

Multi-Tenant Facility, U.B.C.

2386 East Mall, U.B.C., Vancouver, British Columbia, CANADA



DISCOVERY PARKS
INCORPORATED



MTF Building, University of British Columbia

THE PROJECT

A \$5.0 Million high-tech facility developed by Discovery Parks Inc. (a U.B.C. affiliated company) on the grounds at the University of British Columbia in Vancouver, B.C. Mitchell Kime Thompson Inc. (MKT) provided services as Development Advisors to the client throughout the entire process.

THE TASK

To assist the client in their pursuit to develop for profit, a new prototype high-tech research building on campus. The building module and design had to easily accommodate a variety of specific tenant requirements yet flexible enough to allow a multitude of different tenant sizes and relocates, all at market costs and lease rates.

THE RESULT

Opened in the Fall of 1995, this 35,000 sf three level facility was completed faster and less expensive than other comparative on-campus buildings whilst still providing a number of special tenant needs such as rigid reinforced concrete structural frame to minimize deflections and vibrations, a special high capacity electrical plug-in bus duct system, higher ceilings and floor loadings, large capacity elevator, specially designed wet stacks/services and fume hood exhausting for laboratory needs and oversized individual heat pumps in each building module. Using the professional real estate expertise of MKT, this speculative facility has been judged a business success and has now been scheduled to be repeated.

MKT

Project Managers
Development Managers
Development Consultants

Development Advisor: Mitchell Kime Thompson Inc.
Architect: Chernoff Thompson Architects
Contractor: Ledcor Industries Limited

#1460 - 1188 West Georgia Street
Vancouver, B.C., Canada V6E 4A2
Tel 604-669-9400 Fax 604-669-9410
www.mkt.ca mktinc@axion.net