



Permits Issued On: May 23, 2026

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
3 - 5761 SPROTT ST	LOT: 16 BLOCK: 10 DISTRICT LOT: 76 PLAN: NWP1885 Group 1. R1	BLD26-00459	Building Permit (Residential) New Sub Permit	\$0.00 0
Applicant Name				
MANINDERPAL KHERA				
Contractor Name		Contractor Address		
KHERA HOMES LTD		4632 PENDER ST BURNABY, BC V5C 2N3		
Description				
(UNIT 1, 2, & 3) 1 Principal Building and 3 Primary Dwelling Units **(Please Note: All Fees Paid under Master Building Permit BLD26-00021)**				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
S1 - 7988 EDSON AVE	LOT: F BLOCK: 22 DISTRICT LOT: 157 PLAN: NWP15984 Group 1. R1	BLD26-00490	Building Permit (Residential) New Sub Permit	\$0.00 0
Applicant Name				
MANNY SANDHU				
Contractor Name		Contractor Address		
PD MOORE HOMES INC		104 - 8288 NORTH FRASER WAY BURNABY, BC V3N 0E9		
Description				
(UNIT 1) E-File 1 Principal Building with 1 Primary Dwelling Unit and 1 Secondary Suite **(Please Note: All Fees Paid Under Master Building Permit BLD26-00086)**				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
6011 NEVILLE ST	LOT: DISTRICT LOT: 159 PLAN: NWP5500 Group 1, W1/2 LOT 3 EX N122'. R1	DEMO25-00281	Demolition Permit Demolition Residential	\$2,500,000.00
Applicant Name				
SAM HAYER				
Contractor Name		Contractor Address		
HAYER DEMOLITION LTD		12011 MITCHELL RD RICHMOND, BC V6V 1M7		
Description				
E-File - Demo of EFTD and ALL other buildings on site. **PLEASE NOTE: all structures to be demolished must be removed prior to booking a forms inspection**				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
5 - 5761 SPROTT ST	LOT: 16 BLOCK: 10 DISTRICT LOT: 76 PLAN: NWP1885 Group 1. R1	BLD26-00021	Building Permit (Residential) New	\$2,400,000.00 0
Applicant Name				
MANINDERPAL KHERA				
Contractor Name		Contractor Address		
KHERA HOMES LTD		4632 PENDER ST BURNABY, BC V5C 2N3		
Description				
(MASTER BUILDING PERMIT) E-File - 2 Principal Buildings with 6 Primary Dwelling units (Total units: 6)				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
5761 SPROTT ST	LOT: 16 BLOCK: 10 DISTRICT LOT: 76 PLAN: NWP1885 Group 1. R1	DEMO26-00016	Demolition Permit Demolition Residential	\$2,400,000.00
Applicant Name				
MANINDERPAL KHERA				
Contractor Name		Contractor Address		
AKAL DEMOLITION & EXCAVATING LTD		6300 130 ST SURREY, BC V3X 1R6		
Description				
E-File - Demo of Existing SFD and ALL other buildings on site. **PLEASE NOTE: all structures to be demolished must be removed prior to booking a forms inspection**				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
S2 - 7988 EDSON AVE	LOT: F BLOCK: 22 DISTRICT LOT: 157 PLAN: NWP15984 Group 1. R1	BLD26-00086	Building Permit (Residential) New	\$2,000,000.00 0
Applicant Name				
MANNY SANDHU				
Contractor Name		Contractor Address		
PD MOORE HOMES INC		104 - 8288 NORTH FRASER WAY BURNABY, BC V3N 0E9		
Description				
(MASTER BUILDING PERMIT) E-File - 2 Principal Buildings with 2 Primary Dwelling Units, 2 Secondary Suites and Detached Garages (Total units: 4)				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
4 - 5761 SPROTT ST	LOT: 16 BLOCK: 10 DISTRICT LOT: 76 PLAN: NWP1885 Group 1. R1	BLD26-00460	Building Permit (Residential) New Sub Permit	\$0.00 0
Applicant Name				
MANINDERPAL KHERA				
Contractor Name		Contractor Address		
KHERA HOMES LTD		4632 PENDER ST BURNABY, BC V5C 2N3		
Description				
(UNIT 4, 5, & 6) 1 Principal Building and 3 Primary Dwelling Units **(Please Note: All Fees Paid under Master Building Permit BLD26-00021)**				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
S1 - 4421 GILPIN CRES	LOT: 13 BLOCK: 8 DISTRICT LOT: 34 PLAN: NWP14245 Group 1, 2322-4419. R1	BLD25-00979	Building Permit (Residential) New	\$600,000.00 1
Applicant Name				
VINCENT WAN				
Contractor Name		Contractor Address		
CYPHER DEVELOPMENTS LTD		3333 24TH AVE EVANCOUVER, BC V5R 1G3		
Description				
E-File - 1 Principal Building with 1 Primary Dwelling Unit to NSFD with Secondary Suite (BLD23-00777)(Total units: 3) DVP24-00024)				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
100 - 8081 LOUGHEED HWY	LOT: 3 DISTRICT LOT: 58 PLAN: NWP23988 Group 1. CD	BLD25-00995	Building Permit (Commercial) Alteration	\$1,500,000.00 0
Applicant Name				
LOVICK SCOTT ARCHITECTS LTD				
Contractor Name		Contractor Address		
JW MCARTHUR & SONS		125 - 18 GOSTICK PL NORTH VANCOUVER, BC V7M 3G3		
Description				
ALS CANADA: Interior Alteration and Finishing By Tenant				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
S2 - 7988 EDSON AVE	LOT: F BLOCK: 22 DISTRICT LOT: 157 PLAN: NWP15984 Group 1. R1	BLD26-00491	Building Permit (Residential) New Sub Permit	\$0.00 0
Applicant Name				
MANNY SANDHU				
Contractor Name		Contractor Address		
PD MOORE HOMES INC		104 - 8288 NORTH FRASER WAY BURNABY, BC V3N 0E9		
Description				
(UNIT 2) E-File 1 Principal Building with 1 Primary Dwelling Unit and 1 Secondary Suite **(Please Note: All Fees Paid Under Master Building Permit BLD26-00086)**				

Site Address	Legal Description Current / Underlying Zone	Permit Number	Permit Category Type of Change	Value of Work Number of Units
6887 PALM AVE	Lot: 1 Block: 4 District Lot: 98 Plan: EPP134600 M4	BLD23-00888	Building Permit (Commercial) New	\$190,000,000.00 312
Applicant Name				
JAMES KAO				
Contractor Name		Contractor Address		
BOSA CONSTRUCTION INC		1200 - 4555 KINGSWAY BURNABY, BC V5H 4T8		
Description				
BCGEU - "ROYAL OAK AFFORDABLE HOUSING"; Two Multi-Residential RENTAL Towers (6887 Palm Ave-Building B; & 6947 Palm Ave Building A) with Mixed Use Podium on 3 Levels of Underground Parkade (312 Units)				