

## MOTION

### 1. **Approval of Form of Development – 2425 East 26<sup>th</sup> Avenue**

THAT the form of development for this portion of the site known as 2425 East 26<sup>th</sup> Avenue (formerly know as Nanaimo Street and 26<sup>th</sup> Avenue) be approved generally as illustrated in the Combined Development Building Application Number DB-2021-00604, prepared by J + S Architect, and stamped “Received, Development Building & Licensing”, on June 11, 2021, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

\* \* \* \* \*



**BUILDER'S RESPONSIBILITY TO LAYOUT WORK**

It is the Builder's responsibility to lay out and carry out the work as detailed in the contract documents. It is therefore necessary for the builder to pay very close attention to actual site dimensions, geometries and conditions which may vary from those assumed on the drawings.

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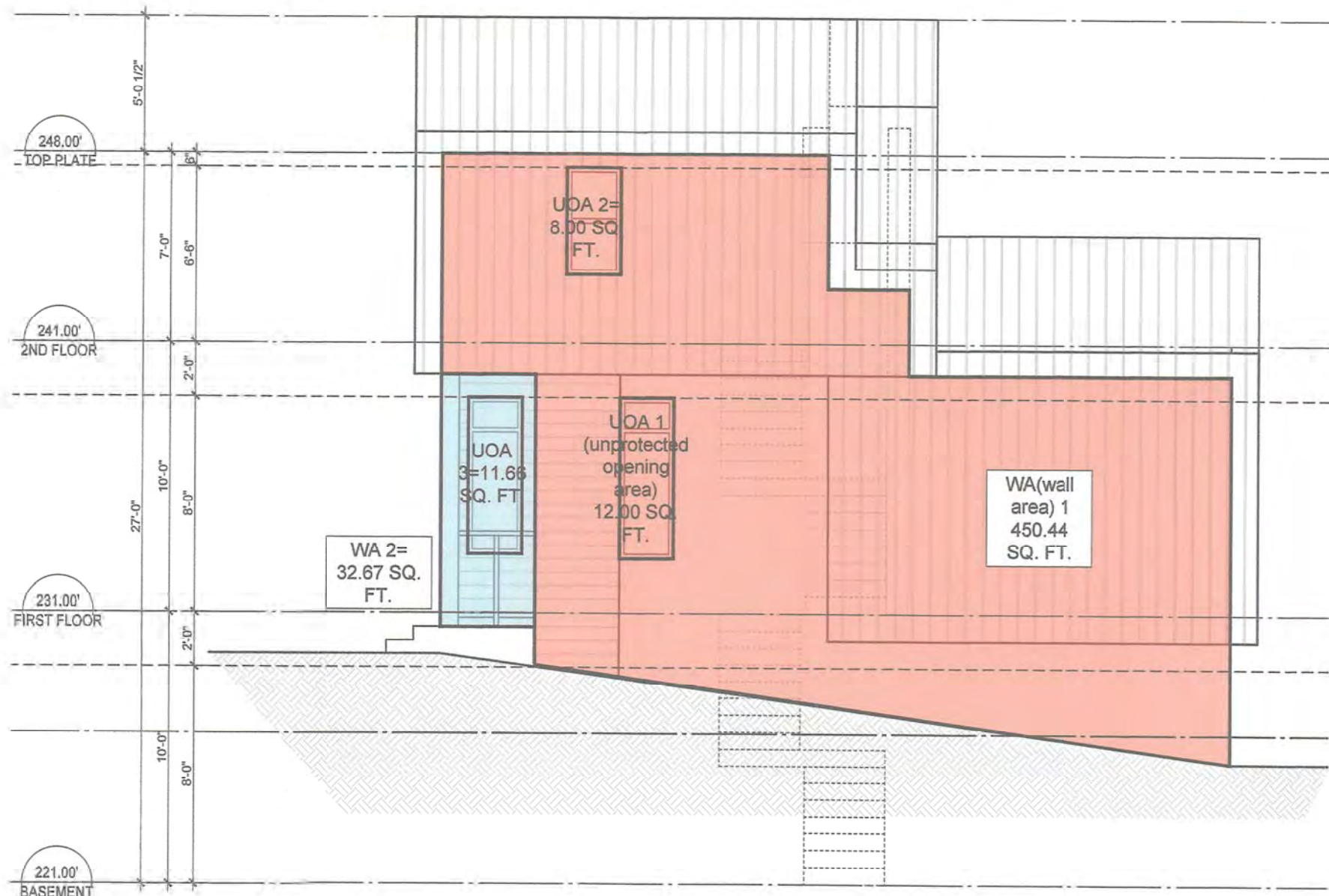
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| NOTE             |       |
|------------------|-------|
| HANDRAIL HEIGHT: | = 36" |
| GUARD HEIGHT:    | = 42" |

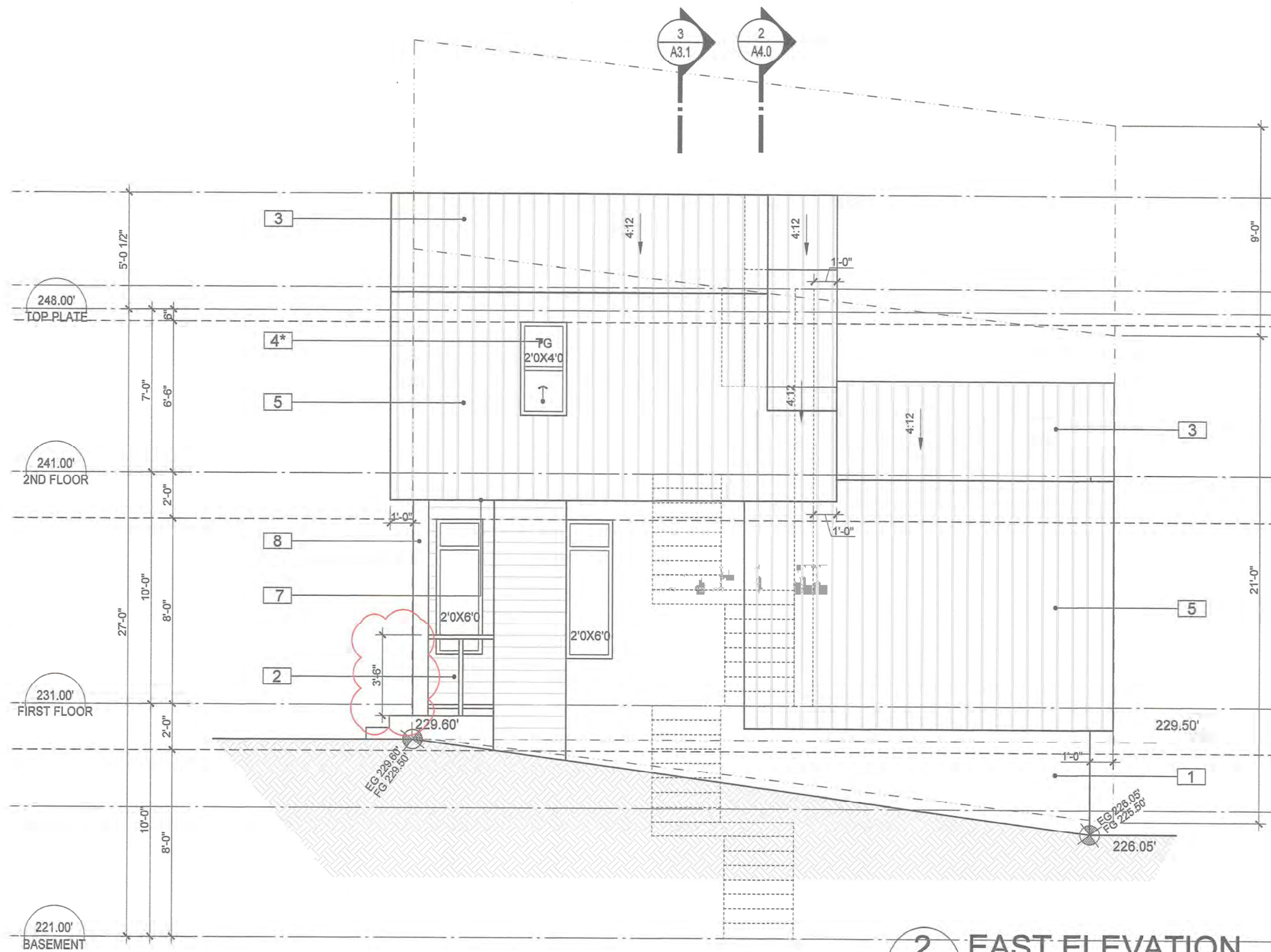
**EXTERIOR FINISH**

| REF | MATERIAL  | COLOUR                                    |
|-----|---|---|
| 1   | STUCCO  | LIGHT GREY SILVER                         |
| 2   | TONGUE & GROOVE CEDAR SIDING                                | NATURAL TONE RED WOOD                     |
| 3   | STANDING SEAM METAL ROOF                                    | SLATE GREY                                |
| 4   | VINYL WINDOWS, DOORS & PANEL TRUE DIVIDED, BALANCED SASH    | LIGHT GREY                                |
| 4*  | ALUMINUM WINDOWS, DOORS & PANEL TRUE DIVIDED, BALANCED SASH | TRANSPARENT W. TEMPERED GLASS FIRE RATING |
| 5   | STANDING SEAM METAL PANEL                                   | SLATE GREY                                |
| 6   | WOOD ENTRY DOOR   | MATCH CEDAR SIDING                        |
| 7   | PERFORATED SOFFIT   | NATURAL TONE RED                          |
| 8   | WOOD COLUMN   | MATCH CEDAR SIDING                        |
| 9   | ALUMINUM INSULATED GARAGE DOOR                              | MATCH CEDAR SIDING                        |
| 10  | METAL PASCIA  | SLATE GREY                                |

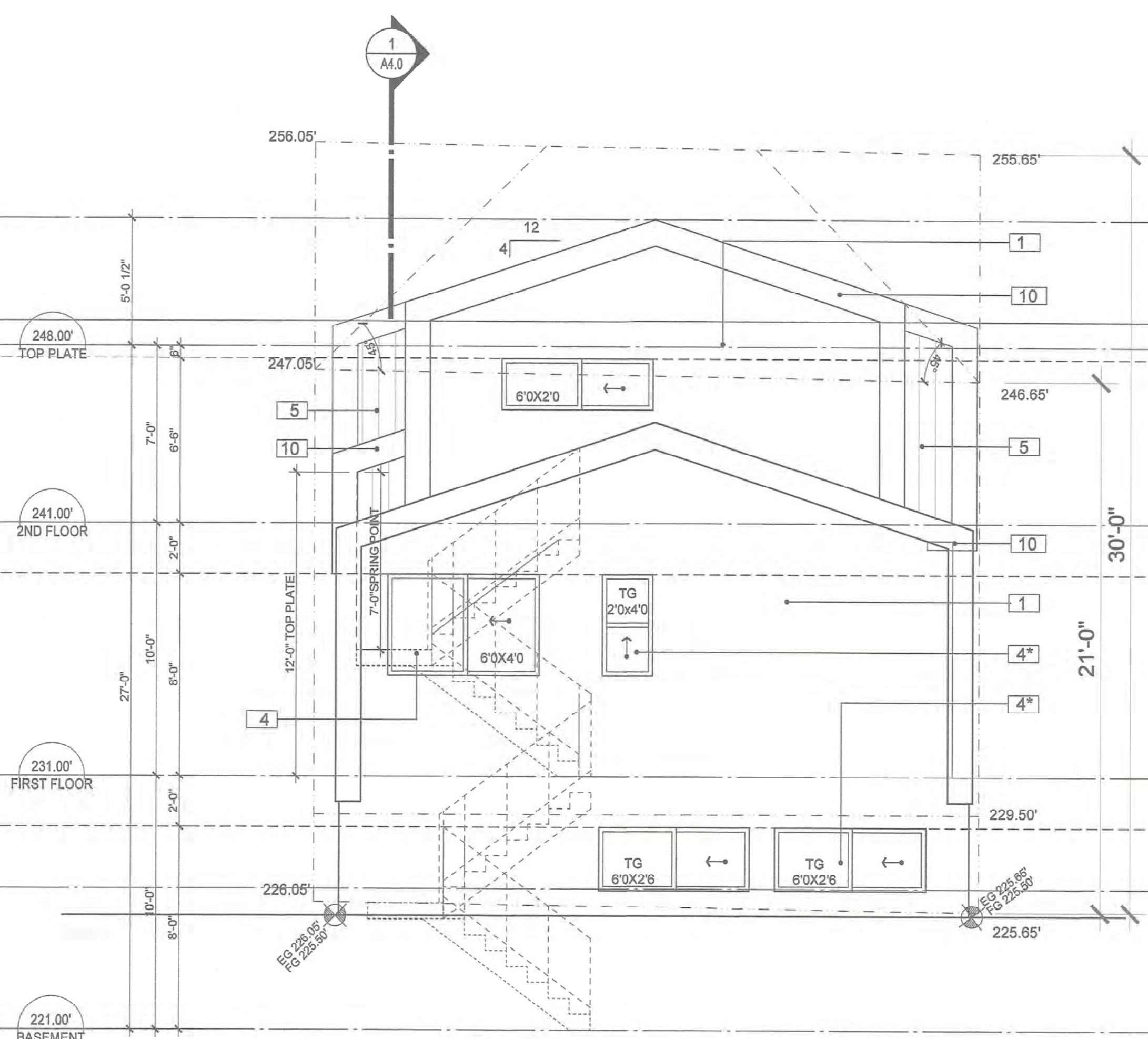
| EAST ELEVATION                    |                 |                |
|-----------------------------------|-----------------|----------------|
| * house is sprinklered throughout |                 |                |
| WA 1 = foremost                   | ft <sup>2</sup> | m <sup>2</sup> |
| wall area                         | 450.44          | 41.85          |
| limited distance                  | ft              | m              |
|                                   | 4.17            | 1.27           |
| max. allowable %                  |                 | 14.47          |
| max. allowable                    |                 | 6.05           |
| unprotected opening               | 20.00           | 1.86           |
| WA 2                              | ft <sup>2</sup> | m <sup>2</sup> |
| wall area                         | 32.67           | 3.04           |
| limited distance                  | ft              | m              |
|                                   | 16.29           | 4.97           |
| max. allowable %                  |                 | 100.00         |
| max. allowable                    |                 | 3.04           |
| unprotected opening               | 11.66           | 1.08           |



**3 SPATIAL CALCULATION - EAST**  
A3.0 3/16"=1'-0"



**2 EAST ELEVATION**  
A3.0 SCALE: 1/4"=1'-0"



**1 NORTH ELEVATION**  
A3.0 SCALE: 1/4"=1'-0"

**NORTH & EAST ELEVATIONS**



The logo for J+S ARCHITECT features a stylized 'j' and 's' in white, separated by a plus sign. The 'j' has a red dot. Below the letters, the word 'ARCHITECT' is written in a smaller, white, sans-serif font. The entire logo is set against a dark, textured background.

**BUILDER'S RESPONSIBILITY TO LAYOUT WORK**

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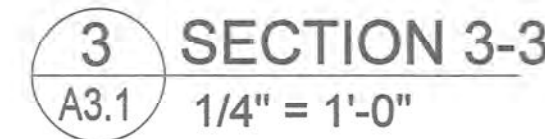
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|                       |                                       |                |
|-----------------------|---------------------------------------|----------------|
| WEST ELEVATION        |                                       |                |
| WA 4 = foremost       | ft <sup>2</sup>                       | m <sup>2</sup> |
| wall area             | 505.20                                | 46.93          |
| limited distance      | ft                                    | m              |
|                       | 3.54                                  | 1.08           |
| max. allowable %      |                                       | 10.00          |
| max. allowable        |                                       | 4.69           |
| unprotected opening   | 27.00                                 | 2.51           |
| per 9.10.15.4.(7)     | requirement for exposed building face |                |
| glazing type          | safety glass                          |                |
| exposed building face |                                       |                |
| FRR                   | 1 hr                                  |                |
| insulation            | non-combustible                       |                |
| cladding              | non-combustible                       |                |



|                       |  |
|-----------------------|--|
| SCALE: AS SHOWN       |  |
| DATE: Sep. 25, 2020   |  |
| DRAWN BY: LZ          |  |
| CHECKED BY: JS        |  |
| JOB NO.: <b>20-06</b> |  |
| SHEET TITLE:          |  |

# WEST & SOUTH ELEVATIONS & SECTION 3

|              |              |
|--------------|--------------|
| DRAWING NO.: | REVISION No: |
| A3.1         |              |



| Project Data                         |  |                                   |                                  |
|--------------------------------------|--|-----------------------------------|----------------------------------|
| Civic Address                        | 2425 East 26th Ave   | Vancouver, BC                     |                                  |
| Parcel Identifier Number             | 004-170-881  | Zoning                            | CD-1 (210)                       |
| Legal Description                    | LOT 7 BLOCK 1 SECTION 46 PLAN VA P2440 DISTRICT LOT THSL NWD PART S 1/2. N/A N/A |                                   |                                  |
| Existing building built in           | 1947   |                                   |                                  |
| Site Area                            | proposed area (ft <sup>2</sup> )   | width (ft)                        | length (ft)                      |
|                                      | 3262.30  | 33.00                             | 98.94                            |
|                                      |  |                                   |                                  |
| 4.7 Floor Space Ratio                | % of site area (permitted)   | area permitted (ft <sup>2</sup> ) | area proposed (ft <sup>2</sup> ) |
|                                      | 60.00%   | 1957.38                           | 1532.73                          |
|                                      | uncovered deck   | 4.80%                             | 156.59                           |
| 4.8 Site Coverage                    | % of site area (permitted)   | area permitted (ft <sup>2</sup> ) | area proposed (ft <sup>2</sup> ) |
|                                      | site coverage (main floor+ garage)   | 45.00%                            | 1468.04                          |
|                                      | site coverage (garage)   | 30.00%                            | 978.69                           |
| *Impermeable (see below for details) | % of site area (permitted)   | area permitted (ft <sup>2</sup> ) | area proposed (ft <sup>2</sup> ) |
|                                      | 60.00%   | 1957.38                           | 1413.32                          |
| *Impermeable calculations            | area (ft <sup>2</sup> )  |                                   |                                  |
|                                      | main building  | 698.22                            |                                  |
|                                      | garage   | 280.00                            |                                  |
| path                                 | drive  | 29.86                             |                                  |
|                                      | deck & stair   | 95.21                             |                                  |
|                                      | total  | 310.03                            |                                  |
| 4.3 Building Height                  | permitted (m)  | proposed (m)                      | proposed (ft)                    |
|                                      | principal building   | see elevations                    |                                  |
|                                      | garage   | see elevations                    |                                  |
| 4.4-4.6 Setbacks                     | yard   | permitted min. (ft)               | proposed (ft)                    |
|                                      | principal  | front (S)                         | 24.00                            |
|                                      |  | rear (N)                          | 44.52                            |
| garage                               |  | left side (W)                     | 3.30                             |
|                                      |  | right side (E)                    | 3.30                             |
| 4.16 Building Depth                  |  | permitted max. (ft)               | proposed (ft)                    |
|                                      | principal  | 75.00                             | 29.33                            |

## 2 IMPERMEABLE CALCULATION

A1.0 SCALE: 3/32"=1'-0"

No work may be done within the critical root zone of any protected tree unless an ISA Certified Arborist is in attendance to supervise. Work includes demolition, excavation, construction and landscaping.

All site work supervised by the arborist shall be documented in a post-construction arborist report and submitted to the Director of Planning in a timely manner.

ARBORIST SUPERVISION TRIGGER POINT: ARBORTECH CONSULTING. (604) 275-7484.



ENGINEERING DEPARTMENT  
Water, Sewer, & Green Infrastructure  
Sewer & Drainage Design Branch

### PUBLIC SEWER AND WATER CONNECTION INFORMATION

#### SEWER INFORMATION

This site plan shows the locations, sizes and invert elevations of the public storm and sanitary sewer connections. Plumbing Fixtures are restricted as follows:

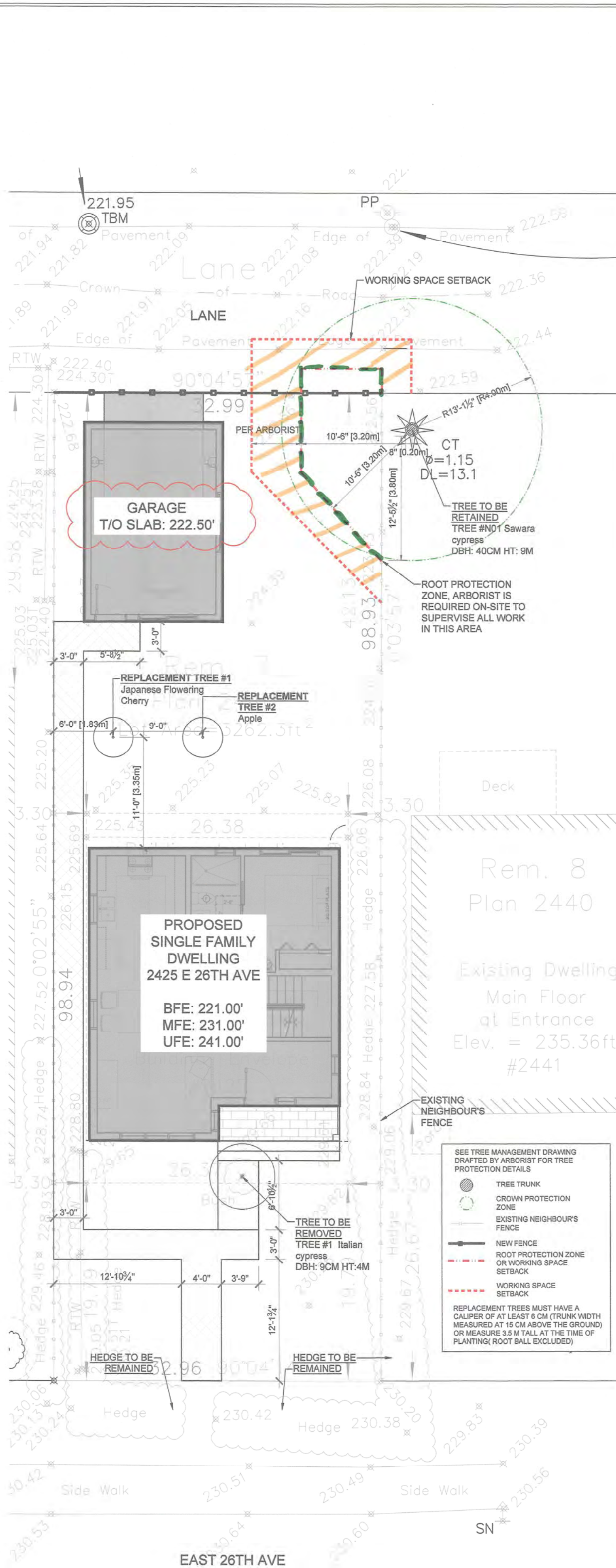
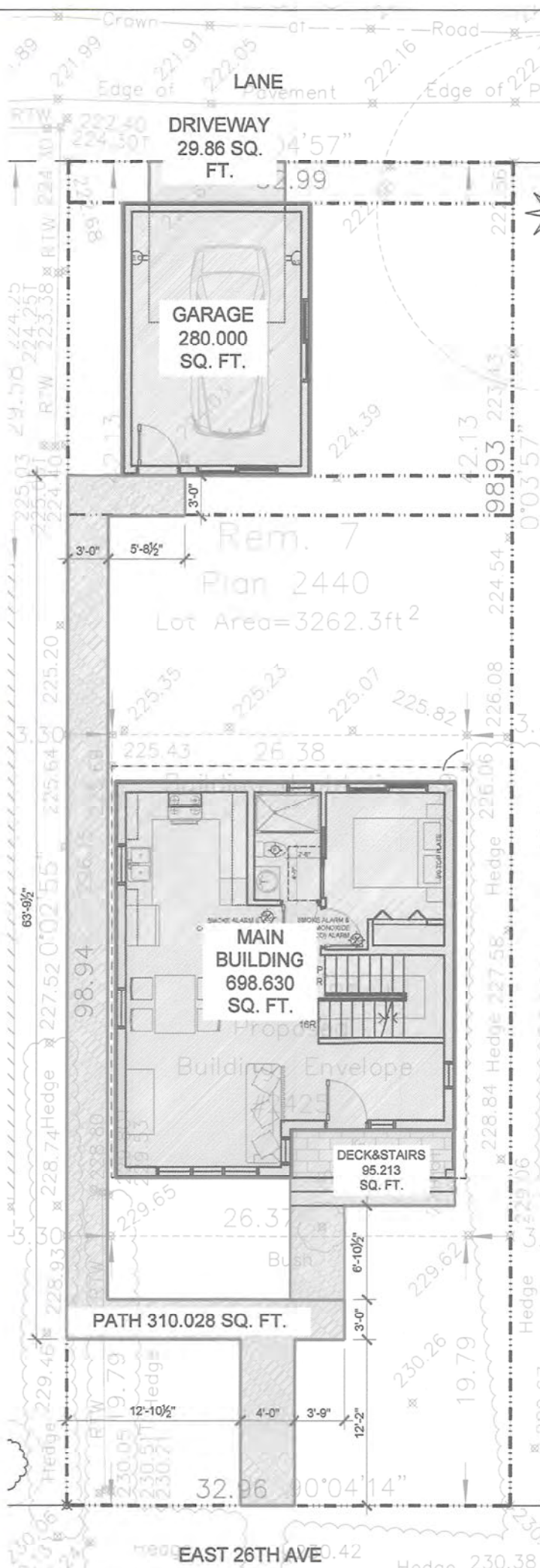
- All sanitary fixtures (including floor drains) with rim elevations below 70.34 m (geodetic) or 230.774 ft (geodetic) must be protected (see Fixture Restriction Guidelines Update attached).
- All storm fixtures with rim elevations below 70.34 m (geodetic) or 230.774 ft (geodetic) must be protected (see Fixture Restriction Guidelines Update attached).

#### Water Information

This site plan shows the location and size of the public water connection. The estimated minimum water main pressure is: 85.5 (psi)

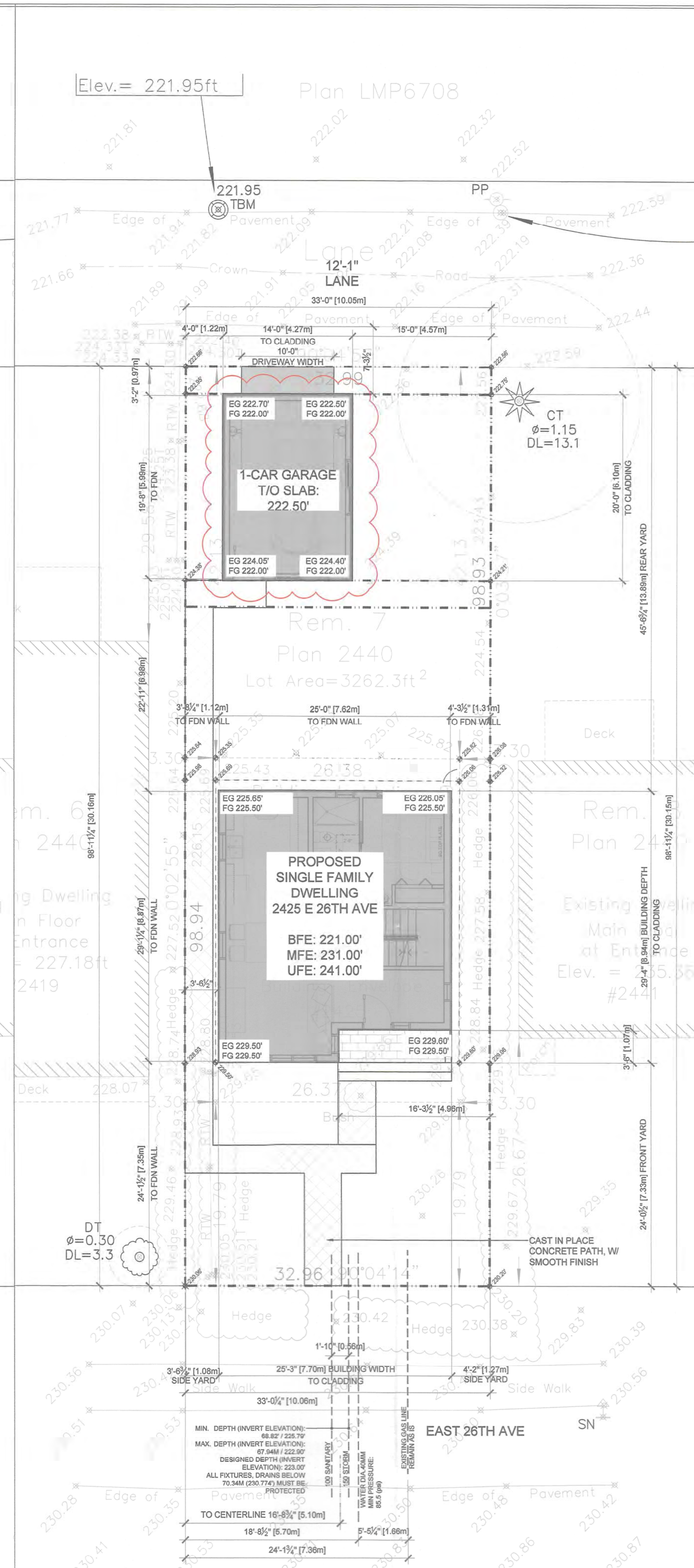
#### NOTES

- The City of Vancouver does not guarantee the accuracy of the information provided on this Plan and circumstances may prevent the City from installing the public sewer and/or water connections at the locations and depths shown on this Plan.
- The Owner is responsible for locating and connecting to the public sewer and water connections installed by the City regardless of their actual installed locations and depths.
- The Owner is responsible for ensuring that the sizing of the private plumbing system is adequate for the storm & sanitary sewer discharges and the domestic & fire water flows.
- No person shall connect a building sewer or water system to a public connection without first obtaining a "Public Sewer & Water Connection Permit".
- All revisions related to the sewer and water information on this site plan must have Engineering review and acceptance prior to making the change(s). Any requests for changes after a City crew has arrived at the site may cause installation delays and additional costs.



## 2 LANDSCAPE PLAN

A1.0 SCALE: 1/8"=1'-0"



## 1 SITE PLAN

A1.0 SCALE: 1/8"=1'-0"



T 604 210 9698 OFFICE@JSARCHITECT.CA  
206-4603 KINGSWAY, BURNABY, BC V5H 4M4  
WWW.JSARCHITECT.CA

**BUILDER'S RESPONSIBILITY TO LAYOUT WORK.**  
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Revised per City's comments 2021.06.10  
NO REVISIONS DATE(Y.M.D.)

ISSUED FOR: DATE(Y.M.D.)

|                              |            |
|------------------------------|------------|
| Building Permit - 3rd Intake | 2020.10.28 |
| Coordination                 | 2020.09.25 |
| Building Permit - 2nd Intake | 2020.07.24 |
| Building Permit              | 2020.05.25 |
| Coordination                 | 2020.03.16 |

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### PROJECT: SINGLE FAMILY DWELLING & ACCESSORY BUILDING

2425 E 26th Ave, Vancouver, B.C.  
V5R 1K6



CONSULTANT:

SCALE: AS SHOWN  
DATE: Sep. 25, 2020  
DRAWN BY: LZ  
CHECKED BY: JS  
JOB NO.: 20-06  
SHEET TITLE:

### SITE PLAN & LANDSCAPE PLAN & PROJECT DATA

DRAWING NO.: A1.0 REVISION NO.:



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| EXTERIOR FINISH |   |   |
|-----------------|---|---|
| REF             | MATERIAL  | COLOUR                                    |
| 1               | STUCCO  | LIGHT GREY SILVER                         |
| 2               | TONGUE & GROOVE CEDAR SIDING                                | NATURAL TONE RED WOOD                     |
| 3               | STANDING SEAM METAL ROOF                                    | SLATE GREY                                |
| 4               | VINYL WINDOWS, DOORS & PANEL TRUE DIVIDED, BALANCED SASH    | LIGHT GREY                                |
| 4*              | ALUMINUM WINDOWS, DOORS & PANEL TRUE DIVIDED, BALANCED SASH | TRANSPARENT W/ TEMPERED GLASS FIRE RATING |
| 5               | STANDING SEAM METAL PANEL                                   | SLATE GREY                                |
| 6               | WOOD ENTRY DOOR   | MATCH CEDAR SIDING                        |
| 7               | PERFORATED SOFFIT   | NATURAL TONE RED                          |
| 8               | WOOD COLUMN   | MATCH CEDAR SIDING                        |
| 9               | ALUMINUM INSULATED GARAGE DOOR                              | MATCH CEDAR SIDING                        |
| 10              | METAL FASCIA  | SLATE GREY                                |


|             |             |
|-------------|-------------|
| ISSUED FOR: | DATE(Y.M.D) |
|-------------|-------------|

|                              |            |
|------------------------------|------------|
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**SINGLE FAMILY DWELLING  
& ACCESSORY BUILDING**

2425 E 26th Ave, Vancouver, B.C.  
V5R 1K6

CLIENT: 

CONSULTANT: \_\_\_\_\_

|                       |  |
|-----------------------|--|
| SCALE: AS SHOWN       |  |
| DATE: Sep. 25, 2020   |  |
| DRAWN BY: LZ          |  |
| CHECKED BY: JS        |  |
| DOB NO.: <b>20-06</b> |  |
| SHEET TITLE:          |  |

## NORTH & EAST ELEVATIONS

|              |              |
|--------------|--------------|
| DRAWING NO.: | REVISION No: |
|--------------|--------------|

### A3.0



| EAST ELEVATION                    |        |                 |   |
|-----------------------------------|--------|-----------------|---|
| * house is sprinklered throughout |        |                 |   |
| WA 1 = foremast                   |        | ft <sup>2</sup> | m |
| wall area                         | 450.44 | 41.8            |   |
| limited distance                  | ft     | m               |   |
|                                   | 4.17   | 1.2             |   |
| max. allowable %                  |        | 14.4            |   |
| max. allowable                    |        | 6.0             |   |
| unprotected opening               | 20.00  | 1.8             |   |
|                                   |        |                 |   |
| WA 2                              |        | ft <sup>2</sup> | m |
| wall area                         | 32.67  | 3.0             |   |
| limited distance                  | ft     | m               |   |
|                                   | 16.29  | 4.9             |   |
| max. allowable %                  |        | 100.0           |   |
| max. allowable                    |        | 3.0             |   |
| unprotected opening               | 11.66  | 1.0             |   |





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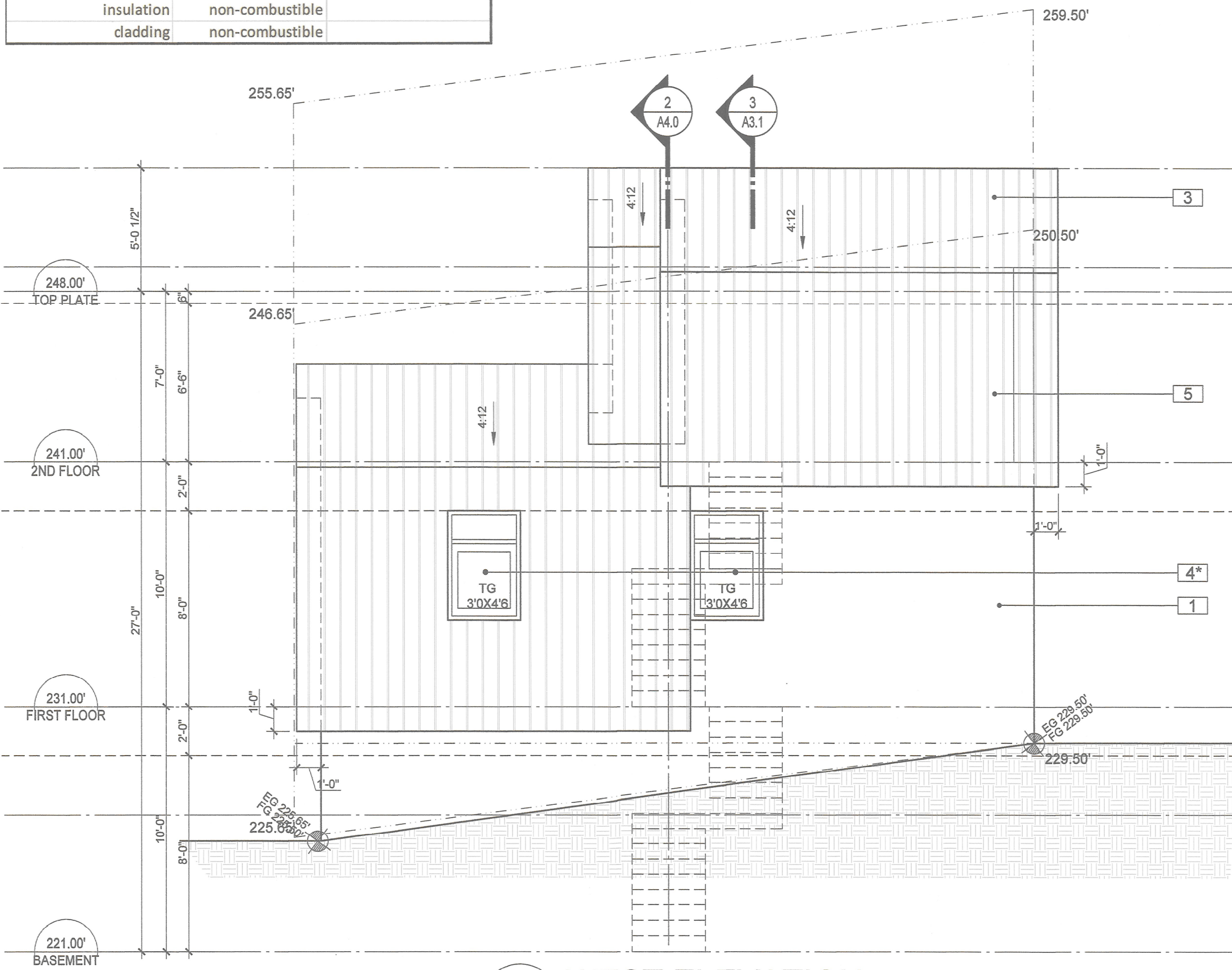
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|                       |                                       |       |
|-----------------------|---------------------------------------|-------|
| WEST ELEVATION        |                                       |       |
| WA 4 = foremost       | ft²                                   | m²    |
| wall area             | 505.20                                | 46.93 |
| limited distance      | ft                                    | m     |
|                       | 3.54                                  | 1.08  |
| max. allowable %      |                                       | 10.00 |
| max. allowable        |                                       | 4.69  |
| unprotected opening   | 27.00                                 | 2.51  |
| per 9.10.15.4.(7)     | requirement for exposed building face |       |
| glazing type          | safety glass                          |       |
| exposed building face |                                       |       |
| FRR                   | 1 hr                                  |       |
| insulation            | non-combustible                       |       |
| cladding              | non-combustible                       |       |



**SECTION 3-3**

A3.1 1/4" = 1'-0"

| REF | DESCRIPTION |
|-----|-------------|
| 1   | S           |
| 2   | T           |
| 3   | S           |
| 4   | V           |
| 4*  | A           |
| 5   | S           |
| 6   | V           |
| 7   | F           |
| 8   | V           |
| 9   | A           |
| 10  | M           |

This architectural drawing illustrates the facade of a building with a gabled roof and a central entrance. The drawing is divided into four horizontal sections representing different floor levels: TOP PLATE, 2ND FLOOR, 1ST FLOOR, and BASEMENT. Key dimensions and features include:

- Overall Dimensions:** The total width is 259.50' and the total height is 30'-0".
- Floor Levels:**
  - TOP PLATE:** Located at the top of the structure.
  - 2ND FLOOR:** Features a large window (7'6"x4'0") and a smaller window (7'6"x5'6").
  - 1ST FLOOR:** Features a large window (7'6"x5'6") and a central entrance with a glass door (3'0"x6'8") and a transom (TG 2'0"x5'6").
  - BASEMENT:** Located at the bottom of the structure.
- Structural Details:**
  - Roof:** A gabled roof with a 15° pitch.
  - Windows:** Various window sizes and configurations are shown, including a large window (7'6"x4'0") and a smaller window (7'6"x5'6").
  - Entrance:** A central entrance with a glass door (3'0"x6'8") and a transom (TG 2'0"x5'6").
  - Foundation:** The building is shown on a foundation with a 2'0" thick base.
- Annotations:**
  - PL:** Foundation level.
  - PL1:** First floor level.
  - EQ:** Elevation points.
  - 259.50':** Total width.
  - 30'-0":** Total height.
  - 259.60':** Width of the right side.
  - 228.75':** Width of the left side.
  - 229.50':** Width of the right side.
  - 229.60':** Width of the right side.
  - 228.50':** Width of the left side.
  - 228.60':** Width of the left side.
  - 228.75':** Width of the left side.
  - 228.80':** Width of the left side.
  - 228.90':** Width of the left side.
  - 229.00':** Width of the left side.
  - 229.10':** Width of the left side.
  - 229.20':** Width of the left side.
  - 229.30':** Width of the left side.
  - 229.40':** Width of the left side.
  - 229.50':** Width of the left side.
  - 229.60':** Width of the left side.
  - 229.70':** Width of the left side.
  - 229.80':** Width of the left side.
  - 229.90':** Width of the left side.
  - 230.00':** Width of the left side.

**2 SOUTH ELEVATION**  
A3.1 SCALE: 1/4"=1'-0"

|                              |             |
|------------------------------|-------------|
| Revised per City's comments  | 2021.06.10  |
| 0. REVISION                  | DATE(Y,M,D) |
| <b>REVISIONS:</b>            |             |
| <b>ISSUED FOR:</b>           |             |
|                              | DATE(Y,M,D) |
| Building Permit - 3rd Intake | 2020.10.28  |
| coordination                 | 2020.09.25  |
| Building Permit - 2nd Intake | 2020.07.24  |
| Building Permit              | 2020.05.25  |
| coordination                 | 2020.03.16  |

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PROJECT: **SINGLE FAMILY DWELLING  
& ACCESSORY BUILDING**

2425 E 26th Ave, Vancouver, B.C.  
V5R 1K6

RECEIVED  
CITY OF VANCOUVER  
JUN 11 2021  
DEVELOPMENT  
BUILDINGS & LICENSING

CONSULTANT:

|                                       |  |
|---------------------------------------|--|
| SCALE: AS SHOWN                       |  |
| DATE: Sep. 25, 2020                   |  |
| DRAWN BY: LZ                          |  |
| CHECKED BY: JS                        |  |
| JOB NO.: <b>20-06</b><br>SHEET TITLE: |  |

## WEST & SOUTH ELEVATIONS & SECTION 3

|              |              |
|--------------|--------------|
| DRAWING NO.: | REVISION No: |
| A3.1         |              |



| Project Data                         |  |                                   |                                  |
|--------------------------------------|--|-----------------------------------|----------------------------------|
| Civic Address                        | 2425 East 26th Ave   | Vancouver, BC                     |                                  |
| Parcel Identifier Number             | 004-170-881  | Zoning                            | CD-1 (210)                       |
| Legal Description                    | LOT 7 BLOCK 1 SECTION 46 PLAN VA P2440 DISTRICT LOT THSL NWD PART S 1/2. N/A N/A |                                   |                                  |
| Existing building built in           | 1947   |                                   |                                  |
| Site Area                            | proposed area (ft <sup>2</sup> )   | width (ft)                        | length (ft)                      |
|                                      | 3262.30  | 33.00                             | 98.94                            |
| 4.7 Floor Space Ratio                | % of site area (permitted)   | area permitted (ft <sup>2</sup> ) | area proposed (ft <sup>2</sup> ) |
|                                      | 60.00%   | 1957.38                           | 1532.73                          |
|                                      | uncovered deck   | 4.80%                             | 156.59                           |
|                                      |  |                                   | 42.64                            |
| 4.8 Site Coverage                    | % of site area (permitted)   | area permitted (ft <sup>2</sup> ) | area proposed (ft <sup>2</sup> ) |
|                                      | 45.00%   | 1468.04                           | 978.22                           |
|                                      | 30.00%   | 978.69                            | 280.00                           |
| *Impermeable (see below for details) | 60.00%   | 1957.38                           | 1413.32                          |
| *Impermeable calculations            | area (ft <sup>2</sup> )  |                                   |                                  |
|                                      | main building  | 698.22                            |                                  |
|                                      | garage   | 280.00                            |                                  |
|                                      | driveway   | 29.86                             |                                  |
|                                      | deck & stair   | 95.21                             |                                  |
|                                      | path   | 310.03                            |                                  |
|                                      | total  | 1413.32                           |                                  |
| 4.3 Building Height                  | permitted (m)  | proposed (m)                      | proposed (ft)                    |
| principal building                   |  | see elevations                    |                                  |
| garage                               |  | see elevations                    |                                  |
| 4.4*4.6 Setbacks                     | yard   | permitted min. (ft)               | proposed (ft)                    |
|                                      | principal  | front (S)                         | 24.00                            |
|                                      |  | rear (N)                          | 44.52                            |
|                                      |  | left side (W)                     | 3.30                             |
|                                      |  | right side (E)                    | 3.30                             |
|                                      | garage   | rear (N)                          | 2.00                             |
|                                      |  | side (W)                          | 3.30                             |
|                                      |  | side (E)                          | 3.30                             |
| 4.16 Building Depth                  |  | permitted max. (ft)               | proposed (ft)                    |
|                                      | principal  | 75.00                             | 29.33                            |

## 2 IMPERMEABLE CALCULATION

SCALE: 3/32"=1'-0"

No work may be done within the critical root zone of any protected tree unless an ISA Certified Arborist is in attendance to supervise. Work includes demolition, excavation, construction and landscaping.

All site work supervised by the arborist shall be documented in a post-construction arborist report and submitted to the Director of Planning in a timely manner.

ARBORIST SUPERVISION TRIGGER  
POINT: ARBORTECH CONSULTING.  
(604) 275-7484.



ENGINEERING DEPARTMENT  
Water, Sewer, & Green Infrastructure  
Sewer & Drainage Design Branch

### PUBLIC SEWER AND WATER CONNECTION INFORMATION

#### SEWER INFORMATION

This site plan shows the locations, sizes and invert elevations of the public storm and sanitary sewer connections. Plumbing Fixtures are restricted as follows:

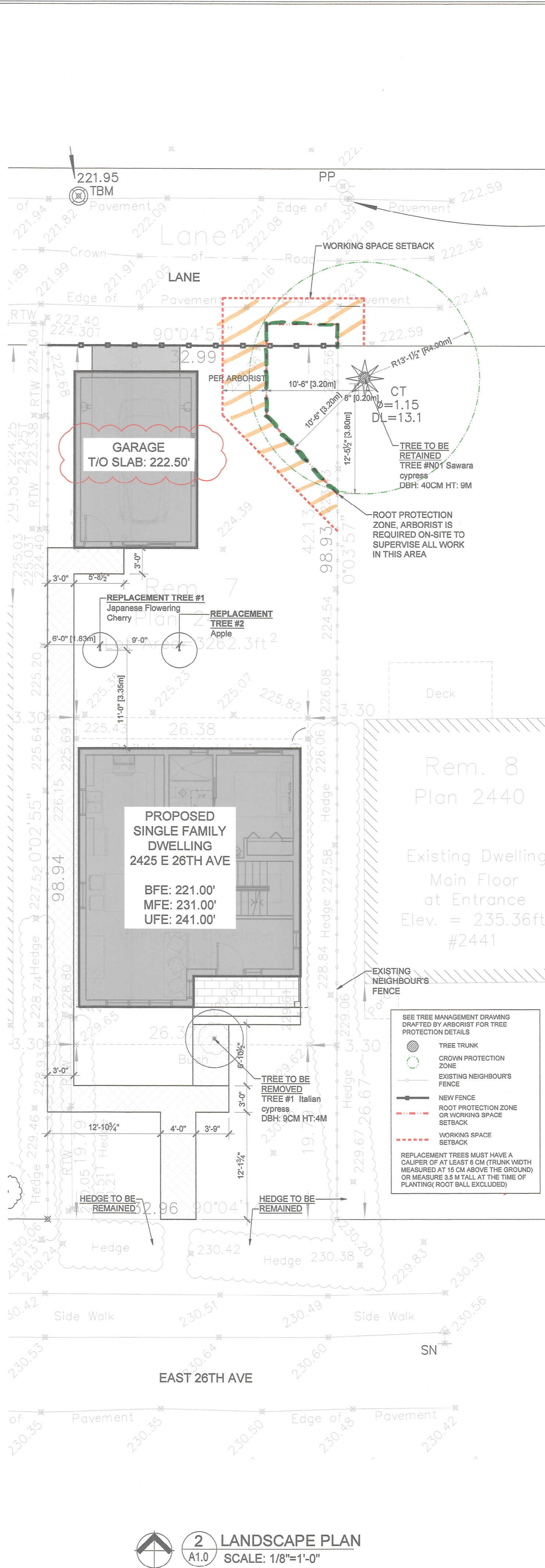
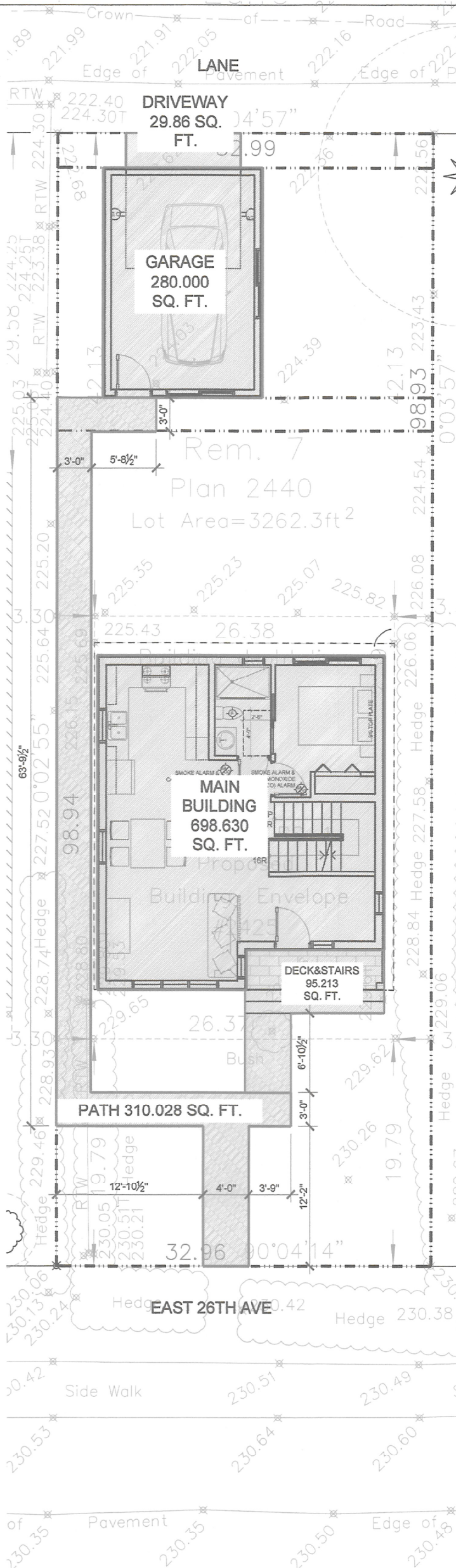
- All sanitary fixtures (including floor drains) with rim elevations below 70.34 m (geodetic) or 230.774 ft (geodetic) must be protected (see Fixture Restriction Guidelines Update attached).
- All storm fixtures with rim elevations below 70.34 m (geodetic) or 230.774 ft (geodetic) must be protected (see Fixture Restriction Guidelines Update attached).

#### Water Information

This site plan shows the location and size of the public water connection. The estimated minimum water main pressure is: 85.5 (psi)

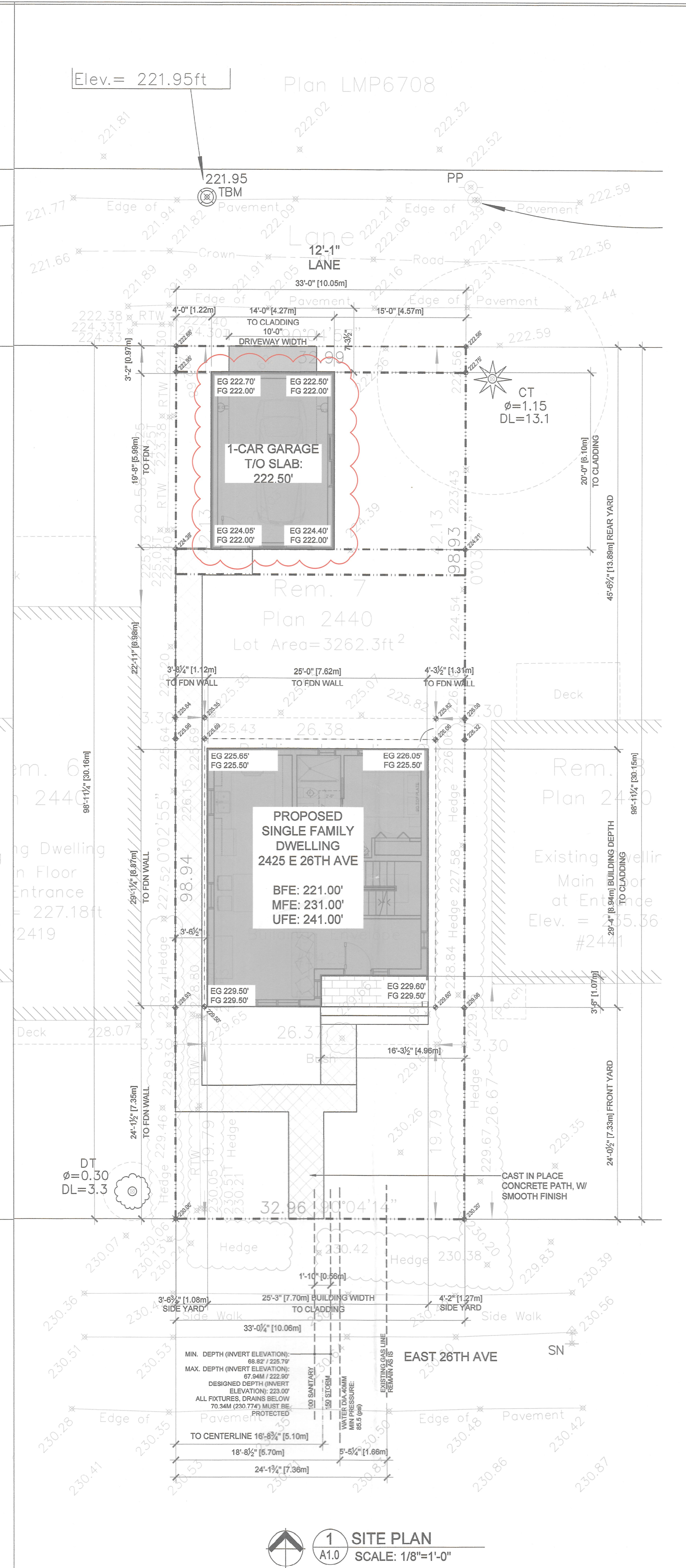
#### NOTES

- The City of Vancouver does not guarantee the accuracy of the information provided on this Plan and circumstances may prevent the City from installing the public sewer and/or water connections at the locations and depths shown on this Plan.
- The Owner is responsible for locating and connecting to the public sewer and water connections installed by the City regardless of their actual installed locations and depths.
- The Owner is responsible for ensuring that the sizing of the private plumbing system is adequate for the storm & sanitary sewer discharges and the domestic & fire water flows.
- No person shall connect a building sewer or water system to a public connection without first obtaining a "Public Sewer & Water Connection Permit".
- All revisions related to the sewer and water information on this site plan must have Engineering review and acceptance prior to making the change(s). Any requests for changes after a City crew has arrived at the site may cause installation delays and additional costs.



## 2 LANDSCAPE PLAN

SCALE: 1/8"=1'-0"



## 1 SITE PLAN

SCALE: 1/8"=1'-0"



T 604 210 9698 OFFICE@JSARCHITECT.CA  
206-4603 KINGSWAY, BURNABY, BC V5H 4M4  
WWW.JSARCHITECT.CA

#### BUILDER'S RESPONSIBILITY TO LAYOUT WORK

It is the Builder's responsibility to lay out and carry out the work as detailed in the contract documents. It is therefore necessary for the builder to pay very close attention to actual site dimensions, geometries and conditions which may vary from those assumed on the drawings.

Any discrepancies which the Builder discovers within the contract documents themselves or between the contract documents & site conditions, are to be discussed with the Architect immediately before proceeding with any work.

Written dimensions shall have precedence over scaled dimensions.

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Revised per City's comments 2021.06.10

NO REVISIONS: DATE(Y.M.D)

ISSUED FOR: DATE(Y.M.D)

|                              |            |
|------------------------------|------------|
| Building Permit - 3rd intake | 2020.10.28 |
| Coordination                 | 2020.09.25 |
| Building Permit - 2nd intake | 2020.07.24 |
| Building Permit              | 2020.05.25 |
| Coordination                 | 2020.03.16 |

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PROJECT:

### SINGLE FAMILY DWELLING & ACCESSORY BUILDING

2425 E 26th Ave, Vancouver, B.C.  
V5R 1K6

CLIENT:



CONSULTANT:

SCALE: AS SHOWN

DATE: Sep. 25, 2020

DRAWN BY: LZ

CHECKED BY: JS

JOB NO.: 20-06

SHEET TITLE:

### SITE PLAN & LANDSCAPE PLAN & PROJECT DATA

DRAWING NO.:

A1.0

REVISION No.: