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John Chopra,
Owner, Skyjj
Construction



Project Size: 66,000 SF Sequoia,
40,000 SF Melrose

Application: Waterproofing

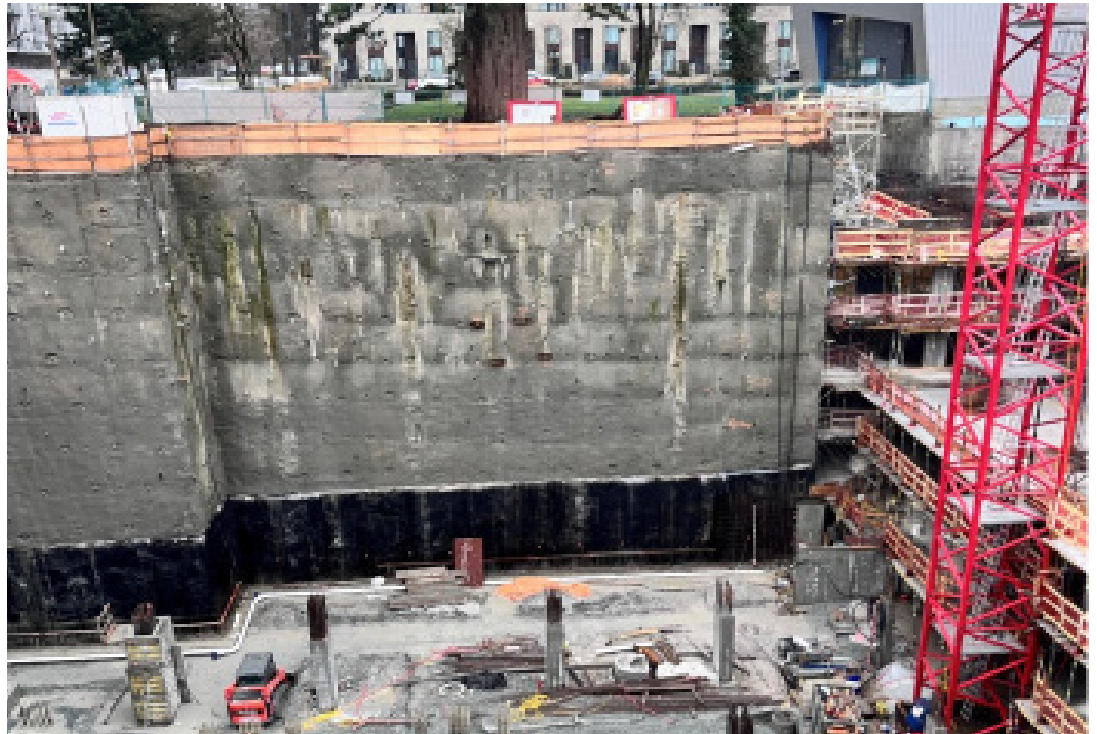
General Contractor: Skyjj
Construction

Developer: Brasfield Builders,
Ltd.

Distributor: BC Building Products

System: E.Proformance Slip
Sheet

Architect: DF Architecture



E.Proformance Slip Sheet Ideal for Two High-End Residences

The Melrose and Sequoia are two brand-new, luxury high rise residential buildings in Surrey, BC, the second most populated area in the metro Vancouver area. According to the city’s official website, Surrey is one of the fastest growing, culturally diverse cities in Canada. These new developments in the exclusive West Village district illustrate increased demand for more – and high-end – living.

EPRO were brought on board to protect the Melrose and Sequoia building envelopes, and the team worked closely with John Chopra, owner, Skyjj Construction. “We have collaborated with EPRO before on a similar high end residence project in Vancouver. We extremely happy with the results there and eager to bring them on board for these two new structures.”

Both the Melrose and Sequoia used E.Proformance Slip Sheet, with 65,000 square feet installed at Sequoia and 40,000 square feet installed at Melrose. “EPRO delivered exactly the solution we needed at both sites,” explains Chopra.

Sequoia below grade.

Detailing work.



BC Building Products were also key in this project's success. EPRO has a strong, 20+ year relationship with this distributor and appreciated the opportunity to continue to work with them on these projects.

E.Proformance Slip Sheet is a pre-applied blindside waterproofing system for use on below-grade foundation walls on projects with zero-lot-line construction. The Sequoia project required installation five stories below grade to protect the parking garage. "With great coordination and communication from our EPRO rep, the job ran smoothly and installation was quick," adds Chopra.

Fortunately for all teams involved, the Melrose project was equally uncomplicated. "Melrose was very similar, no water table, straightforward install, and we also used E.Proformance Slip Sheet," says Chopra.

Melrose, spanning 284,839 square feet, was designed by Wilson Chang Architects, Inc. and features 221 homes. It was completed in 2024. Sequoia was designed around the eponymous tree which is the development's star. The residences are a combination of 1, 2 and 3-bedroom homes. Still under construction, the project unites Cristina Oberti, DF Architecture, Brasfield Builders, and Skyyj from design through creation. "We are proud to contribute to the development of this vibrant area," says Chopra.