DASH: Digitally Accelerated Standardized Housing

www.acceleratedhousing.ca

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What is DASH?

- A digital platform by BC Housing to speed up home building
- Uses prefab components + digital tools for faster, more cost effective, sustainable builds
- Optimizes 3-6 storey wood frame buildings
- Public, open-source platform reduces reliance on proprietary tools

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Image: *Vienna House, Vancouver*
Credit: *Public Architecture*

Goal: To catalyze the accelerated delivery of standardized housing across BC and Canada.

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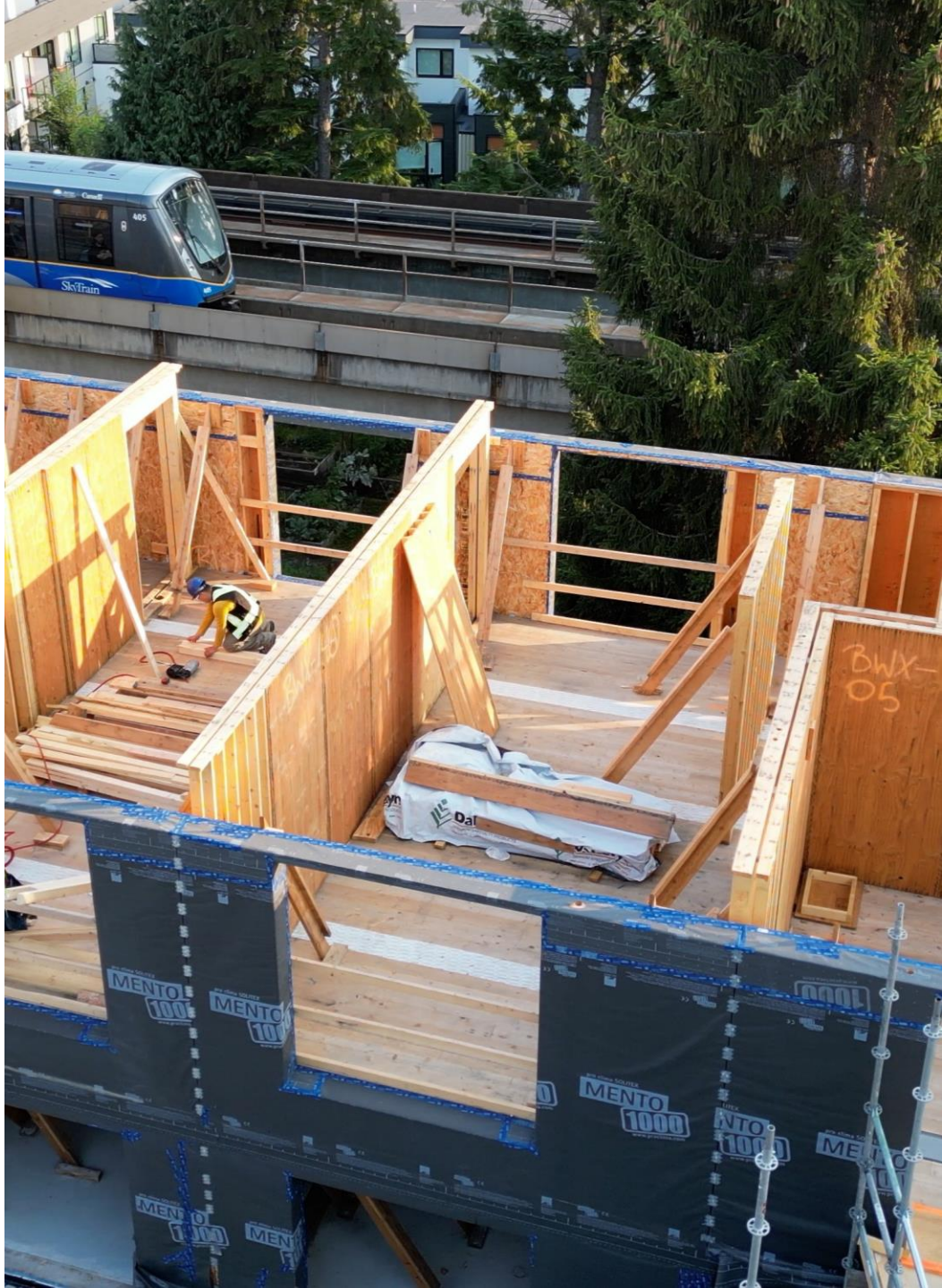
DASH Vision (3-5 Years)

- **BC Housing adoption**: All BCH funded/financed projects pass through a DASH screen
- **Sector uptake**: Widespread use of DASH by market and non-market developers
- **Successful integration:** Platform aligns land use, regulatory systems, and standardized housing components



Design

- Administrative tasks are automated, maintaining a creative approach
- Designers can address site-specific constraints
- Standardized framework without compromising design expression

***Image**: DASH Demonstration Project, Abbotsford BC*
***Credit**: Human Studio Architecture and Urban Design Ltd.*

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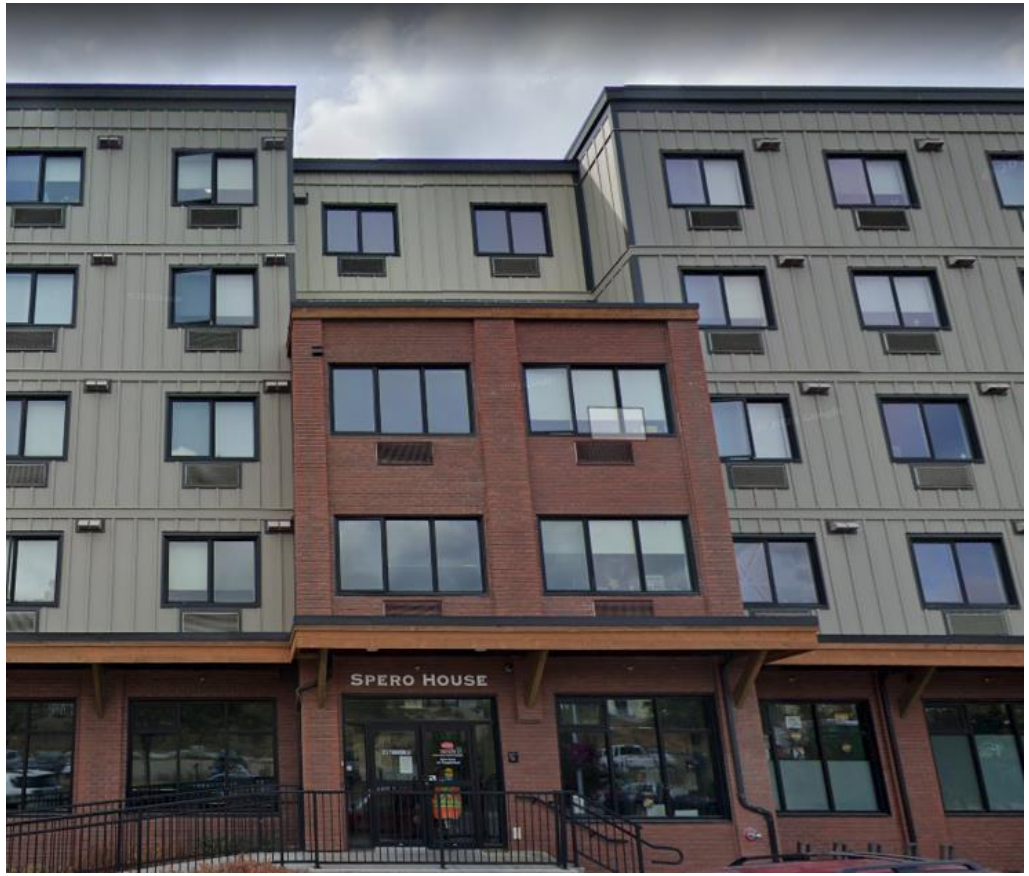
Designing with DASH



Credit: *Bonni Madison Architects / Horizon North Logistics*

Credit: *Public Architecture*

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The DASH Universe

Building Code

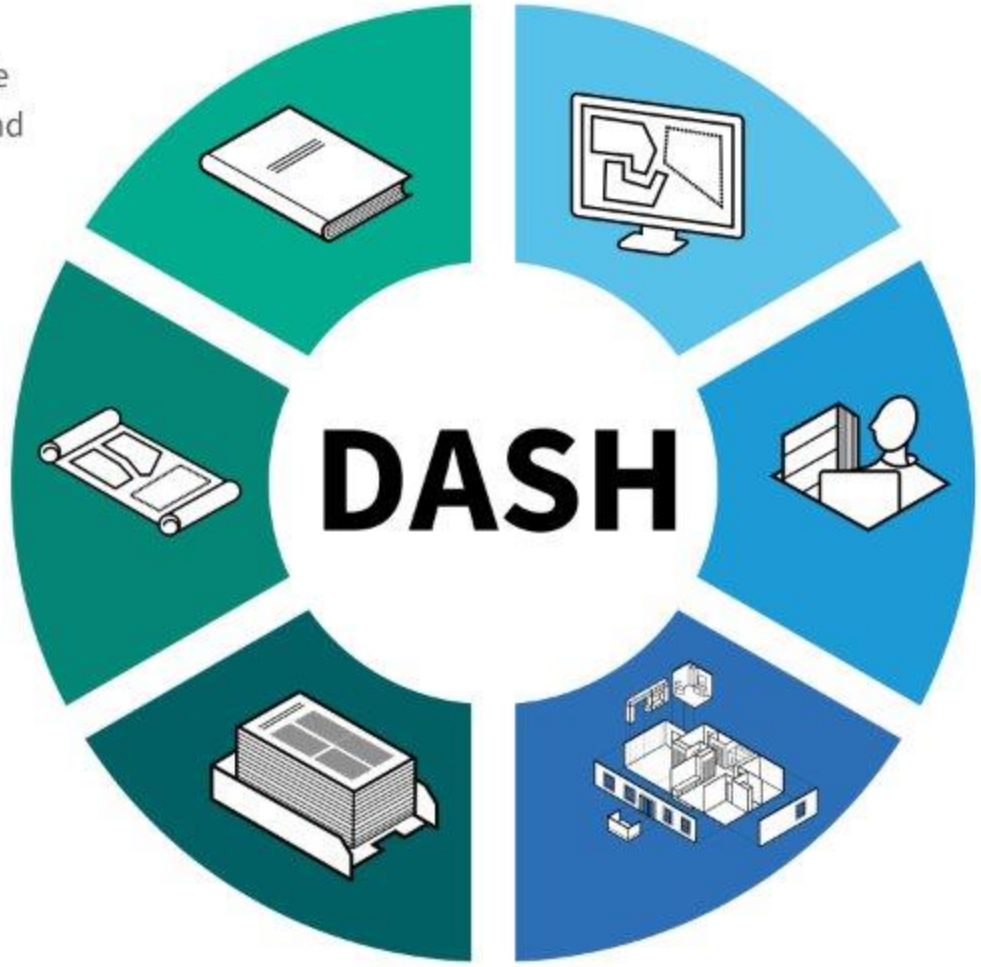
Compliant to BC Building Code (BCBC), including the Energy and Zero Carbon Step Codes

Local Zoning Bylaws

Streamlined approvals with zoning and planning integration

Approval Process

Fast-tracked approvals for standardized typologies and permit-ready designs



Building Permit Hub

Streamlined, standardized approach to approvals across participating B.C. jurisdictions

Quality Control

Designed to adhere to recognized building standards like CSA 277

BIM Standards

Developed following BIM best practices for regulatory readiness and improved collaboration

Building Information Modeling (BIM)

- BIM Requirements are "right-sized" for residential construction
- Collaborative process that creates a detailed digital model
- Reduces errors and improves decision-making
- Reduces change orders during construction and delivers greater value for money

***Image**: DASH Rendering, Iredale Architecture*

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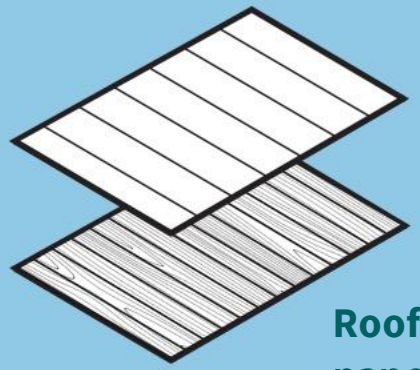
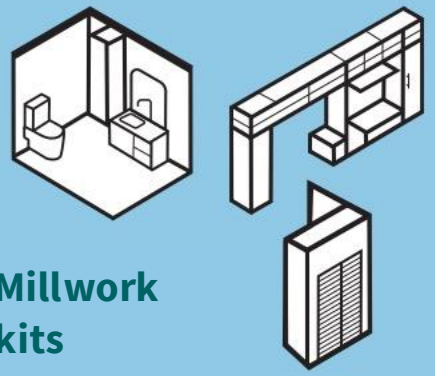
Building block units assembled from a kit of parts

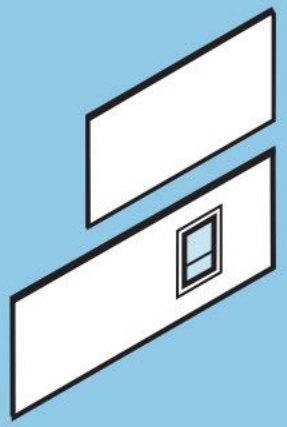
KIT OF PARTS



Roof & floor panels



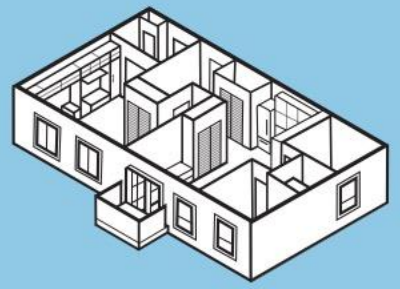
Millwork kits

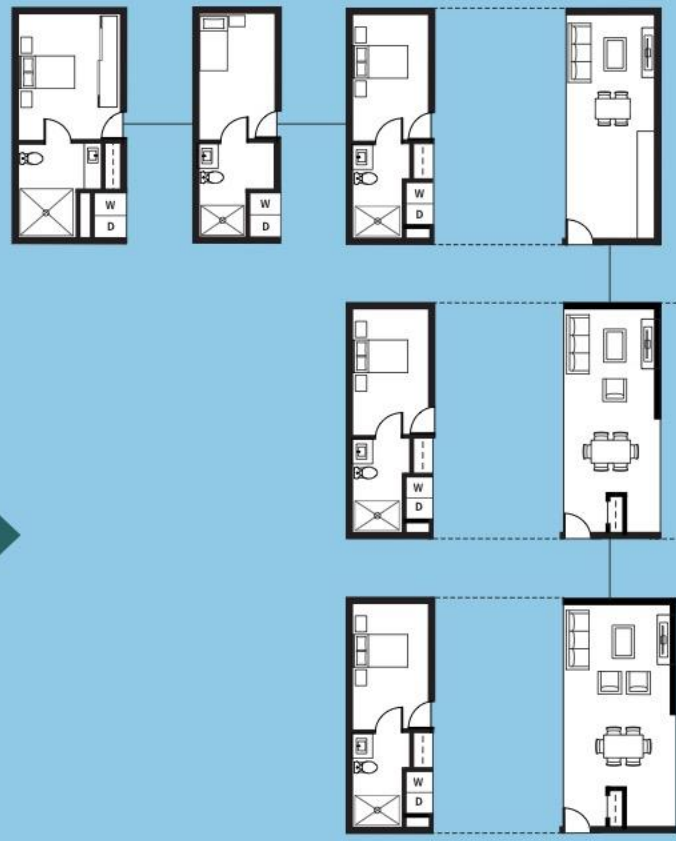


Interior & exterior wall panels

Balconies, sunshades, canopies, etc.

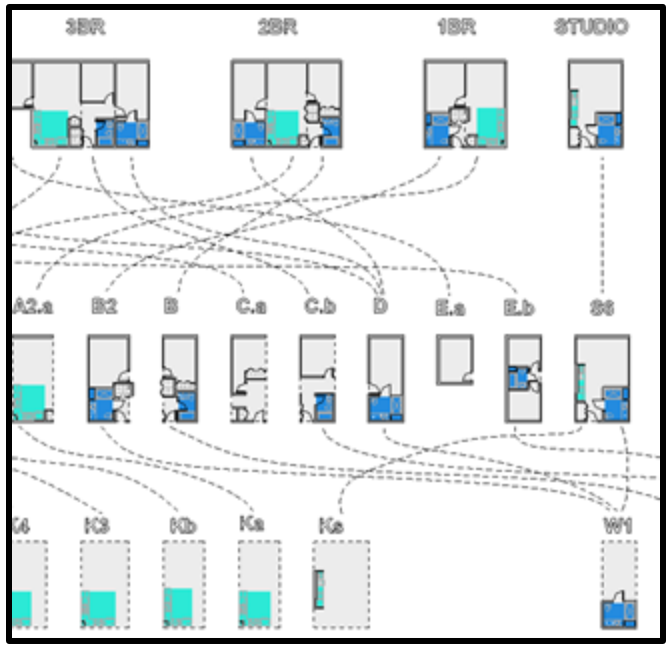
BUILDING BLOCK UNITS

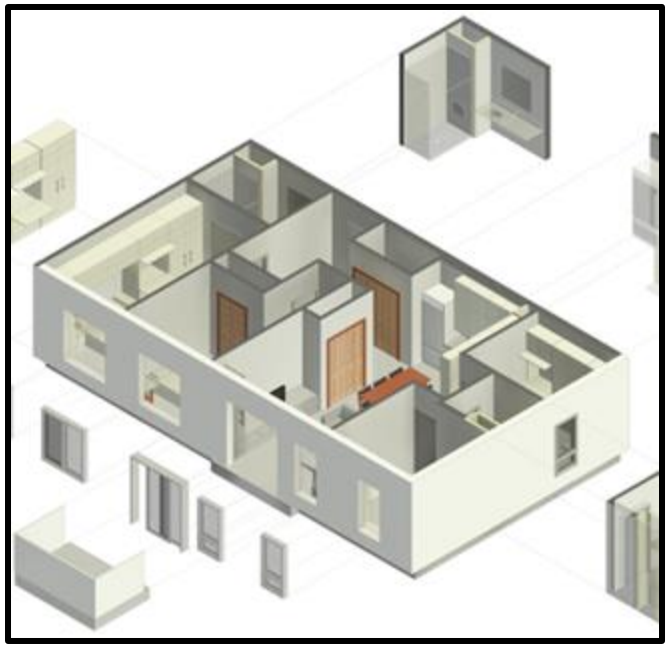


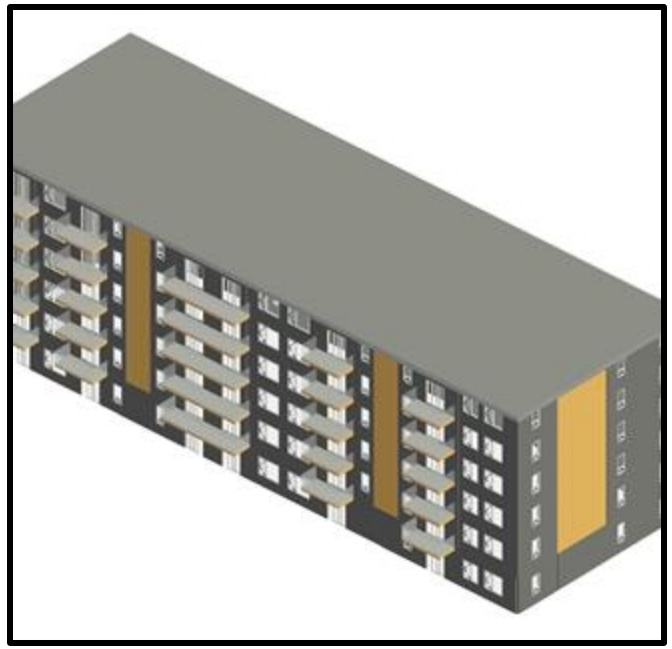


Studio, 1, 2, 3 or 4 bedroom homes

Suite Mix







Multiple suite design options can be configured into units

Units can be compiled into the overall building form

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DASH Platform 2.0

Enable open ecosystem

- Overcome limits of proprietary tools

Digitize approvals at scale

- Standardize digital zoning, permitting, and intake processes across local governments

Create shared construction data

- Make manufacturer specs machine-readable and usable industry-wide

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***Image**: DASH Demonstration Project, Abbotsford BC*
***Credit**: Human Studio Architecture and Urban Design Ltd.*

DASH Platform 2.0

Integrate into industry workflow

- Embed rules and data directly into tools used by builders and trades

Reduce adoption barriers

- Support shared user ownership, including AI-powered assistance

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Image: *DASH Demonstration Project, Kamloops BC*
Credit: *Public Architecture*

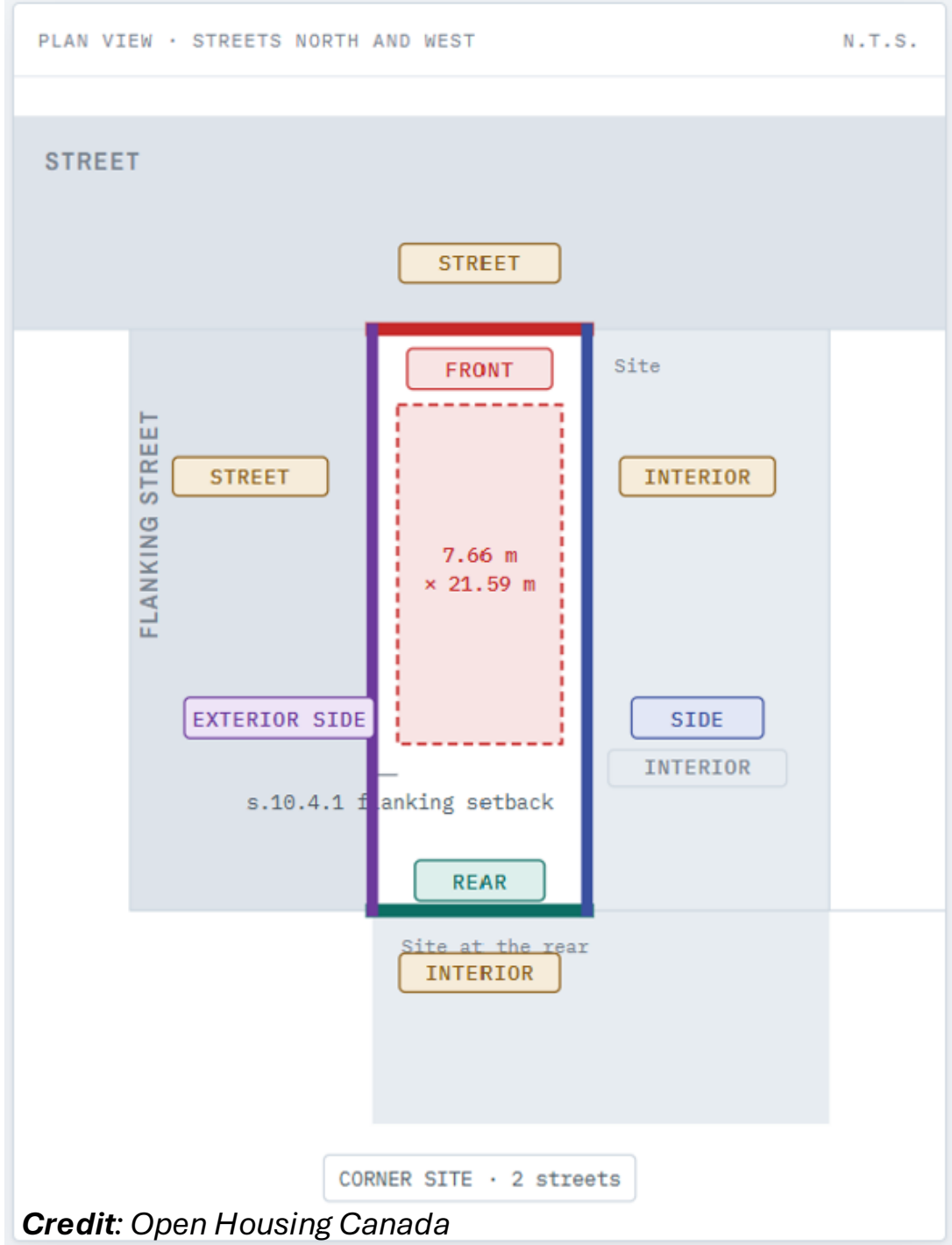
Manufacturer Innovation

- DfMA input
- Panel optimization
- Connection logic
- Transport constraints
- Install sequencing
- Tolerance and moisture strategy

***Image**: 330 Goldstream Ave, Victoria*
***Credit**: Cascadia Architects*

Municipal Innovation

- Bylaw digitization
- Modernized permitting and compliance tools
- Data governance
- Support municipal readiness for modern methods of construction



***Credit**: Open Housing Canada*

How does DASH address building code requirements / compliance?

- Supports building code compliance through standardized digital design packages
- Embeds code requirements, technical standards, and best practices into project information
- Improves consistency and reduces variability in code interpretation and application
- Does not replace existing code review, permitting, or approval processes
- Jurisdictions retain full authority for approvals and compliance decisions
- Helps make compliance reviews more efficient, consistent, and transparent

How does DASH interact with CSA standards (e.g., CSA A277)

- Designed to operate within existing certification frameworks, including CSA A277
- Supports the creation and management of standardized digital project information
- Helps streamline documentation, quality assurance, and certification processes
- Improves information sharing, traceability, and record management
- Does not replace CSA certification requirements
- Can evolve alongside updates to CSA standards and industry practices

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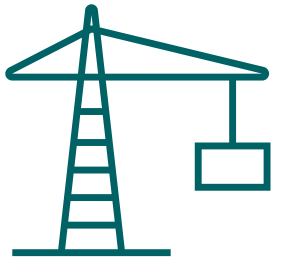
How will training be handled for adapting to DASH?

- Role-specific training for regulators, designers, manufacturers, and builders
- User guides, documentation, and self-directed learning resources
- Webinars, workshops, and demonstration sessions
- Demonstration projects to support practical learning and implementation
- Communities of practice to share lessons and best practices
- Phased adoption approach to minimize disruption and support gradual transition

Is there funding support for adopting DASH?

- Some communities may be able to leverage LGDAP funding to support DASH implementation
- Additional funding opportunities could emerge as DASH scales
- DASH is well positioned to align with housing innovation and modernization initiatives
- The primary focus remains broad industry participation and uptake



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2026 Demonstration Projects (396 Homes started by 2027)

Abbotsford (52)

Cranbrook (50)

Hope (40)

Campbell River (84)

Kamloops (80)

Prince George (40)

Quesnel (50)

Future Pipeline (starts 2028)

Funding: $170 M

Home Target: 400-600 homes by 2028

***Image**: Vienna House, Summer 2026*

Next Steps

- Demonstration projects under construction
- Onboard DASH Municipal Innovation Cohort
- New DASH Blueprints: DASH Plex, Small Scale Care Homes
- Launch DASH Platform 2.0

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***Image**: DASH Demonstration Project, Abbotsford BC*
***Credit**: Human Studio Architecture and Urban Design Ltd.*

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