

THE PIER

THE WATERFRONT WILL BE ACCESSIBLE

PIER & WATERFRONT
HERITAGE & MUSEUM
PUBLIC PLAZAS



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

[home](#)

Spectacular Restoration...

With the restoration of its architecture and storied legacy, Pinnacle International returns the waterfront shipyard to its former state of abundance. In all its history, its present view of prosperity has never been more spectacular.

- A view unlike any other on the Lower Mainland - one that has been closed to the public for over 100 years
- A waterside location that opens onto a seawalk and 700-foot pier
- Adjacent to the Seabus commute to downtown Vancouver
- A restored heritage setting of shipyard buildings refurbished for shops, markets, fine restaurants and public spaces

The place to be ...



BCCONDOS.NET



THE WATERFRONT WILL BE ACCESSIBLE

LIVING AT THE PIER

CLUB & SPA

RETAIL AND OFFICE

THE PIER HOTEL



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

[home](#)

The place to be ...



BC CONDOS . NET

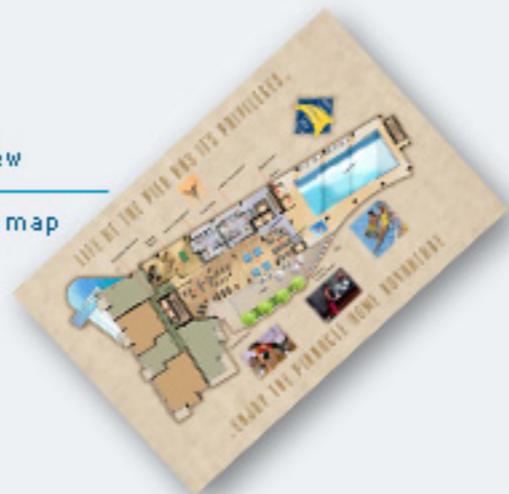


The choice is yours...

A privilege of ownership at The Pier is membership in the hotel's club and spa facilities.

[click to view](#)

[club & spa map](#)



Unquestionably the finest facility of its kind on the North Shore, the club and spa has over 20,000 square feet of clubhouse amenities, including a 25 metre, six lane indoor pool. The spacious members lounge will be an ideal setting for just the right note for guests and business associates, handsomely furnished, it is complete with games room and theatre-class large screen DVD/Surround Sound video.

LIFE AT THE PIER HAS ITS PRIVILEGES...



...ENJOY THE PINNACLE HOME ADVANTAGE



B C C O N D O S . N E T



THE WATERFRONT WILL BE ACCESSIBLE

LIVING AT THE PIER

CLUB & SPA

RETAIL AND OFFICE

THE PIER HOTEL



The Pier Hotel

Pinnacle International creates the North Shore's most sophisticated Four-Star Hotel and largest Conference Centre...

[click to view](#)

[project map](#)



with a complete floor of spas, pool and fitness facilities reserved for hotel guests and residents of The Pier... and six floors reserved for elegant hotel-serviced residences.

[THE PROJECT](#) [THE DEVELOPER](#) [AMENITIES](#) [CONTACT](#) [REGISTRATION](#)

[home](#)

The place to be



B C C O N D O S . N E T





THE PIER

THE WATERFRONT WILL BE ACCESSIBLE

LIVING AT THE PIER

THE LANDING

PINNACLE RESIDENCES

ATRIUM

CLUB & SPA

RETAIL AND OFFICE

THE PIER HOTEL



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

 home

The place to be ...

West Coast Originals...

Tower and cithome residences offer individuality and authenticity -- and many one-of-a-kind homes -- in a setting unlike any in the world.

[click to view
project map](#)



Impeccable Standards...

Pinnacle International brings individuality to each project. Pinnacle creates statements. The spacious homes at The Pier are West Coast originals, conceived to complement this restored heritage site, designed for utmost street and water-view appeal, and with interiors finished to impeccable standards and the highest quality.



BCCONDOS.NET



THE WATERFRONT WILL BE ACCESSIBLE

PIER & WATERFRONT

HERITAGE & MUSEUM

PUBLIC PLAZAS



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

[home](#)

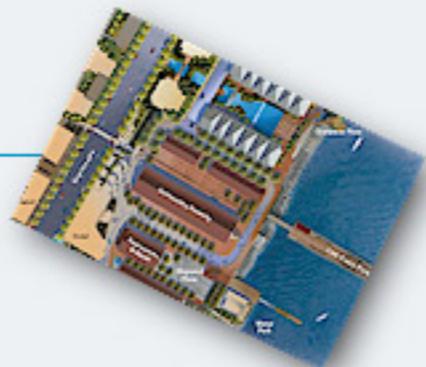
The place to be ...

Historic Restoration...

It is a place long associated with prosperity... home to shipyards that built Victory ships and coastal steamers such as the RCMP Vessel "St. Roch" - the first to circumnavigate North America.

[click to view](#)

[project map](#)



The Pier's heritage restoration has been designed to include a planned museum complete with Victory ship hull, parks, galleries and artist lofts, one-of-a-kind shops and restaurants. The careful restoration of the heritage buildings testify to the attention paid to the historical significance of the former shipyard site. The centerpiece of this heritage restoration is a planned museum highlighting the history and many facets of the North Vancouver community.

Click [here](#) to view the planned Waterfront Museum of the North Vancouver Museum Archives.



BCCONDOS.NET





Shipyards Plaza

The main public area, Shipyards Plaza celebrates its marine and shipbuilding heritage with preserved historical artifacts like the giant shipyard crane that looms above the landscaped plaza.

[click to view
project map](#)



Craneway Plaza

A towering crane is preserved as the focal point for one of The Pier's parks and meeting places.

The place to be ...



THE PIER

THE WATERFRONT WILL BE ACCESSIBLE

LIVING AT THE PIER

CLUB & SPA

RETAIL AND OFFICE

THE PIER HOTEL



THE PROJECT

THE DEVELOPER

AMENITIES

CONTACT

REGISTRATION

 home

Retail and Office...

Shops, Restaurants & Galleries: Nestled in the refurbished former shipyard buildings, unique shops, artists' galleries, waterfront cafes and restaurants amuse, entertain and fascinate.

[click to view
project map](#)



The place to be



B C C O N D O S . N E T



THE WATERFRONT WILL BE ACCESSIBLE

LIVING AT THE PIER

THE LANDING

PINNACLE RESIDENCES

ATRIUM

CLUB & SPA

RETAIL AND OFFICE

THE PIER HOTEL



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

home

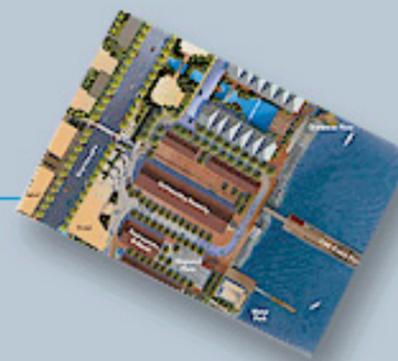
The place to be ...

Live and Work First Class at the Pier...

...a newly restored North Shore heritage neighbourhood of former shipyard buildings transformed into galleries, marketplaces, boutique shops and one-of-a-kind restaurants. The Landing is Pinnacle International's luxurious retail and residences at the crossroads of Lonsdale and Esplanade.

click to view

project map



click to view

floor plans



Convenient Location

The Landing offers convenience and accessibility with ever-changing vistas from the Vancouver skyline and bustling harbour traffic to the lighted ski runs of Grouse Mountain.

The Landing places you here in a distinguished contemporary residence designed and finished by Pinnacle International – a company whose tower residences grace city skylines in Toronto, Vancouver and San Diego.

Vitality and Lifestyle

Club privileges and heritage waterfront location; The Landing is destined to be North Vancouver's most unique live/work residences of personal and visual vitality – where life becomes a constantly rewarding pleasure.



THE PIER

THE WATERFRONT WILL BE ACCESSIBLE

PIER & WATERFRONT

HERITAGE & MUSEUM

PUBLIC PLAZAS



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

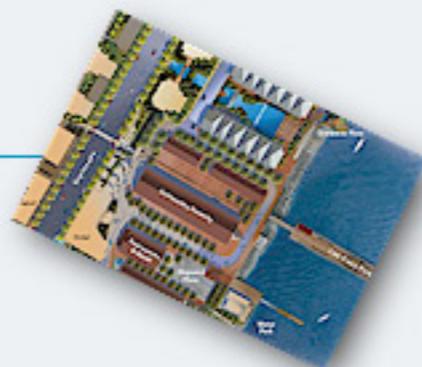
[home](#)

The place to be . . .

At the water's edge...

For the first time in 100 years, panoramic vistas of the City skyline, Stanley Park, and the Harbour will be opened up.

[click to view
project map](#)



Amidst this picturesque enchantment, The Pier is a brilliantly restored North Vancouver waterfront with a signature 700-foot pier, waterfront walkways, docking float and bridges.

At The Pier, you are minutes from Vancouver... at the water's edge of the dynamic North Shore landscape of mountains, ravines, rainforest and rushing rivers.

In what will become a world-famous tourist attraction similar to the market waterfronts of Seattle and San Francisco, The Pier - linking with Lonsdale Quay and the Seabus Terminal - will create one of the most desirable must-see visitor destinations on the Lower Mainland.



B C C O N D O S . N E T



THE PIER

THE WATERFRONT WILL BE ACCESSIBLE



PINNACLE
INTERNATIONAL



THE PROJECT | THE DEVELOPER | AMENITIES | CONTACT | REGISTRATION

 home

The place to be ...

Experience and Confidence...

At The Pier, Pinnacle will create a community of homes, shops, offices, public buildings and parks, all with waterside ambience inspired by the restoration and architecture of an historical site. Pinnacle brings to this undertaking the experience and confidence that comes only with its own unique history of designing and constructing an international gallery of residential and hotel masterpieces.

Pinnacle creates statements...

Every building Pinnacle creates is a statement. Having successfully completed over 4,000 residences, the company has invested its time, resources and creative energy only in those projects which embolden the imagination and advance the art of living well.

Visit the Pinnacle International website at www.pinnaclepride.com



B C C O N D O S . N E T



THE PIER



the place to be



BCCONDOS.NET



FOR THE FIRST TIME IN 100 YEARS

THE PIER



BCCONDOS.NET



THE WATERFRONT WILL BE ACCESSIBLE

The Pier is an historic undertaking which will be as profound for the North Shore as False Creek and Granville Island were for Vancouver. The Pier will open the waterfront and preserve our sense of community identity.

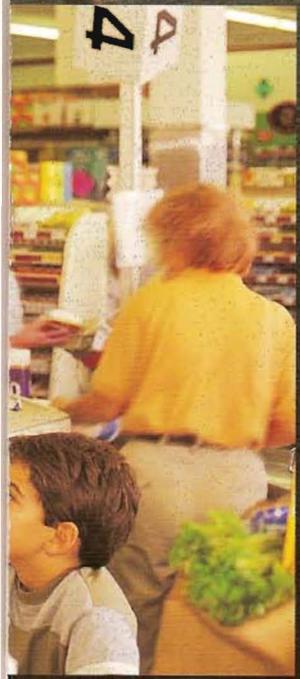
It will be the place to be...

...to work, shop, create art, dine, meet and gather, stroll the seawalk and the 700-foot pier. In particular, it will be the place to live a luxurious West Coast lifestyle to the fullest – with spectacular views and the premiere recreational facilities on the North Shore.

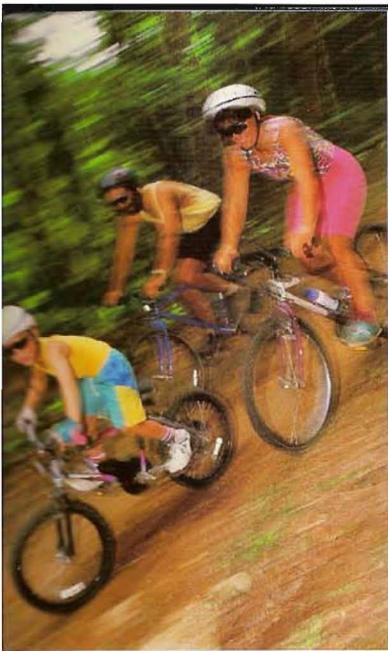




THE PIER



CELEBRATE THE PAST AS



Pinnacle Residences

Tower and cithome residences offer individuality and authenticity – and many one-of-a-kind homes – in a setting unlike any in the world.

Office / Retail

Hotel

Restaurants & Retail

Community Amenity

Shipyard Plaza

Lonsdale Avenue

Office/Retail:

The five storey on-site corporate centre sets the example of The Pier's vibrant environment for work and play for the visitor and resident alike.

Community Amenity:

The centrepiece of The Pier is a planned maritime museum reflecting the site's history of shipbuilding.

The Pier Hotel:

Pinnacle International creates the North Shore's most sophisticated Four Star Hotel and largest Conference Centre... with a complete floor of spas, pool and fitness facilities reserved for hotel guests and residents of The Pier... and top floors reserved for elegant hotel-serviced residences.

Shops, Restaurants & Galleries:

Nestled in the refurbished former shipyard buildings, unique shops, artists' galleries, waterfront cafes and restaurants amuse, entertain and fascinate.

SeaBus Terminal:

Conveniently located, the SeaBus sweeps into Vancouver in minutes and

Lonsdale Quay:

A North Shore landmark in its own right, the Quay is a cornucopia of fresh fish and seafood markets, quaint shops



BCCONDOS.NET





6 lane - 25 metre
Indoor Pool

As a homeowner at The Pier, you become a member of the comprehensive pool/fitness and amenity centre, scheduled for completion on the opening of The Pier Hotel.

The choice is yours...

A privilege of ownership at The Pier is membership in the hotel's club and spa facilities - unquestionably the finest facility of its kind on the North Shore, with over 20,000 square feet of clubhouse amenities, including a 2,000 square foot indoor pool.

The spacious members lounge will be an ideal setting for just the right note for guests and business associates, handsomely furnished, it is complete with games room and theatre-class large screen DVD/Surround Sound video.

Spa

Sauna &
Showers

Deck

Exercise
Aerobics

Golf Centre

Reception

Lounge

Billiard Room

THE PIER

On the waterfront
at the foot of Lonsdale
North Vancouver
British Columbia
Canada

Sales Office: 604.986.PIER (7437)

www.thepier.info



Proudly Developed By:
PINNACLE
INTERNATIONAL
www.pinnaclepride.com

Marketing By:



3378 Cambie Street, Vancouver
British Columbia, V5Z 2W5
Tel: 604.876.9222
Fax: 604.876.9225
Email: anson@anson-realty.com
www.anson-realty.com



B C C O N D O S . N E T





CITY CONTACTS:

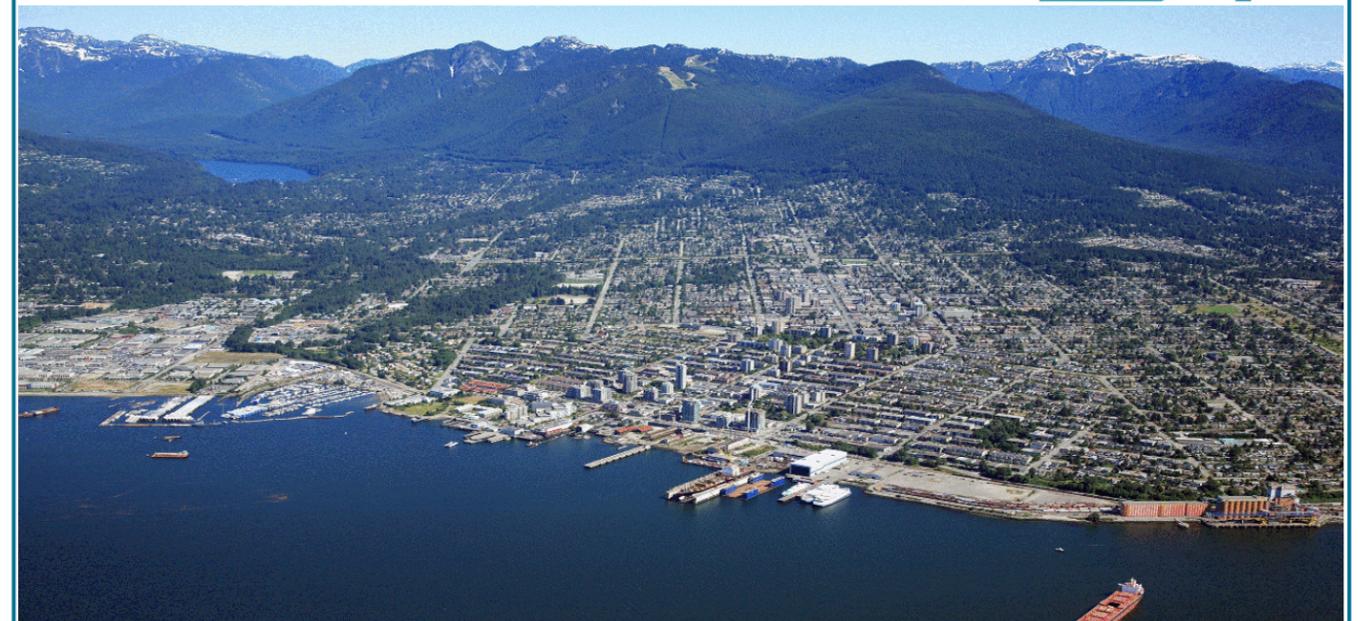
Planning Division:	604-990-4236	planning@cnv.org
Lands Division:	604-983-7307	dsigston@cnv.org
Engineering:	604-983-7333	eng@cnv.org
LEC (Glenn Stainton)	604-983-7305	www.LonsdaleEnergy.ca
Waterfront Office	604-982-3911	www.cnv.org/waterfrontproject

City Hall 141 West 14th Street North Vancouver BC V7M 1H9 | Tel: 604 985 7761 | www.cnv.org

Waterfront Project Office 105 Carrie Cates Court North Vancouver BC V7M 3J4 | Tel: 604 982 3911 | www.cnv.org/waterfrontproject



LOWER LONSDALE DEVELOPMENT GUIDE



Lower Lonsdale makes up the southern-half of the Lonsdale Regional Town Centre in the City of North Vancouver. For many years there were large portions of lands that were vacant, these are now being developed and this Development Guide is intended to provide the reader with an overview of the development plans for this area, including new amenities.

Included in this Guide are descriptions of the Lower Lonsdale Planning Study Area (LLPSA), the Pier (Versatile Shipyards) Development, Waterfront Project, the Spirit Trail and related activities.

The Guide also provides a general overview of development potential in Lower Lonsdale. Readers interested in the exact development potential or status of individual properties should refer to City bylaws and contact the Planning Division at City Hall.

City Hall 141 West 14th Street North Vancouver BC V7M 1H9 | Tel: 604 985 7761 | www.cnv.org

Waterfront Project Office 105 Carrie Cates Court North Vancouver BC V7M 3J4 | Tel: 604 982 3911 | www.cnv.org/waterfrontproject

WATERFRONT PROJECT

The City's Waterfront Project is an exciting initiative of the City of North Vancouver to create a more attractive, publicly accessible and active waterfront. Our vision is to transform the west half of the City's waterfront into a dynamic Burrard Inlet tourist experience that is both highly attractive and very active, including local and regional destinations and with connections to neighbouring communities by land and water.

Refer to the waterfront project brochure for further details.



NORTH SHORE SPIRIT TRAIL

The North Shore Spirit Trail is an ambitious Olympic legacy effort to create a continuous greenway across the entire North Shore. This would one day allow city residents and visitors to hike, bike or rollerblade from Deep Cove to Horseshoe Bay.

The City, together with the provincial government, North Shore municipalities, First Nations, and other agencies and organizations are working to create this 35-kilometer North Shore Spirit Trail. The first segment of the Spirit Trail will centre on Squamish Nation in the summer of 2008.

LOWER LONSDALE PLANNING STUDY AREA (LLPSA)

Following several years of public consultation, in 1997 Council approved a Development Plan for a portion of Lower Lonsdale known as the Lower Lonsdale Planning Study Area (LLPSA). The LLPSA Development Plan addressed site assembly, building heights, site planning, open spaces, pedestrian linkages, traffic and amenities. Views were studied and building heights varied (increased and lowered) to achieve an enhanced streetscape, view corridors, and attractive skyline, echoing the mountain backdrop. Building heights have since been incorporated into the City's Official Community Plan. Most sites west of Lonsdale Ave have now been built. A new round of public consultation is being held to consider changes to the 1997 concept for Sites 9, 10, 11 and 12 east of Lonsdale Avenue.

FOOT OF LONSDALE PLANNING STUDY

The City in cooperation with the Washington Marine Group—Cates Tugs operation, is undertaking a planning study of the Foot of Lonsdale in 2010. This study will identify development opportunities for this site and prepare a plan for public open space on part of the site

REGIONAL ATTRACTION

The City will be initiating a process in 2010 to solicit development interests in building a regional attraction with supporting retail on Parcels 9 and 10. This development is intended to contribute to this location becoming a regional destination for Lower Mainland residents and tourists. Current zoning allows for 63,830 sq. ft for commercial uses and 46,168 sq. ft. for community amenity use on this site combined.



LONSDALE ENERGY CORPORATION (LEC)

The Lonsdale Energy Corporation is one of the City's environmentally friendly ways of achieving a green community. Since 2004, this award winning district energy system has been providing Lower Lonsdale with dependable, clean energy, while significantly reducing the demand for electricity.

In Lower Lonsdale, there are several new mixed-use developments that have boiler mini-plants installed in their basements. The mini-plants heat water that is circulated through a series of underground insulated pipes, providing energy for heating and hot water to residences and business within the supply area. The now-used water is re-circulated back into the mini-plants, where the process of re-heating and circulating begins again. As an early pioneer of this service, LEC has great potential to become a sustainable source of energy for the future.

For more information please visit www.LonsdaleEnergy.ca

COMMUNITY AMENITIES IN LOWER LONSDALE

Five community amenities were identified as priorities through the Lower Lonsdale Planning Study. Several of these involve replacing existing facilities at Presentation House (3rd & Chesterfield). These amenities are listed below:

- **Community Art Gallery** (335 Lonsdale Avenue) - complete
- **John Braithwaite Community Facility** (145 West 1st Street) - complete
- **North Vancouver Museum** - new location to be determined
- **Presentation House Gallery**, a photographic and media arts gallery (options for locating this facility in Lower Lonsdale are being considered)
- **Presentation House Theatre**, a community-based performing arts facility (options for upgrading this use at the Presentation House location will be considered in the future).

It should be noted that while these amenities are identified as needs, funding is not yet in place for some of them. Consideration for funding will occur as part of the City's 10 Year Capital Plan process. Funding partners are also being sought.



JACK LOUCKS COURT

A prominent neighbourhood feature is the public open space on the 100 Block of West 1st Street. This is known as Jack Loucks Court and includes traffic calming, water features, seating, planting and five different public art installations, based on North Shore themes.

JOHN BRAITHWAITE COMMUNITY CENTRE

John Braithwaite Community Centre is located at 145, West 1st Street and opened in the Fall of 2004. It includes: a seniors' centre, youth centre, family centre, fitness centre, gymnasium, art studio, dance studio, kitchen, public-access computers, meeting rooms and multi-purpose rooms. The North Vancouver Recreation Commission and the North Shore Neighbourhood House support the Centre and the Vancouver Coastal Health Authority, integrates health in with the wide range of social/community and recreation programs and services offered. Currently over 400,000 visits are made to the Centre annually.

For further information check www.jbcc.ca or contact t

THE PIER DEVELOPMENT

In addition to the Lower Lonsdale Planning Study Area, a second major development plan was prepared in the late 1990's. This was known as the Versatile Shipyard Land Use Study (1997). The study considered the future for the former Versatile Pacific Shipyard/Burrard Drydock site which is a major waterfront property located east of Lonsdale Avenue and which is privately owned.

That Study recommended a mixed use development plan for the westerly portion of the lands with the easterly portion remaining in heavy industrial use. An Official Community Plan Amendment for such a plan was adopted in 2000. Zoning (CD-393) and Heritage Designation Bylaws were adopted in 2001. Unlike the LLPSA, this development has a single owner. A company controlled by Pinnacle International has acquired the development rights for the project, which is now known as "The Pier". Phase One of their development is complete. Phase Two is under construction.

DEVELOPMENT APPROVALS

The Pier is comprised of 14 individual development "Parcels".

This is approximately 1.12 million square feet of development including a hotel and convention facility, new public plazas, a heritage precinct including restoration of significant shipbuilding facilities, waterfront piers and walkways, retail space, office space and condominiums.

The hotel will have 100 rooms and a 10,000 sq. ft. conference facility, that will include a 4,000 sq. ft. ballroom. A swimming pool will be available to the public for 20% of its operating time for pre-registered programs.

The City is taking possession of Parcels 9 & 10 for a regional attraction and Parcels 7 & 8 on a 50 year lease for retail/restaurant use. Parcels 7 & 8 retail opportunities will be marketed in 2010.



ONGOING DEVELOPMENT

In addition to the study areas described above, there are many other privately owned properties that may be developed or changed in the future. The City has not generated specific development plans for those lands. Rather, individual owners will pursue such development at their own initiative, most likely requiring a rezoning process. It is important to note that while changes to the Development Plans described in this handout are not anticipated (except for those properties currently under review), future City Councils through public process may amend these plans. The City does not guarantee preservation of any private views.



