rooms, horizontal venetian style blinds, Energy Star rated windows, individual wall mounted bike racks, private lockers, video enter phone system for added security and convenience and pre-wiring in suite. Also available at the new UniverCity Burnaby Origin condos at SFU include smoke alarms, laundry closets with Energy Star front loading washer and dryer as well as 32 ounce nylon

carpet and flat panel TV mounted and installed in your very own media centre. The Origin at UniverCity SFU condos will all have laminate hardwood floors in main living areas and kitchen as well as in floor radiant heating and two colour schemes to choose from which are designed by BYU. All homes have either balconies or garden patios and the building itself has underground parking. There are three housing types to choose from here at UniverCity SFU Origin Burnaby condos that include the mews homes, traditional flats and penthouse lofts. The architecture of Origin Burnaby Mountain is by GBL Architects. The bathrooms will include porcelain tiled floors, designer selected lighting, custom designed Greenlam vanity, deep soaker tub, oversized shower stall as per plan, Taymor polished chrome towel bar, dual flush toilets for water conservation and polished chrome faucets. The gourmet kitchens at SFU UniverCity Origin condos include a stainless steel package, Richelieu stainless suspension rail for optional accessories, polished quartz counters, built in recycling drawer and environmentally designed Greenlam kitchen cabinets. Also, the community provides an elegant social clubhouse room, workshop and private storage lockers. A list of sustainability features here at the new Burnaby Mountain Origin UniverCity condos are listed online.



## A Short Introduction to the Origin at UniverCity Burnaby Condo Project

Origin at SFU UniverCity community is definitely one of the most exciting new developments in this city! The SFU Community Trust and Porte Development announce Origin Condos on Burnaby Mountain. Origin SFU Condos for sale will be third phase of UniverCity Burnaby real estate master planned community and the first development subject to one of North America's most innovative, sustainable zoning bylaws ensuring that new condo buildings are at least 30 per cent more efficient than traditional projects. Anticipated to be a fabulous new Burnaby condo low-rise, the Origin SFU UniverCity

condo project will comprise of only 75 boutique view influenced apartments and lofts for sale. The loft style homes will be an excellent divergence from the typical one floor units as seen previously in the Burnaby SFU UniverCity real estate community. The pre-construction Burnaby Origin Condos will be ideally situated across from the future elementary school and recently opened Nesters Market at the corner of University High Street and Tower Road. The presales for the Burnaby Origin Condos at SFU UniverCity real estate community is expected in Summer 2010. In the meantime, for more information and to priority register for the VIP Previews at the Origin Burnaby condos at SFU UniverCity, please visit the Porte Development web site or visit [whylivehere.ca](http://whylivehere.ca) today. The priority registrations have already began for this 5 storey residential addition to the SFU's award winning UniverCity real estate property development on Burnaby Mountain. Just north of Nesters Market (which is also new) in the UniverCity Village Centre, the Origin Burnaby condos for sale will feature a great mix of one level apartments suites in addition to unique two level loft homes. There will only be 75 suites and will be built within the standards of the SFU new sustainability zoning bylaws, meaning that your new home will be healthier, environmentally friendly and will cost less to maintain. The Origin Burnaby UniverCity condos will be over thirty per cent more efficient than regular homes. The sales for these new Burnaby UniverCity condos will start in July 2010 from the two hundred thousand dollar range.

## **Burnaby Origin Condos and UniverCity SFU Lofts for Sale**

New Burnaby condos for sale at the exclusive Porte Development on Burnaby Mountain is coming soon! This ground level opportunity to purchase a new Burnaby Origin condo apartment home or Origin Loft is upon us. With tonnes of outdoor perks, beautiful green spaces, public parks, outdoor activities and recreational facilities nearby, the new UniverCity SFU Origin Burnaby apartments for sale is a boutique collection of Burnaby Mountain condos and loft residences at University High Street. Close to downtown Vancouver as well as all of the business districts within the Burnaby real estate market place, the new Burnaby Origin Condos and UniverCity SFU Lofts will include a fine selection of only seventy five contemporary apartment homes and loft residences high atop Burnaby Mountain with all the amenities of Simon Fraser University community (or SFU). Located at the south east corner of University High Street and Tower Road, the new Origina Burnaby UniverCity SFU apartments and lofts by Porte Development are coming in the Summer of 2010. The new presale condo website is now online at [whylivehere.ca](http://whylivehere.ca). Visit this landing page and register your interest for VIP Previews and the public grand opening of the pre-construction Burnaby Origin UniverCity SFU apartment building and lofts. According to the Porte Development marketing, there are five great reasons to live here: It's an easy escape, It's in nature, It's open, It's a new beginning and It's truly affordable. Stay tuned for more information about the Origin at UniverCity SFU.

## **Burnaby Mountain Origin Condos by Porte Development Corp**

View different. Sure, you could follow the crowd, but why? Up on Burnaby Mountain real estate market you can enjoy affordable and well designed Origin homes with all the local amenities you need. Hike, mountain bike, take in the view and breathe easier here at the

presale Origin Burnaby Mountain condos – just twenty minutes away from downtown Vancouver. It's an easy escape. Come discover why the presale Origin Burnaby condos will become a huge hit. Find balance atop Burnaby Mountain real estate at [www.liveorigin.com](http://www.liveorigin.com). Origin SFU Condominiums – Priority registration is underway for this five storey addition to SFU Burnaby real estate community's award winning UniverCity on Burnaby Mountain. Located adjacent to Nester's Market in the Village Centre, the Origin at UniverCity Condominiums offer an innovative mix of only 75 suites for sale that include two level Burnaby lofts and is the first residence built to SFU's new sustainability zoning bylaws for the community. This is the first in all of North America, and ensures that new UniverCity SFU Burnaby developments are at least 30 per cent more efficient than traditional condo projects. The pre-sales for are slated for July 2010. Priority register today by visiting [www.liveorigin.com](http://www.liveorigin.com).

View Different. Look up to UniverCity on Burnaby Mountain, and discover Origin Condos, a new definition of westcoast living in one, two and three bedroom condos – plus lofts and townhomes. Each of the 75 UniverCity Burnaby Origin homes offers sustainable design, proximity to Simon Fraser University, unique value, direct access to wilderness, and a collection of thoughtful touches including under-floor heating and stainless appliances. All this just 20 minutes from the city. The new Burnaby Origin UniverCity condos are reasonably priced from the 200's. Get in touch at [sales@liveorigin.com](mailto:sales@liveorigin.com). Origin Condos and Townhomes- 75 new sustainably designed homes in the heart of UniverCity on Burnaby Mountain.

### **September Update: WE'RE GROWING ROOTS ON BURNABY MOUNTAIN... AND SO CAN YOU!**

In just two weeks, over 40% of ORIGIN SFU Condos has been sold to homebuyers who know the long term value of UniverCity on Burnaby Mountain. We have met many of our new neighbours, and can tell you that all of our new homeowners are moving into a very welcoming neighbourhood. Invest in your future before interest rates climb. With a 24 month rate hold exclusive to Origin through TD, the dream of home ownership can become a reality! 1 bedroom homes at the UniverCity Origin at Burnaby Mountain condos start from \$298,000 – monthly payments from as low as \$1235 a month\* INCLUDING heat, hot water, gas and strata fees. 2 bedroom homes at Burnaby Origin at UniverCity SFU condos start from \$349,000 – monthly payment from as low as \$1478 a month\* INCLUDING heat, hot water, gas and strata fees. Drop by today to see our fully furnished 1 bedroom and den display home as well as the great selection of new UniverCity SFU Burnaby homes we still have available, with breath-taking views and relaxing outdoor space, we have something for everyone! If you can't make it up to see us in person, check out the virtual tour of our 1 bedroom and den show suite at the new Origin Burnaby Mountain condos. Kick back, relax and visit <http://www.seevirtual360.com/19304> to view. Remember, we're open daily (except Friday) from 12-5pm. Our UniverCity Burnaby Presentation Centre is located at 9500 University High Street, at the corner of Tower Road (across from Nester's Market).

### **Gain a new perspective. Seek a higher standard. Breathe life into living.**

Elevate yourself at Origin Burnaby Mountain condos. Thoughtfully designed, eco smart homes mere steps from inspiring forests, and a short walk to every amenity you need. Origin on Burnaby Mountain real estate development benefits your lifestyle, the environment and your pocketbook. Priced from the \$200,000's and just 20 minutes away from Vancouver, the Origin on Burnaby Mountain presentation centre and sales office

will be opening mid-August 2010. Discover new life at [www.liveorigin.com](http://www.liveorigin.com) or call 604.320.3386. as one of the most innovative neighbourhoods in all of Greater Vancouver, UniverCity Burnaby is one of the newest eco-smart and environmentally friendly master planned communities in all of the country. UniverCity at SFU on Burnaby Mountain will introduce Origin Condos, a unique mix of seventy five suites that are unabashedly raising the bar in terms of environmental stewardship. There are 3 distinct home types built by Porte Development Group here at Origin UniverCity SFU condos. Homebuyers will find garden level mews homes with eleven foot ceilings and gated patios. Also presented at SFU Origin UniverCity SFU condos are traditional city apartment flats with 9 foot ceilings. These apartments range from one to three bedroom floorplans. Last but not least, the SFU Origin Burnaby condos presents spectacular two level penthouse lofts with 18 foot ceilings and dramatic views of the city skyline just for you. All of the Origin Burnaby homes will have in floor hot water radiant heating, laminate hardwood flooring, Greenlam cabinets and a customized in wall media centre with flat panel TV already mounted. There are open concept layouts for all three housing types and a great location within the heart of the UniverCity SFU community. This is the 3rd Phase of UniverCity at SFU on Burnaby Mountain and will feature homes that are at least 30% more efficient than traditional projects. Origin Burnaby SFU condos will feature things like sustainable initiatives, energy efficient heating, water conservation features and intelligent building materials selection. Also, Energy Star appliances and great insulation will be featured. And UniverCity SFU is where you will find North America's only sustainability driven subsidized transit pass. Throughout history, universities have inspired a unique lifestyle and SFU is no exception. Originally the vision of revolutionary architect Arthur Erickson, today SFU's UniverCity is a thriving community within a community. Origin Burnaby SFU condos will feature 75 view inspired urban apartments and two level loft homes starting from the \$200's only.

### **Origin Commences Sales at 12 Noon August 21st, 2010**

Ready or not, here we come! Today's the last day to get a head start with a view to sustainable living, smart real estate investment, and a convenient, natural lifestyle. Regular sales for Origin at UniverCity SFU Burnaby condo development begins tomorrow at noon with one, two, and three-bedroom homes, plus penthouse lofts, priced from the \$200s. Over-height ceilings, in-floor heating, laminate flooring, a full suite of appliances, and quartz counters are all up here on natural Burnaby Mountain, just 20 minutes from the city. Here are the details: 9:00am – 11:30am VIP Priority Registrants Opening for UniverCity Origin Burnaby condo sales release followed by 12:00 Noon – 5:00pm Public Opening at the UniverCity SFU Burnaby Origin Sales Centre, Corner of Tower Road and University High Street (Opposite Nester's Market), Burnaby Mountain.

### **Come see Burnaby's Newest Hot Real Estate Development!**

Crowded with anxious buyers, Origin opened it's doors this past weekend and quickly became a "hot" property. Come see for yourself what all the excitement is about here at Origin at UniverCity Burnaby condos by Porte – we still have a great selection of homes available.

- 1 Bedroom homes from \$288,000
- 1 Bedroom + Den homes from \$349,000
- 2 Bedrooms from \$359,000
- 2 Bedroom + Den from \$449,000

## By Thiago Silva

Burnaby's city council approved a zoning bylaw last Monday that will allow UniverCity to double its size by rezoning 12 parcels of land on Burnaby Mountain, transforming parking lots and undeveloped land into residential units.

Two development parcels located on University High Street have been leased by the Simon Fraser University Community Trust to Porte Development and Mosaic Homes. These two new projects will offer one, two, and three-bedroom units and two-level loft homes.

A third parcel is currently being negotiated with a potential developer and will include a 12-storey concrete tower.

"They are going to build a 12-storey tower?" said a surprised Wayne Jenkins, a retired teacher from Prince George, who visits his son at UniverCity frequently.

"These buildings are big already," he added while pointing at the current UniverCity buildings, which are considerably shorter.

A major innovation in this project is that this bylaw also includes new green building requirements. The buildings to be erected in the new land parcels must be 30 per cent more energy efficient than similar projects. The bylaw also offers additional green incentives, such as a density bonus of up to 10 per cent if the project attains a 45 per cent energy saving.

To contribute to this green initiative, the SFU Community Trust is implementing a new energy system that will provide hot water for all new buildings, and will be distributed from a centralized biomass heating plant.

The new developments represent the third phase of a four-step plan to build a sustainable residential community atop Burnaby Mountain. When completed, the entire UniverCity project is going to be home to 10,000 people, and will be able to accommodate all of their needs; many infrastructure facilities are being built. On July 21, the construction of a child care centre was announced, and the University Highlands elementary school is expected to open next month.

"This place is fantastic for children. They can see the old forest, squirrels, birds . . . my grandkids are always running around, it's a safe place," said Jenkins.

This project has also raised old concerns about public transportation. A proposal to replace the 145 bus route between Production Way — University SkyTrain and SFU with a gondola, which had been rejected by TransLink in the past, is now being reconsidered. The Trust is attempting to seek funding from a federal program to set up a public-private partnership for the project.

"The population is growing, so in the end, it is better to have a 12-storey building than 12 houses. It's less of an environmental impact," concluded Jenkins.

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## View different

Discover 75 contemporary 1, 2 and 3 bedroom homes and 2 level loft homes atop Burnaby Mountain.

[Watch exterior tour](#)



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## The Building

### Building Design

Acres upon acres of trees, and miles of trails surround Origin, but they're just a small part of the picture. A new definition of west coast living where thoughtful architecture and design come together with sustainable features makes these homes unique. Origin is situated to maximize the views of its mountaintop setting, but it's what you don't see that makes all the difference. Whether you opt for a one-, two-, or three-bedroom home—even a loft—well-considered features like radiant in-floor heating; a durable rain screen cladding system with a 50 year warranty; engineered wood products for beams, joists and headers; high-efficiency Cascadia Energy Star fiberglass-frame window systems; low VOC paint and adhesives; fiberglass insulation made with 40% recycled content; and water-conserving fixtures are just a few of the things that make a difference.



Planning a big get-together with family and friends? We've thought of that too. In the building itself, you'll find a large social suite, as well as a workshop, great for the odd bike repair or woodworking project. Outside, native plants need very little supplemental water, and the storm water they do need is safely circulated back to trees and grasses—low maintenance, and eco-friendly.

Tree-lined streets and pathways make trips to nearby shopping, schools, restaurants, cafes and transit pleasant. Of course, you'll have your own bit of the outdoors as well, by way of a spacious balcony or private garden patio – perfect for morning coffee, or sunset cocktails.

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## Finishing & Furnishing

You'll find everything you want in your new Origin home, plus everything you need to keep on good terms with Mother Nature. [Watch the interior tour.](#)

- Tree-lined boulevards and wide sidewalks
- Building situated to maximize panoramic views
- Contemporary West Coast design by award-winning GBL Architects, Vancouver
- Durable exterior Nichiha cement board cladding with an integral rainscreen system, 50 year warranty and 25 year colour warranty
- Pedestrian mews connecting Origin to retail Cornerstone shops
- Spacious outdoor balconies or garden patios
- Secured underground parking
- Three distinct home styles:
  - Mews homes – Ground oriented, solid concrete, up to 15' ceilings
  - Traditional flats – A variety of single-level plans for every need with 9' ceilings
  - Penthouse lofts – Spectacular open plans, two-level homes, up to 18' ceiling height
- Choice of two color schemes by award-winning BYU Interior design
- In-floor hot water radiant heat for floor warmth and a dust-free environment
- Laminate floors through the entry, living, dining and kitchen areas
- 32-oz. nylon loop carpet certified by the Green Label Institute
- Flat-panel TV mounted and installed in a custom-designed media centre
- In-suite front-loading Energy Star washer and dryer, supplied and installed
- Smoke alarms and fire sprinklers
- Alarm pre-wire
- Key fob security door systems
- Video enter phone
- Private lockers
- Individual wall-mounted bike racks
- Energy Star high performance windows
- Horizontal venetian blinds for shade and privacy
- 4" baseboards
- Polished-chrome lever door hardware
- Low-VOC premium wall paints for better indoor air quality

### Kitchens

- Trendsetting, environmentally-designed Greenlam kitchen cabinetry
- Built-in recycling drawer
- Polished-quartz kitchen countertops
- Richelieu stainless-suspension rail for optional kitchen accessories
- Stainless-steel appliances featuring:
  - Energy Star 18.5-cu.ft. refrigerator with bottom freezer
  - Energy Star fully integrated dishwasher with hidden controls
  - 30" self-cleaning gas range with four top burners
  - 2.0-cu.ft. built-in, programmable microwave with hood fan
  - Kindred double-bowl, stainless-steel, under-mount sink with Kohler pull-out faucet

### Bathrooms

- Kohler polished-chrome, water-conserving faucets
- Kohler efficient dual-flush toilets
- Taymor polished-chrome towel bars
- Oversized shower stalls in most homes
- Deep soaker tubs
- Custom-designed Greenlam vanity in all bathrooms
- Designer-selected lighting throughout
- Porcelain tile flooring in all bathrooms with in-floor heating

### Amenities

In addition to community access to most SFU recreational, arts and library facilities, Origin provides residents with the following thoughtful in-house amenities:

- Elegant social suite with galley for large-scale entertaining or meetings
- Workshop for general household projects, like bike repair and hobby making
- Private storage lockers and individual wall-mounted bike racks

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## Floorplans

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Mews homes

Traditional flats

Penthouse lofts

There are three distinct home styles:

- **Mews homes** – Ground oriented, solid concrete, up to 15' ceilings
- **Traditional flats** – A variety of single-level plans for every need with 9' ceilings
- **Penthouse lofts** – Spectacular open plans, two-level homes, up to 18' ceiling height

[Click here for Model Home Tour.](#)

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## News

### SFU Community Trust Launches Canada's Most Sustainable Building

July 27th, 2010

This afternoon UniverCity, the innovative community adjacent to Simon Fraser University, is holding a groundbreaking ceremony for what will be Canada's greenest building. It aims to be the first building in the country to meet the Living Building Challenge—a new sustainable building standard launched by the Cascadia Region Green Building Council, which is the most advanced green building rating system in the world.

To meet the challenge the building will:

- generate more energy annually than it uses
- recycle or harvest from rainwater more water than it uses
- be free of toxic materials
- obtain the majority of its materials from within a 400 kilometre radius, and
- will cost less to construct than a conventional childcare facility

[UniverCityChildcareRelease](#)

« [Origin is the first to follow UniverCity's new Green Building bylaw.](#)  
[UniverCity set to double in size](#) »

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## Developer

For over 40 years, **Porte Development** has made an uncompromising commitment to build outstanding homes around the lifestyles of those who will eventually reside within them. Since our first project in 1974, we've constructed over 1,500 homes. Today, Porte has expanded its operations to include commercial and industrial projects as well.

Our experience building innovative low and mid-rise residential buildings has given us a reputation for value. Our materials are of the utmost quality, and our design approach is one that considers aesthetic, environmental impact, and durability.

Over two generations, Porte has acted with a set of fundamental beliefs. These beliefs have formed the promises we make and live by everyday.

### Porte Promise

Over the years Porte has acted with a set of fundamental beliefs. These beliefs when put into action have formed the promises that we make everyday and live by.

### Respect is Fundamental

We have been successful over the years because of the quality of our relationships. No matter what the challenges are, we have respect for all of our tenants, homeowners, employees, suppliers and trades people, and we work fairly and honestly with them everyday.

### Getting it Right

The Porte standard of quality is non-negotiable. Our standard is not something to compromise. If we haven't delivered to our exacting standards, we go back and "get it right".

### We Care

We provide a high level of personal service to our tenants, homeowners, employees, suppliers and trades people. We work hard to find solutions. Everyone has access to prompt, one-on-one personal service from us.

### Here Tomorrow

We are here to stay. Real estate is our focus and our calling – and always will be. We strive to understand the changing needs of our customers and to improve their quality of life. After all, we are building and managing people's homes and places of business, and we do this with the importance it deserves.

These promises are not just words, they are what we do. Now and tomorrow.

### Home Warranty

Travelers' 2-5-10 New Home Warranty is your assurance of additional peace of mind. Travelers is one of the world's largest insurance companies providing government-approved home warranty, and has long been associated with the Porte Development.



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## Sustainability

We believe sustainability is good design. The two go hand in hand, affording homeowners comfort, practicality, and environmental peace of mind. Origin is the first development on Burnaby Mountain to be designed and constructed using new Green Building Bylaws. We're proud to say we're being responsible to the land-as well as its future inhabitants.

### Here's How:

- High performance water-conserving fixtures and dual-flush toilets to reduce consumption of potable water
- Based on an independent design analysis, Origin is predicted to exceed Green Building Guidelines 30 percent energy reduction requirements
- Drought-tolerant West Coast native plants to reduce the need for supplemental water
- Low VOC paint and adhesives used during construction
- Laminate floors and a dust-free in-floor hot water heating system for healthier indoor air quality
- Hot water supplied through connection to UniverCity's District Energy System, which in turn eliminates the need for a separate building energy plant (and related maintenance and repairs)
- High-efficiency Cascadia Energy Star fiberglass-frame window systems to reduce heat loss and filter harmful UV rays
- Resource-efficient and recycled building materials
- Carpets and hardwood floors approved by C&R Institute's Green Label program
- Engineered wood products for beams, joists and headers
- Fiberglass insulation containing a minimum 40 percent recycled content
- Energy Star-rated dishwashers, refrigerators and front-loading washers
- Energy Star thermostat
- Compact fluorescent lighting in a minimum of 40 percent of in-suite fixtures, plus energy-saving dimmers and sensors in the parking area and common spaces
- Fiberglass balcony and patio doors for better insulation and longevity
- Carpet underlay made from recycled content
- Ceramic tile made from 25 percent recycled content
- Comprehensive building recycling program
- Onsite storm water management diverts rainwater from storm sewers

### UniverCity

UniverCity is no slouch when it comes to being good to the planet either. Here's how the community on the whole keeps the day-to-day eco-smart:

- Habitat preservation such as local planting rules and drainage management
- Storm water system returning water to nature instead of sewers
- Bio-mass District Energy System when operational will save 2,800 tonnes of green house gas emissions annually
- Bicycle parking and trail networks
- Communal car co-op rentable hourly or daily
- Canada's first sustainability-driven transit pass discount — at less than the regular cost
- Master-planned amenities reducing the need for long-distance errands
- Potential for future Burnaby Mountain gondola connecting to existing

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Traditional flats

Penthouse lofts

Spectacular open plans, two-level homes, up to 18' ceiling height

Loft LA ([View](#) or [Download PDF](#))

Loft LA1 ([View](#) or [Download PDF](#))

Loft LA2 ([View](#) or [Download PDF](#))

Loft LC ([View](#) or [Download PDF](#))

Loft LD ([View](#) or [Download PDF](#))

Loft LE ([View](#) or [Download PDF](#))



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## Map

This urban community sports a list of nearby amenities that would please even the most committed urbanite. Residents also enjoy use of a Community Card, allowing for discounts at the library, sports facilities and various other cultural events in and around UniverCity.

### Facilities

### Dining

### Shops & Services

### Recreation

- |                                          |                                 |                       |
|------------------------------------------|---------------------------------|-----------------------|
| 1 W.A.C. Bennett Library                 | 2 Images Theatre                | 3 Academic Quadrangle |
| 4 University Highlands Elementary School | 5 UniverCity Childcare Centre   | 6 Summer Camps        |
| 7 Production Way University Skytrain     | 8 Lougheed Town Centre Skytrain | 9 Transit Exchange    |

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This urban community sports a list of nearby amenities that would please even the most committed urbanite. Residents also enjoy use of a Community Card, allowing for discounts at the library, sports facilities and various other cultural events in and around UniverCity.

Facilities	Dining	Shops & Services	Recreation
10 Himalayan Peak Restaurant	11 Renaissance Coffee	12 Natures Garden Organic Deli	
13 Romeo 'n' Juliet Bubble Tea & Gelato	14 Pizza Point	15 Ichibankan Express	
16 Donair Town	17 Subway	18 Booster Juice	
19 Club Ilia Eatery & Lounge	20 Plum Garden Noodle House		



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# Floorplans

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Penthouse lofts

A variety of single-level plans for every need with 9' ceilings

Flat A ([View](#) or [Download PDF](#))

Flat A1 ([View](#) or [Download PDF](#))

Flat B ([View](#) or [Download PDF](#))

Flat C ([View](#) or [Download PDF](#))

Flat C1 ([View](#) or [Download PDF](#))

Flat D ([View](#) or [Download PDF](#))

Flat E ([View](#) or [Download PDF](#))

Flat E1 ([View](#) or [Download PDF](#))



[Watch Interior Tour of Flat C1](#)

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### Facilities

### Dining

### Shops & Services

### Recreation

- |                                 |                                      |                                      |
|---------------------------------|--------------------------------------|--------------------------------------|
| 21 Nesters Neighbourhood Market | 22 Scotiabank                        | 23 Highlander DVD                    |
| 24 Eyes in Motion Vision Centre | 25 Simon Fraser Dental Centre        | 26 University Wireless               |
| 27 Campus Printing Centre       | 28 Azzi Hair Studio, Spa & Esthetics | 29 Viewpoint Marketplace and Florist |
| 30 SFU MicroComputer Store      | 31 Canada Post Outlet                | 32 Your Dollar Store with More       |
| 33 Celltown Communications      | 34 Illumin8 Tanning Studio           | 35 Lougheed Town Centre              |
| 36 Brentwood Town Centre        |                                      |                                      |



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## Map

This urban community sports a list of nearby amenities that would please even the most committed urbanite. Residents also enjoy use of a Community Card, allowing for discounts at the library, sports facilities and various other cultural events in and around UniverCity.

Facilities	Dining	Shops & Services	Recreation
37 Fitness & Aquatic Centre	38 Terry Fox Field		39 Barnet Marine Park
40 Burnaby Mountain Park	41 Kensington Complex		42 Burnaby Lake Sports Complex West
43 Burnaby Lake Rowing Pavilion			

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# Entertainers Dream Patio!

**\$369,000****Property Description:**

Entertainers dream patio! 2 bedroom & 2 bathroom home with huge outdoor living space. Welcome home to ORIGIN, Porte Developments newest and greenest addition to UniverCity. The first built under the new North American Green Zoning Bylaws, ORIGIN offers a unique opportunity to be apart of something different. Sustainable finishings include Energy Star stainless steel appliances, infloor radiant hydronic heat, washer/dryer, dual flush toilet, low VOC paint and carpet, and rich laminate flooring. Lavish interior design palettes. Steps from all amenities including Nesters Market, cafe's, restaurants & transportation. Open concept living at its best! Presentation Center open daily, except Fridays from 12-5pm.

**City:** Burnaby**Number of Bedrooms:** 2 | **Square Footage:** 823**Address:** 9055 University High St, Burnaby, BC

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Origin Presentation Centre

Want to know more? Simply [register](#) and we'll keep you informed with up-to-the-minute news.

University High Street and Tower Road, Burnaby, BC

Hours: Noon to 5pm daily. Closed Friday.

E: [sales@liveorigin.com](mailto:sales@liveorigin.com)

T: 604.320.3386

F: 604.320.3396



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## The Community

### Origin

Perspective is everything, and sometimes, a new outlook on life can be as easy as gaining higher ground. Origin sits atop Burnaby Mountain, a city-side retreat that recently became as practical as it is picturesque. Among the trees, trails and streams of Burnaby Mountain, lies a place where putting down roots is not only smart, but also sustainable.

Origin offers 75 well-considered homes beside the beautiful Simon Fraser University campus that include everything you need: welcoming neighbourly spirit, master-planned community convenience, eco-friendly values, a serene natural wonderland and a ground-floor opportunity.



[Watch exterior tour](#)

Unlike the surrounding forest, the chance to live at Origin won't last long.

### UniverCity

Imagined by visionary architect Arthur Erickson, UniverCity has been master-planned as a sustainable mountaintop utopia overlooking Metro Vancouver. Anchored by Simon Fraser University (ranked as the best comprehensive University in Canada by Maclean's), the community now offers a full range of social and cultural amenities, including a library, a 23,000-sq. ft. grocery store and pharmacy, a new childcare centre, the new University Highlands Elementary School, vast fitness facilities, cafes, and networks of local walking, hiking and biking trails that conveniently wind through the entire community.

North America's only sustainability-driven subsidized transit pass plan is simple to use, as the Production Way/University SkyTrain station is just a quick bus ride away. That makes the ride into Vancouver clean, affordable and fast.

And that's just the beginning of the green story at UniverCity. Ingenious storm water conservation systems, native planting guidelines, and extensive green building practices have been put in place throughout the entire community. Surrounding the area, 320 hectares of protected forest will remain preserved for countless generations.

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## News

### The Future Is Friendly at Origin

November 27th, 2010

The Origin Team is pleased to announce its new entertainment exclusive bundle offering. Every owner at Origin will receive the following services, courtesy of Telus, upon completion of their home, and the activation of their Telus account:

- One year's worth of *TELUS Optik TV*, with up to up to 116 Channels including 22 HD, *Time Choice Programming*, TTV Major HDTV Networks Programming & a *HD PVR Anywhere* set top box free rental for one year.
- One year's worth of *TELUS High-speed Internet* (up to 25 Mbps) for each home at Origin
- The above services are free to each home at Origin & are valued at \$1,345 per home (based on current market rates)
- Telus is also providing *Fibre-Optic Services*, offering world-class bandwidth capacity to Origin homeowners and ensuring their homes are ready to take advantage of tomorrow's technology. This represents an incremental investment of \$650 per home by Telus, over standard copper infrastructure.
- Also provided is a TELUS Hub for each home. The Hub includes the 30" Primex in-suite box and tel & data termination modules. The termination modules provide the homeowner a level of control over where their services are distributed within the home.

The future is indeed friendly at Origin!



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### Construction Begins at Origin

Friday, December 17th, 2010

Porte Development is proud to announce the commencement of construction for Origin, on Burnaby Mountain. With months of behind the scenes work by our construction and administrative teams, we have begun excavation for the foundation of construction, and the homes at Origin are becoming a reality. [\(more...\)](#)

### Take Advantage of Low Mortgage Rates

Friday, December 17th, 2010

If you are like many potential home buyers today, you are wondering whether home prices are going to decrease, by how much and when. You are also wondering whether instead, to buy now to take advantage of ultra-low mortgage rates.

[\(more...\)](#)

### UniverCity is considered one of the leaders in Green Developments.

Thursday, December 2nd, 2010

Check out this YouTube video from Shaw Express to learn more about Origin and the sustainability of the community up-top Burnaby Mountain!

[http://www.youtube.com/user/theexpressvan#p/a/u/2/O2a\\_YCH5Xjc](http://www.youtube.com/user/theexpressvan#p/a/u/2/O2a_YCH5Xjc)

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### Visit Origin Virtually

Saturday, November 27th, 2010

Haven't had a chance to visit us at Origin yet? That's ok! We understand our guests lead very busy lives, and we're so delighted when you take the time to visit us in person, at our Presentation Centre. We also understand that life gets hectic (especially this time of year) and that's why we want to make sure we can bring Origin to you!

[\(more...\)](#)

### The Future Is Friendly at Origin

Saturday, November 27th, 2010

The Origin Team is pleased to announce its new entertainment exclusive bundle offering. Every owner at Origin will receive the following services, courtesy of Telus, upon completion of their home, and the activation of their Telus account. [\(more...\)](#)

### Tis The Season at Origin

Thursday, November 25th, 2010

On Sunday, November 21<sup>st</sup>, The Origin Team hosted a Holiday Purchaser's Event, and toasted those who have chosen Origin as their new home in 2012, and the upcoming commencement of construction.

[\(more...\)](#)

### The UniverCity project: An experiment in suburban urbanism

Monday, November 1st, 2010

For the [green benefits of urbanism](#) — walkability, transit, smaller dwellings, more efficient buildings — to become a truly helpful climate strategy, we're going to need them in more than just cities. We need suburbia to adopt those features too, because a full 50 percent of Americans live in suburbs (compared to 30 percent in central cities), according to 2000 census data.

With that in mind, I went to check out an experiment in suburban urbanism across the border in Burnaby, British Columbia, a suburb of Vancouver. Builders there are about one-third finished with [UniverCity](#) (forgive the awkward name), a planned neighborhood next to Simon Fraser University that's borrowing some of the best traits of Vancouver's [planning successes](#) and fitting them to a challenging location — a 1,200-foot hill.

[\(more...\)](#)

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## News

### Burnaby Mountain Gondola Project Moves Closer to Reality

September 27th, 2010

Earlier this week, TransLink issued a request for proposals to develop a business case for the proposed Burnaby Mountain Gondola Project. As you may be aware SFU Community Trust has long been a champion of the proposed gondola transit project and we are delighted to see TransLink move forward with this next important step.

This exciting and innovative project has the potential to make a big difference to both SFU and UniverCity by improving the speed and reliability of transit service to and from Burnaby Mountain, and dramatically reducing the greenhouse gas emissions currently produced by the existing diesel bus service. It will also save taxpayer dollars by reducing bus operations and maintenance costs.

The gondola idea has certainly caught people's attention. Media outlets such as CBC, CTV BC, Global BC, the Vancouver Sun, as well as a host of other local and national media reported on the project highlighting its many benefits. Video reports are available on our website and can be viewed by clicking here.

To read the original article or for more information on this please visit UniverCity's website:

[http://www.univercity.ca/news+\\_events/news+\\_events.8.html?newsId=387](http://www.univercity.ca/news+_events/news+_events.8.html?newsId=387).

« UniverCity set to double in size

[The UniverCity project: An experiment in suburban urbanism »](#)

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## News

### Burnaby Mountain Gondola Update from The Burnaby Now

January 27th, 2011

A great update on the Burnaby Mountain Gondola, from our friends at the [Burnaby Now](#)



The gondola line on Burnaby Mountain is one step closer to being a reality after TransLink awarded the business case study to CH2M Hill.

But Burnaby council held off on making a decision about the city's involvement in the process until next week's council meeting.

The proposed gondola could run from Production Way SkyTrain station to Simon Fraser University, though other spots – connections at Lake City Way and the future Burquitlam station – are also being considered.

TransLink began meeting with stakeholders in the area last fall, according to Ken Hardie, spokesperson for the company.

"We'll wait till the business case comes in for further conversations with the community," he said.

Discussions began early because members of the community contacted TransLink as soon as the request for proposals for the business case went out. They were concerned about possible impacts in the area, he added.

The SFU Student Society, the UniverCity Community Association, Forest Grove strata council representatives, the Burnaby Mountain Bike Association and the Stoney Creek Environment Committee all consulted with TransLink about the project, according to a report from the City of Burnaby's planning department.

Alan James from the Stoney Creek Environment Committee spoke to the NOW, in an interview last October, about the possible impact the project could have on salmon stocks on the mountain.

Hardie stressed that further discussion would only move forward if the business case was positive and the gondola looked like a feasible future project.

Burnaby council chose to hold off on approving plans for the city to work with TransLink, the Ministry of Transportation, SFU and the Simon Fraser University Trust on a concept plan.

Coun. Sav Dhaliwal asked for an additional week to go over documents associated with the project, such as the RFP for the business case study, TransLink's project management plan, the communications and consultation plan, and the summary of public consultations up until December.

Dhaliwal told council at Monday night's meeting that he understood time was tight, as the business case is scheduled for completion this spring, but said he wanted additional time to make sure he had read the documentation.

Mayor Derek Corrigan and council agreed to the delay, which would move the item to the Jan. 31 meeting.

However, he also pointed out that city staff's commitment to the project, as outlined in the report from the planning department, at this time is very cautious.

The report requests that council authorize staff to consult with the project members on the concept plan, before council considers endorsing the project at a later date.'

SFU has about 25,000 students, and the community has about 3,000 residents, but the area is being developed and the population is expected to grow.

A preliminary feasibility study, prepared by SFU's Community Trust – which is in charge of overseeing the UniverCity project – was presented to TransLink.

Doppelmayr Garaventa Group, which built Whistler's Peak 2 Peak gondola, was behind the feasibility study conducted by Bryce Tupper in 2009.

At this time, approximately 25,000 transit trips run on Burnaby Mountain per day, according to TransLink's data, with that number expected to increase to 40,000 by 2030.

The gondola could possibly transport 3,000 or more people per hour, in half the time of the current bus trips, TransLink's backgrounder on the project stated.

The project is estimated to cost \$70 million, with funding options still being explored.

Trolley buses, SkyTrain and rack or funicular railways are also being considered as possible transportation options for the SFU community, according to the City of Burnaby's report.

CH2M Hill, the U.S.-based engineering and construction company developing the business case study, was chosen this winter.

TransLink hopes to finish the business casework by March 15.

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## News

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December 17th, 2010

Porte Development is proud to announce the commencement of construction for Origin, on Burnaby Mountain. With months of behind the scenes work by our construction and administrative teams, we have begun excavation for the foundation of construction, and the homes at Origin are becoming a reality.



Find us on the corner of University High Street and Tower Road.



Excavation begins!

We invite you to visit us at our Origin Presentation Centre, daily except Friday, from 12:00-5:00pm. Please note, we'll be closed for the Holiday Season from December 20, 2010, reopening on January 3, 2011.



Everyone hard at work!



It's construction time!

Please keep checking the blog for news, as we will be starting our Construction Updates, to keep you educated on your investment at Origin.

Happy Holidays!

« [Take Advantage of Low Mortgage Rates](#)  
New Home Projects Moving Forward At UniverCity »

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## News

### HST Referendum 2011

January 22nd, 2011

On September 24, 2011, British Columbians will be asked to decide on the fate of the Harmonized Sales Tax (HST) by voting in a province-wide referendum.



A referendum question has been prepared by Acting Chief Electoral Officer Craig James and was delivered to Attorney General Michael de Jong on November 10, 2010.

The BC Legislative Assembly will debate this question during the next legislative session in February 2011.

#### The draft referendum question is:

*Are you in favour of extinguishing the HST (Harmonized Sales Tax) and reinstating the PST (Provincial Sales Tax) in conjunction with the GST (Goods and Services Tax)? Yes / No*

#### Why the need for a referendum?

- More than 500,000 British Columbians signed an anti-HST petition this year.
- As a result of this petition, on September 13, 2010, the Select Standing Committee on Legislative Initiatives, an all-party committee, referred an initiative that would end the HST to the Chief Electoral Officer, to conduct a vote under sections 13 and 14 of the Recall and Initiative Act.
- The vote will be established by Regulation as recommended by the Attorney General.
- Premier Gordon Campbell has committed to acting on the results of the vote, based on a simple majority.

#### What are the implications for property buyers and sellers?

If the referendum succeeds, the Provincial Sales Tax (PST) will be brought back. It is likely that the exemptions that were in place before the HST will be reinstated.

This would mean PST would not be charged on EnergyStar Windows, thermal insulation, weather stripping and caulking or landscaping which includes food producing plants and trees such as tomato plants or blueberry bushes.

If approved by the government, this might mean that the application of the 7% could potentially disappear on:

- new homes
- real estate commissions, *appraisal* and home inspection
- services provided by landlords to residential tenants; including electricity, cable television and maintenance
- residential and commercial strata parking spots
- maintenance services on strata units
- the sale of assets of a corporation
- a range of other items such as Land Title and Survey Authority copy card sales and faxes

The government has created an HST Information Centre to better help British Columbians understand the HST, under John Les, MLA, Chilliwack, who is now Parliamentary Secretary for HST Information. For information, visit [www.gov.bc.ca/hst](http://www.gov.bc.ca/hst)

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