



# 443 GOVERNMENT STREET CALUC PRESENTATION

# A

Abstract

SEAL:



2024-12-13

NO. DATE: DESCRIPTION:

## UWA

URBAN WEST ARCHITECTURE

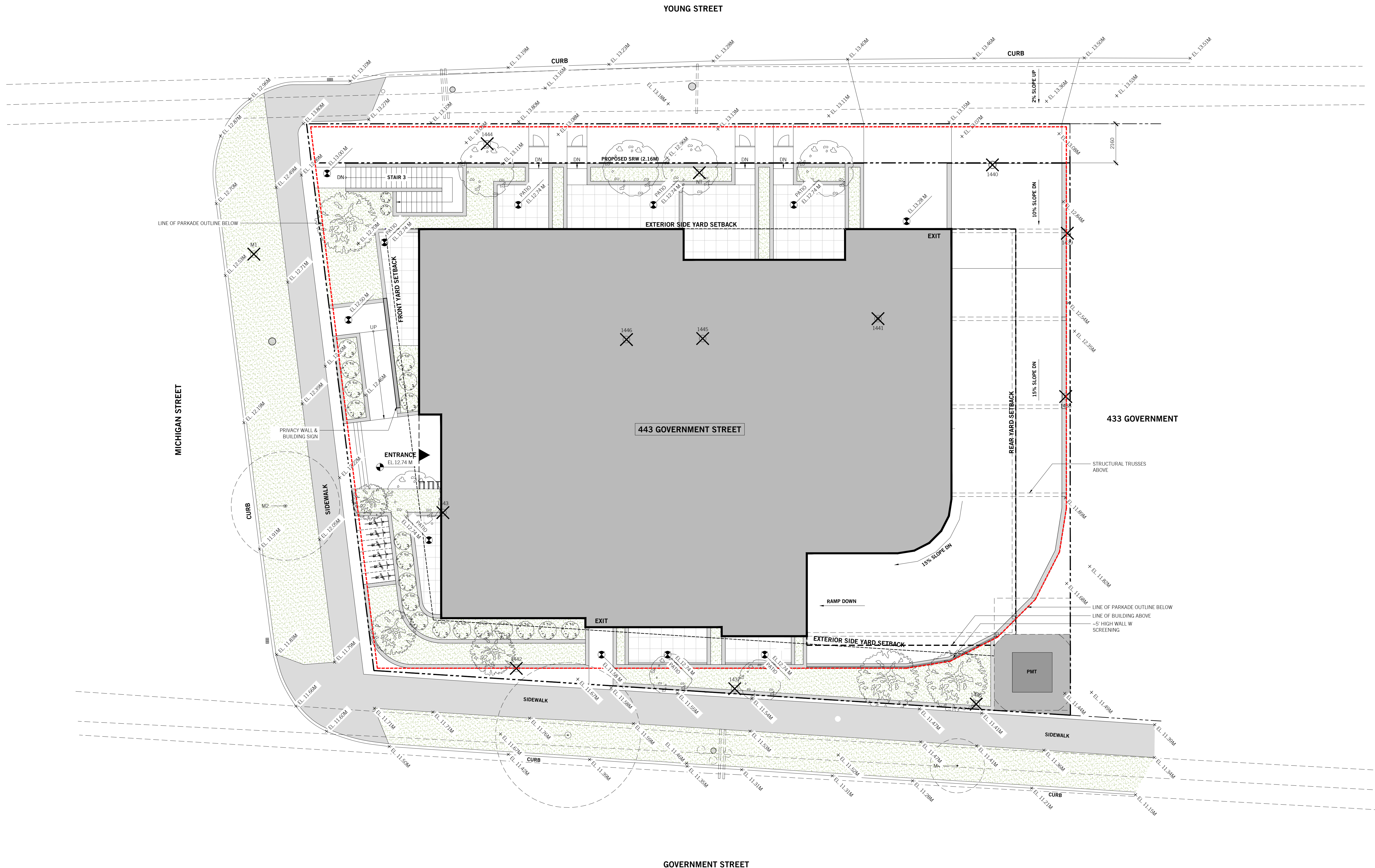
VANCOUVER 102-1688 WEST 1ST AVE VANCOUVER BC V6J 1G1 T 604 603 1332  
VICTORIA 2822 PRIOR ST VICTORIA BC V8T 3Y3 T 604 603 1332

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DATE: 2024-12-13  
PROJECT NO.: 2024-004  
ISSUE: CALUC  
SCALE: 1:100  
DRAWN BY: BC  
CHECKED BY: JB

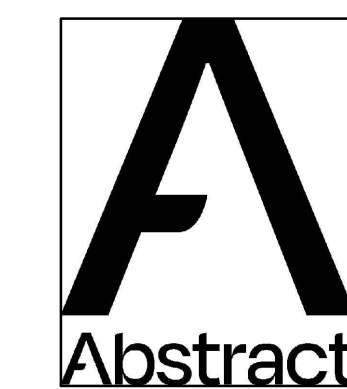


443 GOVERNMENT  
443 GOVERNMENT STREET  
VICTORIA, BC



**TREE LEGEND:**

- ✕ XXX EXISTING TREE TO BE REMOVED
- XXX EXISTING TREE TO REMAIN
- XXX CRITICAL ROOT ZONE (CRZ)
- PROPOSED NEW TREE
- EXISTING POWER POLES



SEAL:



2024-12-13

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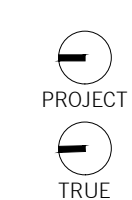
**UWA**  
URBAN WEST ARCHITECTURE

VANCOUVER 102-1688 WEST 1ST AVE  
VANCOUVER BC V6J 1G1  
T 604 603 1332

VICTORIA 2822 PRIOR ST  
VICTORIA BC V8T 3Y3  
T 604 603 1332

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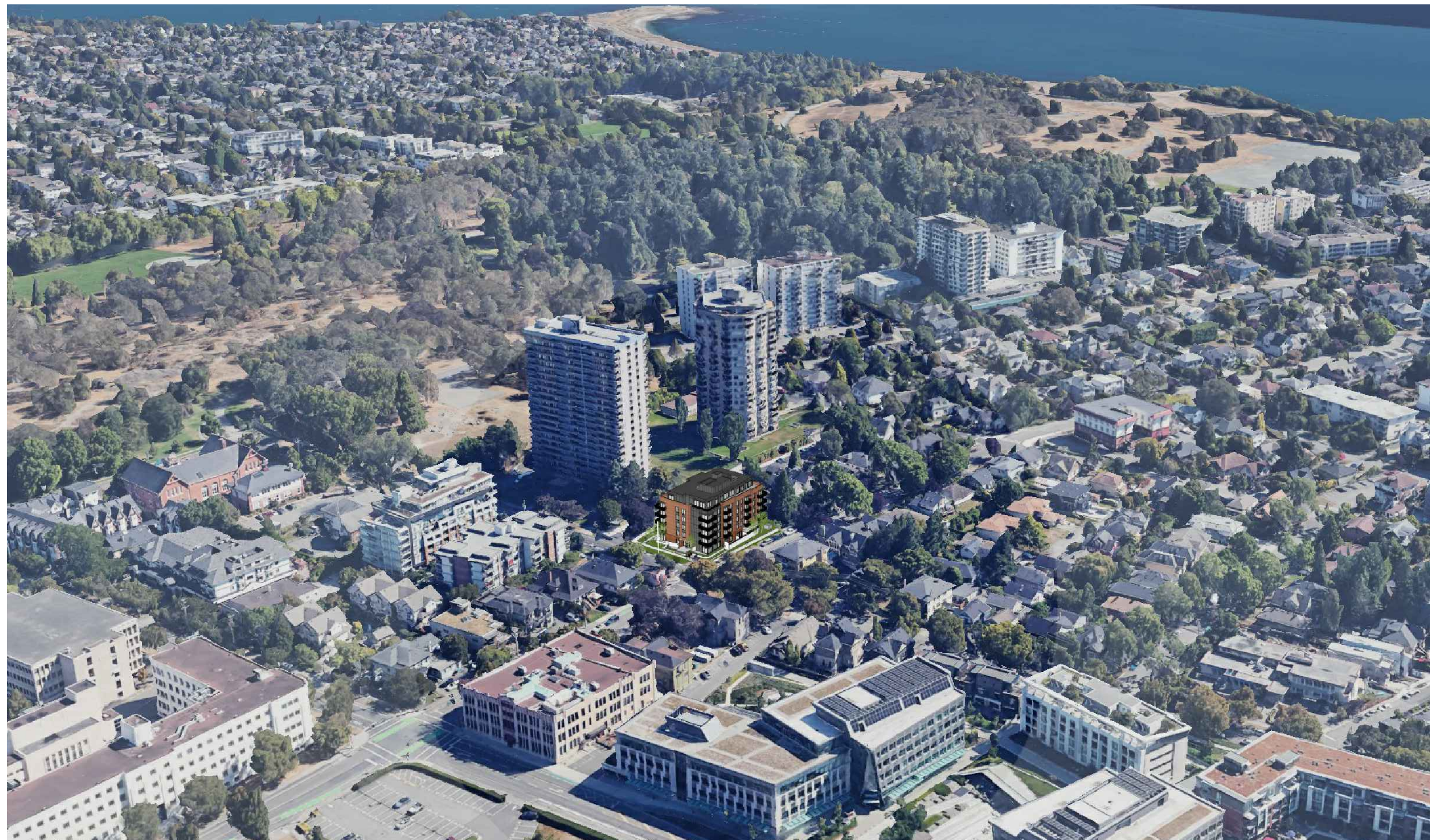
DATE: 2024-12-13  
PROJECT NO.: 2024-004  
ISSUE: CALLUC  
SCALE: 1:200  
DRAWN BY: BC  
CHECKED BY: JB



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VICTORIA, BC

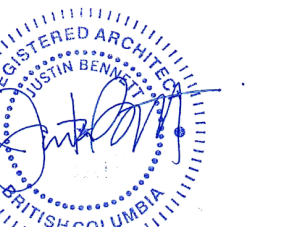
**A012**

SITE PLAN



**A**  
Abstract

SEAL:



2024-12-13

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**UWA**  
URBAN WEST ARCHITECTURE

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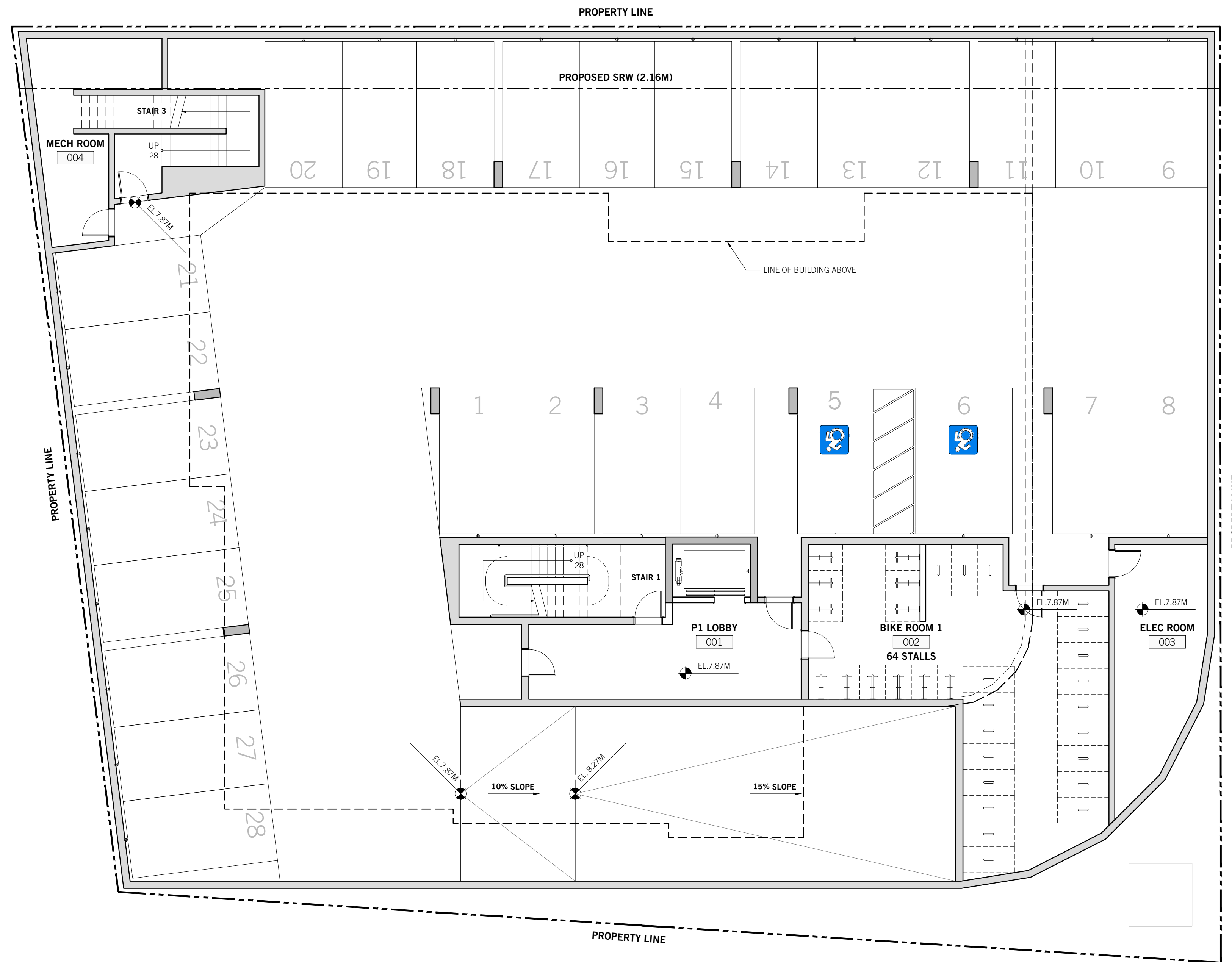
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CHECKED BY: JB

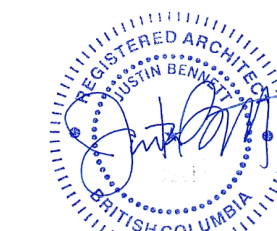


443 GOVERNMENT  
443 GOVERNMENT STREET  
VICTORIA, BC

**A020**  
SITE CONTEXT



SEAL:



2024-12-13

NO. DATE: DESCRIPTION:

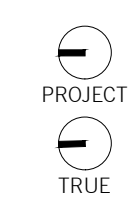
**UWA**  
**URBAN WEST ARCHITECTURE**

**VANCOUVER**  
 102-1688 WEST 1ST AVE  
 VANCOUVER BC V6J 1G1  
 T 604 603 1332

**VICTORIA**  
 2822 PRIOR ST  
 VICTORIA BC V8T 3Y3  
 T 604 603 1332

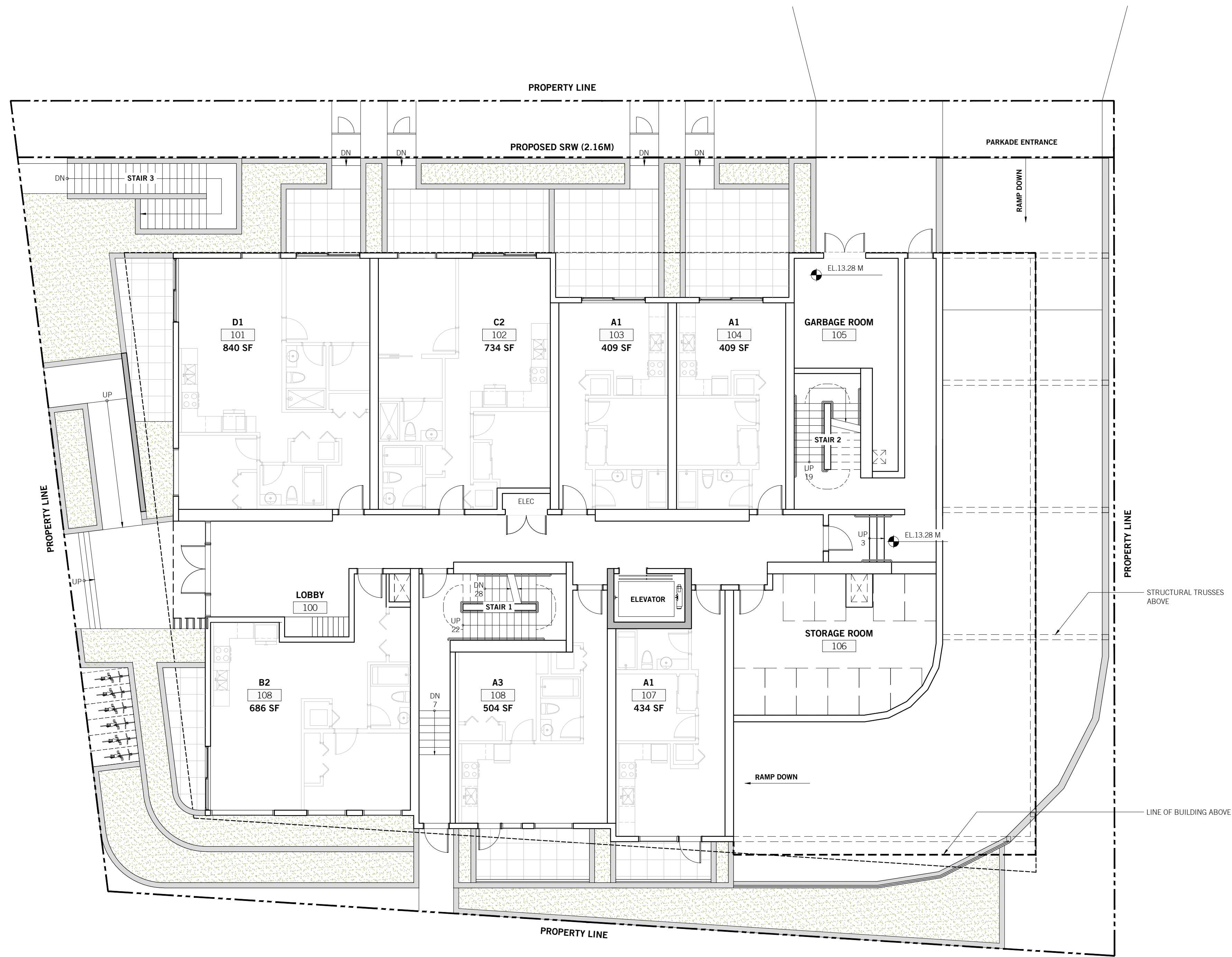
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DATE: 2024-12-11  
 PROJECT NO.: 2024-004  
 ISSUE: CALLUC  
 SCALE: 1:100  
 DRAWN BY: BC  
 CHECKED BY: JB



**443 GOVERNMENT**  
 443 GOVERNMENT STREET  
 VICTORIA, BC

**A200**  
 FLOOR PLAN P1



SEAL:



2024-12-13

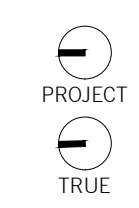
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**UWA**  
URBAN WEST ARCHITECTURE

VANCOUVER: 102-1688 WEST 1ST AVE, VANCOUVER BC V6J 1G1, T 604 603 1332  
 VICTORIA: 2822 PRIOR ST, VICTORIA BC V8T 3Y3, T 604 603 1332

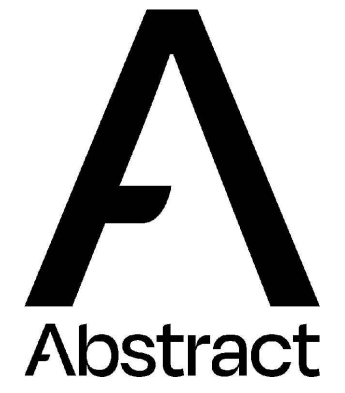
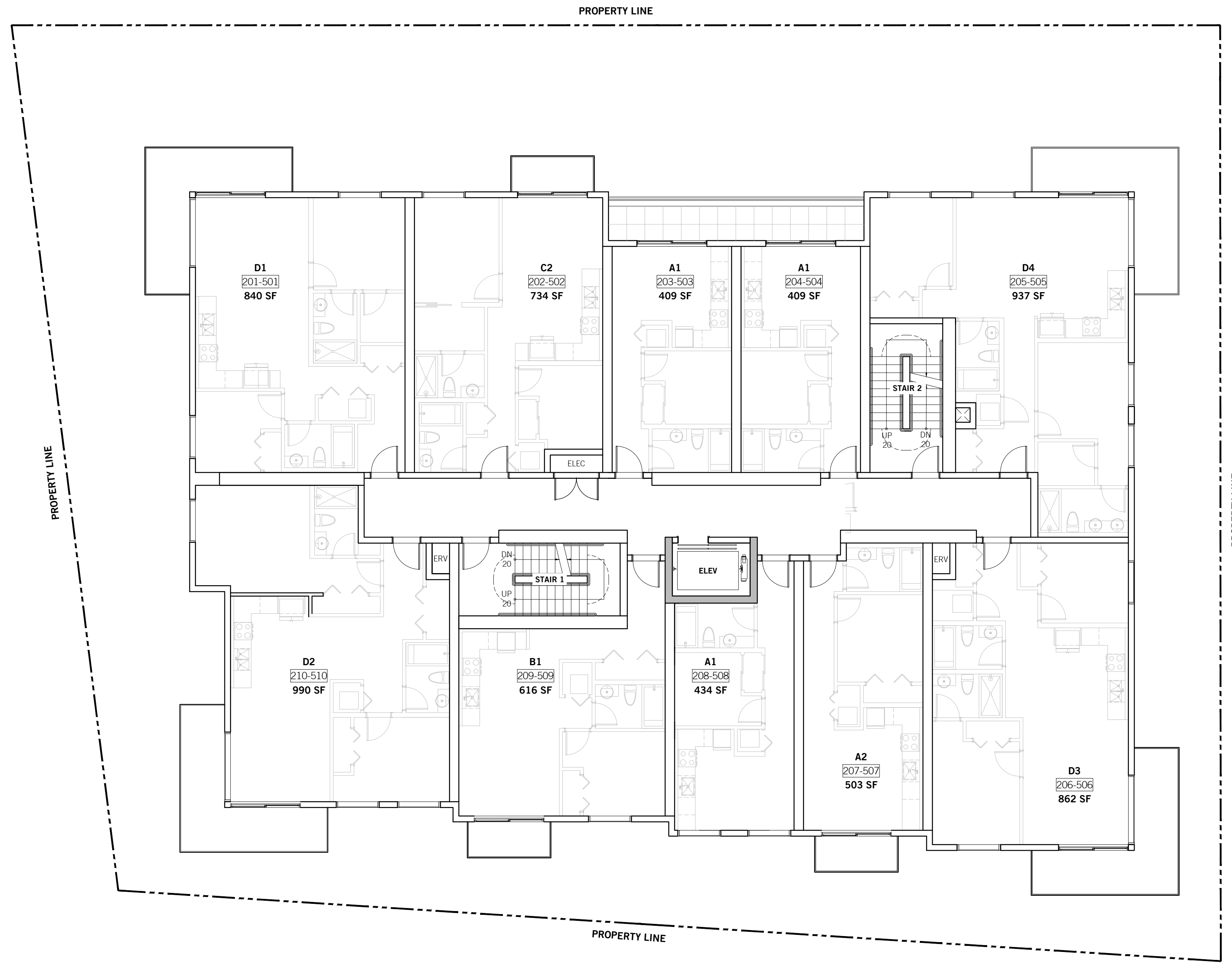
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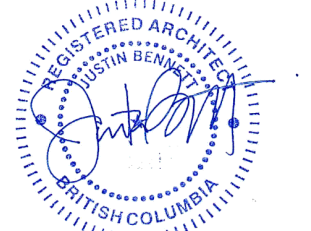


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 443 GOVERNMENT STREET  
 VICTORIA, BC

**A201**  
 FLOOR PLAN L1



SEAL:



2024-12-13

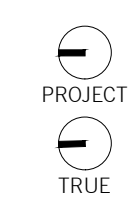
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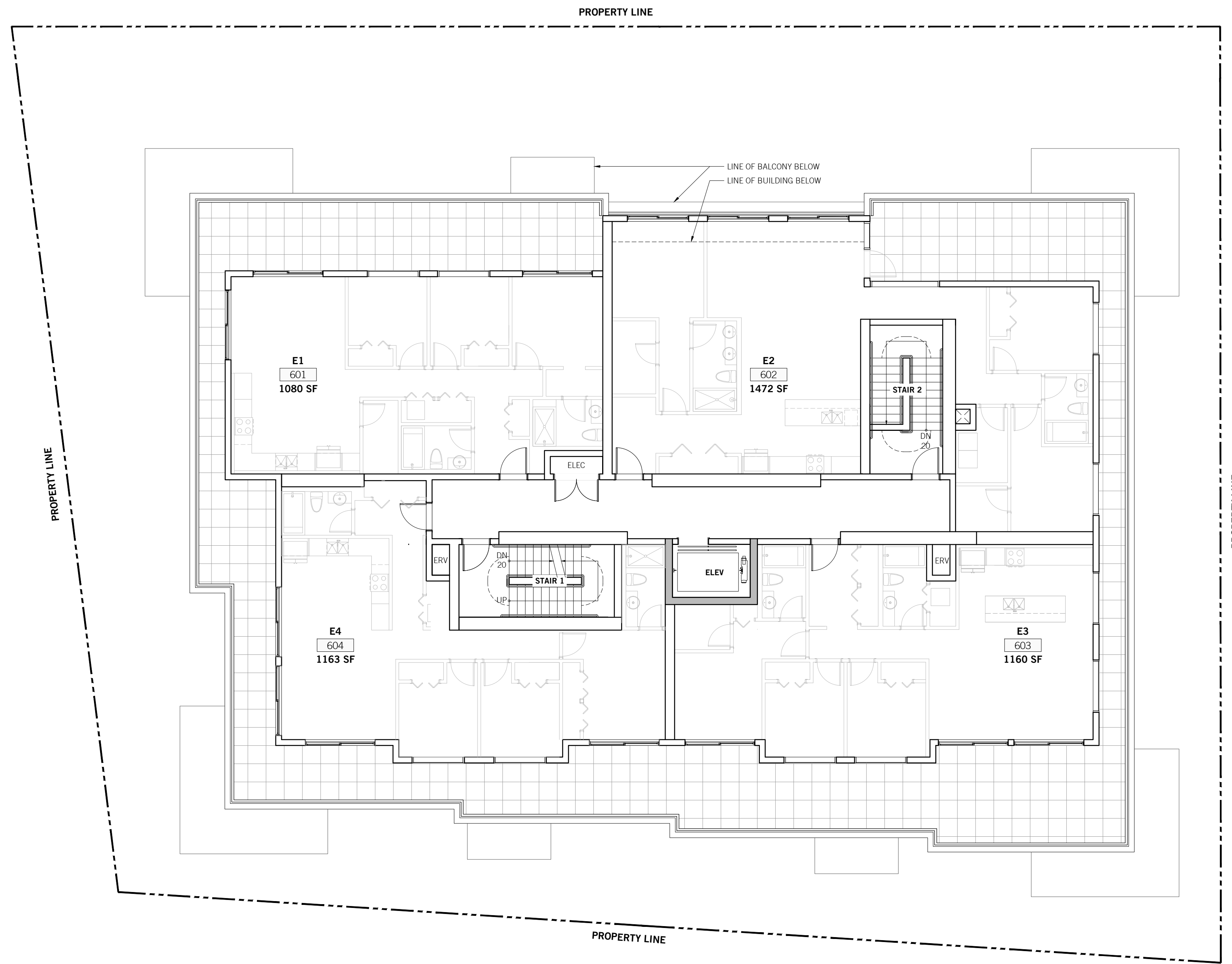
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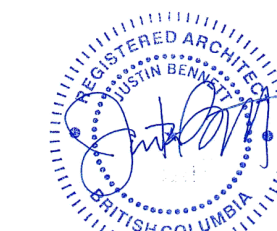


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443 GOVERNMENT STREET  
VICTORIA, BC

**A202**  
FLOOR PLAN L2 - L5



SEAL:



2024-12-13

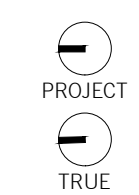
NO. DATE: DESCRIPTION:

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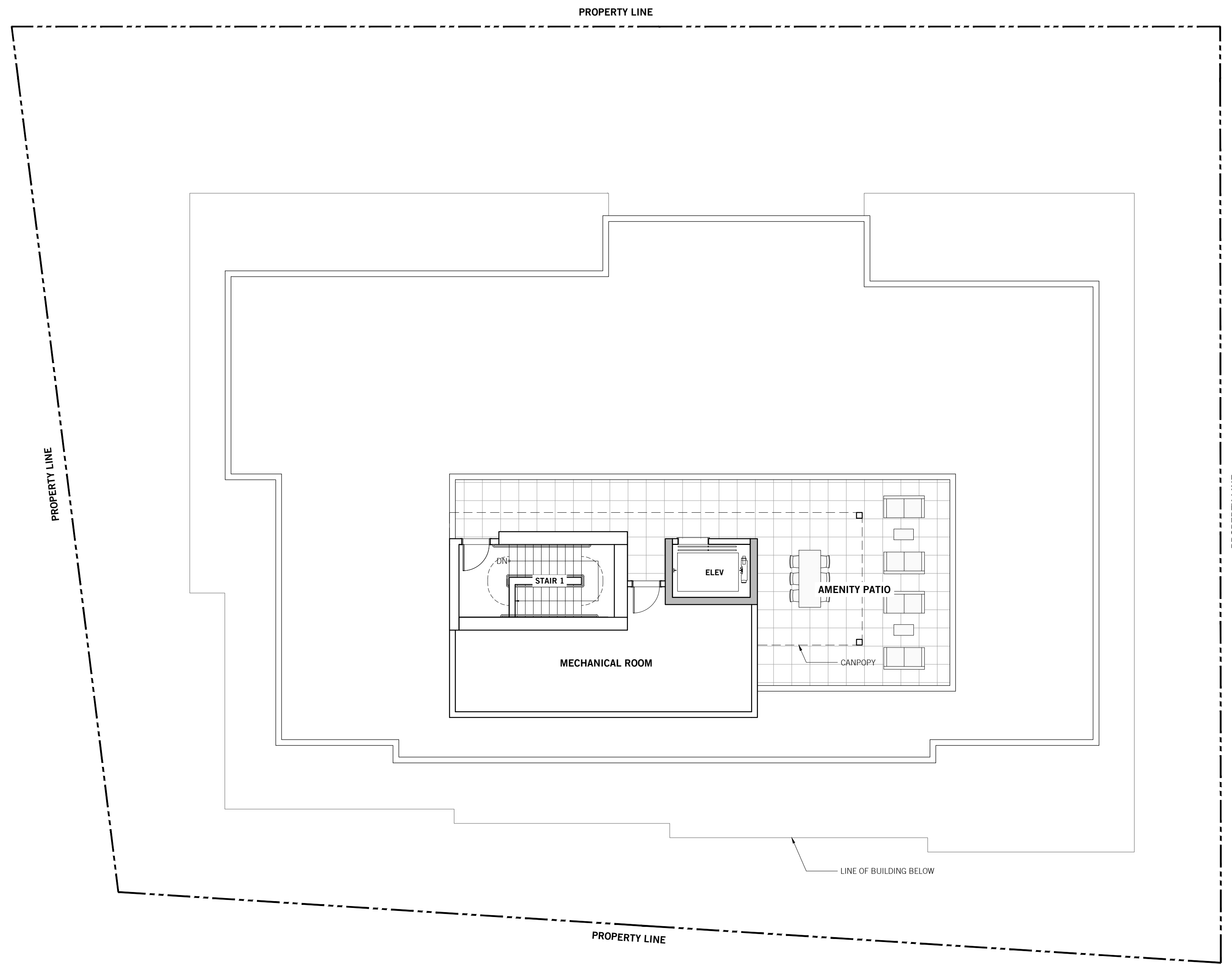
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VICTORIA, BC

**A203**  
FLOOR PLAN L6



SEAL:



2024-12-13

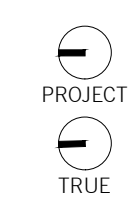
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443 GOVERNMENT  
443 GOVERNMENT STREET  
VICTORIA, BC

**A204**

FLOOR PLAN L7  
AMENITY ROOF DECK



**MATERIAL LEGEND**

- 1a BRICK, BURNT SIENNA
- 1b BRICK, BURNT UMBER
- 2 PANEL, CHARCOAL
- 3 ARCHITECTURAL CONCRETE



SEAL:



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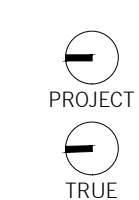
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443 GOVERNMENT  
 443 GOVERNMENT STREET  
 VICTORIA, BC

**A300**  
 ELEVATIONS



1 NORTH ELEVATION

A300 1:100



2 SOUTH ELEVATION

A300 1:100

**MATERIAL LEGEND**

- 1a BRICK, BURNT SIENNA
- 1b BRICK, BURNT UMBER
- 2 PANEL, CHARCOAL
- 3 ARCHITECTURAL CONCRETE



SEAL:



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443 GOVERNMENT  
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 VICTORIA, BC

**A301**  
 ELEVATIONS

**1 WEST ELEVATION**

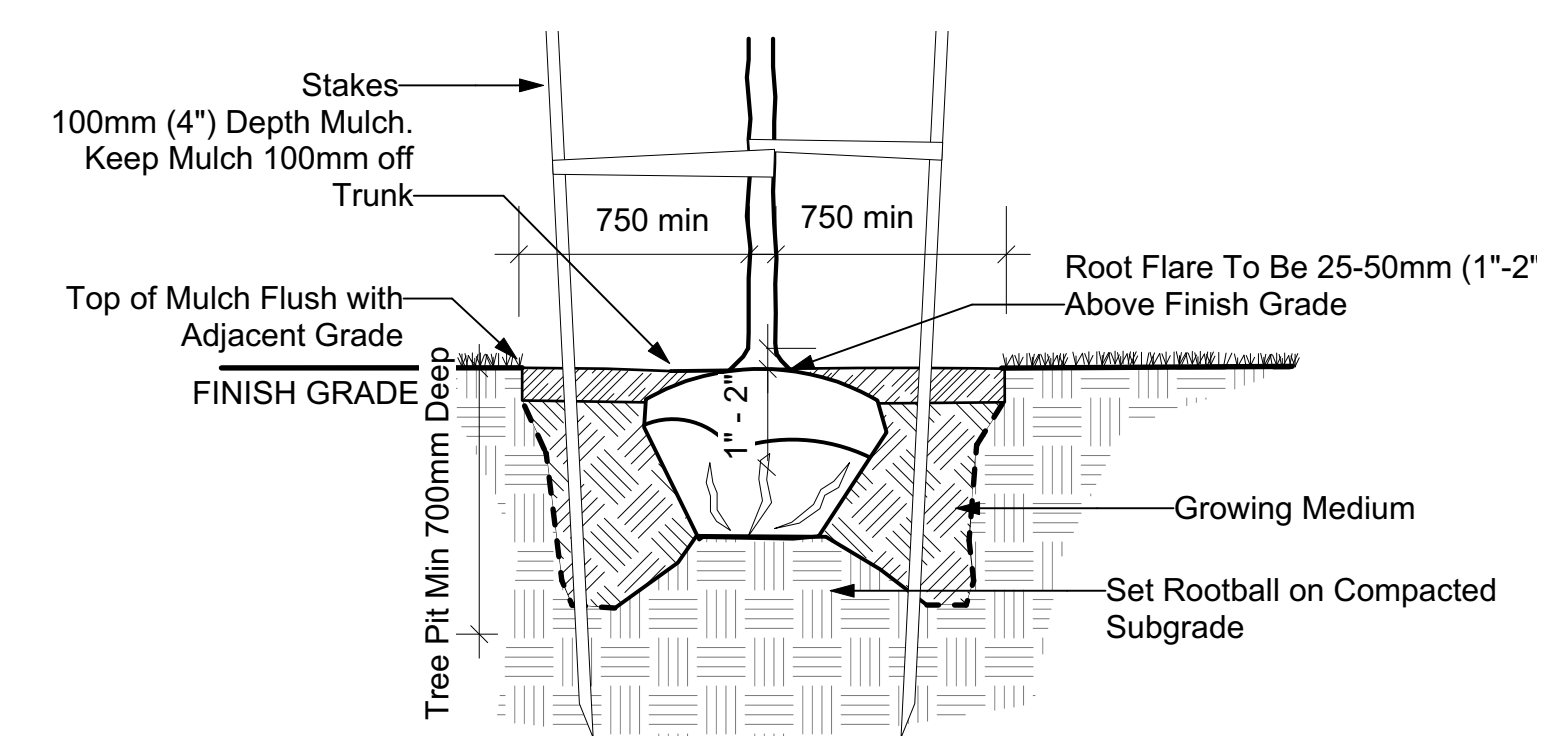
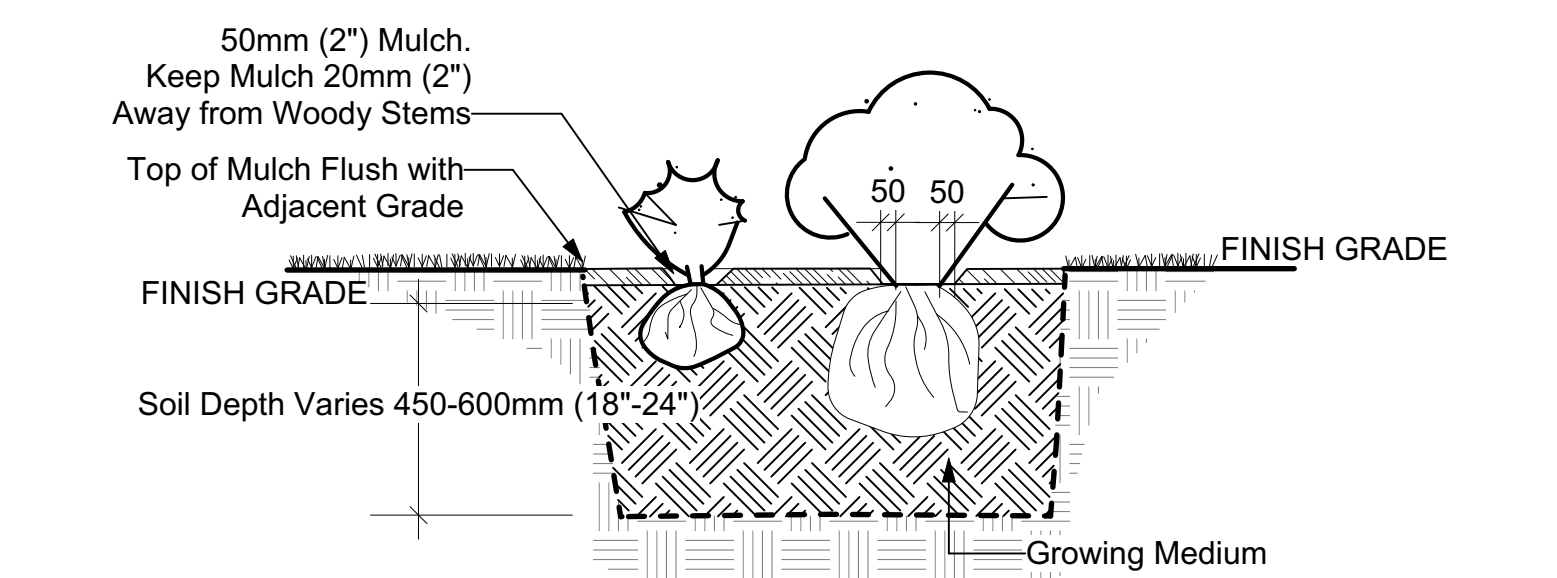
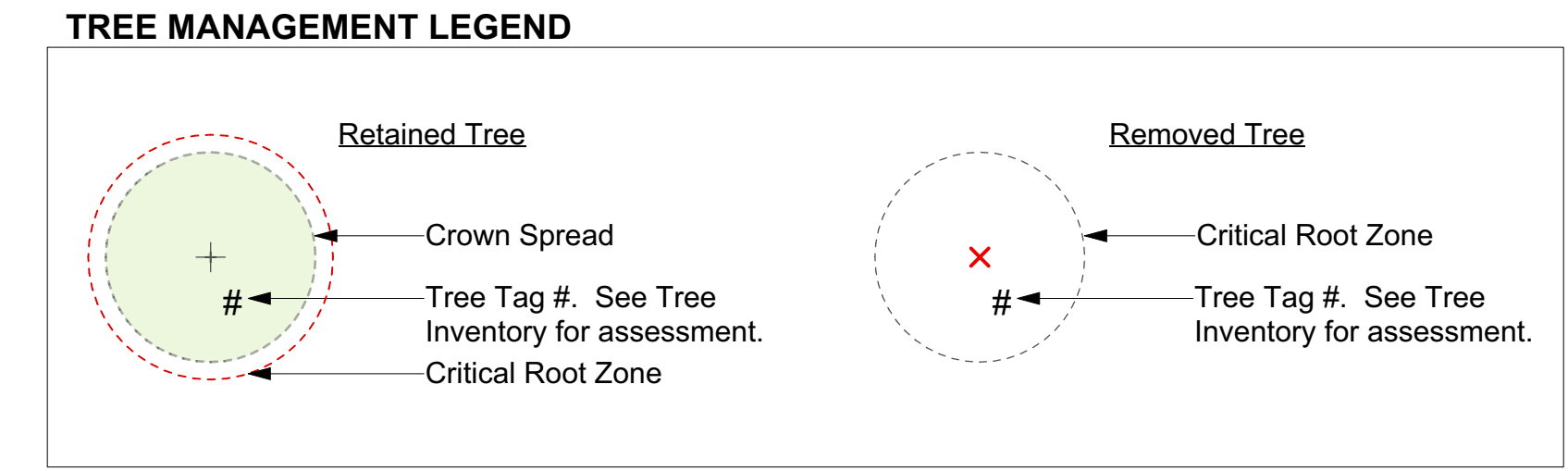
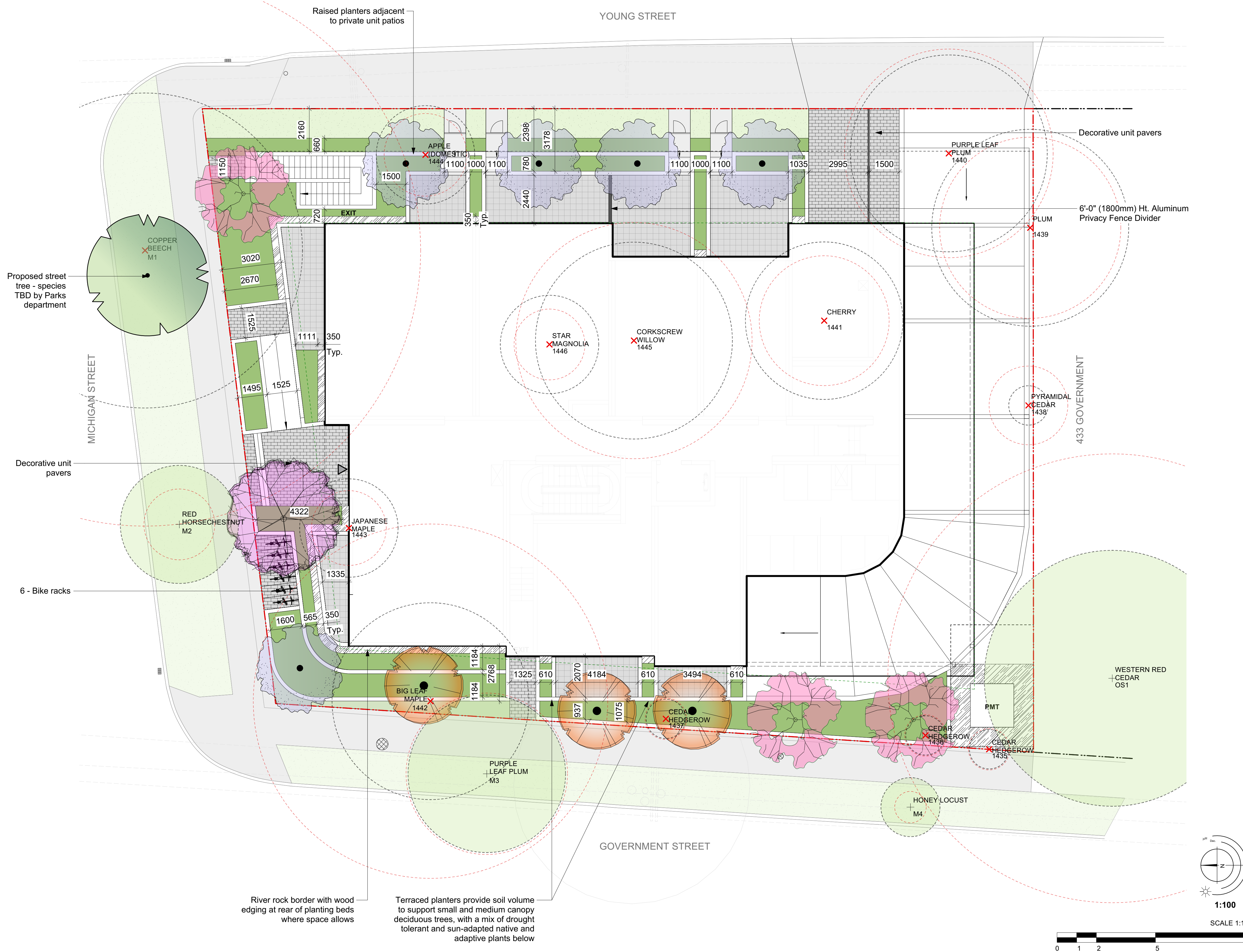
A301 1:100



**2 EAST ELEVATION**

A301 1:100





**NOTE:**

- The plan meets the City of Victoria tree bylaw, which requires a total of 6 Bylaw Replacement trees on the site.

# 443 Government Street | Landscape Concept Plan