

SUBDIVISION PERMIT APPLICATION

3656 McKechnie Avenue and 3609 Creery Avenue, West Vancouver, BC

LEGAL DESCRIPTION

PARCEL 'A', BLOCK 22 OF DISTRICT LOTS 558, GROUP 1, NEW WESTMINSTER; PLAN BCP31603, P. I. D. 027-163-245; AND AMENDED LOT 4, BLOCK 22 OF EAST PART OF DISTRICT LOTS 558, GROUP 1, NEW WESTMINSTER; PLAN 3779, P. I. D. 012-194-905

nick milkovich architects inc

Suite 303, 375 West 5th Avenue
Vancouver, BC, Canada V5Y 1J6
tel 604.737.6061
fax 604.737.6091
e-mail nma@milkoarchitects.com
web www.milkoarchitects.com

consultant

seal

issued

1. SUBDIVISION PERMIT	2015/09/03
2. SUBDIVISION PERMIT	2016/03/22
3. SUBDIVISION PERMIT	2016/10/07
4. SUBDIVISION PERMIT	2016/11/25
5. SUBDIVISION PERMIT	2016/12/07
6. SUBDIVISION PERMIT	2017/01/23

revisions

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All measurements must be checked on the drawings by the contractor.
This drawing is not to be used for construction purposes unless countersigned.

key plan

project title

McKECHNIE RESIDENCE
SUBDIVISION

3656 McKECHNIE AVENUE
& 3609 CREERY AVENUE
WEST VANCOUVER, BC

drawing title

CONTEXT PLAN

drawn

project north

checked

NM

scale

drawing date

2017/01/23

project no.

15003

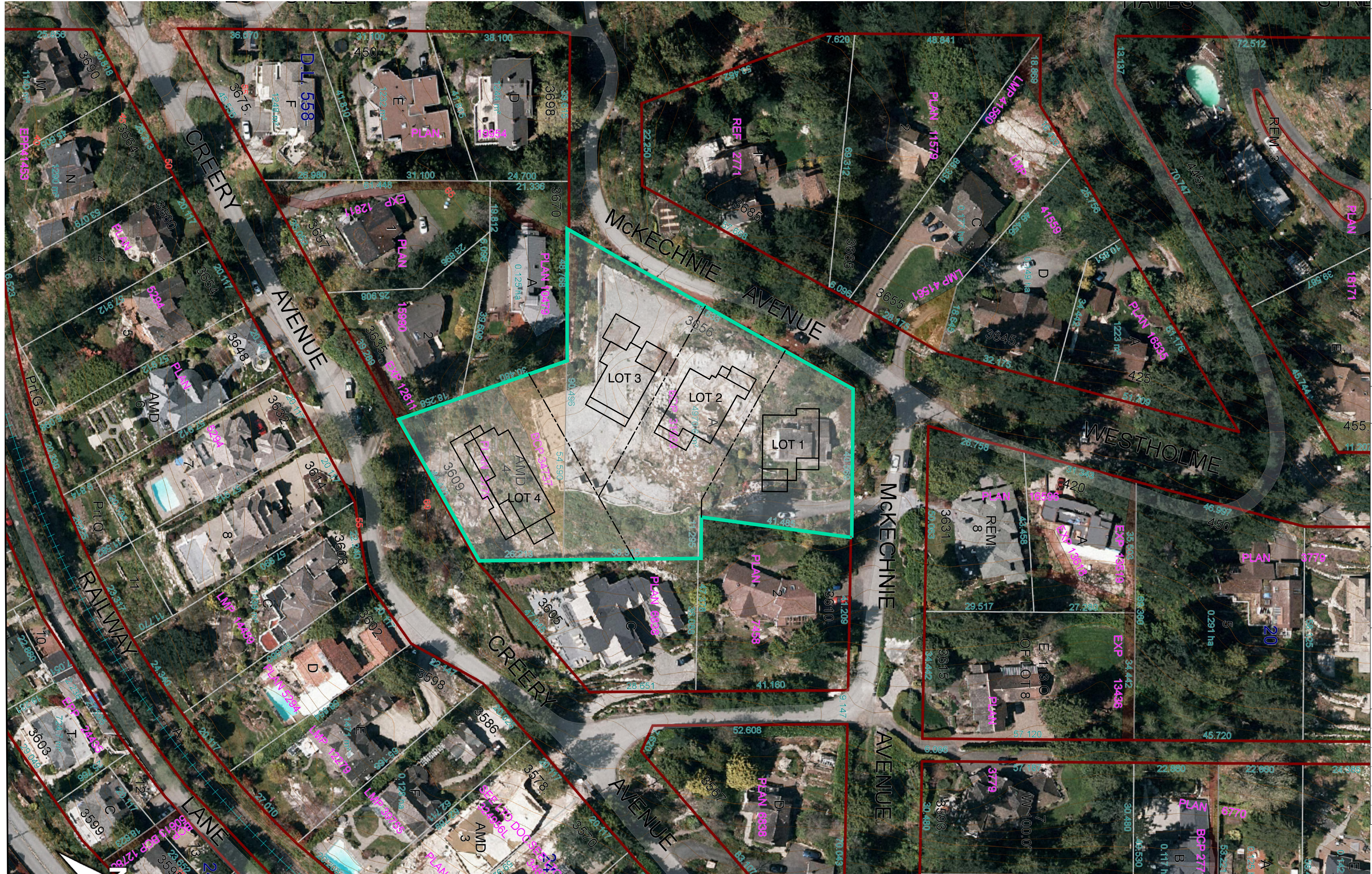
rev.

printed

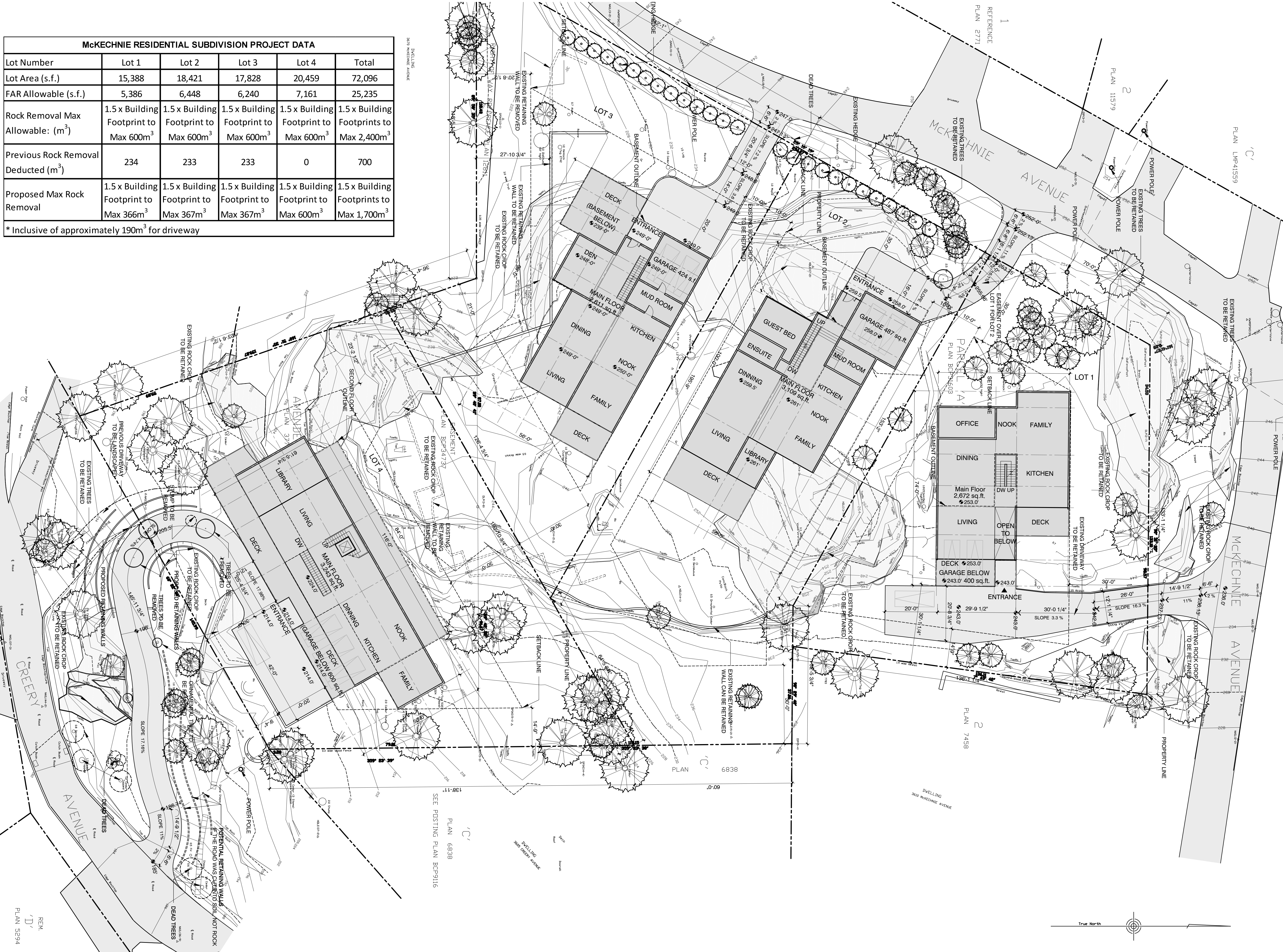
2017/01/23

drawing no.

A0.1



McKECHNIE RESIDENTIAL SUBDIVISION PROJECT DATA					
Lot Number	Lot 1	Lot 2	Lot 3	Lot 4	Total
Lot Area (s.f.)	15,388	18,421	17,828	20,459	72,096
FAR Allowable (s.f.)	5,386	6,448	6,240	7,161	25,235
Rock Removal Max Allowable: (m ³)	1.5 x Building Footprint to Max 600m ³	1.5 x Building Footprint to Max 600m ³	1.5 x Building Footprint to Max 600m ³	1.5 x Building Footprint to Max 600m ³	1.5 x Building Footprints to Max 2,400m ³
Previous Rock Removal Deducted (m ³)	234	233	233	0	700
Proposed Max Rock Removal	1.5 x Building Footprint to Max 366m ³	1.5 x Building Footprint to Max 367m ³	1.5 x Building Footprint to Max 367m ³	1.5 x Building Footprint to Max 600m ³	1.5 x Building Footprints to Max 1,700m ³
* Inclusive of approximately 190m ³ for driveway					



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key plan

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3656 McKECHNIE AVENUE & 3609 CREERY AVENUE
WEST VANCOUVER, BC

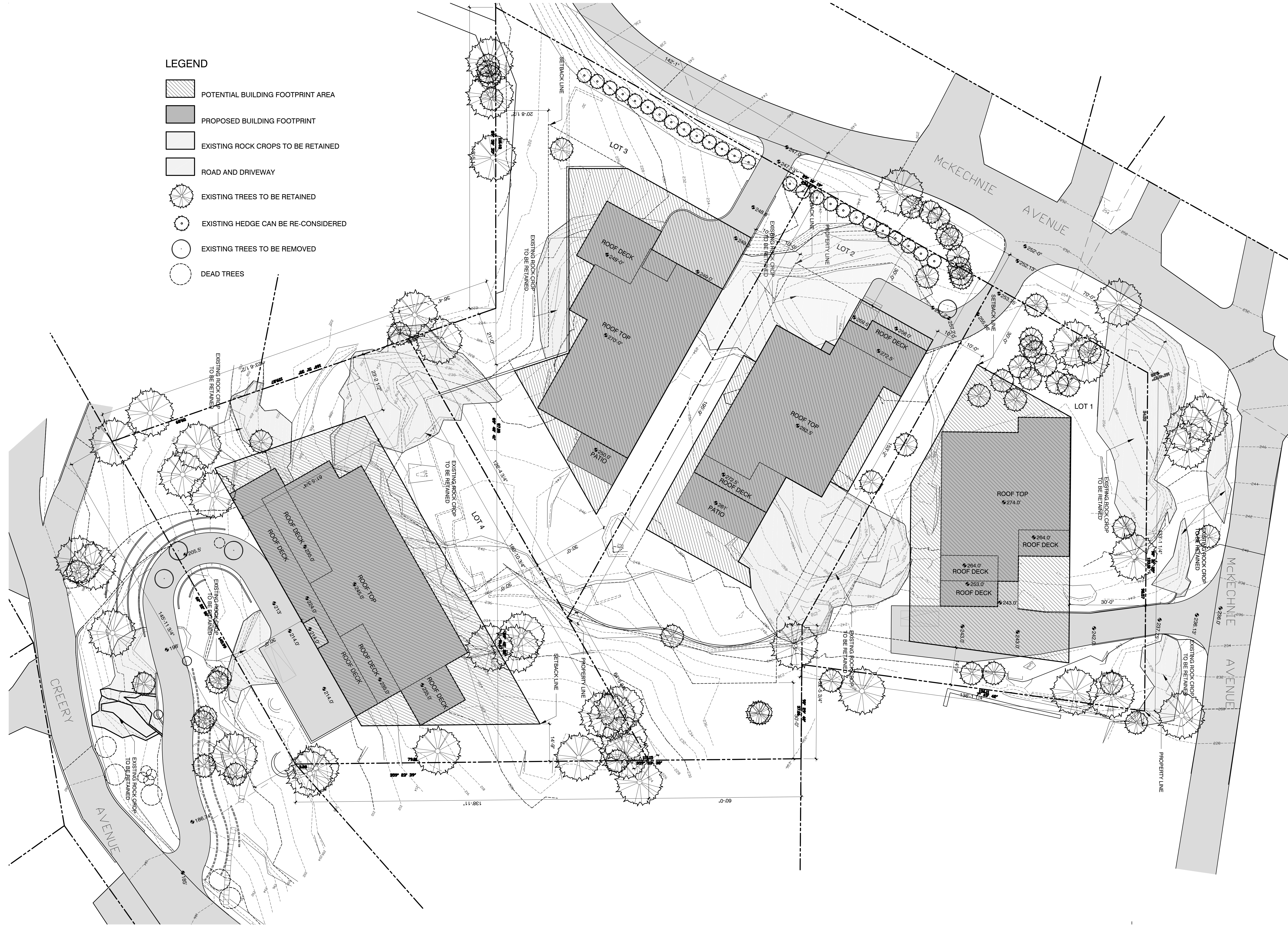
drawing title

SUB-DIVISION PLAN

drawn	GW	project north	
checked	NM	scale	1/16"=1'-0"
drawing date	2017/01/23	printed	2017/01/23
project no.	15003	drawing no.	A.I.1
rev.			

LEGEND

-  POTENTIAL BUILDING FOOTPRINT AREA
-  PROPOSED BUILDING FOOTPRINT
-  EXISTING ROCK CROPS TO BE RETAINED
-  ROAD AND DRIVEWAY
-  EXISTING TREES TO BE RETAINED
-  EXISTING HEDGE CAN BE RE-CONSIDERED
-  EXISTING TREES TO BE REMOVED
-  DEAD TREES



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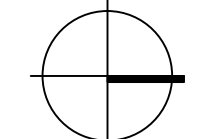
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revisions
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key plan

project title
McKECHNIE RESIDENCE SUBDIVISION
 3656 McKECHNIE AVENUE & 3609 CREERY AVENUE
 WEST VANCOUVER, BC

drawing title
BUILDING FOOTPRINT PLAN

drawn	GW	project north	
checked	NM	scale	1/16"=1'-0"
drawing date	2016/12/07	printed	2017/01/23
project no.	15003	drawing no.	A1.3
rev.	