

Designing a vibrant, mixed-use community

Mixed-Use Living



LOCATION

Richmond, BC

CLIENT

Cadillac Fairview & SHAPE Properties

COLLABORATORS

Arcadis

Hewitt

DIALOG SERVICES

Architecture

The greatest opportunity for many cities isn't expanding outward, it's reimagining what already exists.

In collaboration with Cadillac Fairview and SHAPE Properties, DIALOG is leading the design of Phase 2 of the redevelopment of CF Richmond Centre, transforming one of Metro Vancouver's largest shopping centres into a vibrant, transit-oriented urban district able to deliver much-needed housing while contributing to a more sustainable, connected, and resilient city. The plan envisions a complete mixed-use community where homes, shopping, employment, and public life are seamlessly integrated.

Phase 2 delivers 1,175 new homes across a mix of condominium, rental, and affordable housing, supported by active retail, generous public spaces, and a rich network of indoor and outdoor amenities. Courtyard buildings, rooftop gathering spaces, sky gardens, and pedestrian connections create a layered public realm that strengthens neighbourhood identity and supports year-round livability.

As lead architect for Phase 2, DIALOG is shaping a resilient, high-density community that demonstrates how existing retail centres can evolve into complete, transit-oriented neighbourhoods for the next generation.