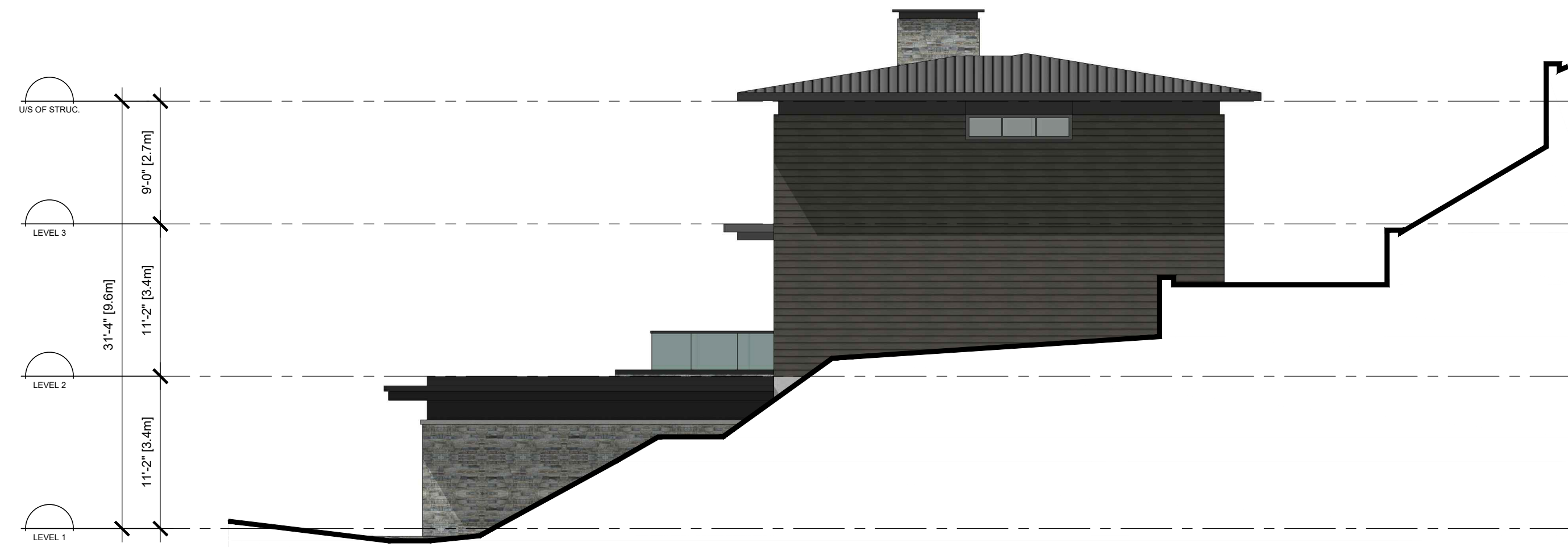




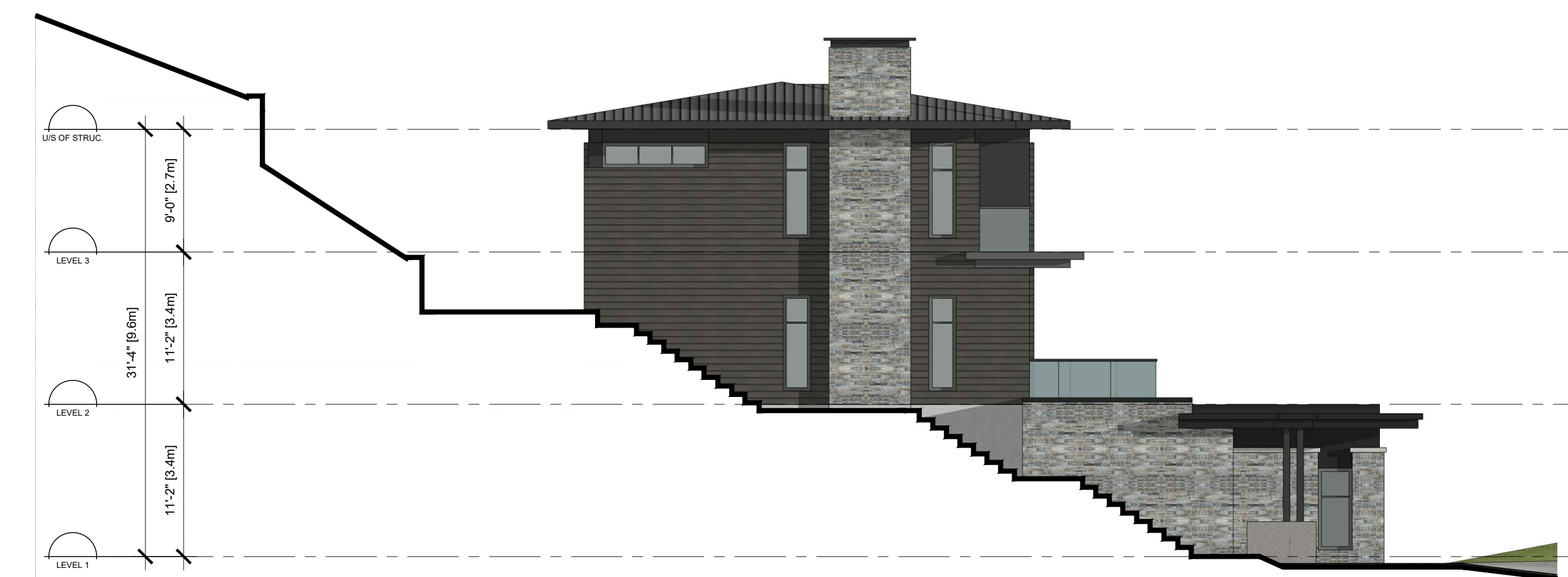
1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

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REVISIONS

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
28**

DRAWING No.

**A9.3**





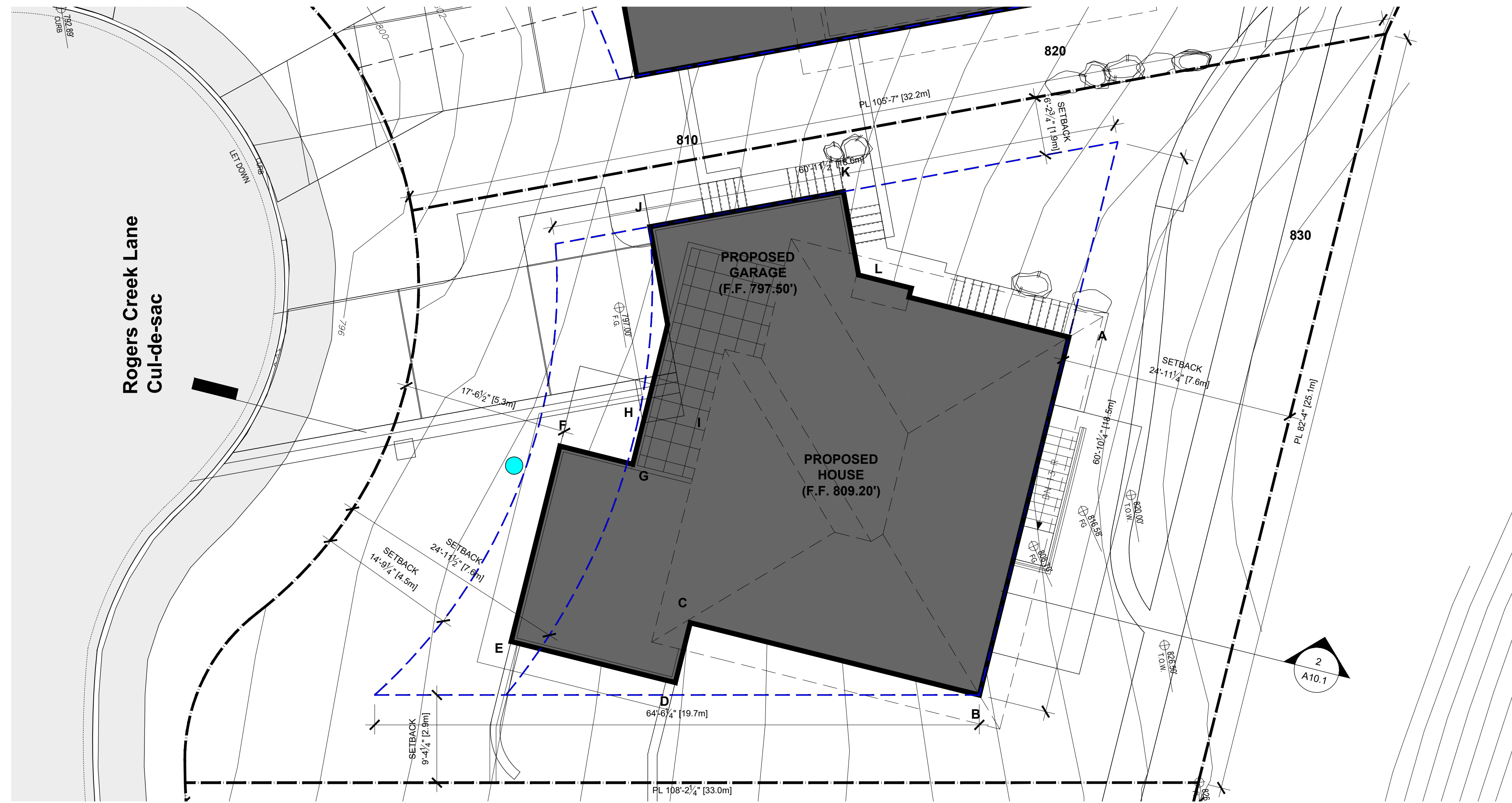


1 KEY PLAN

Scale: NTS

**LOT 29 STATS:**

LOT AREA: 7083.00 S.F.			
FAR ALLOWABLE: 3187.35 S.F.			
	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	7.6	5.3	2.3
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.9	1.9	-
SIDE YARD COMBINED SETBACK	4.75	4.80	-
HIGHEST BUILDING FACE	6.71	6.71	-
BUILDING HEIGHT	7.62	7.1	-
COVERED BALCONY (6% MAX)	6%	4.40%	-
FAR	0.45	0.45	-



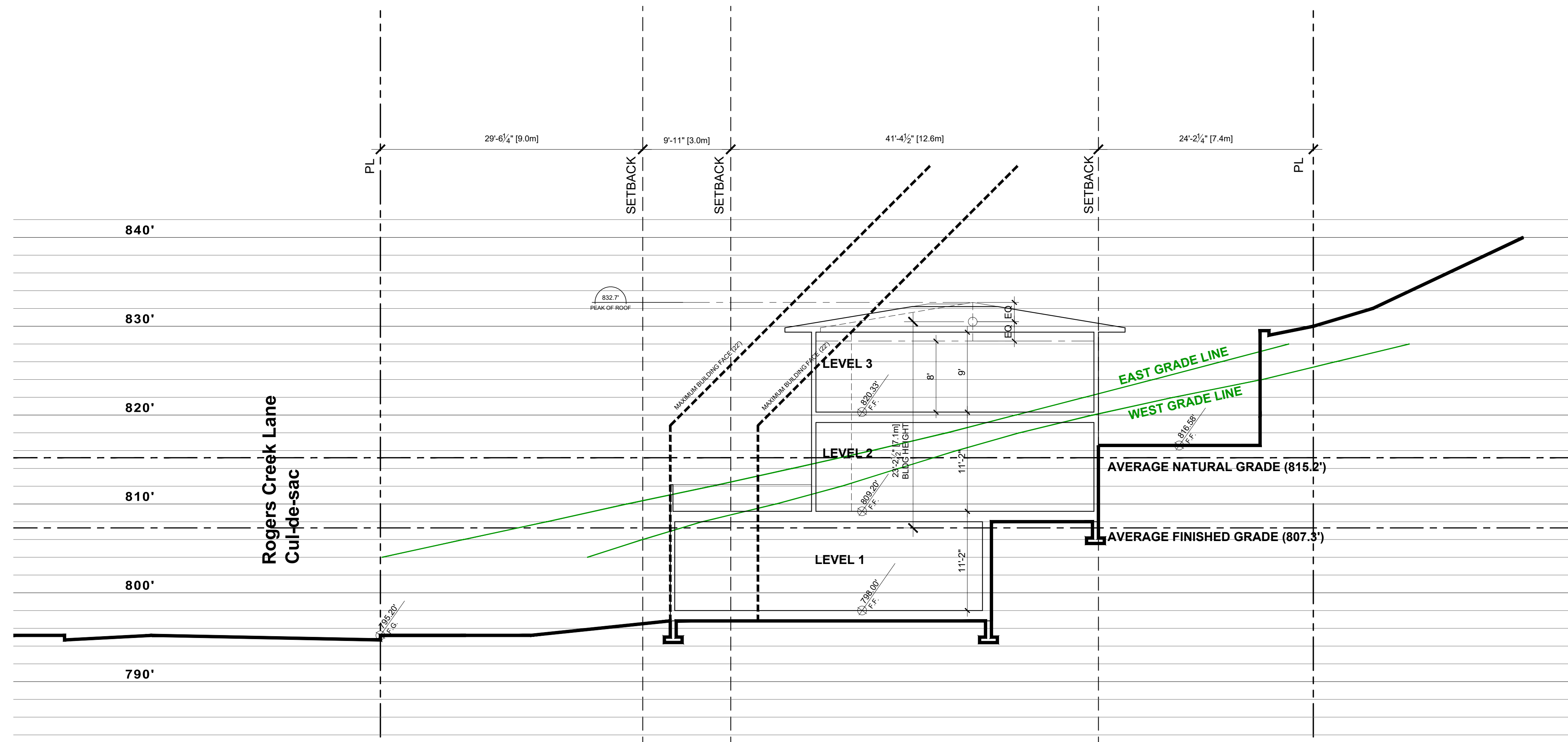
1 LOT 29 SITE PLAN

Scale: 1/8" = 10'

LOT 29 AVERAGE FINISHED GRADE					
SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	816.58	816.58	816.58	39.4	32173.252
B-C	816.58	809	812.79	31.8	25846.722
C-D	809	809	809	6.6	5339.4
D-E	809	798	803.5	17.9	14382.65
E-F	798	798	798	21.5	17157
F-G	798	798	798	7.8	6224.4
G-H	798	798	798	4.5	3591
H-I	798	798	798	4.4	3511.2
I-J	798	798	798	20.5	16359
J-K	798	809	803.5	21	16873.5
K-L	809	809	809	10.1	8170.9
L-A	809	816.58	812.79	22.9	18612.891
<b>TOTAL</b>				<b>208.4</b>	<b>168241.915</b>
<b>AVERAGE GRADE (FT)</b>					<b>807.3</b>

LOT 29 AVERAGE NATURAL GRADE					
SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	824.2	821.7	822.95	39.4	32424.23
B-C	821.7	813.9	817.8	31.8	26006.04
C-D	813.9	813.8	813.85	6.6	5371.41
D-E	813.8	809.8	811.8	17.9	14531.22
E-F	809.8	809.1	809.45	21.5	17403.175
F-G	809.1	811.2	810.15	7.8	6319.17
G-H	811.2	811.1	811.15	4.5	3650.175
H-I	811.1	812.2	811.65	4.4	3571.26
I-J	812.2	809.7	810.95	20.5	16624.475
J-K	809.7	815.7	812.7	21	17066.7
K-L	815.7	816.9	816.3	10.1	8244.63
L-A	816.9	824.2	820.55	22.9	18790.595
<b>TOTAL</b>				<b>208.4</b>	<b>170003.08</b>
<b>AVERAGE GRADE (FT)</b>					<b>815.8</b>

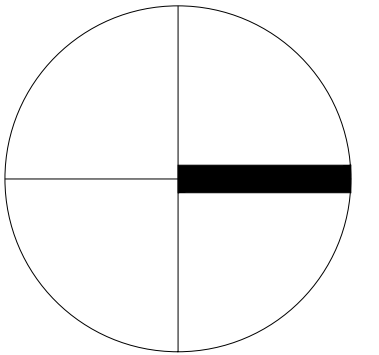


2 SECTION

Scale: 1/8" = 10'

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8	
7	RE-ISSUED FOR COUNCIL REVIEW JAN 8, 2018
6	ISSUED FOR COUNCIL REVIEW OCT 25, 2017
5	RE-ISSUED FOR DRC JULY 20, 2017
4	ISSUED FOR DRC APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT APR 12, 2017
2	DEVELOPMENT PERMIT AUG 5, 2016
1	PRELIMINARY REVIEW

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 29**

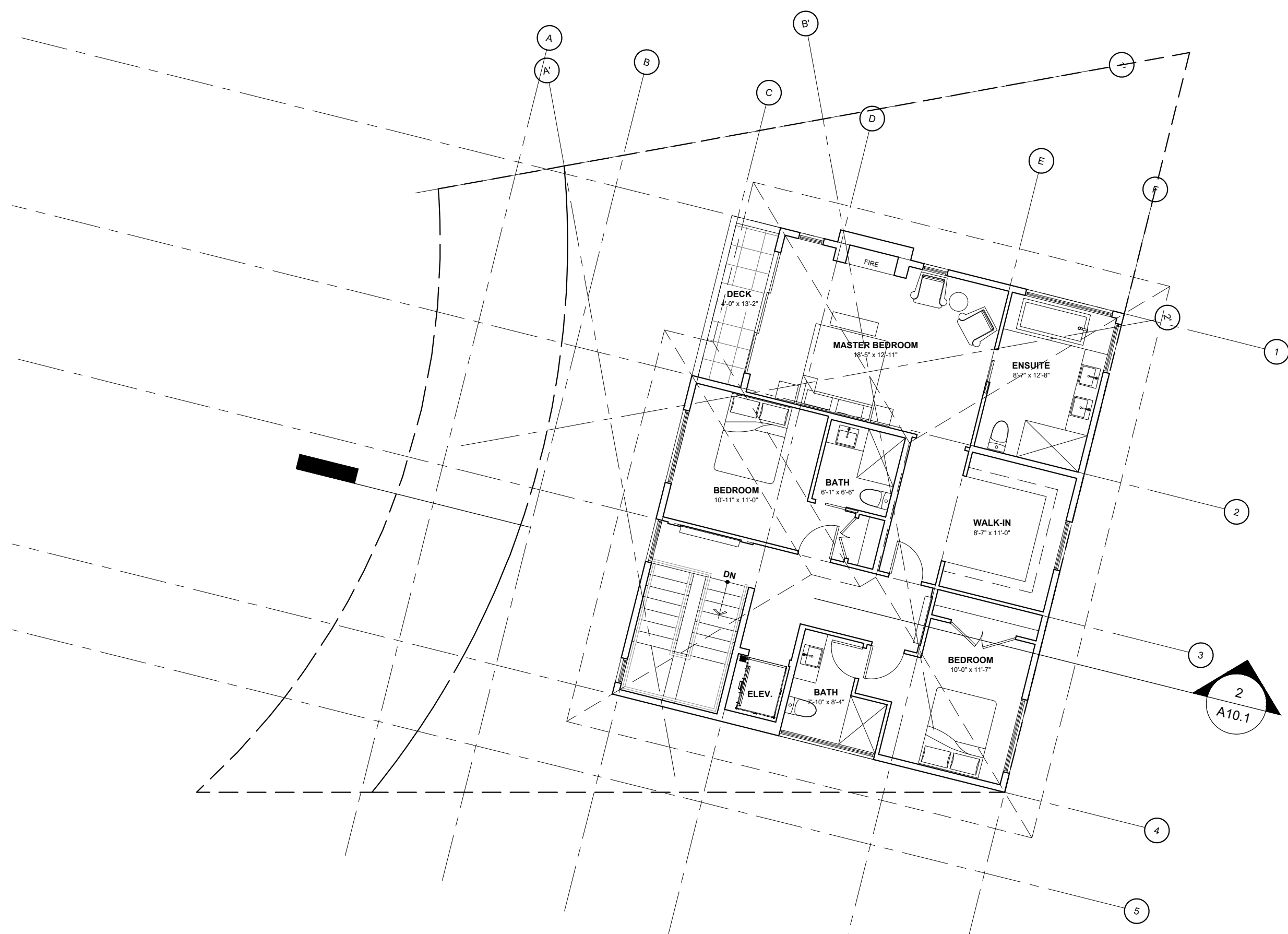
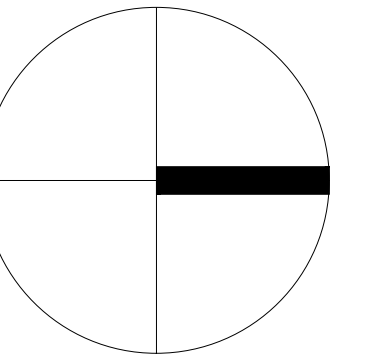
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**A10.1**

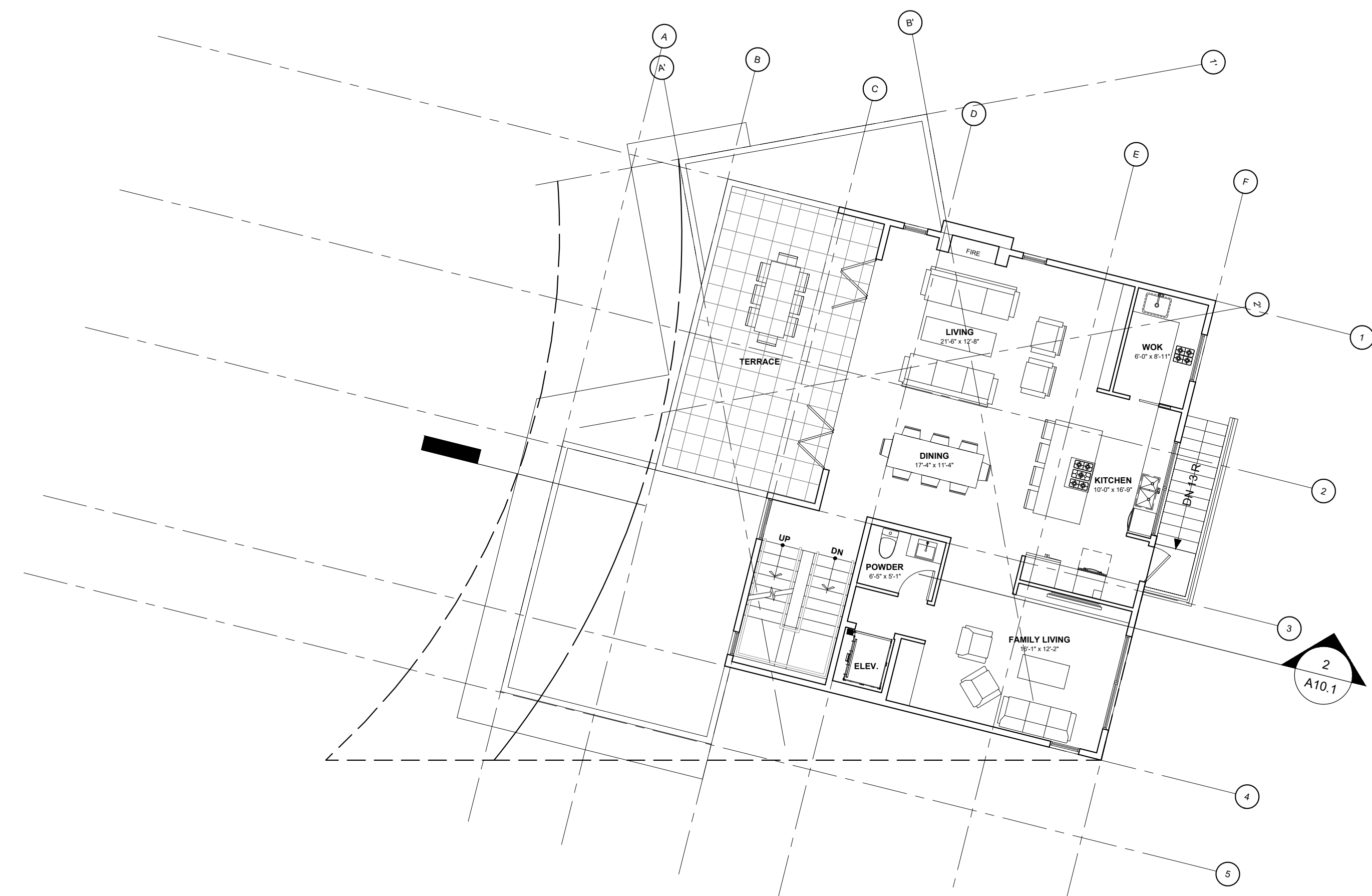


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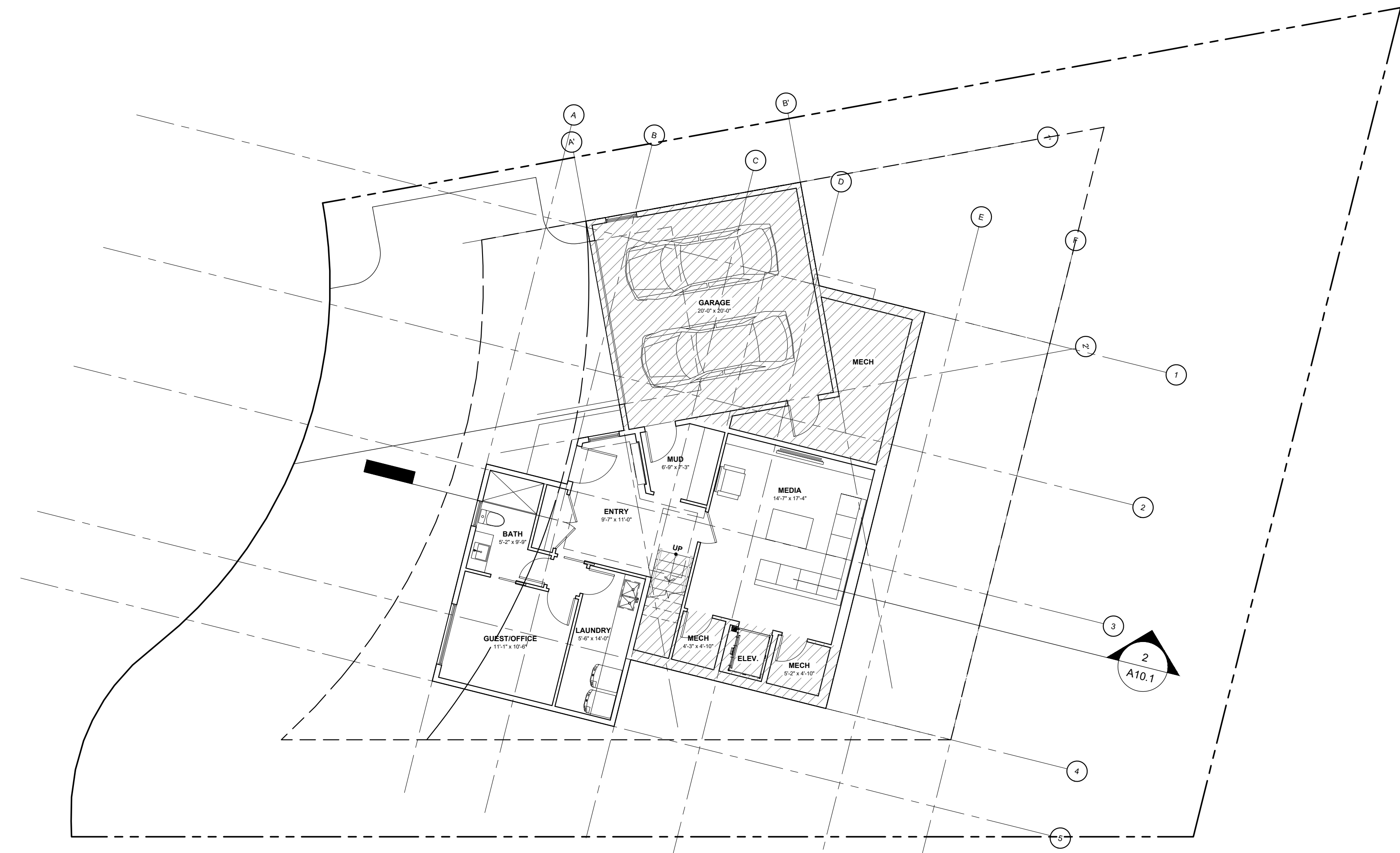
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**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1224.68 S.F. Scale: 1/8" = 1'0"



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1179.52 S.F. Scale: 1/8" = 1'0"



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1508.03 S.F. (including garage) Scale: 1/8" = 1'0"  
FAR AREA = 783.15 S.F.

TOTAL GROSS AREA = 3912.23 S.F.  
TOTAL FAR AREA = 3187.35 S.F.

REVISIONS

1

ISSUES

ISSUES	DATE
8	
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6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
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2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
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CONSULTANT	

PROJECT

**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
29**

DRAWING No.

**A10.2**

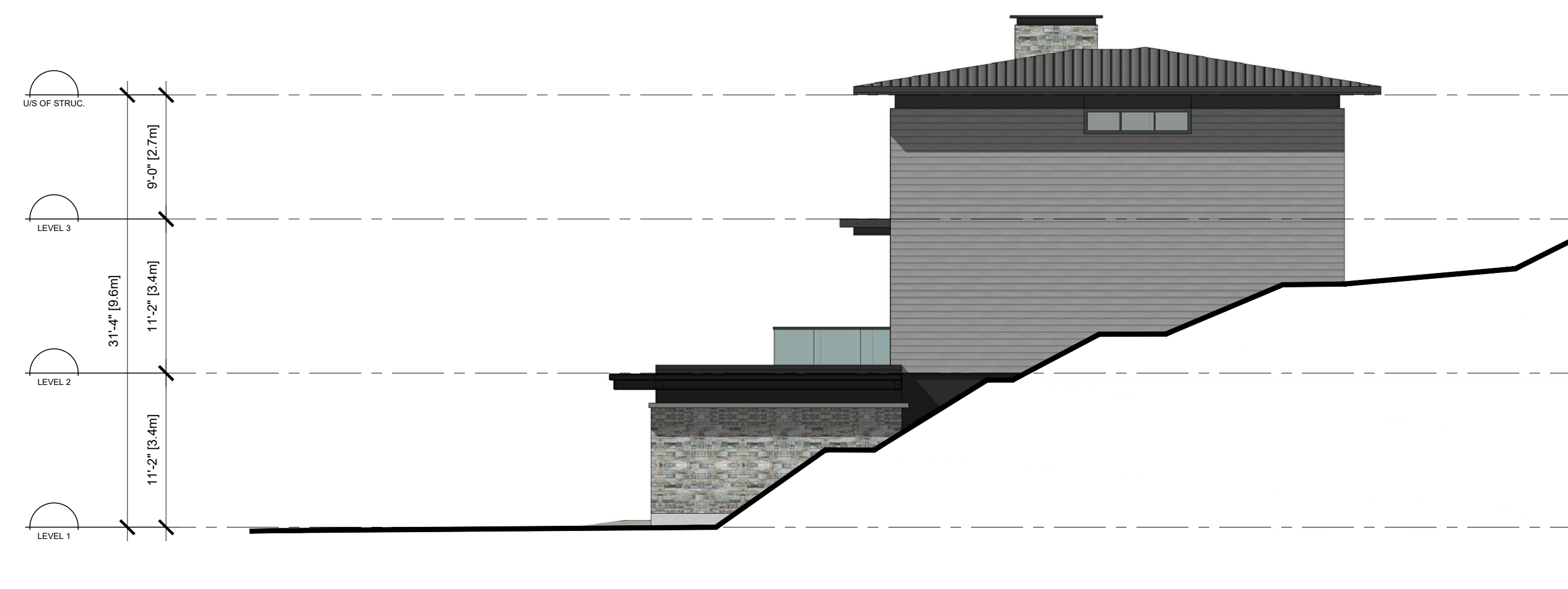


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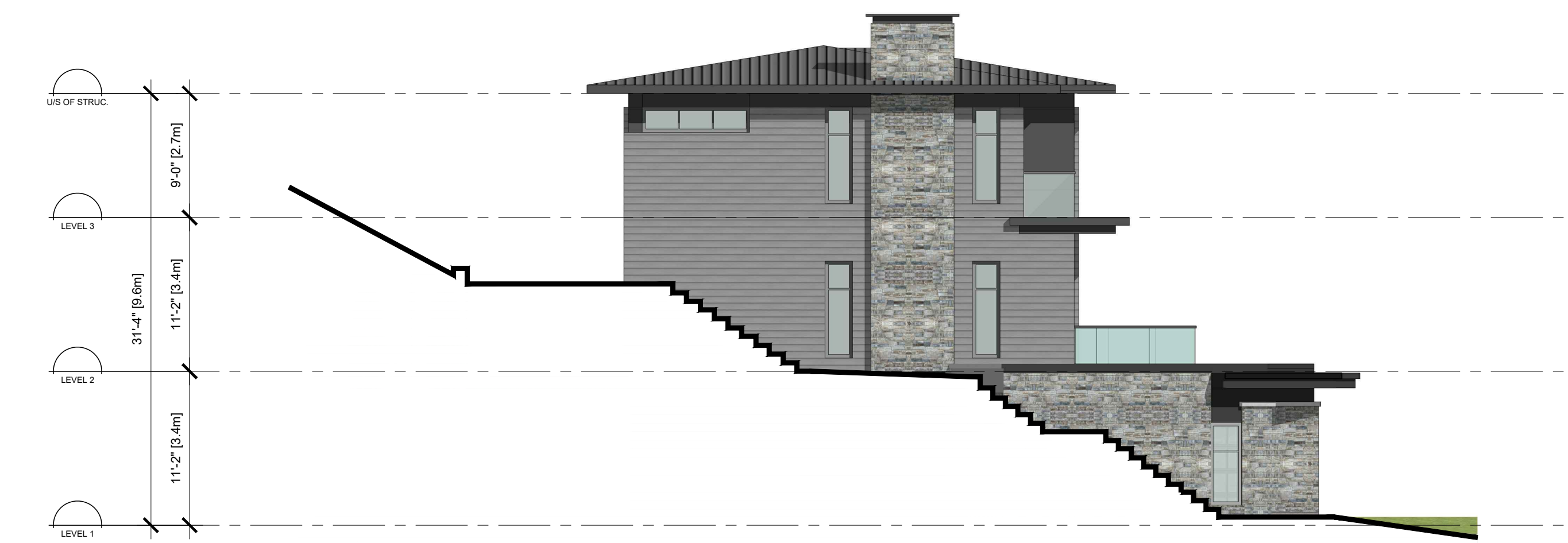
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Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

REVISIONS

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ISSUES

ISSUES	DATE
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PROJECT  
**EXECUTIVE HOMES AT  
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AREA 3 EAST, LOTS 21-41  
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DRAWING TITLE

**LOT  
29**

DRAWING No.

**A10.3**







1 KEY PLAN

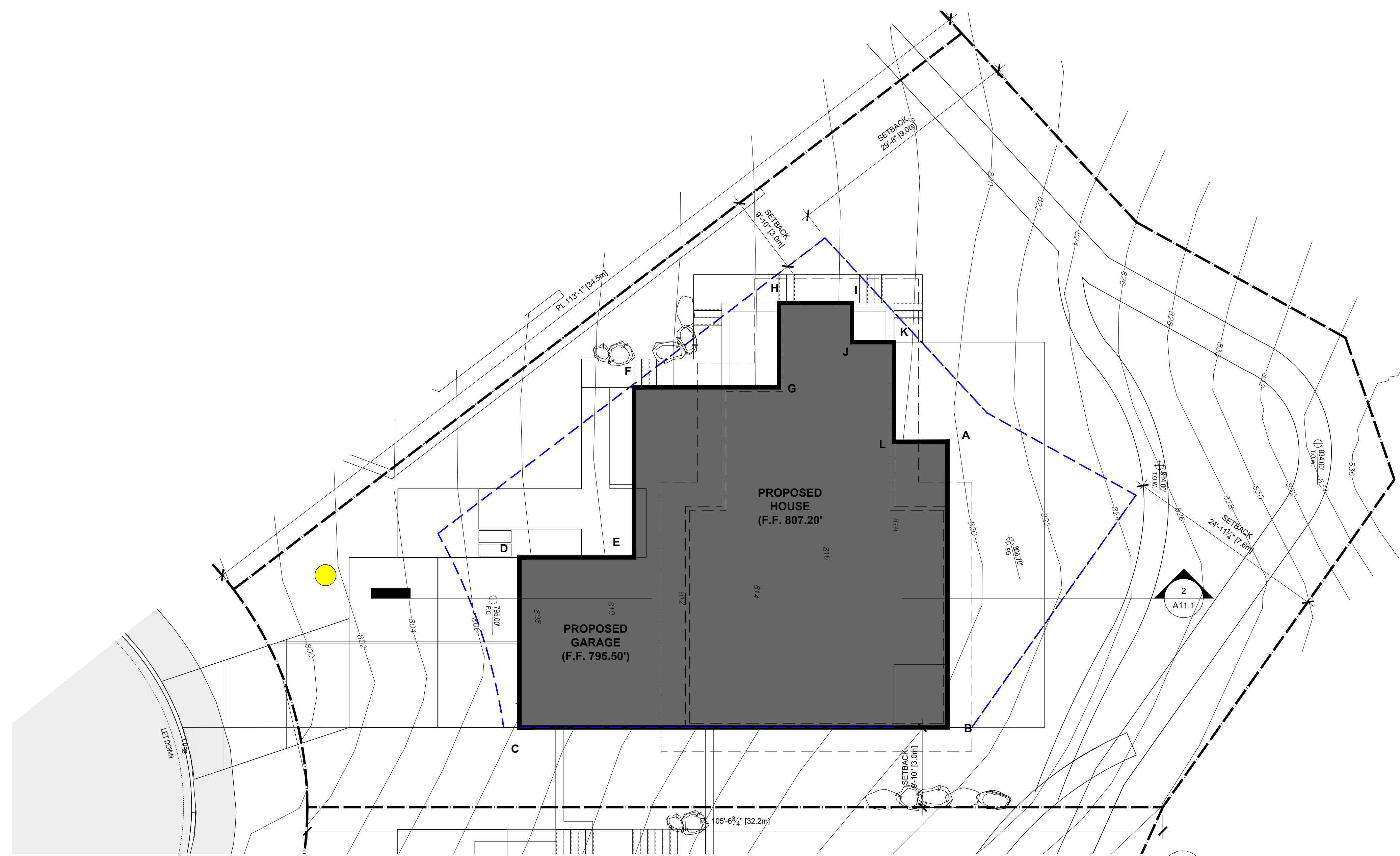
Scale: NTS

**LOT 30 STATS:**  
 LOT AREA: 8547.00 S.F.  
 FAR ALLOWABLE: 3418.80 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	7.6	7.6	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	3.0	3.0	-
SIDE YARD COMBINED SETBACK	6.0	6.0	-
HIGHEST BUILDING FACE	6.71	6.71	-
BUILDING HEIGHT	7.62	8.0	0.38
COVERED BALCONY (6% MAX)	6%	6%	-
FAR	0.40	0.40	-

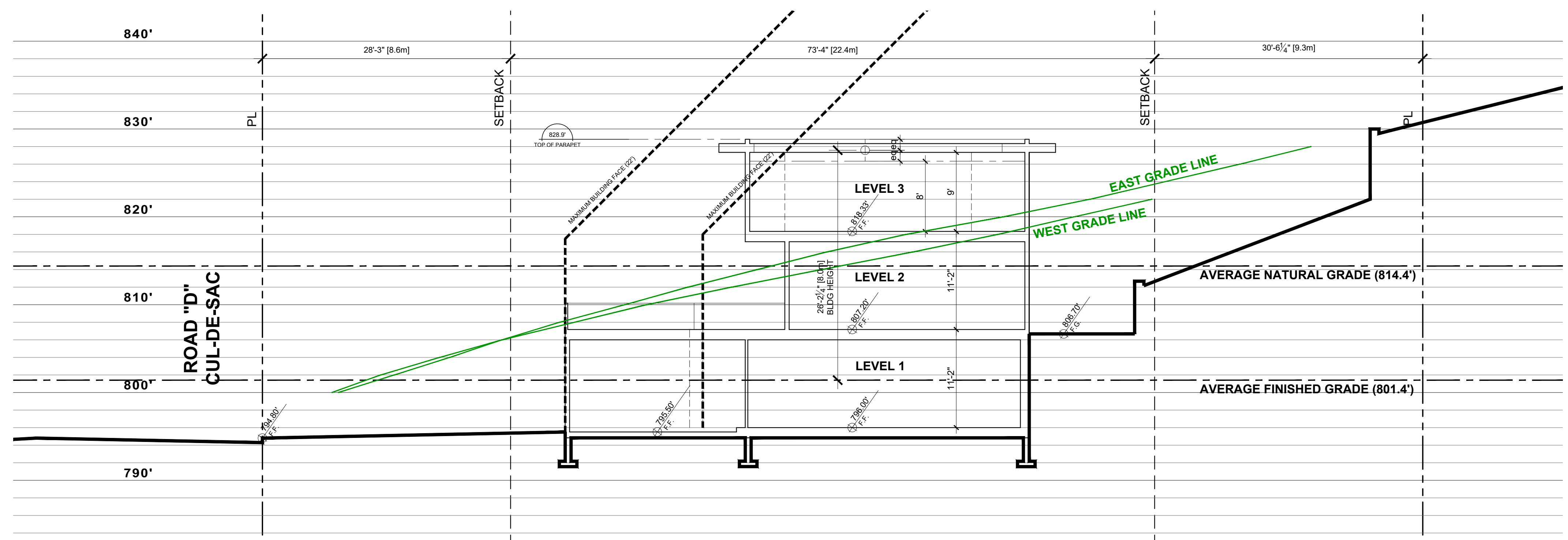
	807.2	795.5	801.35		
C-D	795.5	795.5	795.5	21	16705.5
D-E	795.5	796	795.75	14.2	11299.65
E-F	796	796	796	21	16716
F-G	796	796	796	17.9	14248.4
G-H	796	807.2	801.6	10.4	8336.64
H-I	807.2	807.2	807.2	9	7254.8
I-J	807.2	807.2	807.2	4.8	3974.56
J-K	807.2	807.2	807.2	5.2	4197.44
K-L	807.2	807.2	807.2	12.3	9928.56
L-A	807.2	807.2	807.2	6.6	5327.52
TOTAL				210.5	168704.51

	819.6	808.2	814.4		
C-D	808.2	807.6	807.9	21	16965.9
D-E	807.6	810.9	809.25	14.2	11491.35
E-F	810.9	811	810.95	21	17029.95
F-G	811	814.6	812.8	17.9	14649.12
G-H	814.6	814.6	814.6	10.4	8471.84
H-I	814.6	816.4	815.5	9	7339.5
I-J	816.4	816.4	816.4	4.8	3918.72
J-K	816.4	817.5	816.95	5.2	4248.14
K-L	817.5	817.8	817.65	12.3	10057.095
L-A	817.8	819.6	818.7	6.6	5403.42
TOTAL				210.5	171424.885



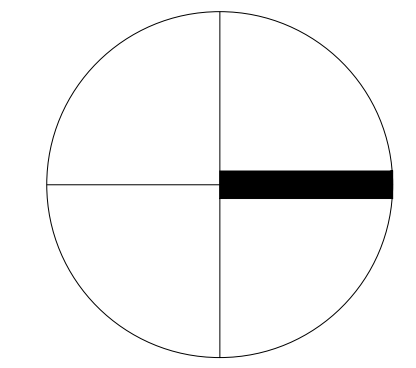
1 LOT 30 SITE PLAN

Scale: 1/8" = 10'



2 SECTION

Scale: 1/8" = 10'



REVISIONS

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ISSUES

ISSUES	DATE
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7 RE-ISSUED FOR COUNCIL REVIEW	JAN 8, 2018
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1 PRELIMINARY REVIEW	

PROJECT NUMBER DC-49

DRAWN BY JPO

CHECKED BY MB

DATE CHECKED AUG 5, 2016

CONSULTANT

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 30**

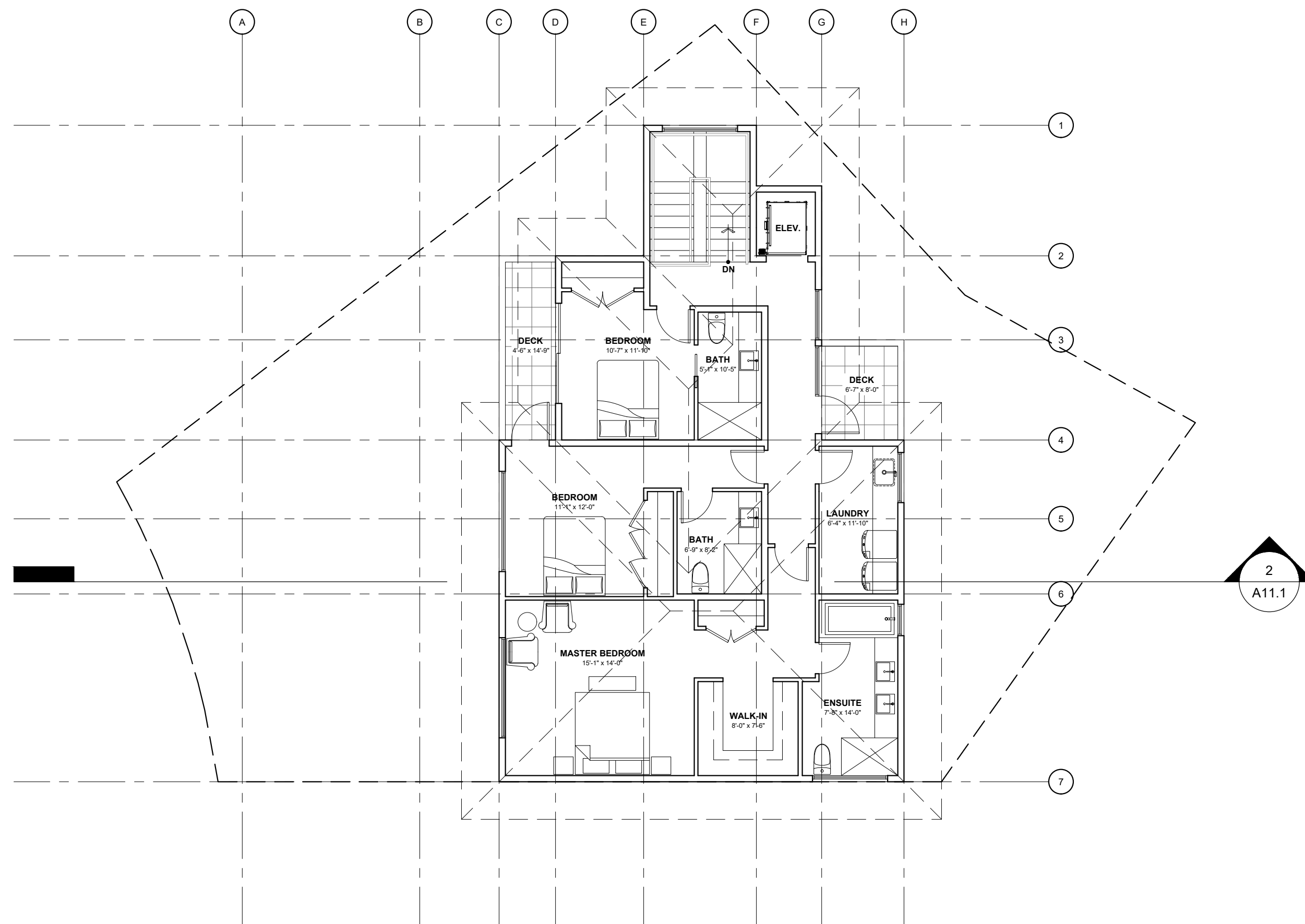
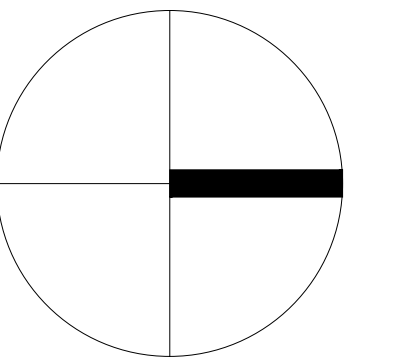
DRAWING No.

**A11.1**

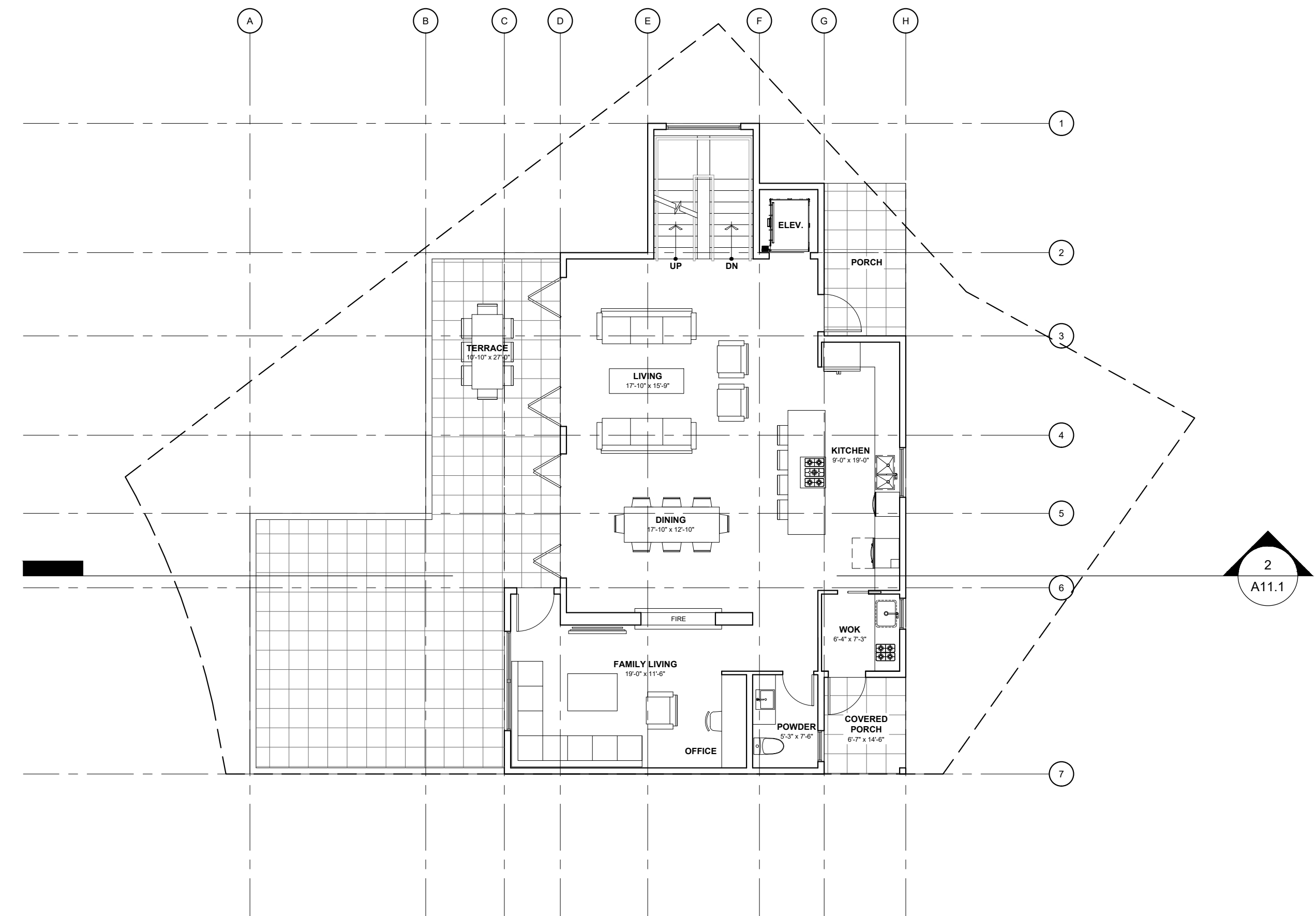


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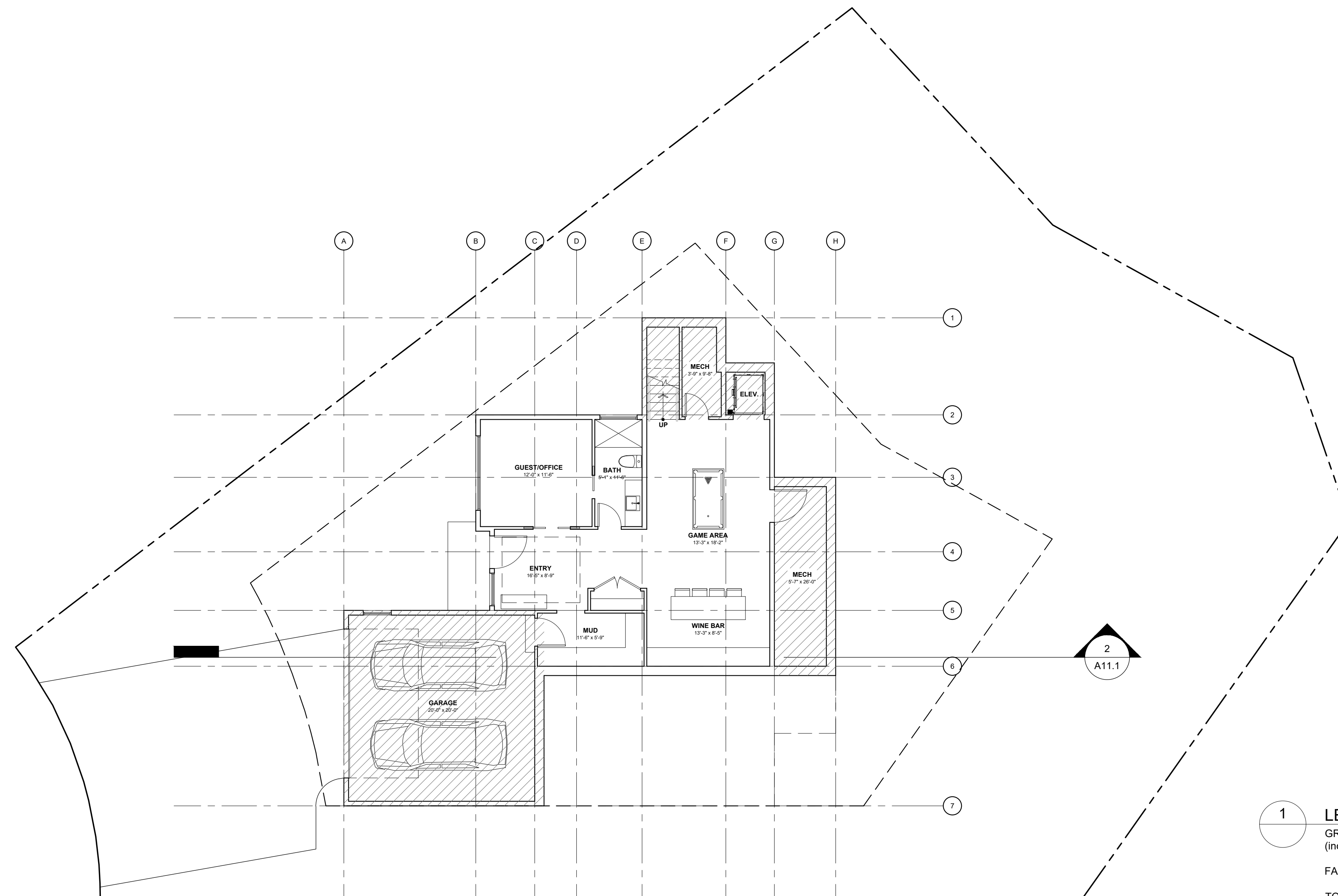
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**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1317.85 S.F. Scale: 1/8" = 1'0"



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1263.92 S.F. Scale: 1/8" = 1'0"



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1548.15 S.F. (including garage) Scale: 1/8" = 1'0"  
FAR AREA = 837.03 S.F.  
TOTAL GROSS AREA = 4129.92 S.F.  
TOTAL FAR AREA = 3418.80 S.F.

REVISIONS

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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
30**

DRAWING No.

**A11.2**



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1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



2 EAST ELEVATION  
Scale: 1/8" = 1'0"



3 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

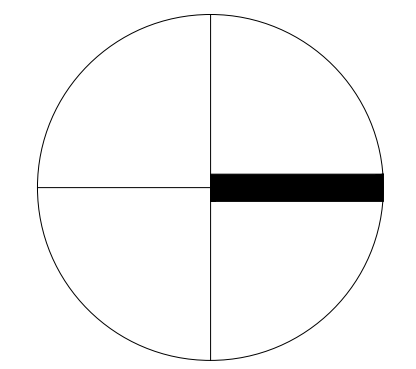
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
30**

DRAWING No.  
**A11.3**







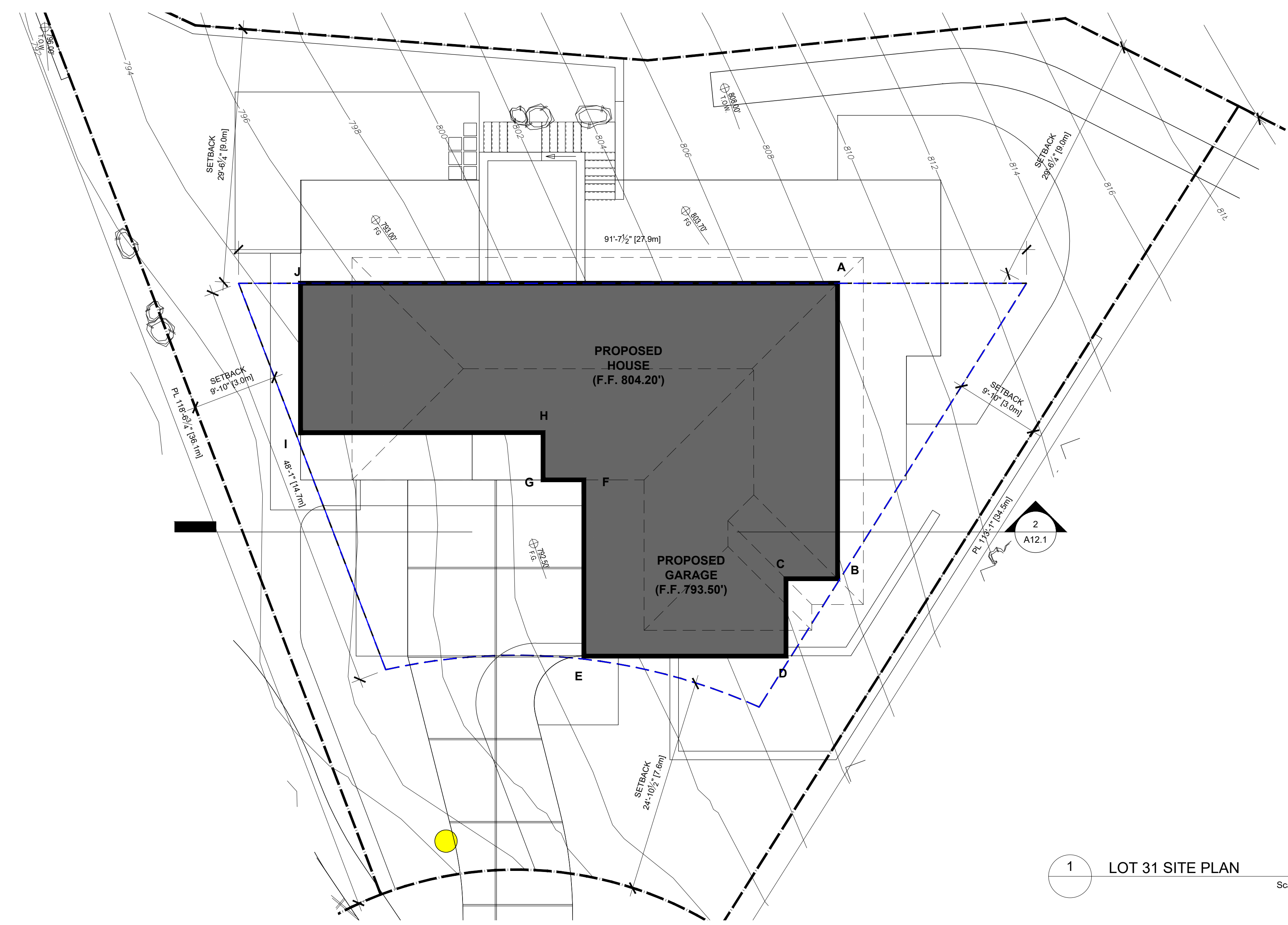
1 KEY PLAN  
Scale: NTS

**LOT 31 STATS:**  
LOT AREA: 9139.00 S.F.  
FAR ALLOWABLE: 3655.60 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	7.6	7.6	-
REAR YARD SETBACK	7.9	7.9	-
SIDE YARD MINIMUM SETBACK	3.0	3.0	-
SIDE YARD COMBINED SETBACK	6.0	6.0	-
HIGHEST BUILDING FACE	6.71	6.71	-
BUILDING HEIGHT	7.62	8.2	0.58
COVERED BALCONY (6% MAX)	6%	4.20%	-
FAR	0.40	0.40	-

804.2				
	804.2	804.2	804.2	
C-D	804.2	804.2	804.2	9
D-E	804.2	793.5	798.85	23.5
E-F	793.5	793.5	793.5	20.5
F-G	793.5	794	793.75	4.75
G-H	794	794	794	5.5
H-I	794	794	794	28.2
I-J	794	794	794	17.38
J-A	794	804.2	799.1	62.46
TOTAL				211.67

808.4				
	805.8	804.3	805.05	
C-D	804.3	803.6	803.95	9
D-E	803.6	799	801.3	23.5
E-F	799	800	799.5	20.5
F-G	800	798.9	799.45	4.75
G-H	798.9	799.2	799.05	5.5
H-I	799.2	793.1	796.15	28.2
I-J	793.1	794.8	793.95	17.38
J-A	794.8	808.4	801.6	62.46
TOTAL				211.67



1 LOT 31 SITE PLAN  
Scale: 1/8" = 1'0"



2 SECTION  
Scale: 1/8" = 1'0"

REVISIONS

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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 31**

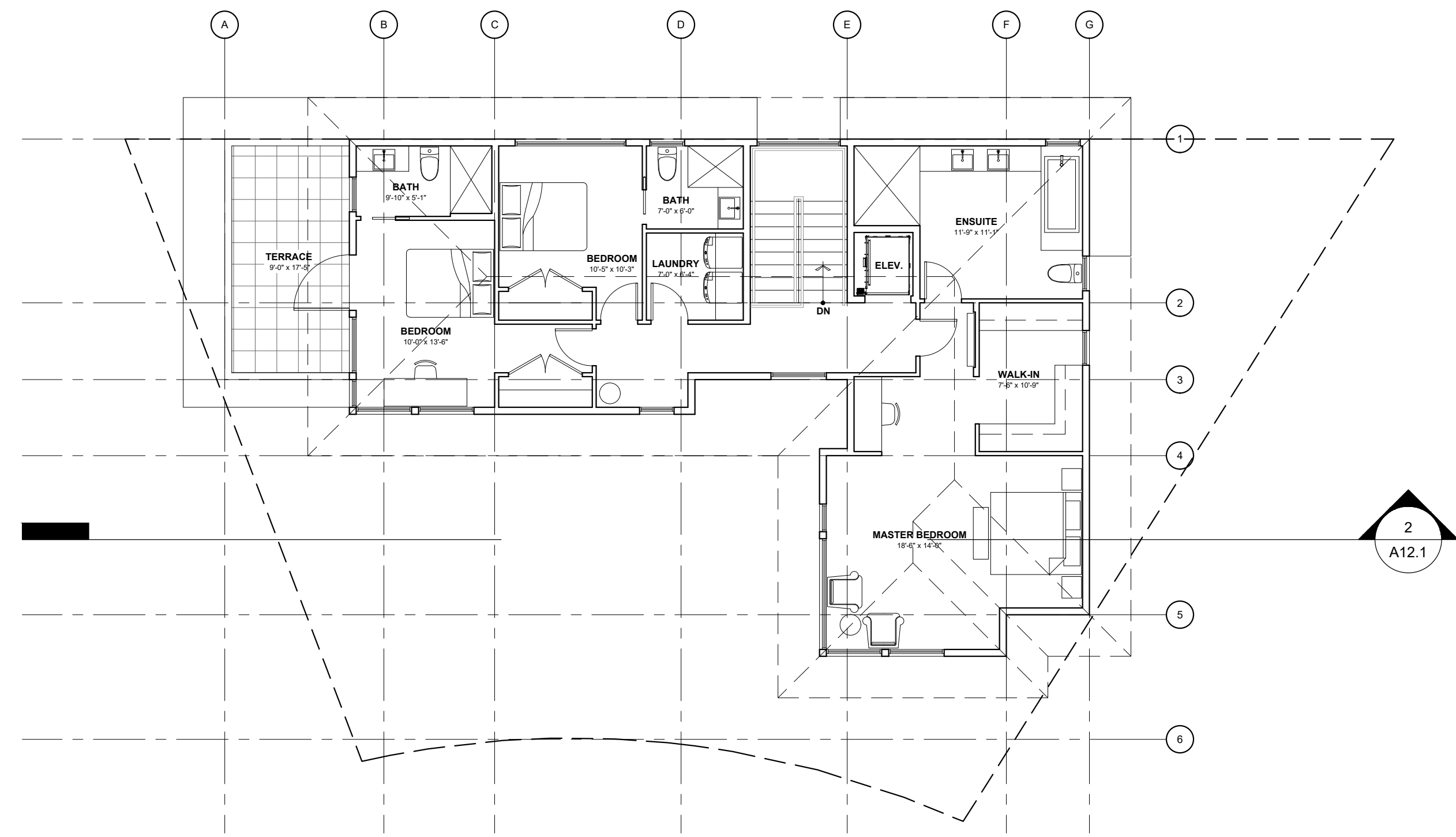
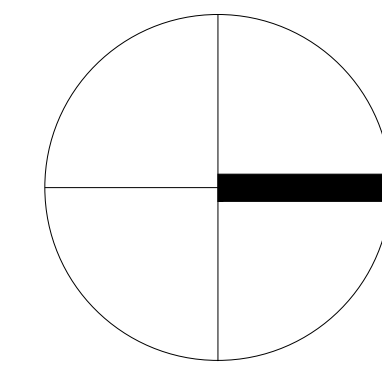
DRAWING No.

**A12.1**

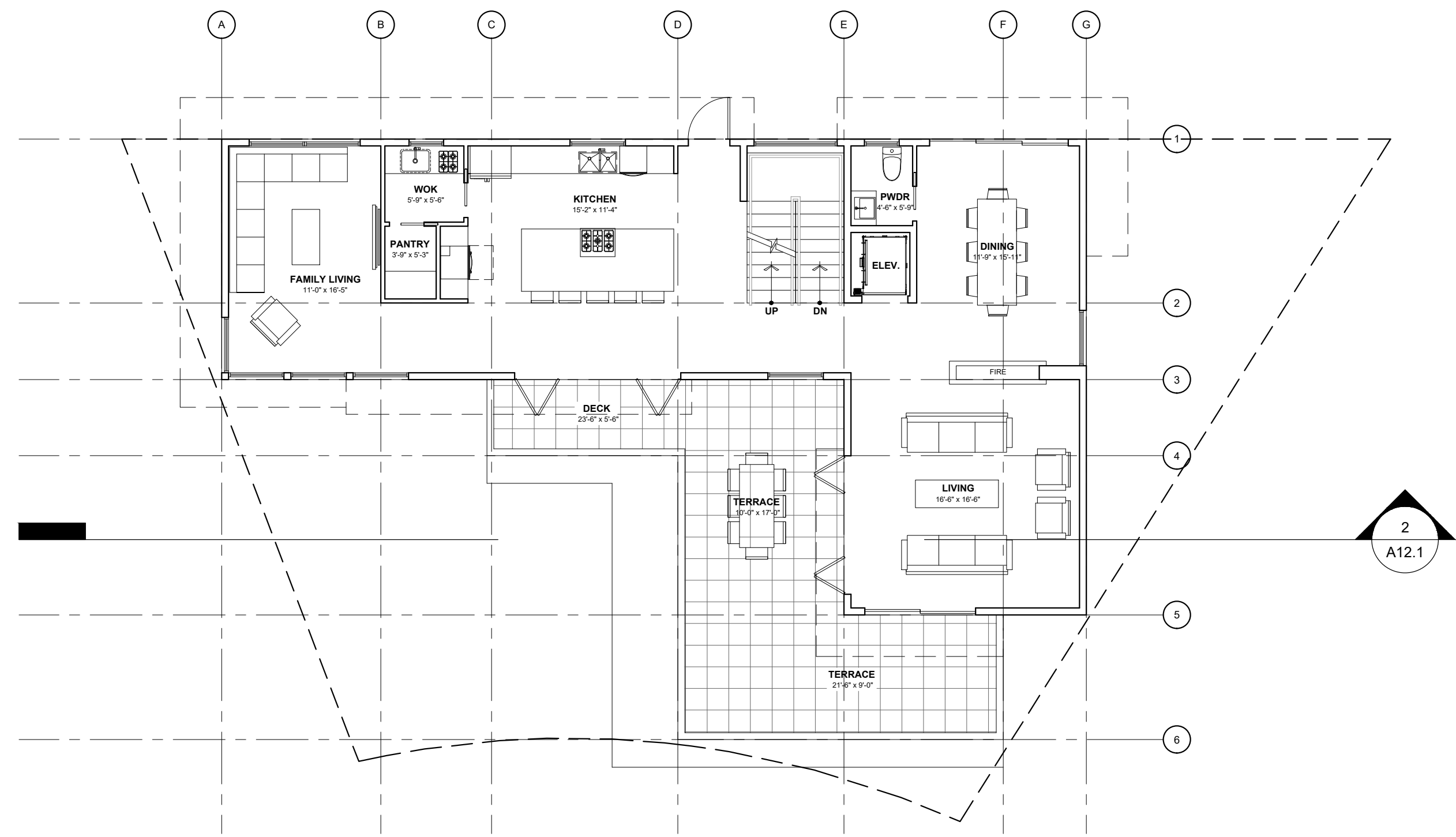


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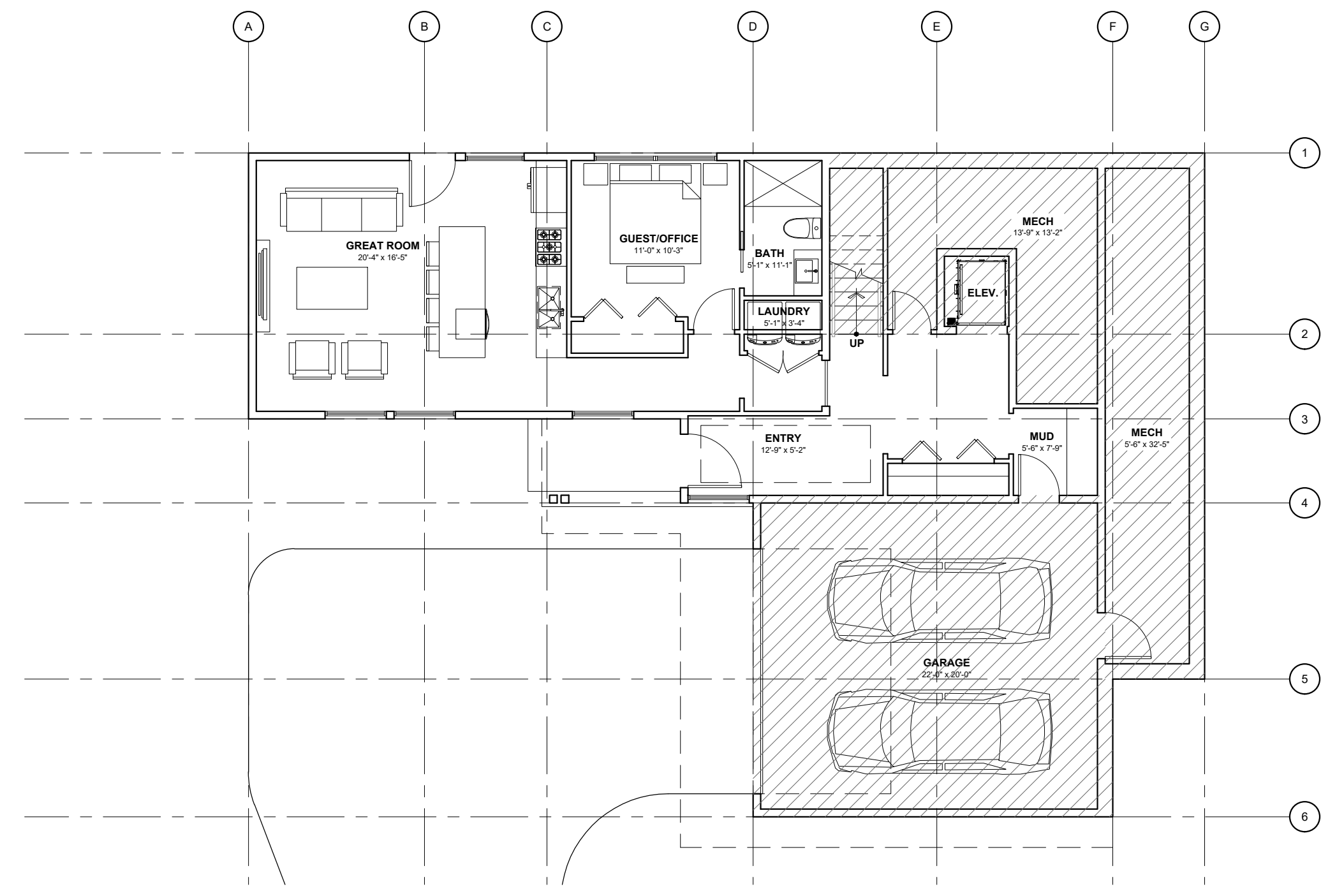
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**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1353.06 S.F. Scale: 1/8" = 1'0"

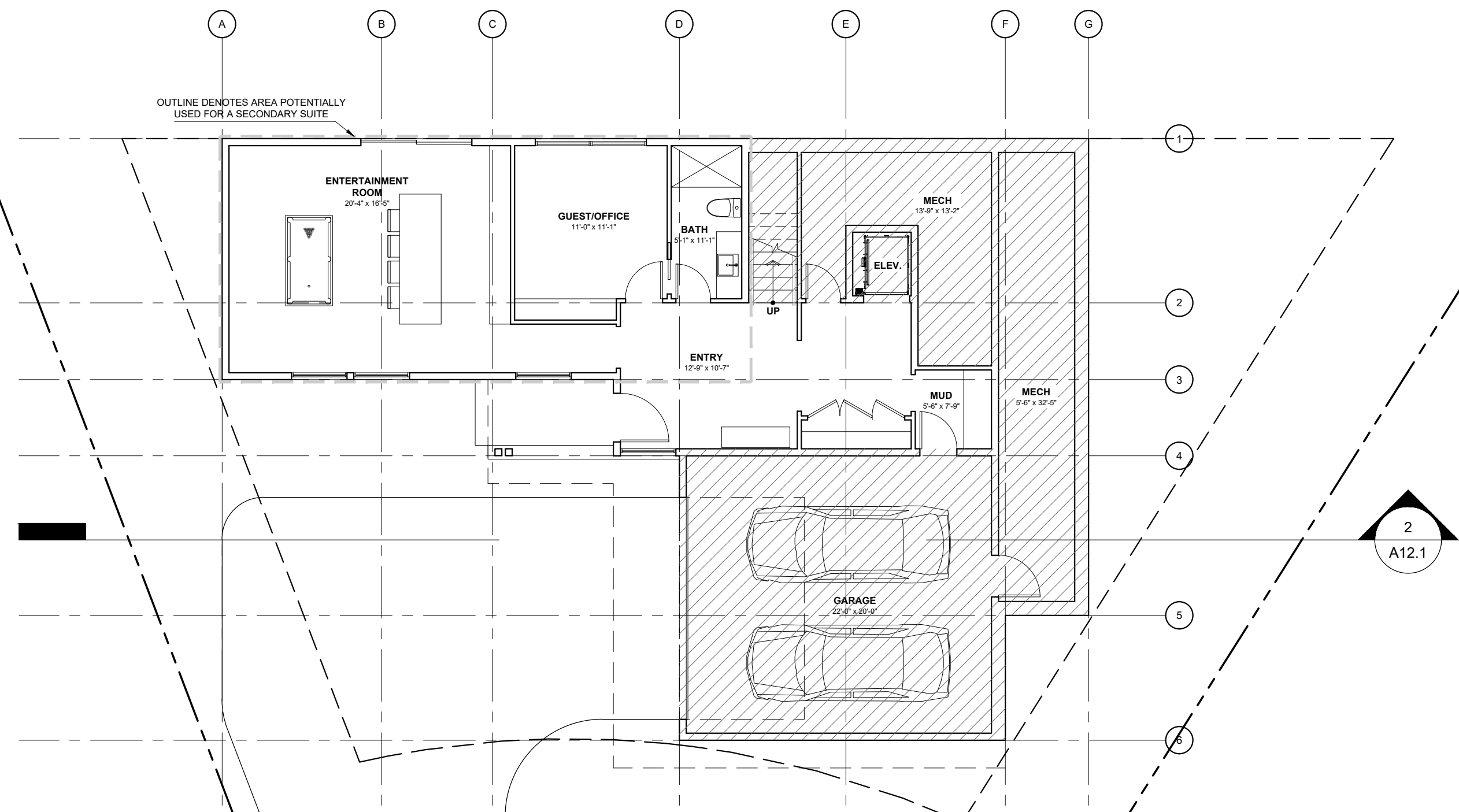


**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1382.41 S.F. Scale: 1/8" = 1'0"



**1a LEVEL 1 SECONDARY SUITE OPTION**  
Scale: 1/8" = 1'0"

NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1823.86 S.F. (including garage) Scale: 1/8" = 1'0"

FAR AREA = 920.13 S.F.

TOTAL GROSS AREA = 4559.33 S.F.  
TOTAL FAR AREA = 3655.60 S.F.

REVISIONS

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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

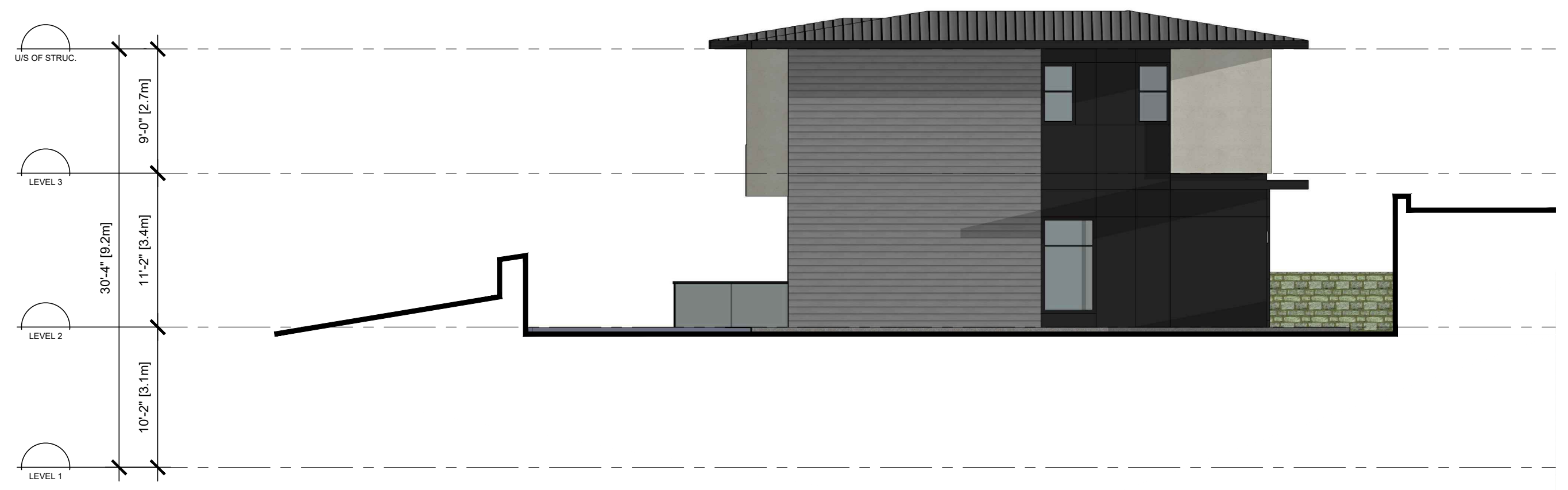
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
31**

DRAWING No.  
**A12.2**



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1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"



REVISIONS
1

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

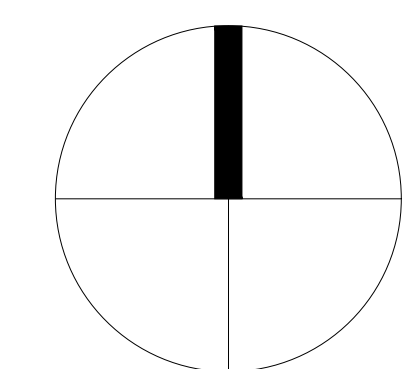
DRAWING TITLE  
**LOT  
31**

DRAWING No.  
**A12.3**



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1 KEY PLAN

Scale: NTS

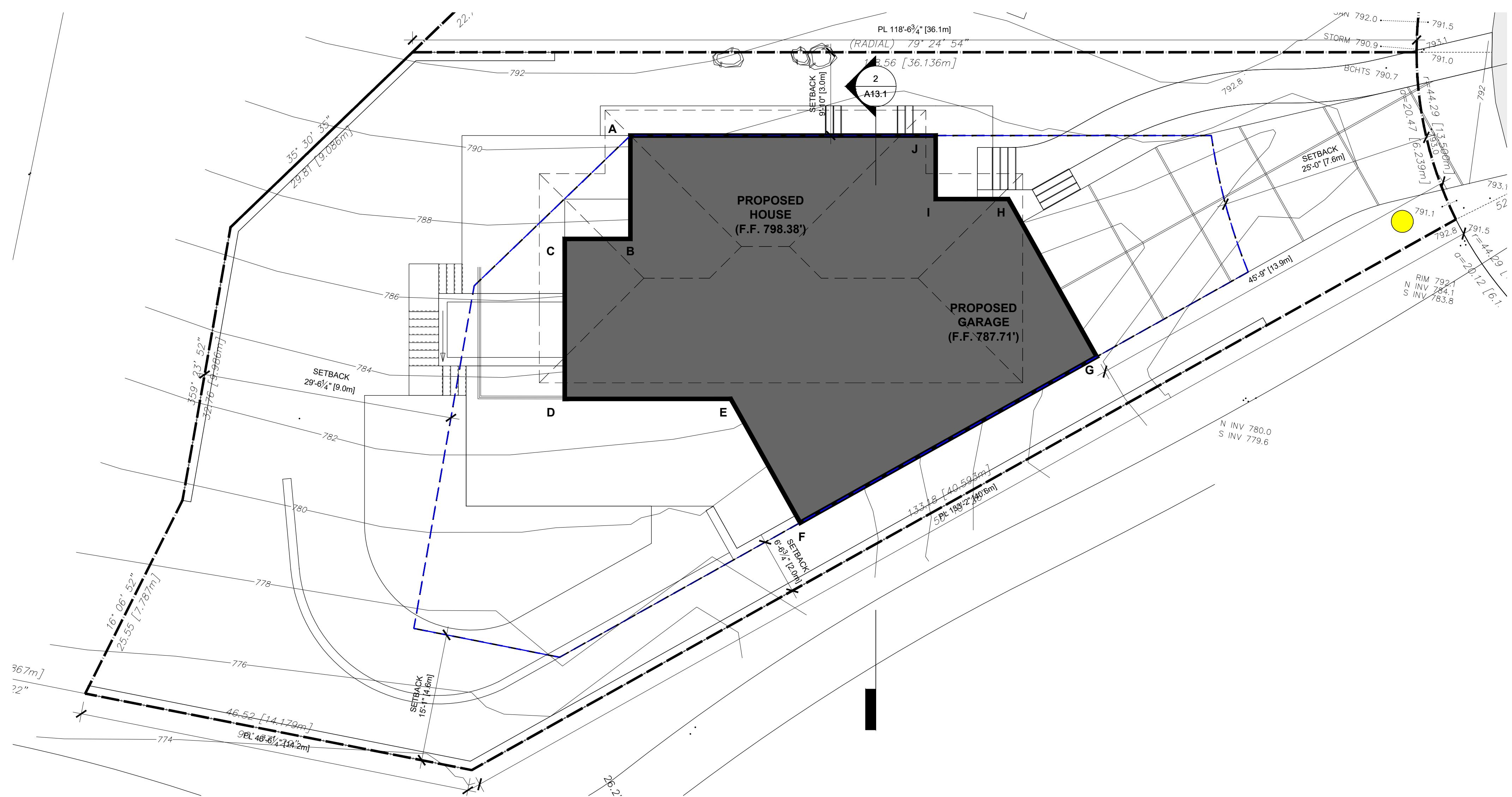
**LOT 32 STATS:**

LOT AREA: 8503.00 S.F.  
FAR ALLOWABLE: 3401.20 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	7.6	13.9	-
REAR YARD SETBACK	9.0	9.0	-
SIDE YARD MINIMUM SETBACK	2.0	2.0	-
SIDE YARD COMBINED SETBACK	5.0	5.0	-
HIGHEST BUILDING FACE	6.71	6.71	-
BUILDING HEIGHT	7.62	10.0	2.38
COVERED BALCONY (6% MAX)	6%	5.94%	-
FAR	0.40	0.40	-

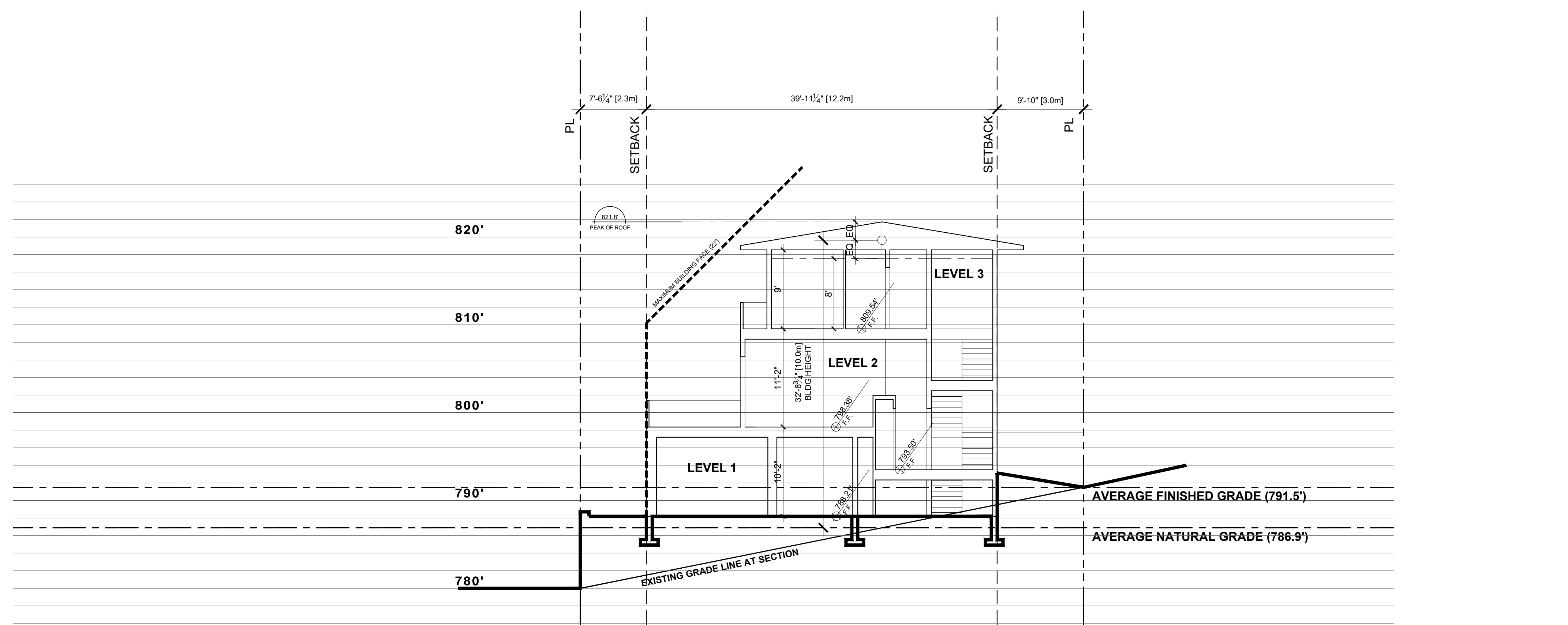
	798.37				
C-D	798.37	798.37	798.37	18.9	14993.0865
D-E	788.2	788.2	788.2	19.6	15448.72
E-F	788.2	788.2	788.2	16.75	13202.35
F-G	788.2	788.2	788.2	40.125	31626.525
G-H	788.2	788.2	788.2	21.35	16828.07
H-I	788.2	793	790.6	8.58	6783.348
I-J	793	793	793	7.5	5947.5
J-K	793	798.37	795.685	36.04	28676.4874
<b>TOTAL</b>				188.805	149441.5521

	790.2				
C-D	787.5	787.7	787.6	18.9	14846.895
D-E	783.4	783.4	783.55	19.6	15348.76
E-F	782.8	779	780.9	16.75	13080.075
F-G	779	787.9	783.45	40.125	31435.93125
G-H	787.9	788.2	788.05	21.35	16824.8675
H-I	788.2	788	788.1	8.58	6761.898
I-J	788	789.2	788.6	7.5	5914.5
J-A	798.2	790.2	794.2	36.04	28622.968
<b>TOTAL</b>				188.805	148571.6533



1 LOT 32 SITE PLAN

Scale: 1/8" = 10"



2 SECTION

Scale: 1/8" = 10"

REVISIONS

1	
---	--

ISSUES	DATE
8	
7 RE-ISSUED FOR COUNCIL REVIEW	JAN 8, 2018
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 32**

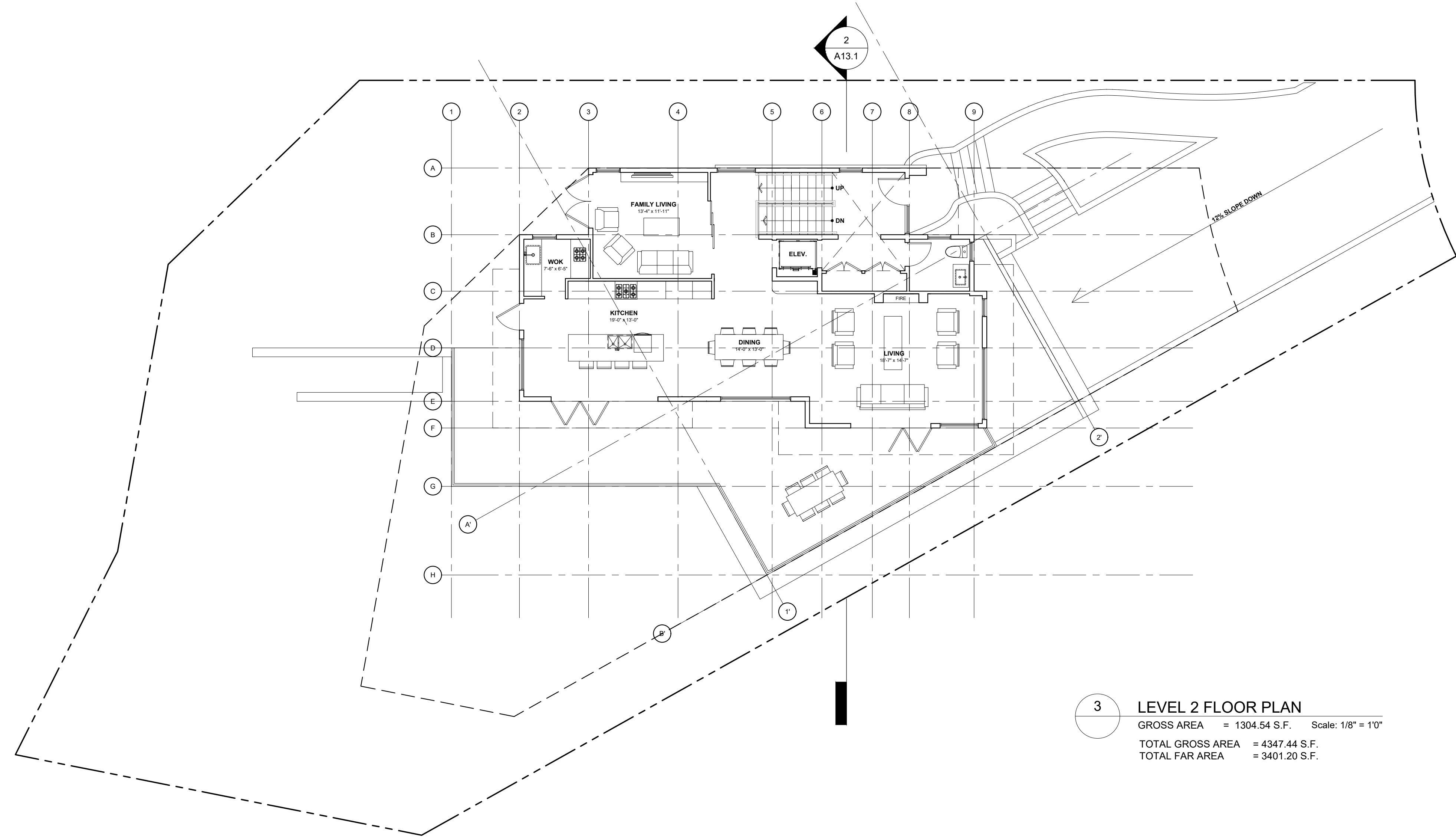
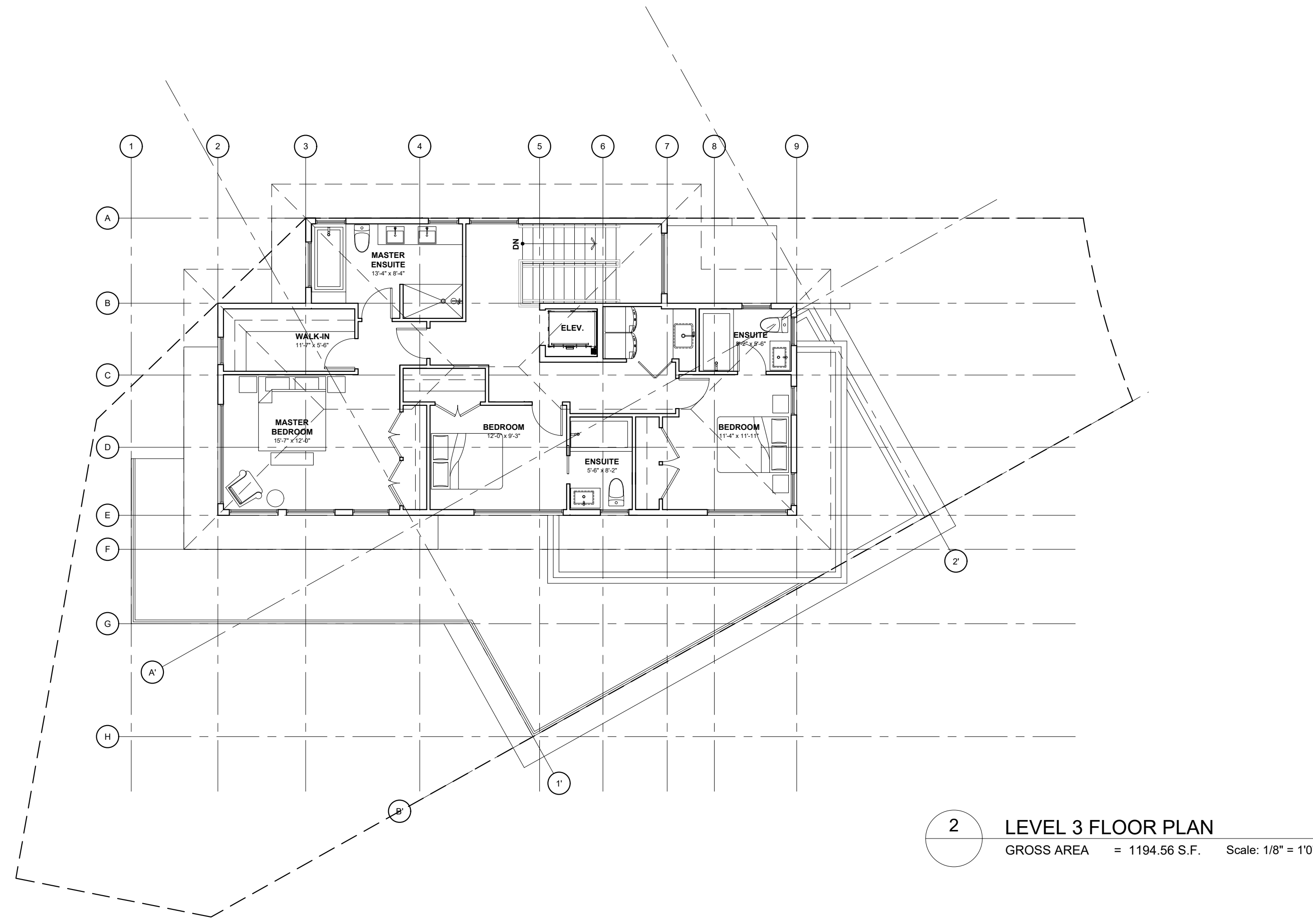
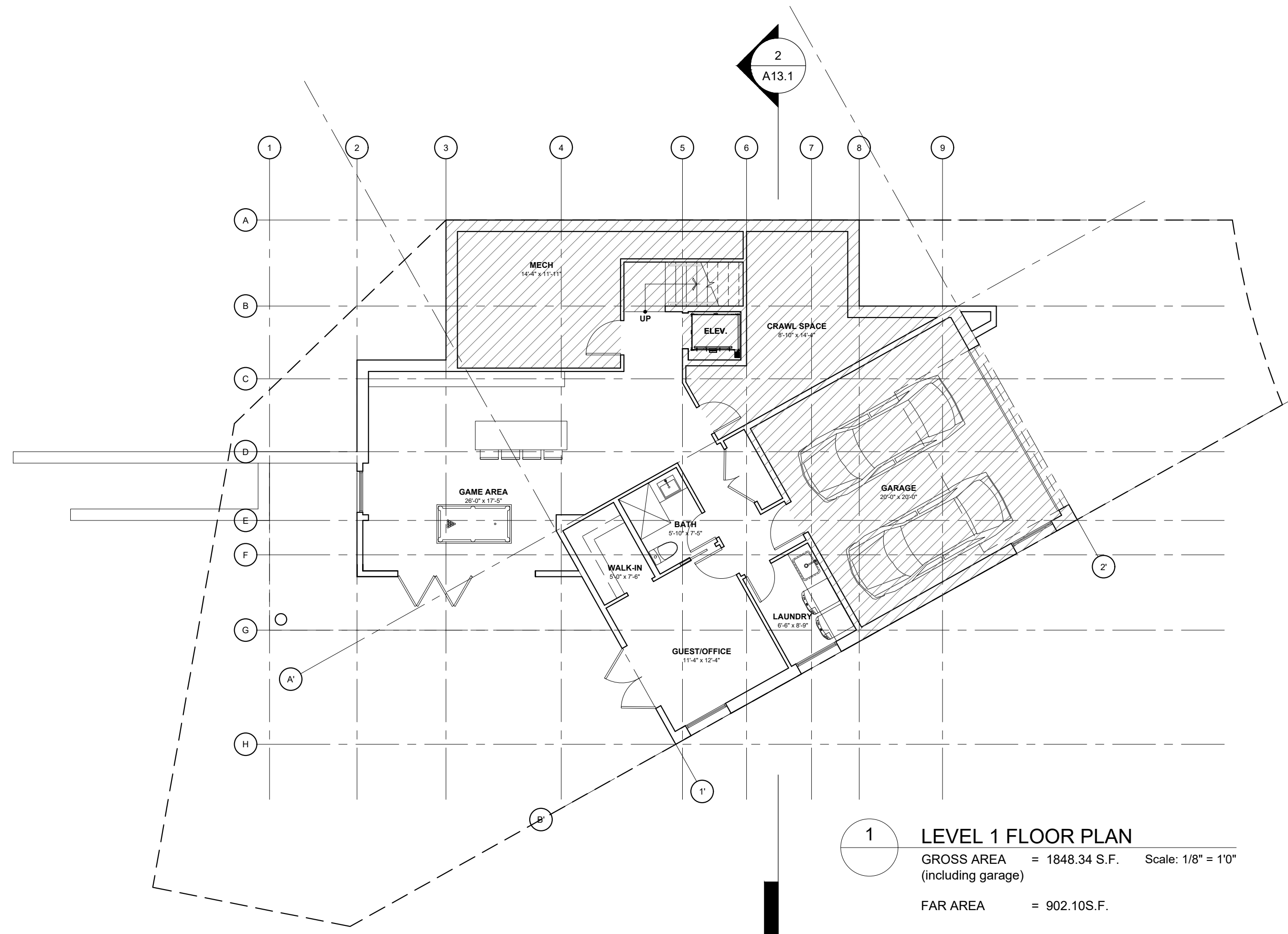
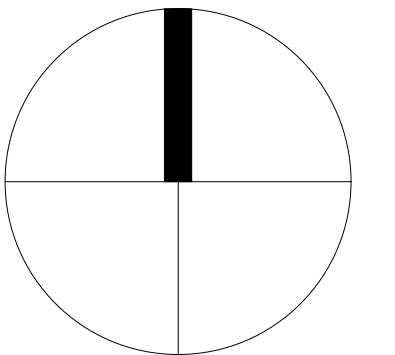
DRAWING No.

**A13.1**



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REVISIONS

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
32**

DRAWING No.

**A13.2**



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1 NORTH ELEVATION  
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3 EAST ELEVATION  
Scale: 1/8" = 10"



2 SOUTH ELEVATION  
Scale: 1/8" = 10"



4 WEST ELEVATION  
Scale: 1/8" = 10"

REVISIONS

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

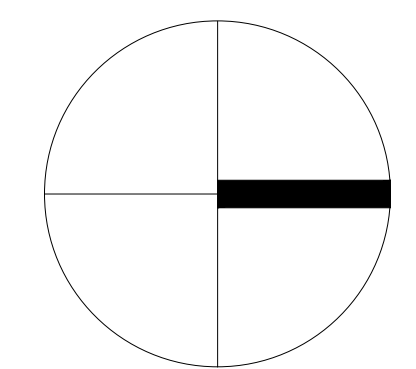
**LOT  
32**

DRAWING No.

**A13.3**







1 KEY PLAN  
Scale: NTS

**LOT 33 STATS:**  
LOT AREA: 7653.00 S.F.  
FAR ALLOWABLE: 3061.20 S.F.

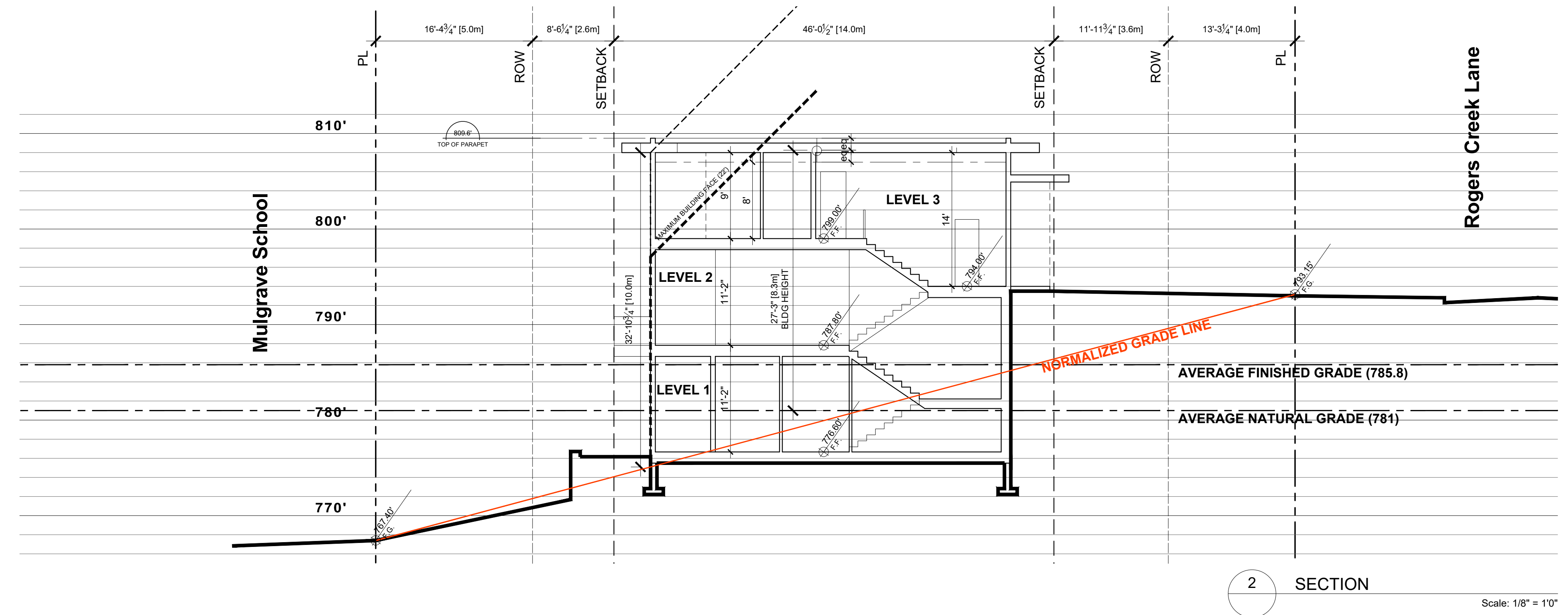
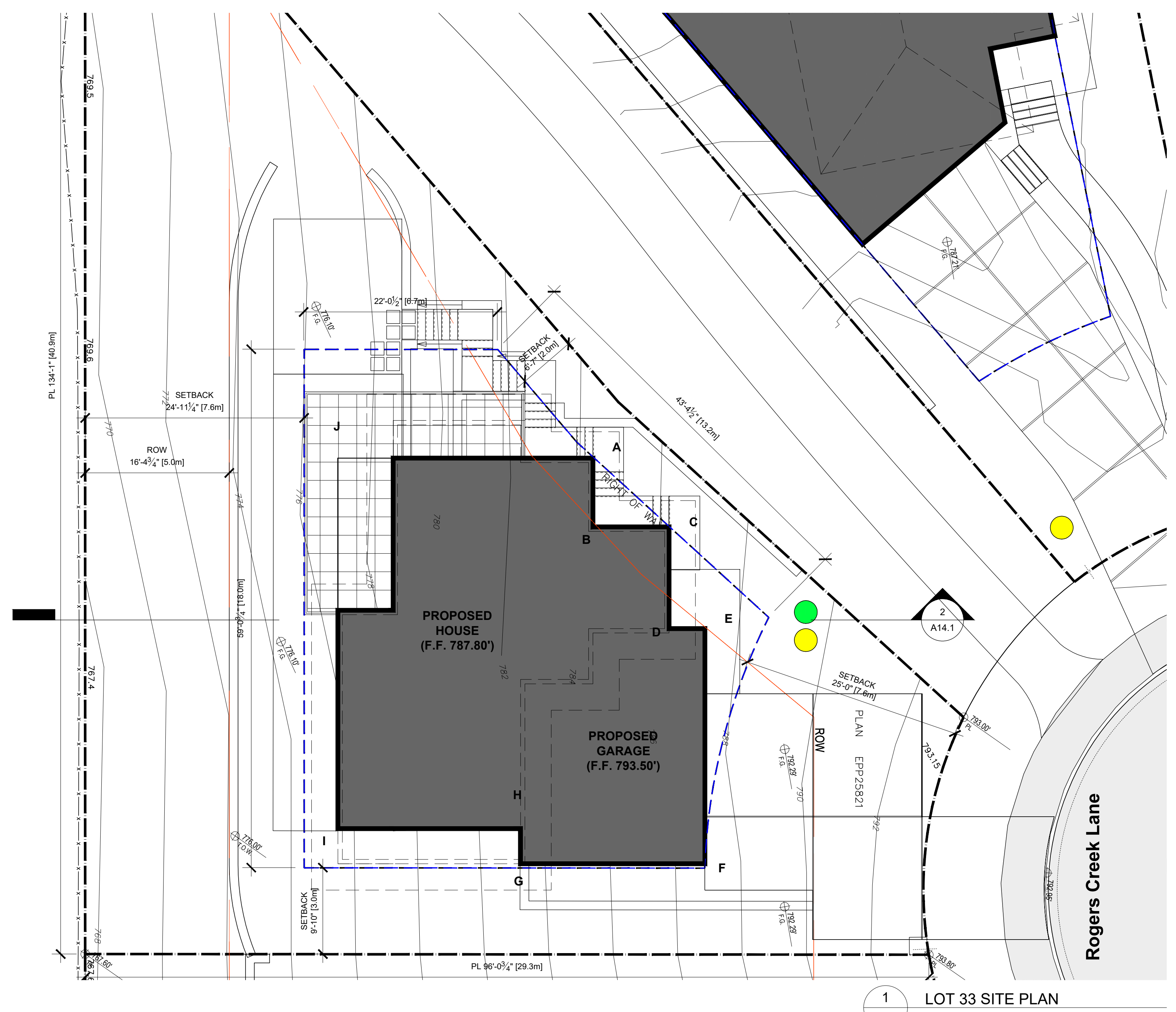
	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	7.6	7.6	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	2.0	2.0	-
SIDE YARD COMBINED SETBACK	5.0	5.0	-
HIGHEST BUILDING FACE	6.71	10	3.29
BUILDING HEIGHT	7.62	8.3	0.68
COVERED BALCONY (6% MAX)	6%	2.40%	-
FAR	0.40	0.40	-

**LOT 33 AVERAGE FINISHED GRADE**

SEGMENT	ELEVATION (FT)		AVERAGE	LENGTH (FT)	AVERAGE ELEVATION X LENGTH
A-B	787.8	787.8	787.8	7.6	5987.28
B-C	787.8	794	790.9	7.8	6169.02
C-D	794	794	794	7.8	6193.2
D-E	794	793.5	793.75	8.7	6905.625
E-F	793.5	793.5	793.5	11.6	9204.6
F-G	793.5	794	793.75	4.1	3254.375
G-H	794	794	794	26.8	21279.2
H-I	794	776.3	785.1	21	16487.1
I-J	776.3	776.3	776.2	42.2	32755.64
J-A	776.2	787.8	782	29	22678
<b>TOTAL</b>				<b>166.6</b>	<b>130914.04</b>
<b>AVERAGE GRADE (FT)</b>					<b>785.8</b>

**LOT 33 AVERAGE NATURAL GRADE**

SEGMENT	ELEVATION (FT)		AVERAGE	LENGTH (FT)	AVERAGE ELEVATION X LENGTH
A-B	784.4	784.4	784.4	7.6	5961.44
B-C	784.4	786.3	785.35	7.8	6125.73
C-D	786.3	786.4	786.35	7.8	6133.53
D-E	786.4	787.2	786.8	8.7	6845.16
E-F	787.2	787	787.1	11.6	9130.36
F-G	787	781.2	784.1	4.1	3214.81
G-H	781.2	782.3	781.75	26.8	20950.9
H-I	782.3	775.5	778.9	21	16356.9
I-J	775.5	777	776.25	42.2	32757.75
J-A	777	784.4	780.7	29	22640.3
<b>TOTAL</b>				<b>166.6</b>	<b>130116.88</b>
<b>AVERAGE GRADE (FT)</b>					<b>781.0</b>



REVISIONS

NO.	DESCRIPTION	DATE
1		
2	DEVELOPMENT PERMIT	AUG 5, 2016
3	RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
4	ISSUED FOR DRC	APR 19, 2017
5	RE-ISSUED FOR DRC	JULY 20, 2017
6	ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
7		
8		

ISSUES

NO.	DESCRIPTION	DATE
1	PRELIMINARY REVIEW	
2	DEVELOPMENT PERMIT	AUG 5, 2016
3	RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
4	ISSUED FOR DRC	APR 19, 2017
5	RE-ISSUED FOR DRC	JULY 20, 2017
6	ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
7		
8		

PROJECT NUMBER: DC-49  
DRAWN BY: JPO  
CHECKED BY: MB  
DATE CHECKED: AUG 5, 2016  
CONSULTANT:

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 33**

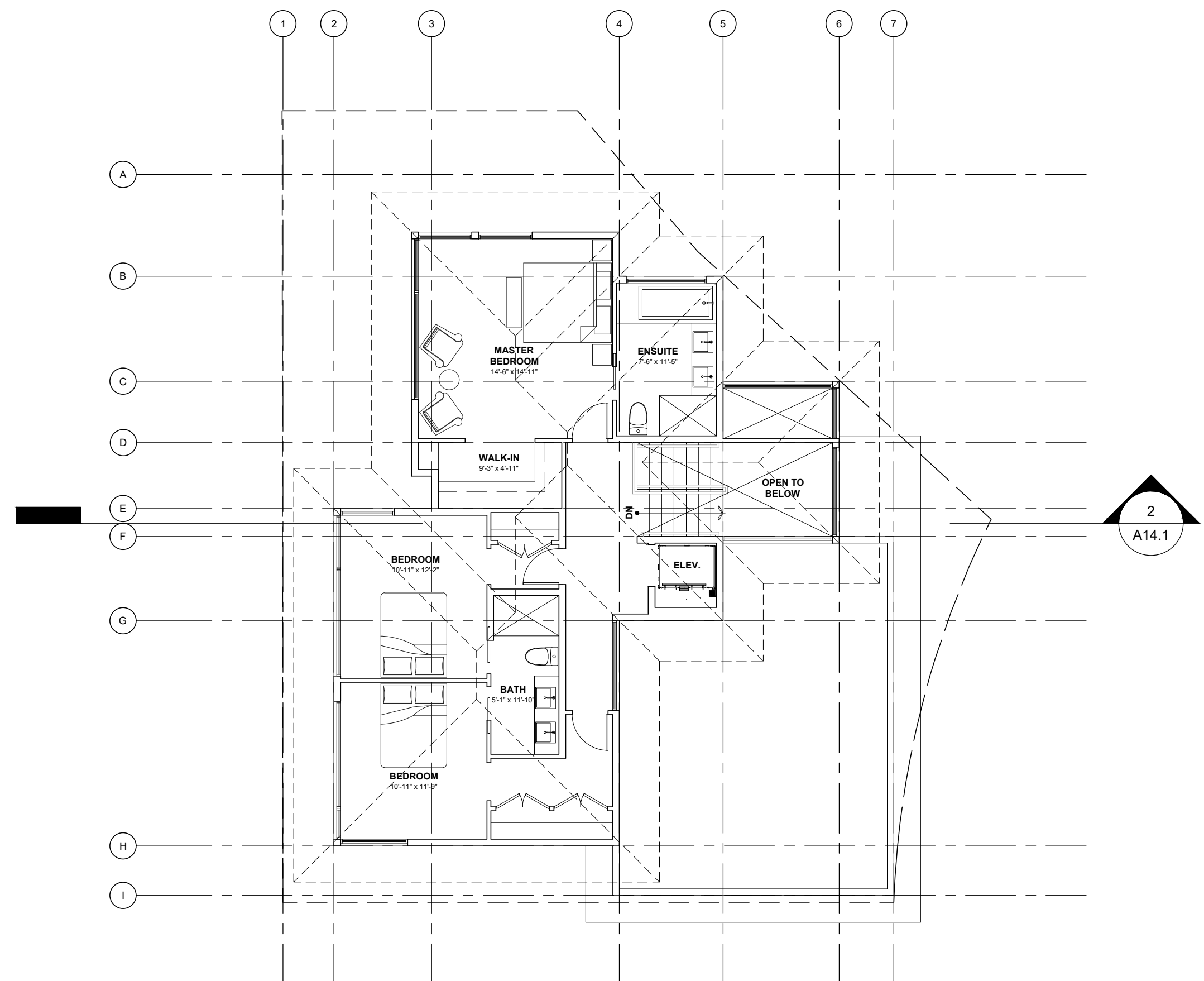
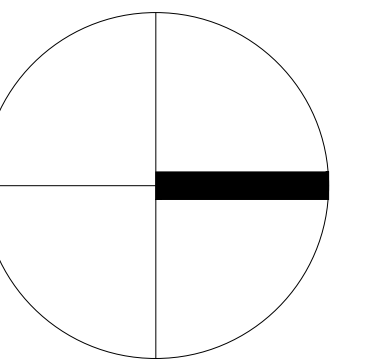
DRAWING No.

**A14.1**

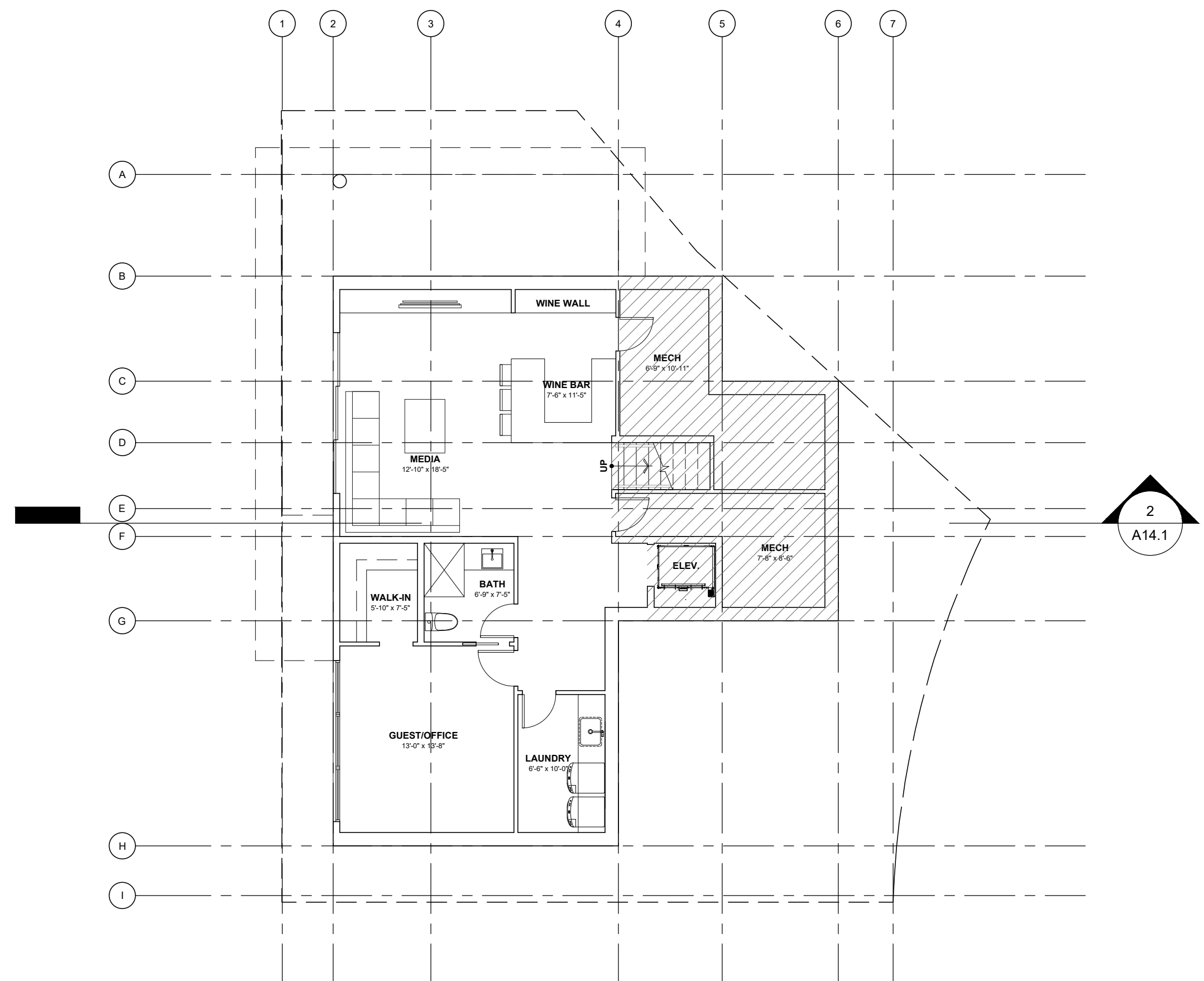


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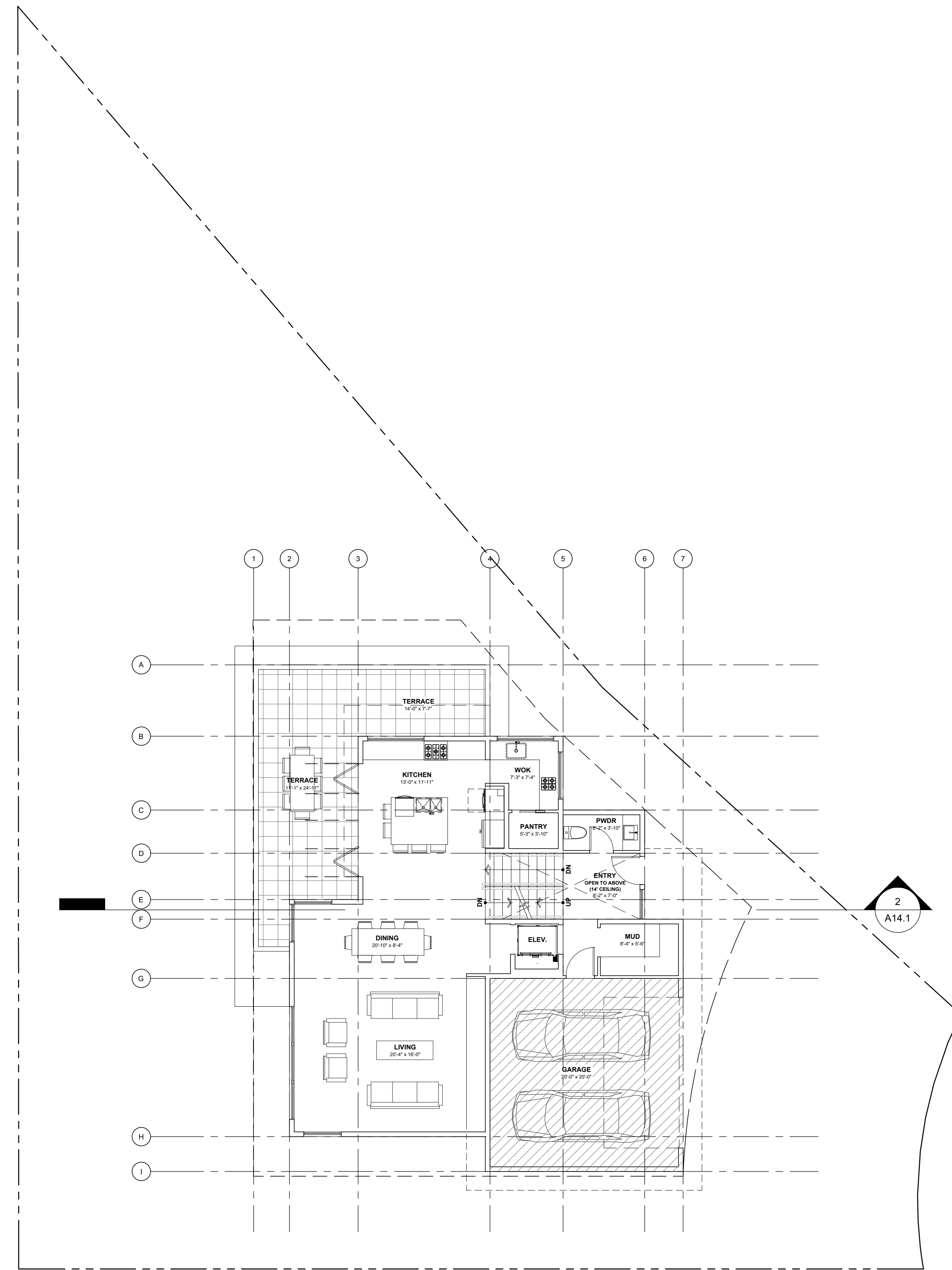
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**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1006.54 S.F. Scale: 1/8" = 1'0"



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1259.41 S.F. Scale: 1/8" = 1'0"  
FAR AREA = 915.00 S.F.



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1580.66 S.F. Scale: 1/8" = 1'0"  
(including garage)  
FAR AREA = 1139.66 S.F.  
TOTAL GROSS AREA = 3846.61 S.F.  
TOTAL FAR AREA = 3061.20 S.F.

REVISIONS  
1

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
33**

DRAWING No.

**A14.2**



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3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

REVISIONS	
1	

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

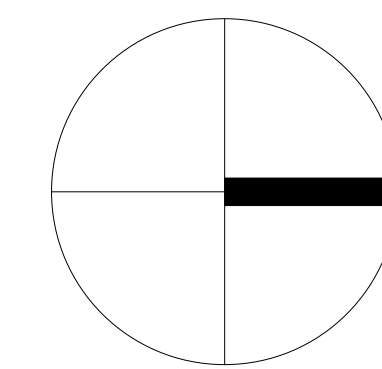
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
33**

DRAWING No.  
**A14.3**





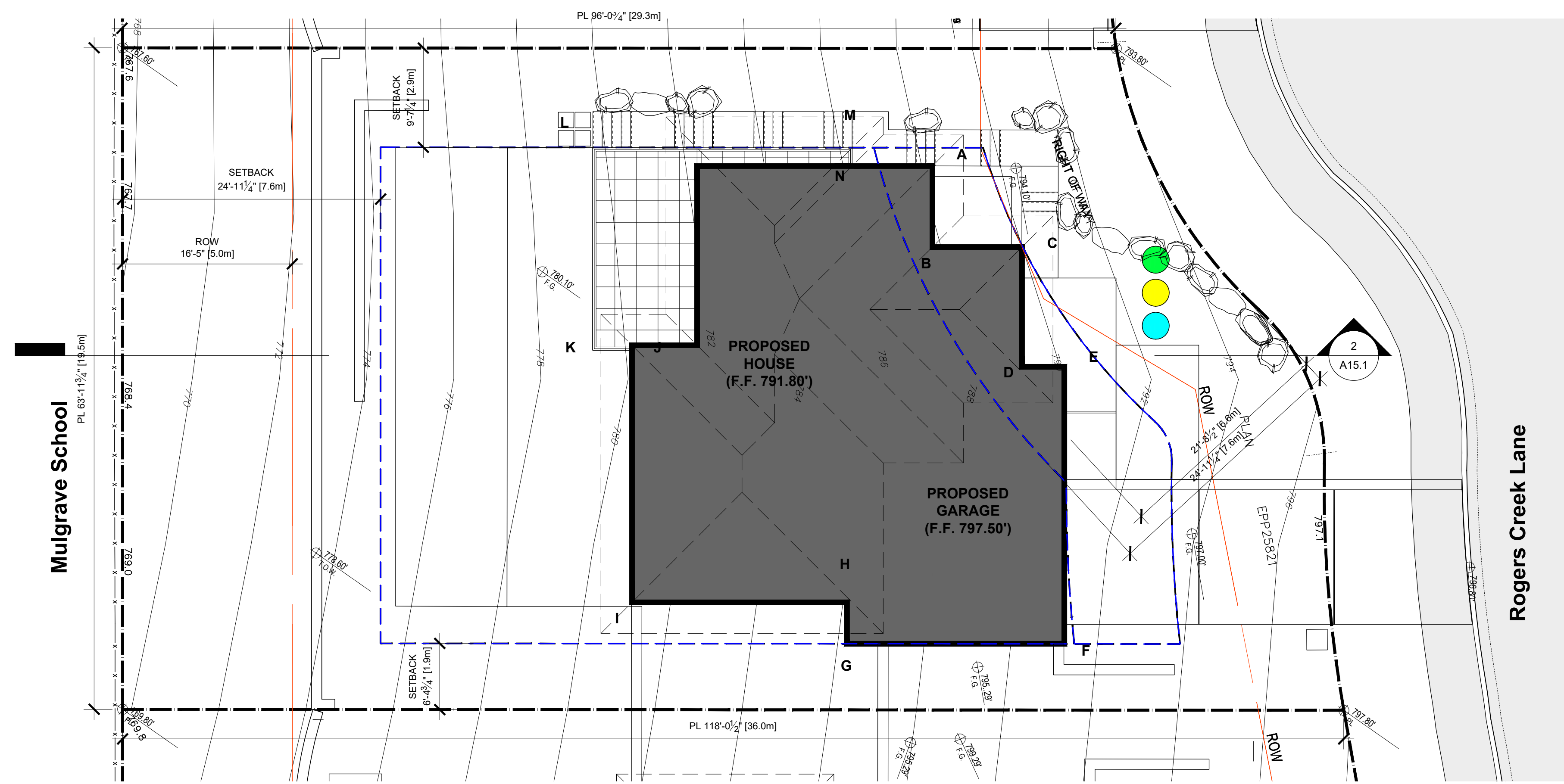


1 KEY PLAN

Scale: NTS

**LOT 34 STATS:**  
LOT AREA: 7040.00 S.F.  
FAR ALLOWABLE: 3168.00 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	7.6	6.6	1.0
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.95	1.95	-
SIDE YARD COMBINED SETBACK	4.875	5.41	-
HIGHEST BUILDING FACE	6.71	9.7	2.99
BUILDING HEIGHT	7.62	8.4	0.78
COVERED BALCONY (6% MAX)	6%	0.80%	-
FAR	0.45	0.45	-



1 LOT 34 SITE PLAN

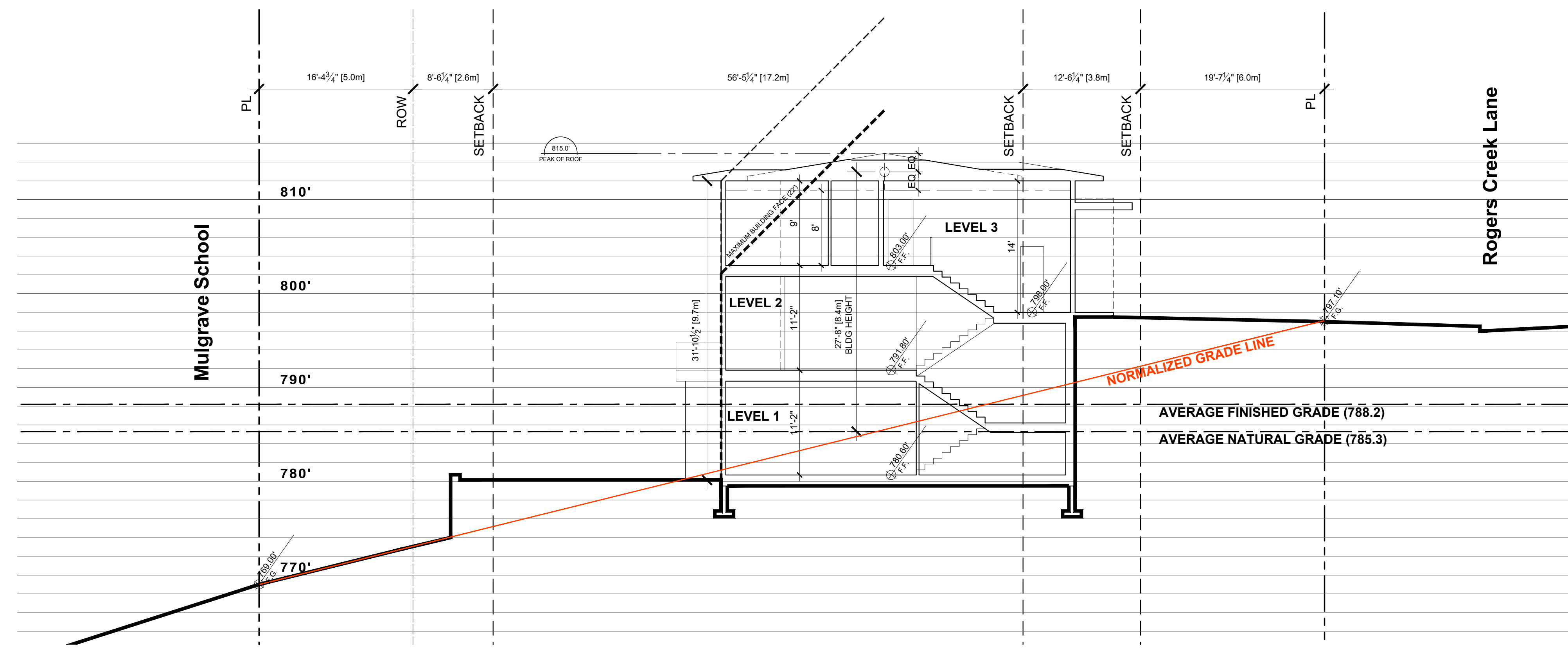
Scale: 1/8" = 10'

**LOT 34 AVERAGE FINISHED GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	780.7	780.7	780.7	7.8	6089.46
B-C	780.7	798	789.35	8.7	6867.345
C-D	798	798	798	11.6	9258.8
D-E	798	797.5	797.75	4.1	3270.775
E-F	797.5	797.5	797.5	26.8	21371
F-G	797.5	798	797.75	21	16752.75
G-H	798	798	798	4	3192
H-I	798	780.7	789.35	20.8	16418.48
I-J	780.7	780.7	780.7	24.4	19049.08
J-K	780.7	780.7	780.7	3.8	2966.66
K-L	780.7	780.7	780.7	19.6	15301.72
L-M	780.7	780.7	780.7	25.1	19595.57
M-N	780.7	780.7	780.7	1.8	1405.26
N-A	780.7	780.7	780.7	7.8	6089.46
<b>TOTAL</b>				<b>187.3</b>	<b>147628.36</b>
					<b>AVERAGE GRADE (FT)</b>
					<b>788.2</b>

**LOT 34 AVERAGE NATURAL GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	788.2	787.8	788	7.8	6146.4
B-C	787.8	790	788.9	8.7	6863.43
C-D	790	789	789.5	11.6	9158.2
D-E	789	790	789.5	4.1	3236.95
E-F	790	791.2	790.6	26.8	21188.08
F-G	791.2	786.2	788.7	21	16562.7
G-H	786.2	786.1	786.15	4	3144.6
H-I	786.1	781.1	783.6	20.8	16298.88
I-J	781.1	780.2	780.65	24.4	19047.85
J-K	780.2	779.1	779.65	3.8	2967.67
K-L	779.1	779.6	779.35	19.6	15271.26
L-M	779.6	786.2	782.9	25.1	19650.79
M-N	786.2	786.1	786.15	1.8	1415.07
N-A	786.1	788.2	787.15	7.8	6139.77
<b>TOTAL</b>				<b>187.3</b>	<b>147090.66</b>
					<b>AVERAGE GRADE (FT)</b>
					<b>785.3</b>



2 SECTION

Scale: 1/8" = 10'

REVISIONS

1	
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ISSUES

ISSUES	DATE
8	
7	RE-ISSUED FOR COUNCIL REVIEW JAN 8, 2018
6	ISSUED FOR COUNCIL REVIEW OCT 25, 2017
5	RE-ISSUED FOR DRC JULY 20, 2017
4	ISSUED FOR DRC APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT APR 12, 2017
2	DEVELOPMENT PERMIT AUG 5, 2016
1	PRELIMINARY REVIEW

PROJECT NUMBER DC-49

DRAWN BY JPO

CHECKED BY MB

DATE CHECKED AUG 5, 2016

CONSULTANT

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 34**

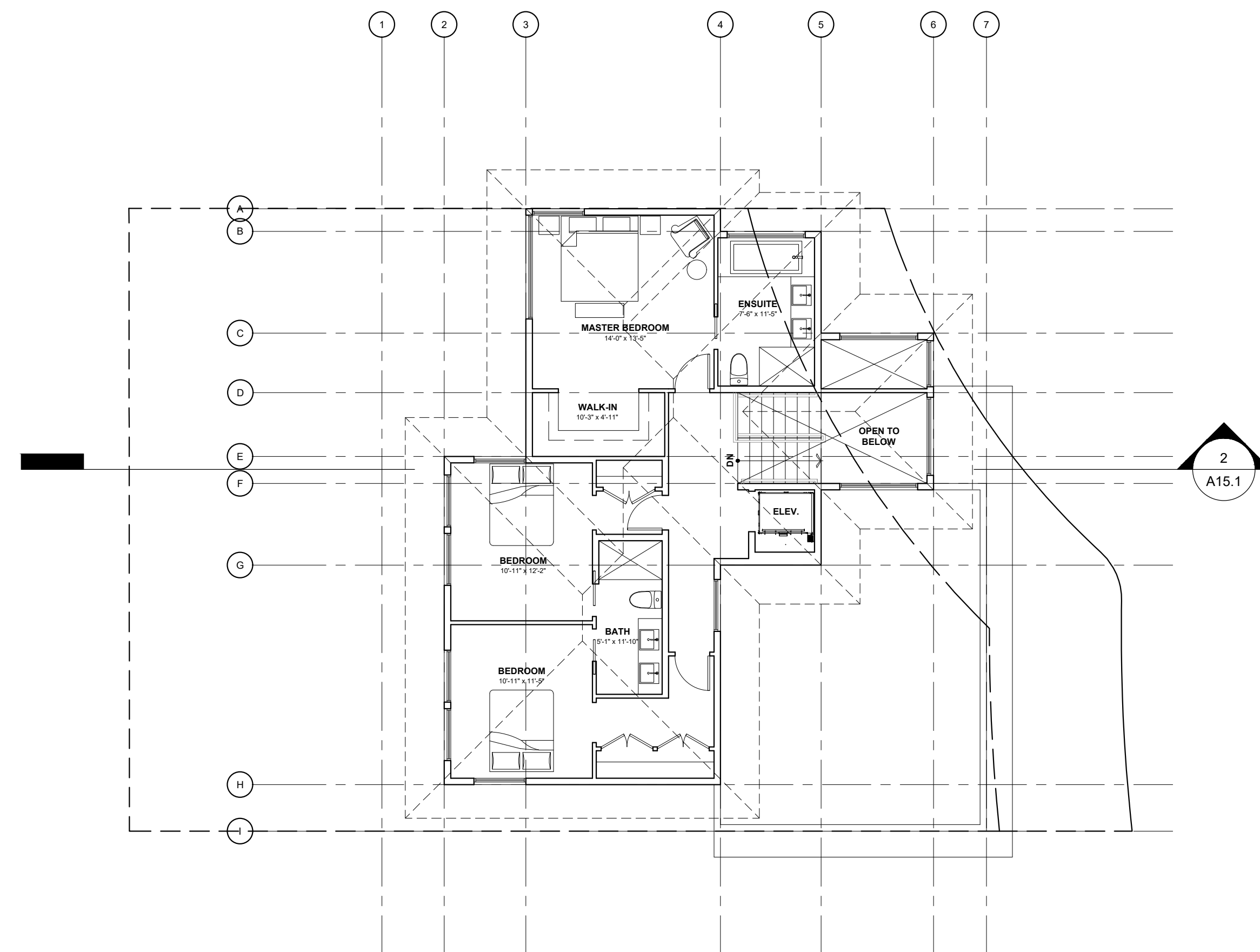
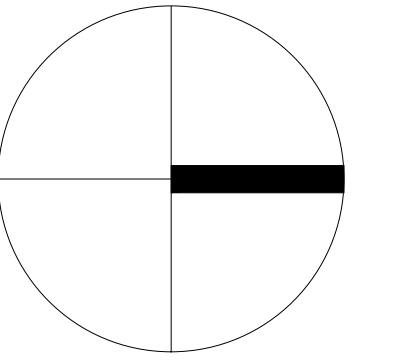
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**A15.1**

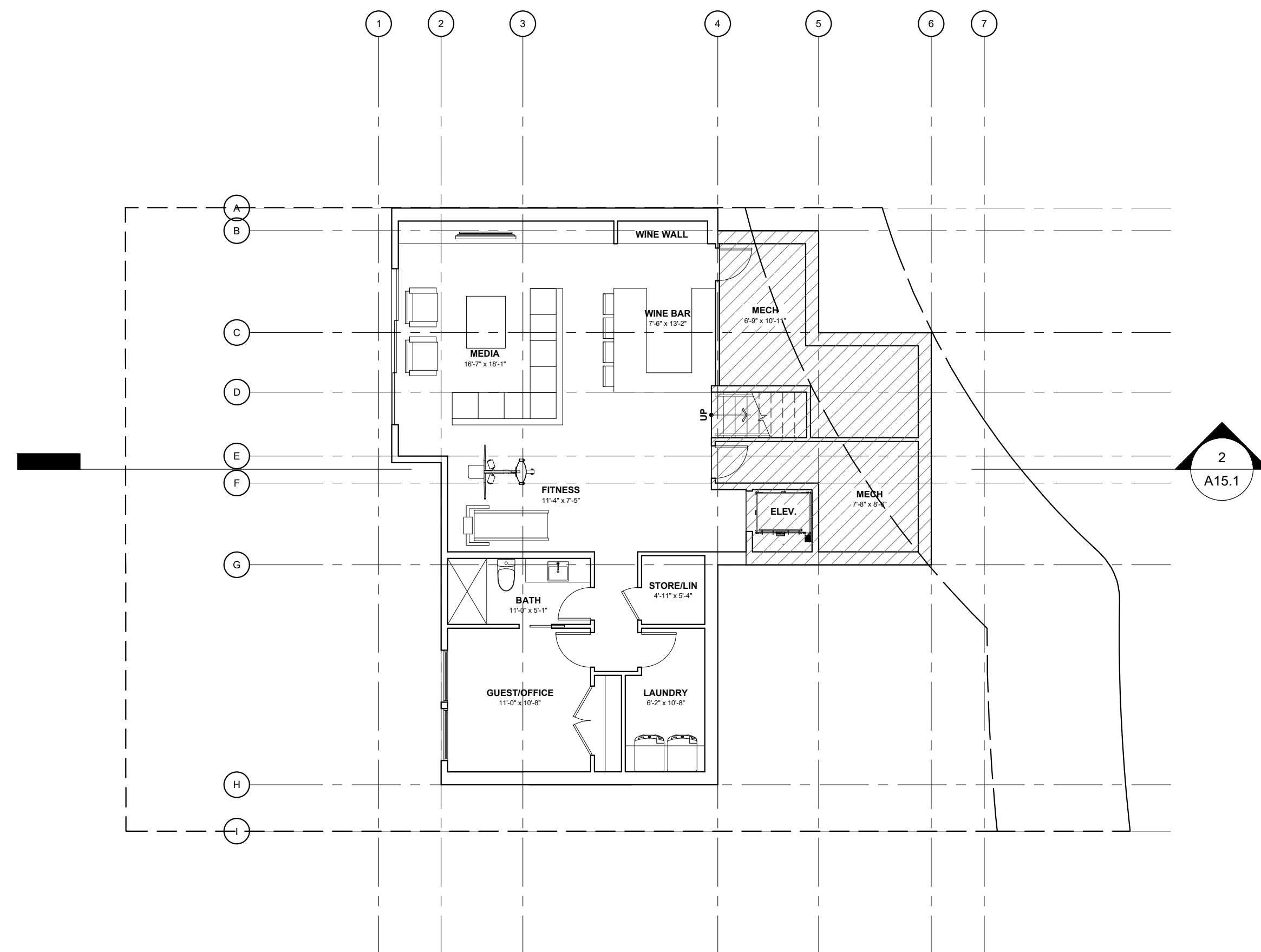


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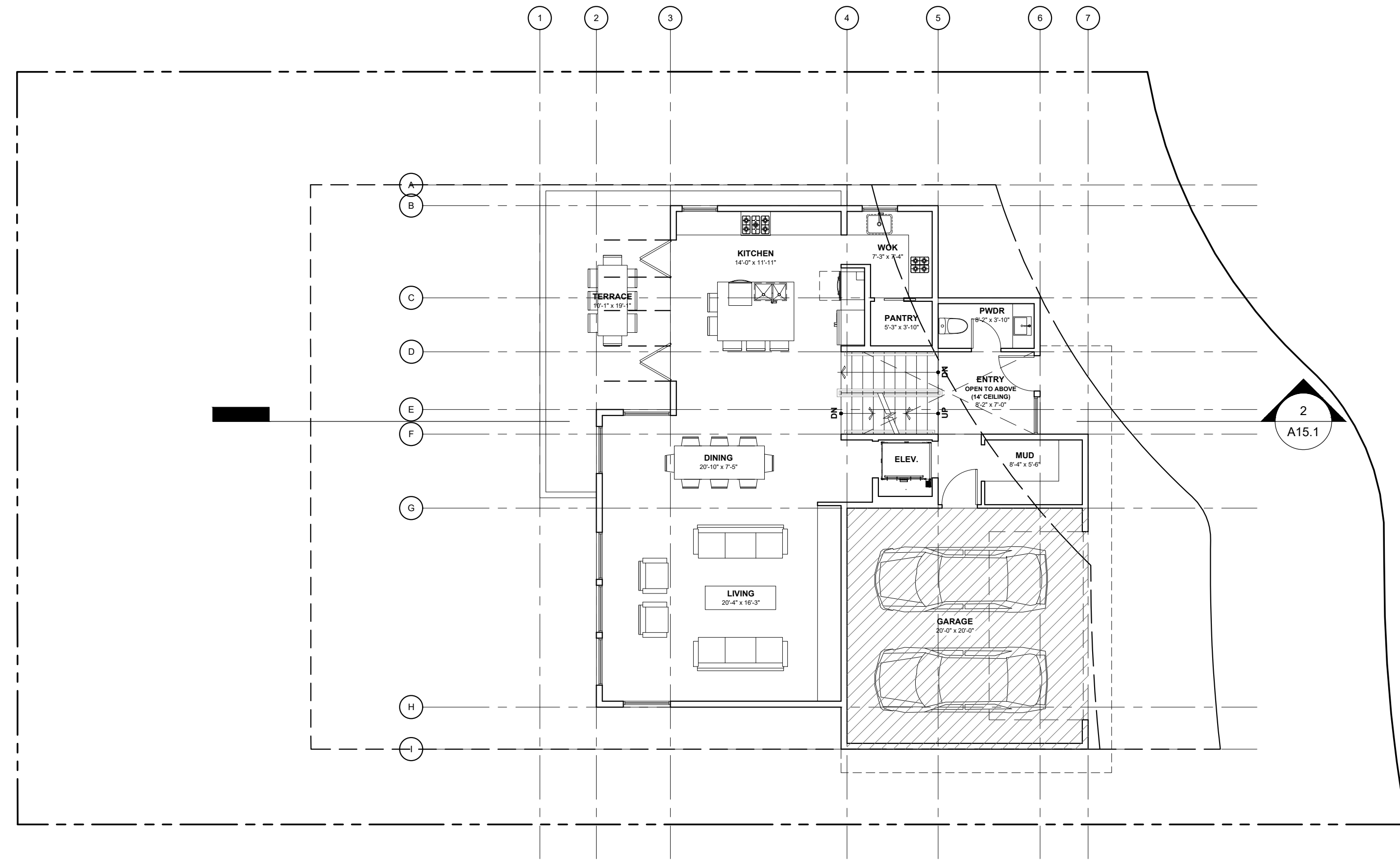
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**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 979.28 S.F. Scale: 1/8" = 1'0"



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1373.64 S.F. Scale: 1/8" = 1'0"  
FAR AREA = 1029.24 S.F.



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1600.50 S.F. Scale: 1/8" = 1'0"  
(including garage)  
FAR AREA = 1159.50 S.F.  
TOTAL GROSS AREA = 3953.42 S.F.  
TOTAL FAR AREA = 3168.00 S.F.

REVISIONS

1

ISSUES

8  
7  
6 ISSUED FOR COUNCIL REVIEW  
5 RE-ISSUED FOR DRC  
4 ISSUED FOR DRC  
3 RE-ISSUED FOR DEVELOPMENT PERMIT  
2 DEVELOPMENT PERMIT  
1 PRELIMINARY REVIEW

DATE

OCT 25, 2017  
JULY 20, 2017  
APR 19, 2017  
APR 12, 2017  
AUG 5, 2016

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
34**

DRAWING No.  
**A15.2**





1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"



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ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

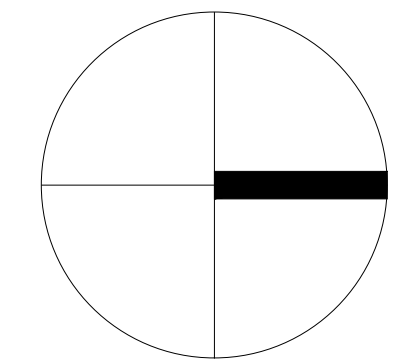
PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
34**

DRAWING No.  
**A15.3**





1 KEY PLAN

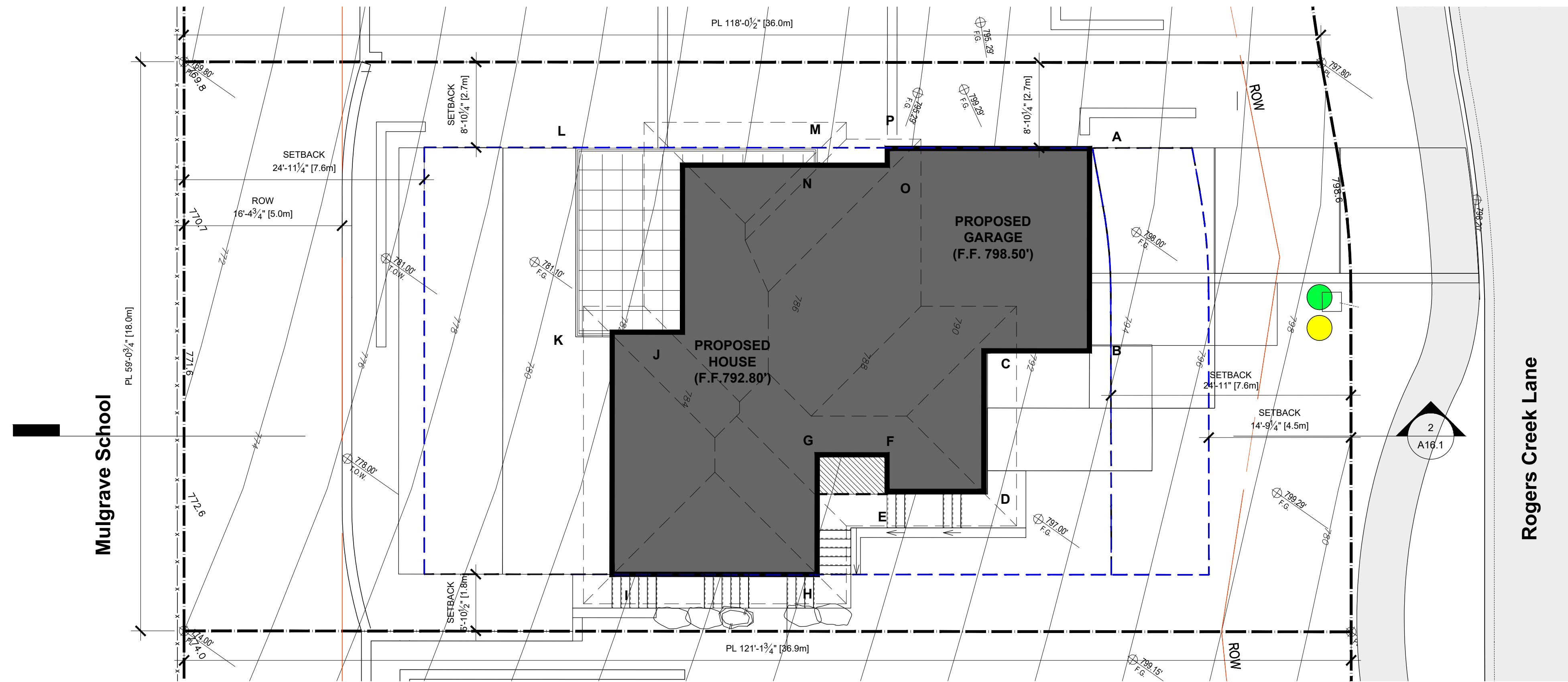
Scale: NTS

**LOT 35 STATS:**

LOT AREA: 7126.00 S.F.			
FAR ALLOWABLE: 3206.70 S.F.			
	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.8	1.8	-
SIDE YARD COMBINED SETBACK	4.5	4.5	-
HIGHEST BUILDING FACE	6.71	9.8	3.09 <span style="color: green;">●</span>
BUILDING HEIGHT	7.62	8.2	0.58 <span style="color: yellow;">●</span>
COVERED BALCONY (6% MAX)	6%	0.80%	-
FAR	0.45	0.45	-

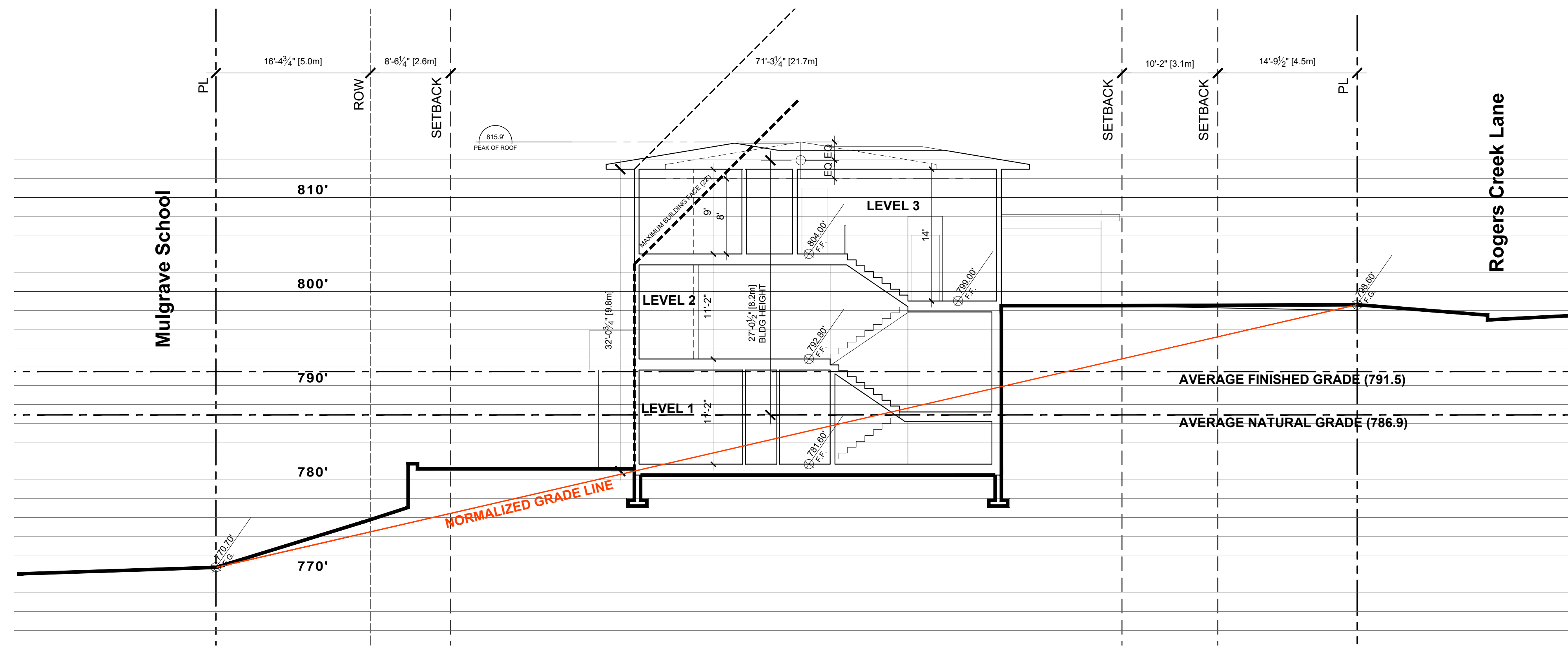
LOT 35 AVERAGE FINISHED GRADE				
SEGMENT	POINT 1	POINT 2	AVERAGE	LENGTH (FT)
A-B	798.5	798.5	798.5	21
B-C	798.5	799	798.75	10.6
C-D	799	799	799	16.3
D-E	799	799	799	10.4
E-F	799	799	799	4.1
F-G	799	792.8	795.9	7.3
G-H	792.8	792.8	792.8	12.2
H-I	792.8	781.6	787.2	21.3
I-J	781.6	781.6	781.6	24.4
J-K	781.6	781.6	781.6	3.8
K-L	781.6	781.6	781.6	19.6
L-M	781.6	792.8	787.2	25.1
M-N	792.8	792.8	792.8	1.8
N-O	792.8	792.8	792.8	7.3
O-P	792.8	798.5	795.65	3.2
P-A	798.5	798.5	798.5	21
<b>TOTAL</b>				<b>209.4</b>
<b>AVERAGE GRADE (FT)</b>				<b>791.5</b>

LOT 35 AVERAGE NATURAL GRADE				
SEGMENT	POINT 1	POINT 2	AVERAGE	LENGTH (FT)
A-B	792.3	793.2	792.75	21
B-C	793.2	790.8	792	10.6
C-D	790.8	791.6	791.2	16.3
D-E	791.6	789.5	790.55	10.4
E-F	789.5	789	789.25	4.1
F-G	789	787.2	788.1	7.3
G-H	787.2	788.2	787.7	12.2
H-I	788.2	783.5	785.85	21.3
I-J	783.5	781.8	782.65	24.4
J-K	781.8	781	781.4	3.8
K-L	781	779.9	780.45	19.6
L-M	779.9	785.7	782.8	25.1
M-N	785.7	785.8	785.75	1.8
N-O	785.8	787.5	786.65	7.3
O-P	787.5	787.2	787.35	3.2
P-A	787.2	792.3	789.75	21
<b>TOTAL</b>				<b>209.4</b>
<b>AVERAGE GRADE (FT)</b>				<b>786.9</b>



1 LOT 35 SITE PLAN

Scale: 1/8" = 1'0"



2 SECTION

Scale: 1/8" = 1'0"

REVISIONS

1

ISSUES	DATE
8	
7	RE-ISSUED FOR COUNCIL REVIEW JAN 8, 2018
6	ISSUED FOR COUNCIL REVIEW OCT 25, 2017
5	RE-ISSUED FOR DRC JULY 20, 2017
4	ISSUED FOR DRC APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT APR 12, 2017
2	DEVELOPMENT PERMIT AUG 5, 2016
1	PRELIMINARY REVIEW

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 35**

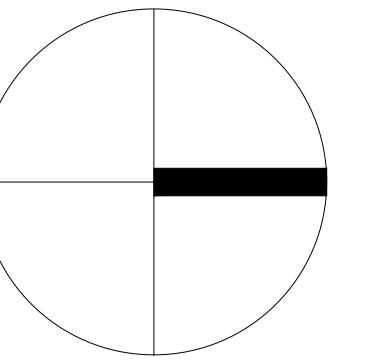
DRAWING No.

**A16.1**



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PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

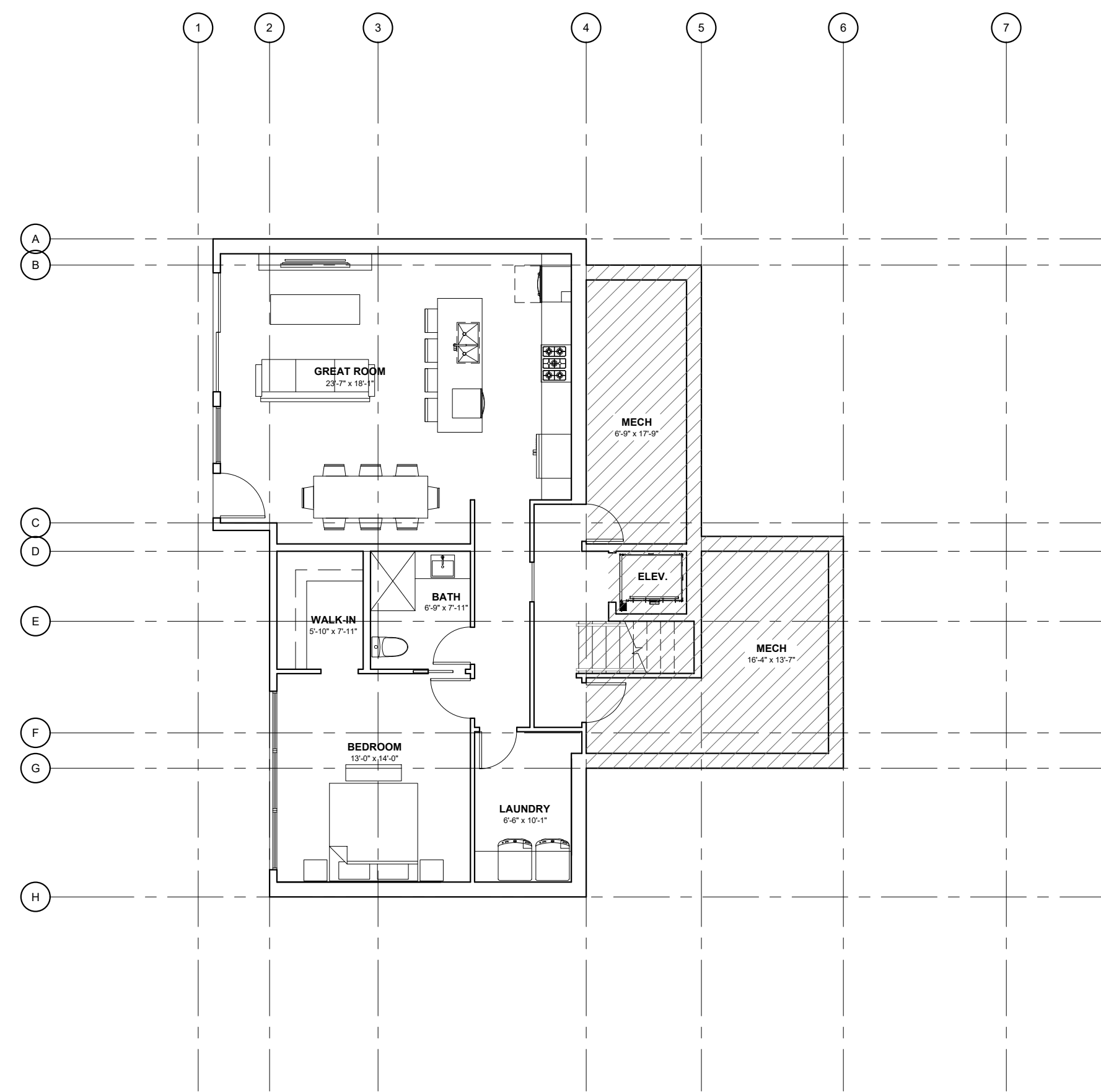
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
35**

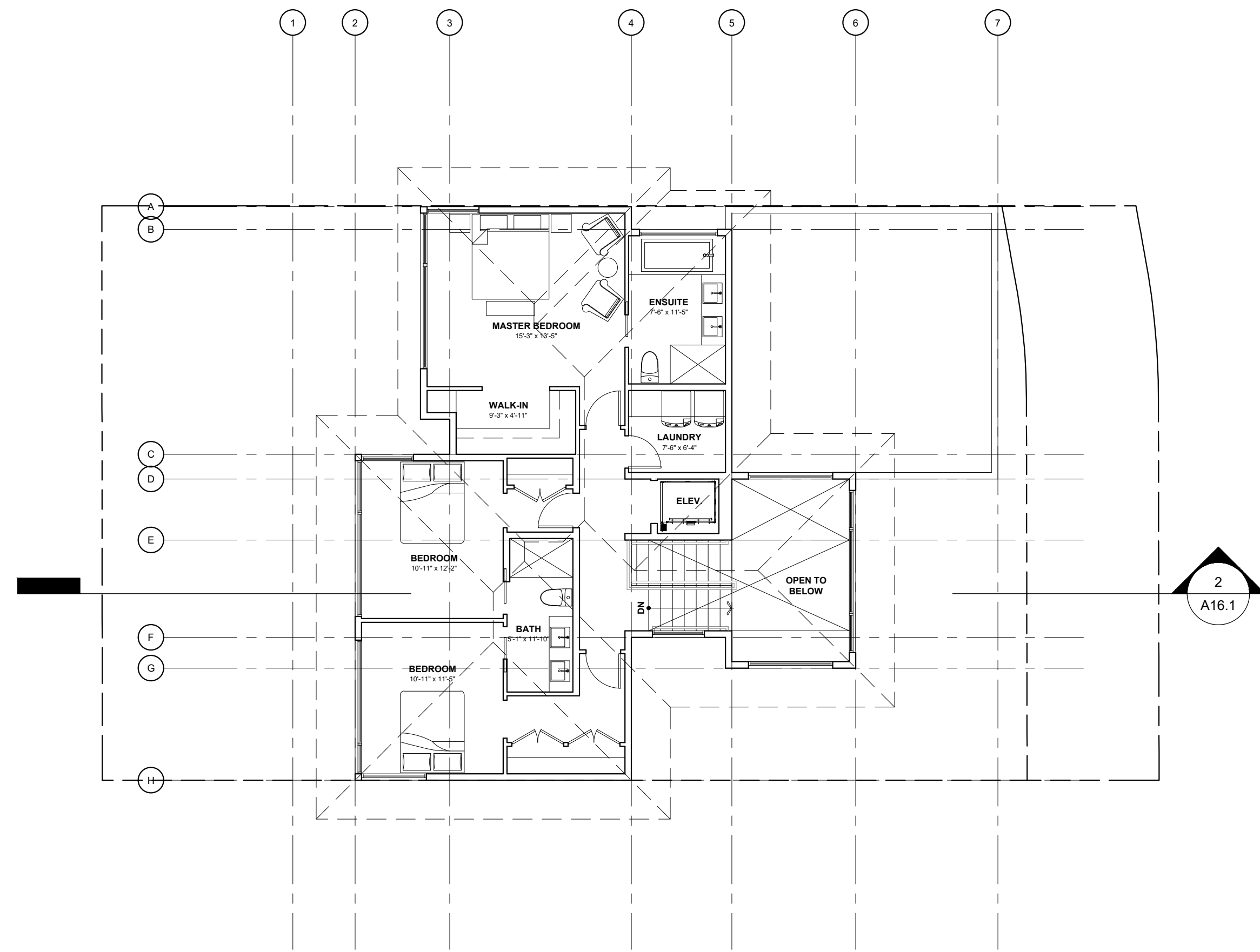
DRAWING No.

**A16.2**

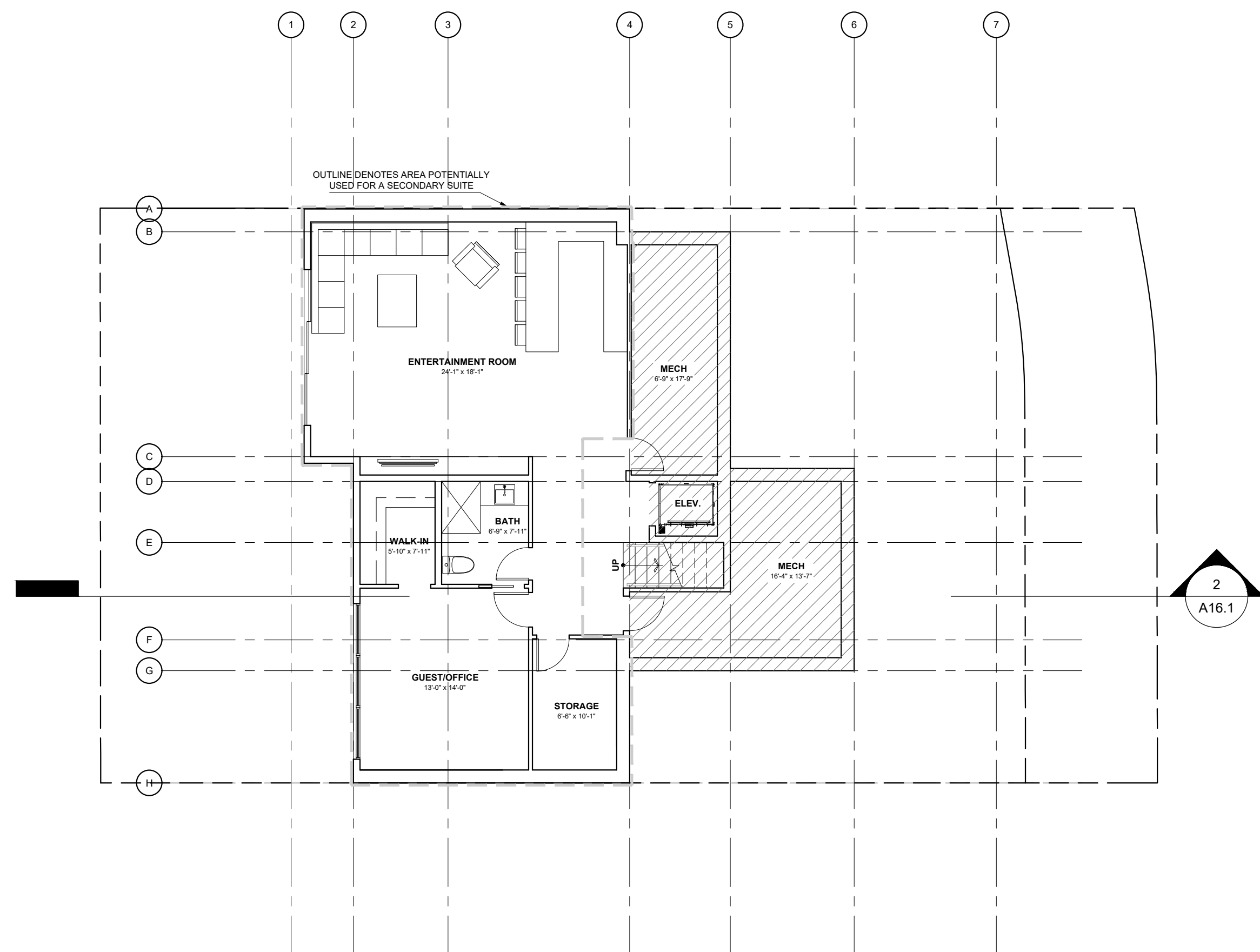


NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.

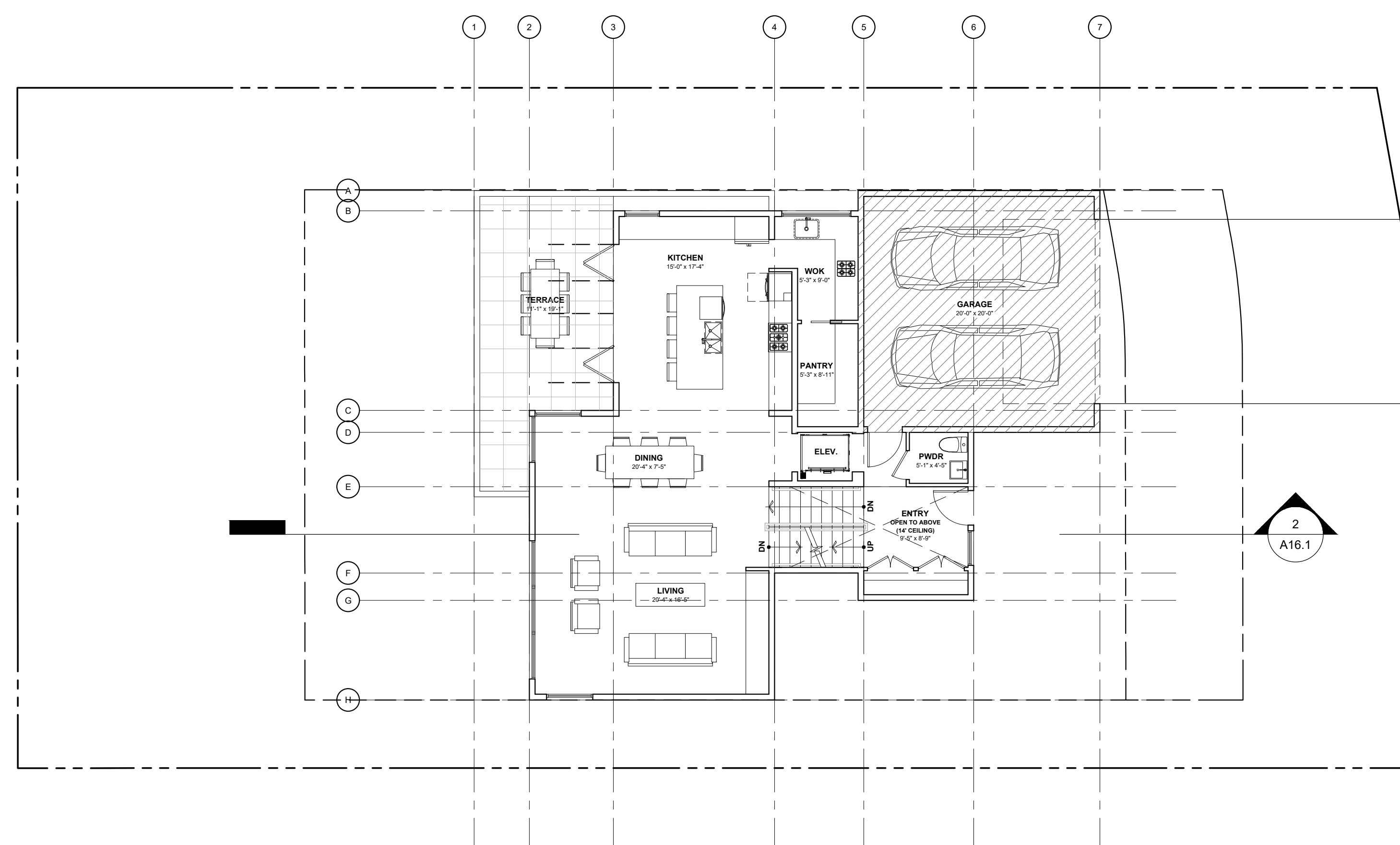
**1a LEVEL 1 SECONDARY SUITE OPTION**  
Scale: 1/8" = 1'0"



**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1030.25 S.F. Scale: 1/8" = 1'0"



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1426.88 S.F. Scale: 1/8" = 1'0"  
FAR AREA = 1024.16 S.F.



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1593.29 S.F. Scale: 1/8" = 1'0"  
(including garage)  
FAR AREA = 1152.29 S.F.  
TOTAL GROSS AREA = 4050.42 S.F.  
TOTAL FAR AREA = 3206.70 S.F.



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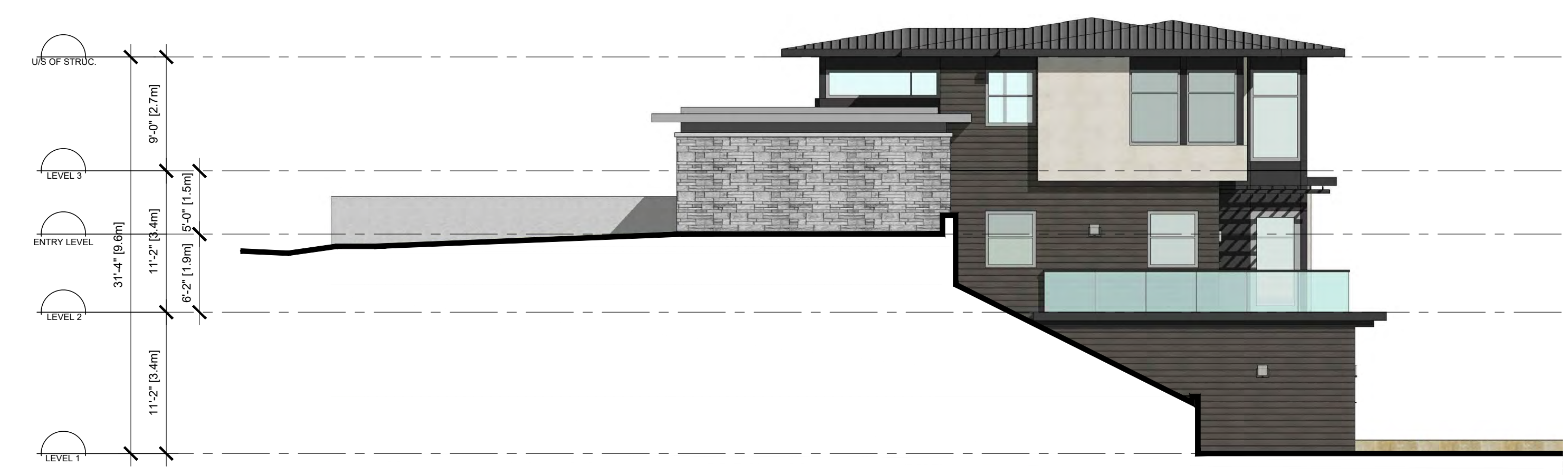
1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"



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2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
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DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

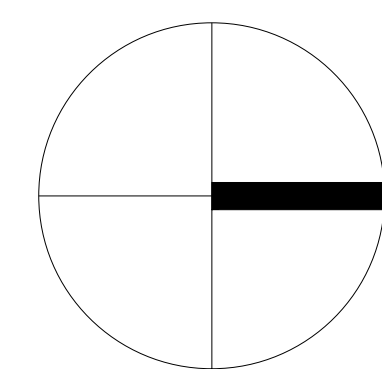
DRAWING TITLE

**LOT  
35**

DRAWING No.

**A16.3**





REVISIONS	DATE
1	

ISSUES	DATE
8	
7	RE-ISSUED FOR COUNCIL REVIEW JAN 8, 2018
6	ISSUED FOR COUNCIL REVIEW OCT 25, 2017
5	ISSUED FOR DRC JULY 20, 2017
4	ISSUED FOR DRC APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT APR 12, 2017
2	DEVELOPMENT PERMIT AUG 5, 2016
1	PRELIMINARY REVIEW

PROJECT NUMBER	DC-49
DRAWN BY	JPO
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DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

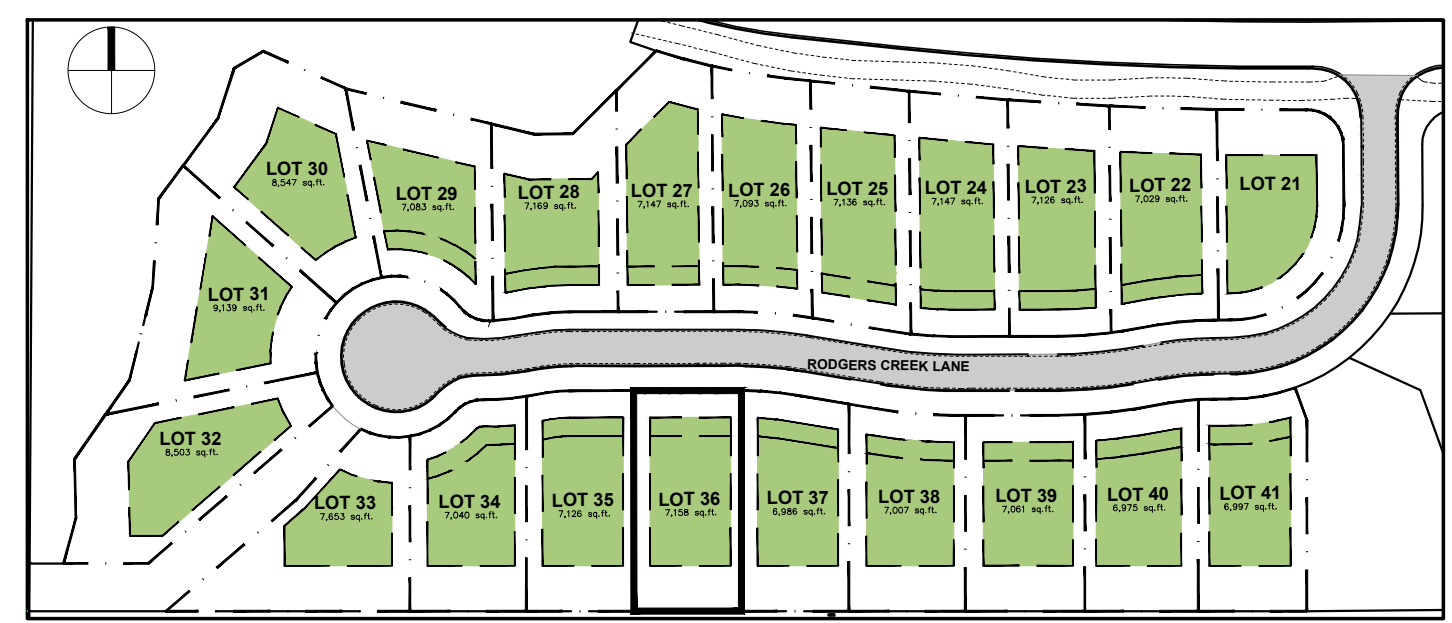
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
36**

DRAWING No.

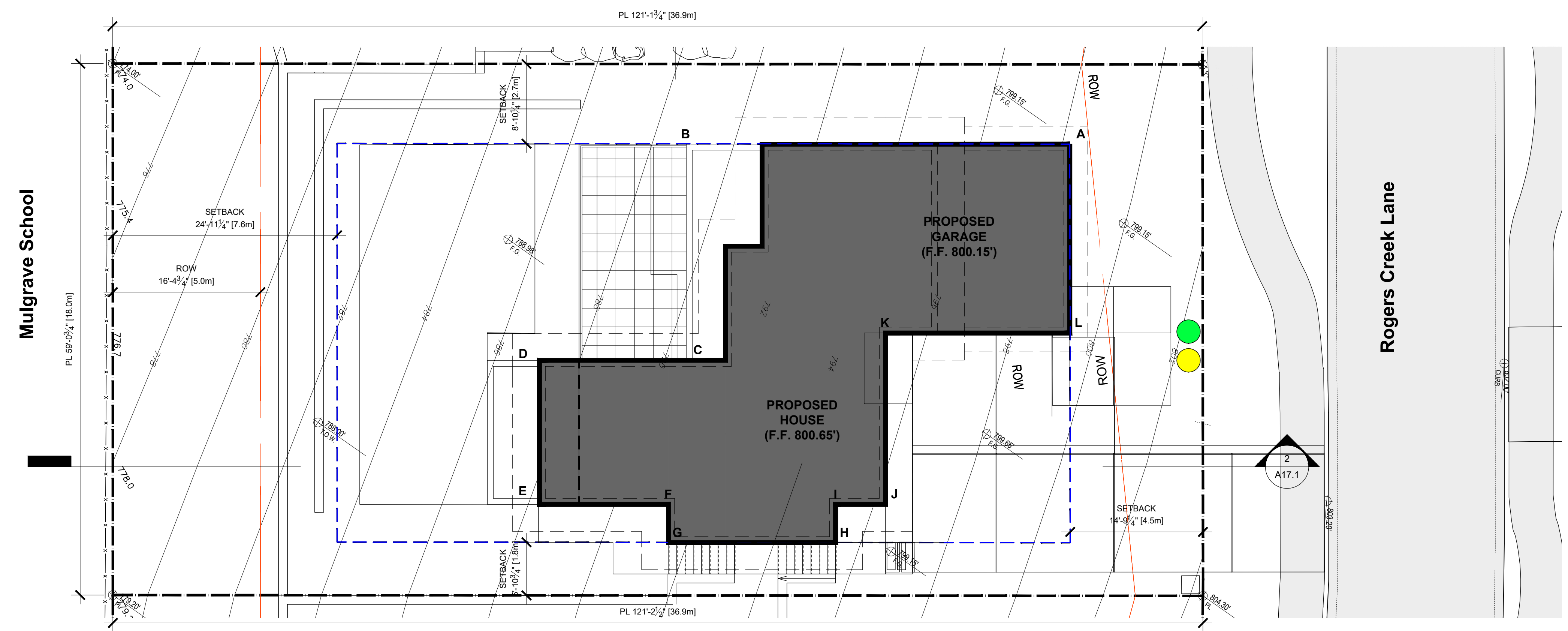
**A17.1**



1 KEY PLAN  
Scale: NTS

**LOT 36 STATS:**  
LOT AREA: 7158.00 S.F.  
FAR ALLOWABLE: 3221.10 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.8	1.8	-
SIDE YARD COMBINED SETBACK	4.5	4.5	-
HIGHEST BUILDING FACE	6.71	9.0	2.29 ●
BUILDING HEIGHT	7.62	8.6	0.98 ●
COVERED BALCONY (6% MAX)	6%	5.8%	-
FAR	0.45	0.45	-



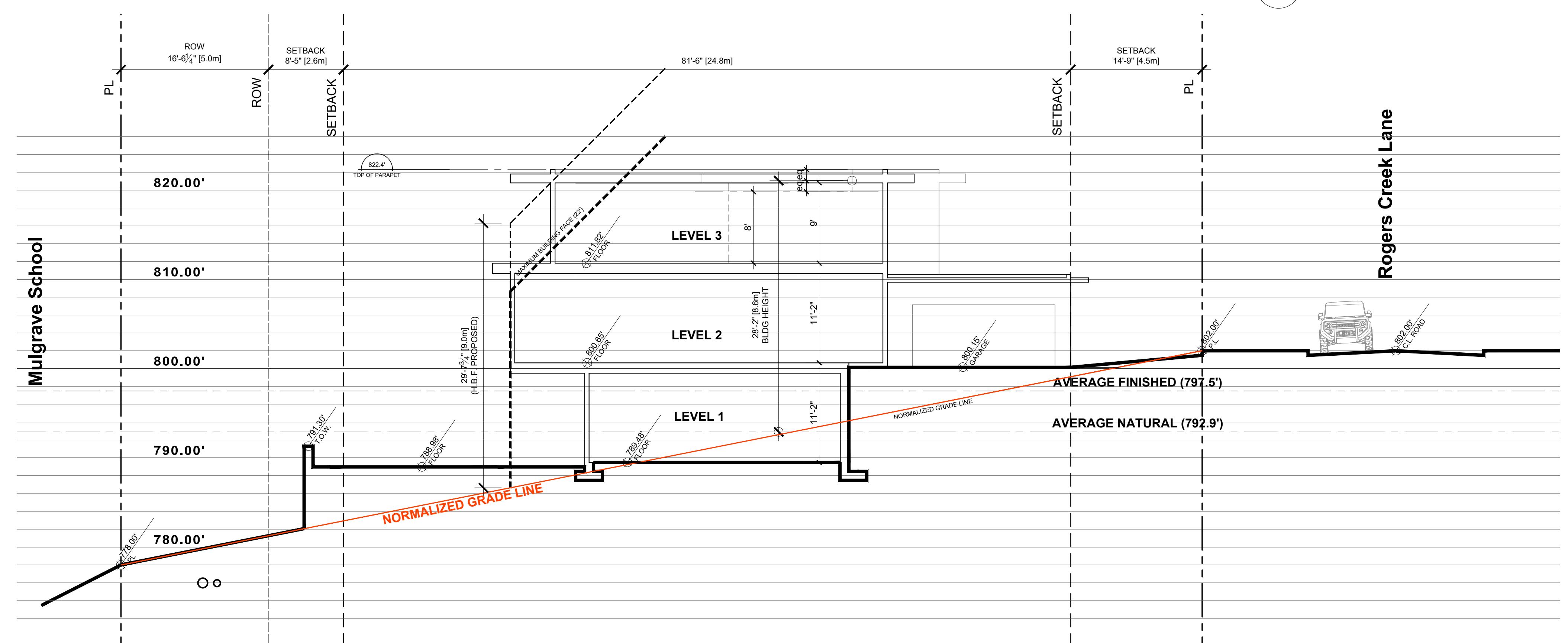
1 LOT 36 SITE PLAN  
Scale: 1/8" = 10'

**LOT 36 AVERAGE FINISHED GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	800.15	789.48	794.815	42.67	33914.75605
B-C	789.48	798.48	793.98	24.02	19071.3996
C-D	798.48	798.48	798.48	20.08	16033.4784
D-E	798.48	798.48	798.48	16	12775.68
E-F	798.48	798.48	798.48	18.15	14492.412
F-G	798.48	798.48	798.48	4.27	3409.5096
G-H	798.48	800.65	799.565	18.58	14855.9177
H-I	800.65	800.65	800.65	4.27	3418.7755
I-J	800.65	800.65	800.65	5.5	4403.575
J-K	800.65	800.65	800.65	19	15212.35
K-L	800.65	800.15	800.4	20.5	16408.2
L-A	800.15	789.48	794.815	21	16691.115
<b>TOTAL</b>				<b>214.04</b>	<b>170687.1689</b>
					<b>AVERAGE GRADE (FT)</b>
					<b>797.5</b>

**LOT 36 AVERAGE NATURAL GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	798.2	788.9	793.55	42.67	33860.7785
B-C	788.9	790.5	789.7	24.02	18968.594
C-D	790.5	786.2	788.35	20.08	15830.068
D-E	786.2	787.5	786.85	16	12589.6
E-F	787.5	791.3	789.4	18.15	14327.61
F-G	791.3	791.5	791.4	4.27	3379.278
G-H	791.5	795.4	793.45	18.58	14742.301
H-I	795.4	795.1	795.25	4.27	3395.7175
I-J	795.1	796.3	795.7	5.5	4376.35
J-K	796.3	795	795.65	19	15117.35
K-L	795	799.4	797.2	20.5	16342.6
L-A	799.4	798.2	798.8	21	16774.8
<b>TOTAL</b>				<b>214.04</b>	<b>169705.047</b>
					<b>AVERAGE GRADE (FT)</b>
					<b>792.9</b>

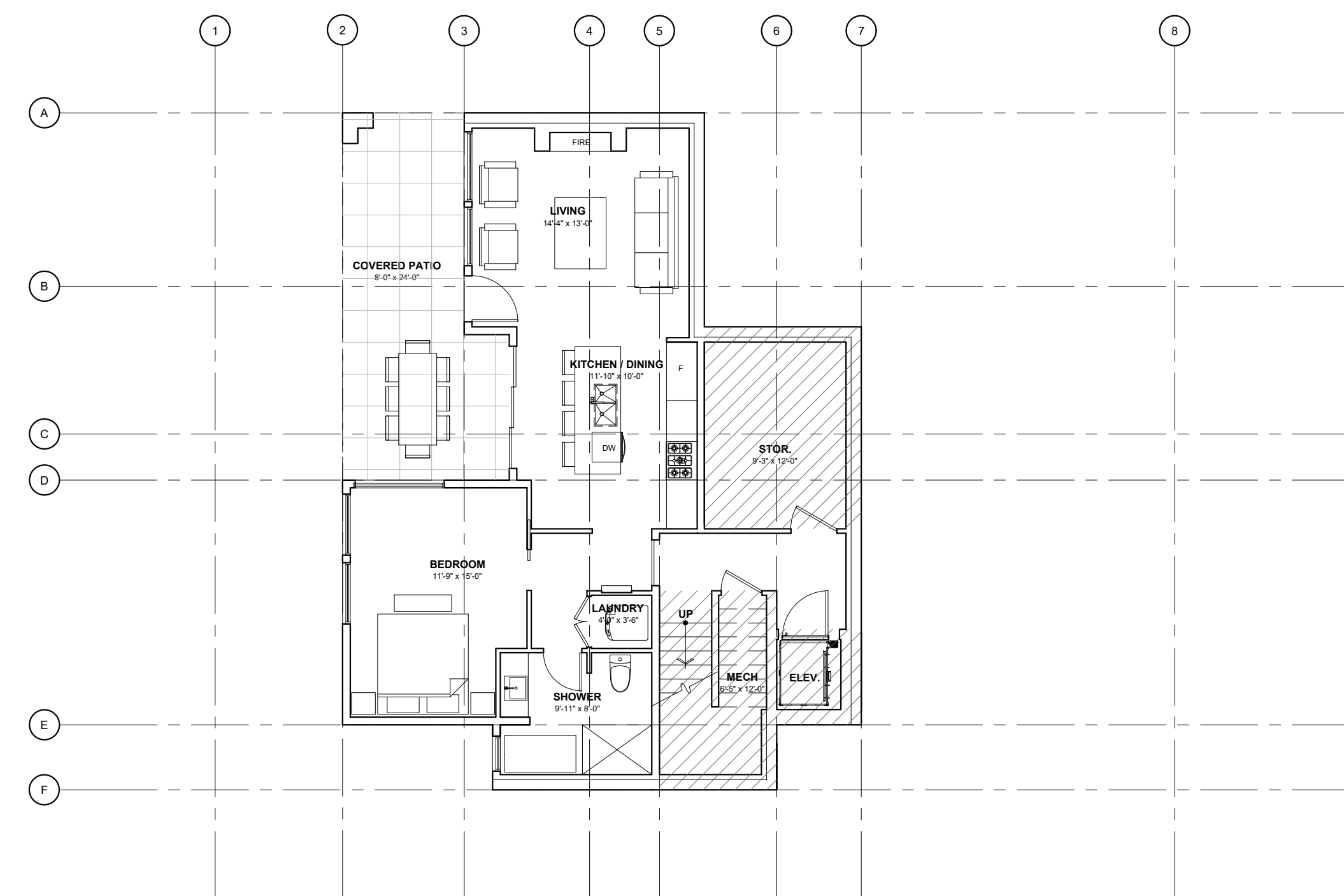
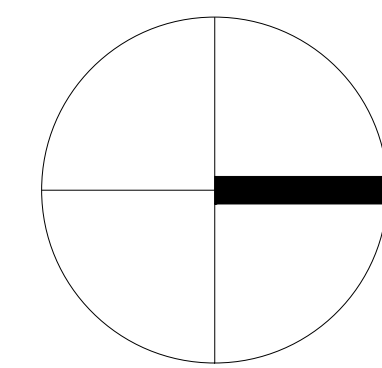


2 SECTION  
Scale: 1/8" = 10'



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**1a** LEVEL 1 SECONDARY SUITE OPTION  
Scale: 1/8" = 1'0"

NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.



**3** LEVEL 3 FLOOR PLAN  
GROSS AREA = 1158.47 S.F. Scale: 1/8" = 1'0"

REVISIONS

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ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
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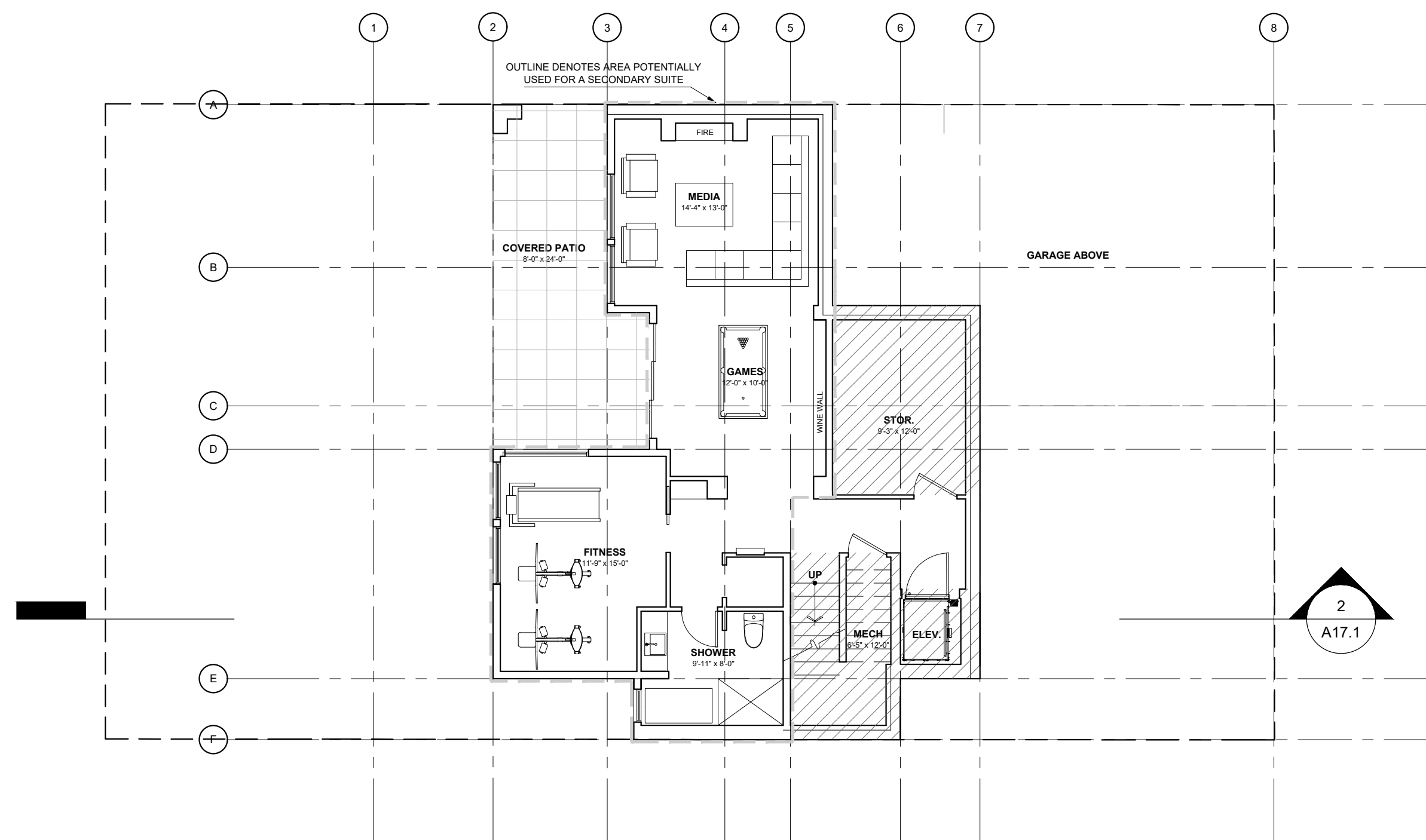
PROJECT NUMBER	DC-49
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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

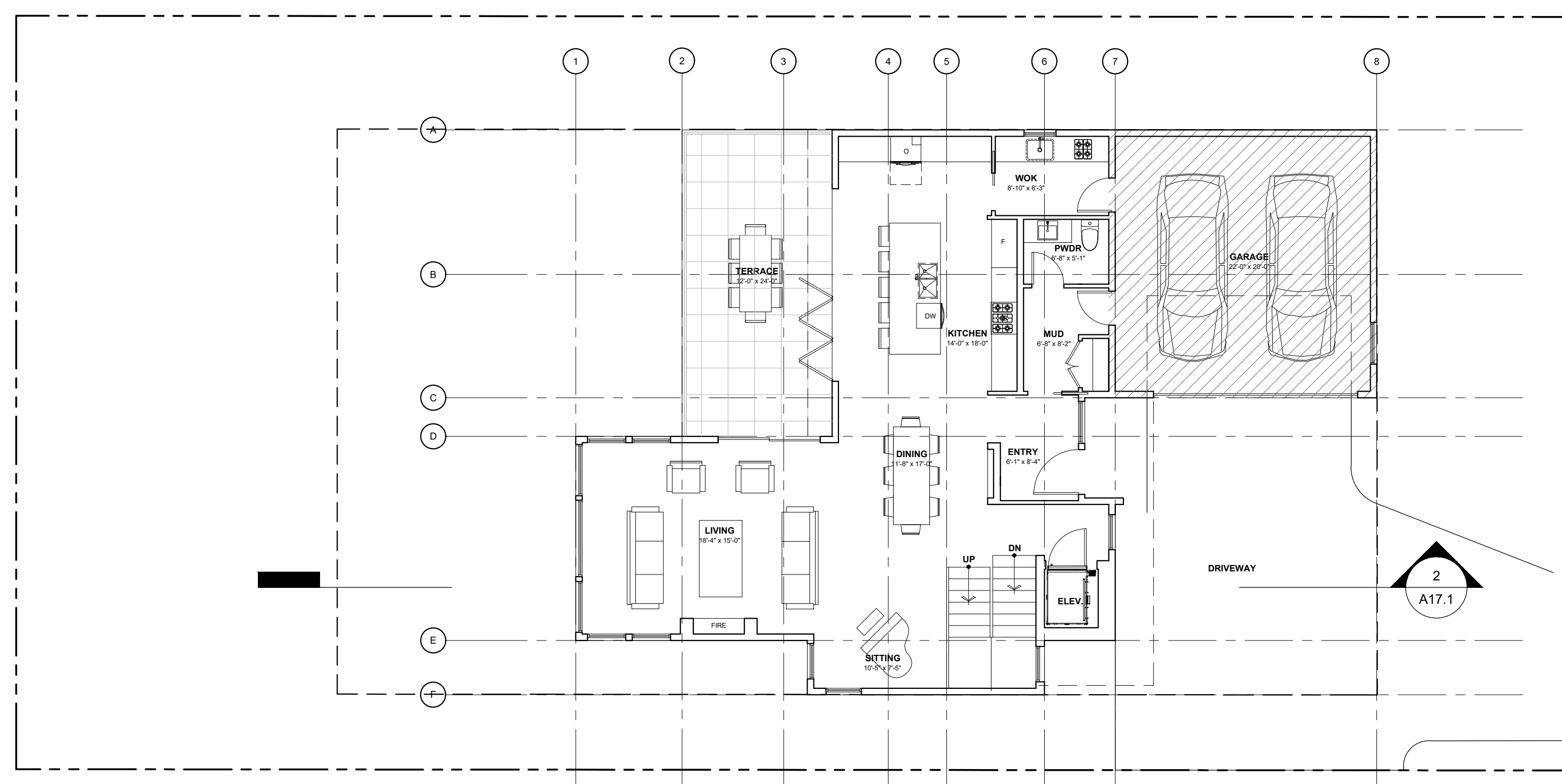
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
36**

DRAWING No.  
**A17.2**



**1** LEVEL 1 FLOOR PLAN  
GROSS AREA = 1073.94 S.F. Scale: 1/8" = 1'0"  
FAR AREA = 803.81 S.F.



**2** LEVEL 2 FLOOR PLAN  
GROSS AREA = 1699.82 S.F. Scale: 1/8" = 1'0"  
(including garage)  
FAR AREA = 1258.82 S.F.  
TOTAL GROSS AREA = 3932.23 S.F.  
TOTAL FAR AREA = 3221.10 S.F.



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1 NORTH ELEVATION  
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3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"



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PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

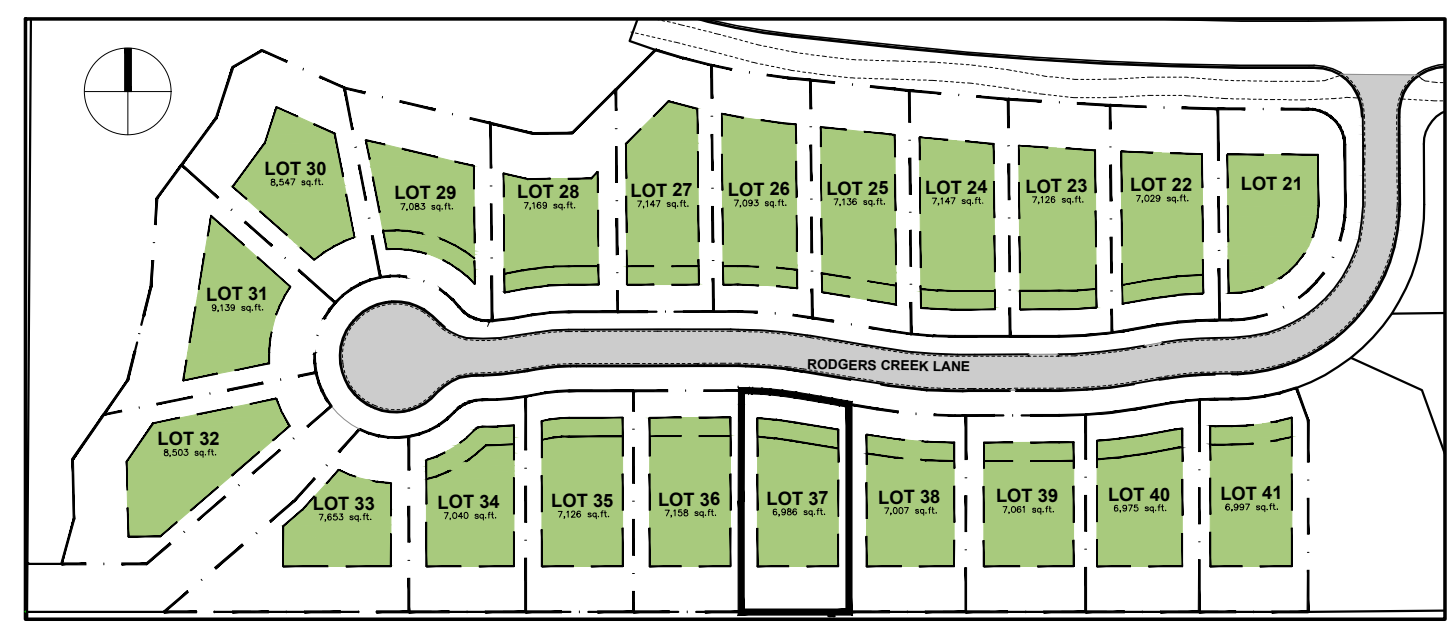
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
36**

DRAWING No.  
**A17.3**



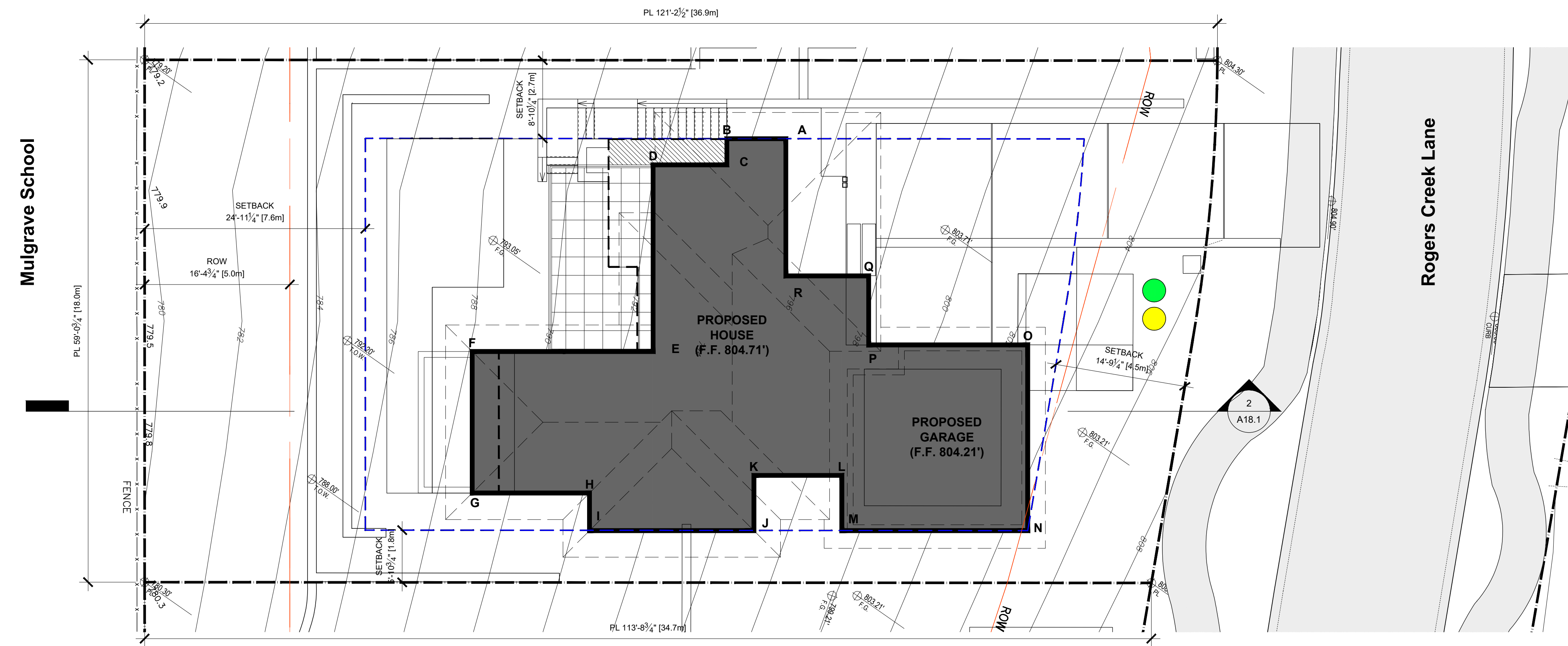
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1 KEY PLAN  
Scale: NTS

**LOT 37 STATS:**  
LOT AREA: 6986.00 S.F.  
FAR ALLOWABLE: 3143.70 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.8	1.8	-
SIDE YARD COMBINED SETBACK	4.5	4.5	-
HIGHEST BUILDING FACE	6.71	11.3	4.59
BUILDING HEIGHT	7.62	9.1	1.48
COVERED BALCONY (6% MAX)	6%	6%	-
FAR	0.45	0.45	-



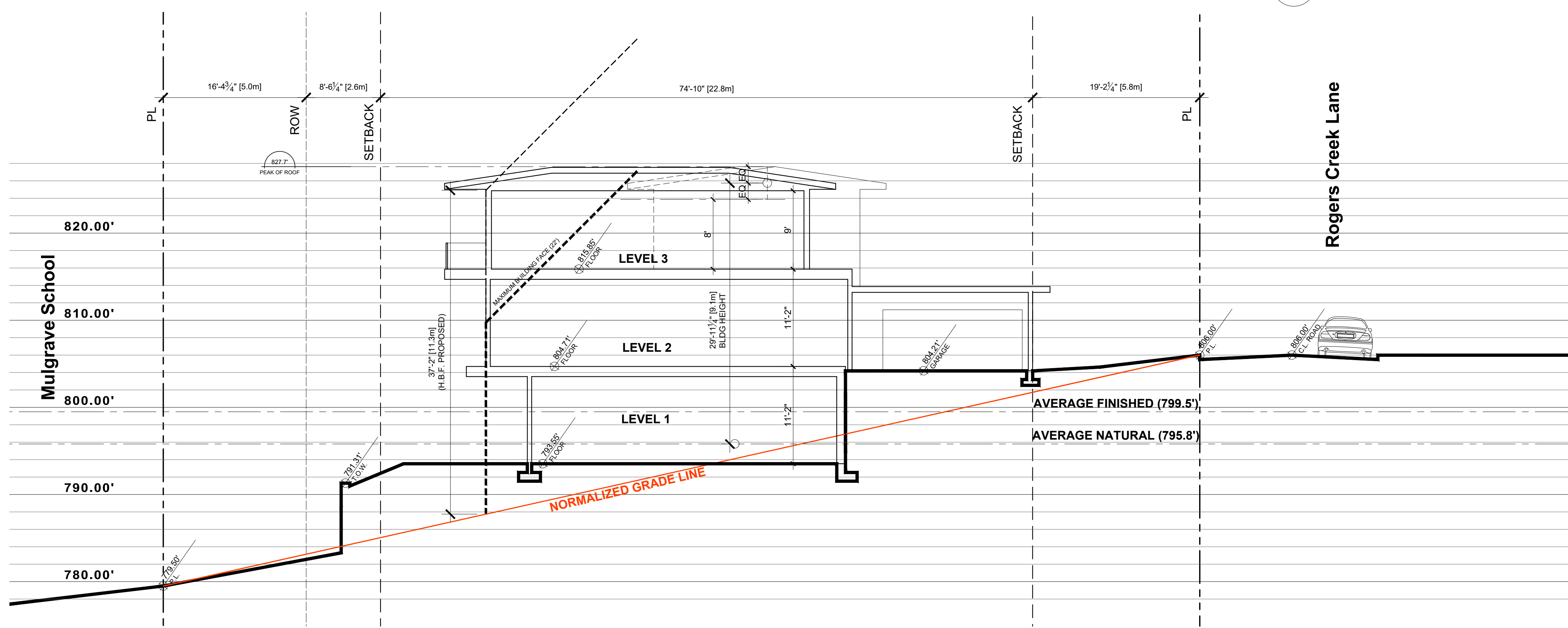
1 LOT 37 SITE PLAN  
Scale: 1/8" = 1'0"

**LOT 37 AVERAGE FINISHED GRADE**

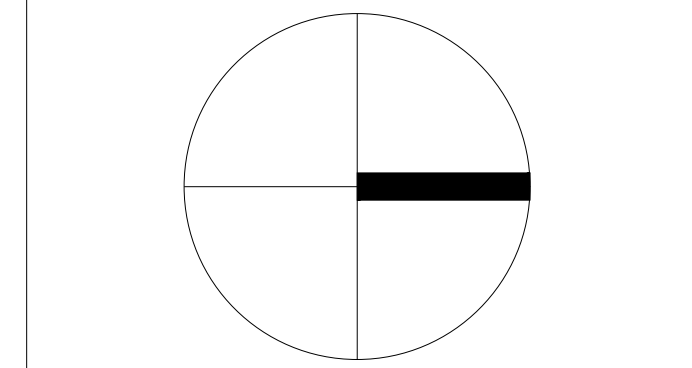
SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	804.71	804.71	804.71	6.67	5367.4157
B-C	804.71	804.71	804.71	3	2414.13
C-D	804.71	793.55	799.13	8.33	6656.7529
D-E	793.55	793.55	793.55	21.1	16743.905
E-F	793.55	793.55	793.55	20.5	16267.775
F-G	793.55	793.55	793.55	16	12696.8
G-H	793.55	793.55	793.55	13.25	10514.5375
H-I	793.55	793.55	793.55	4.25	3372.5875
I-J	793.55	797.2	795.375	18.58	14778.0675
J-K	797.2	797.2	797.2	6.23	4966.556
K-L	797.2	804.21	800.705	10	8007.05
L-M	804.21	804.21	804.21	6.23	5010.2283
M-N	804.21	804.21	804.21	21	16888.41
N-O	804.21	804.21	804.21	21	16888.41
O-P	804.21	804.21	804.21	18	14475.78
P-Q	804.21	804.71	804.46	7.79	6266.7434
Q-R	804.71	804.71	804.71	9.375	7544.15625
R-A	804.71	804.71	804.71	15.5	12473.005
<b>TOTAL</b>				<b>226.805</b>	<b>181332.3101</b>
<b>AVERAGE GRADE (FT)</b>					<b>799.5</b>

**LOT 37 AVERAGE NATURAL GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	794.9	793.4	794.15	6.67	5296.9805
B-C	793.4	793.7	793.55	3	2380.65
C-D	793.7	791.9	792.8	8.33	6604.024
D-E	791.9	792.9	792.4	21.1	16719.64
E-F	792.9	788.05	790.475	20.5	16204.7375
F-G	788.05	789	788.525	16	12616.4
G-H	789	792.2	790.6	13.25	10475.45
H-I	792.2	792.4	792.3	4.25	3367.275
I-J	792.4	797.2	794.8	18.58	14767.384
J-K	797.2	796.5	796.85	6.23	4964.3755
K-L	796.5	799	797.75	10	7977.5
L-M	799	799.5	799.25	6.23	4979.3275
M-N	799.5	804.8	802.15	21	16845.15
N-O	804.8	802.4	803.6	21	16875.6
O-P	802.4	798.3	800.35	18	14406.3
P-Q	798.3	797.8	798.05	7.79	6216.8095
Q-R	797.8	795.7	796.75	9.375	7469.53125
R-A	795.7	794.9	795.3	15.5	12327.15
<b>TOTAL</b>				<b>226.805</b>	<b>180494.2848</b>
<b>AVERAGE GRADE (FT)</b>					<b>795.8</b>



2 SECTION  
Scale: 1/8" = 1'0"



REVISIONS

NO.	DESCRIPTION	DATE
1		

ISSUES

NO.	DESCRIPTION	DATE
8		
7	RE-ISSUED FOR COUNCIL REVIEW	JAN 8, 2018
6	ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5	RE-ISSUED FOR DRC	JULY 20, 2017
4	ISSUED FOR DRC	APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2	DEVELOPMENT PERMIT	AUG 5, 2016
1	PRELIMINARY REVIEW	

PROJECT NUMBER DC-49  
DRAWN BY JPO  
CHECKED BY MB  
DATE CHECKED AUG 5, 2016  
CONSULTANT

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT 37**

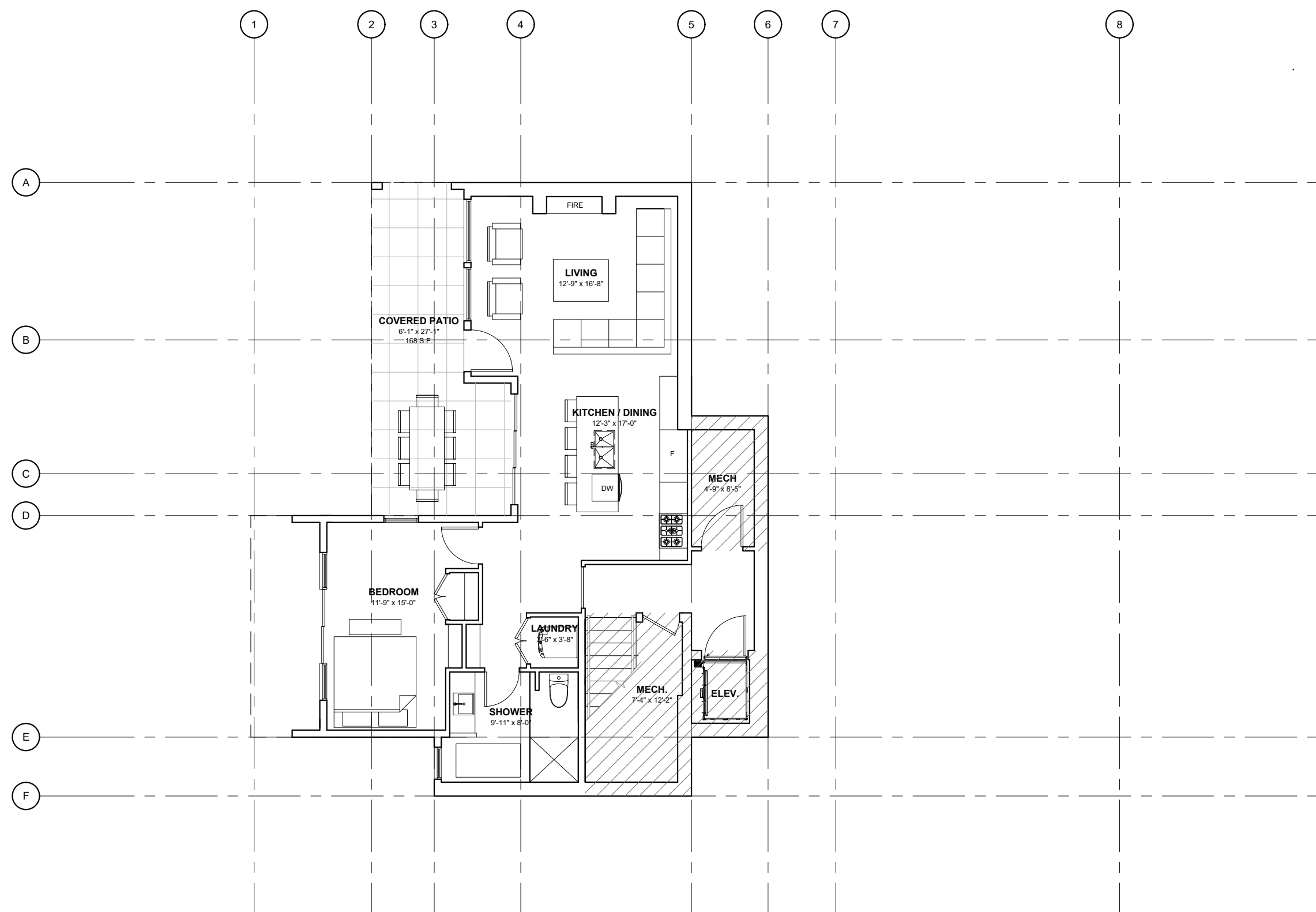
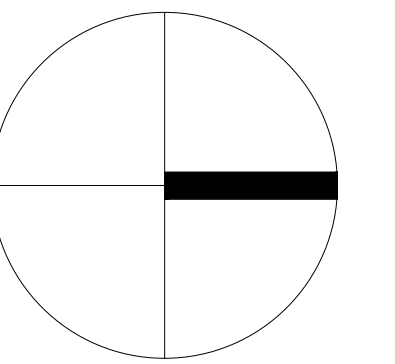
DRAWING No.

**A18.1**



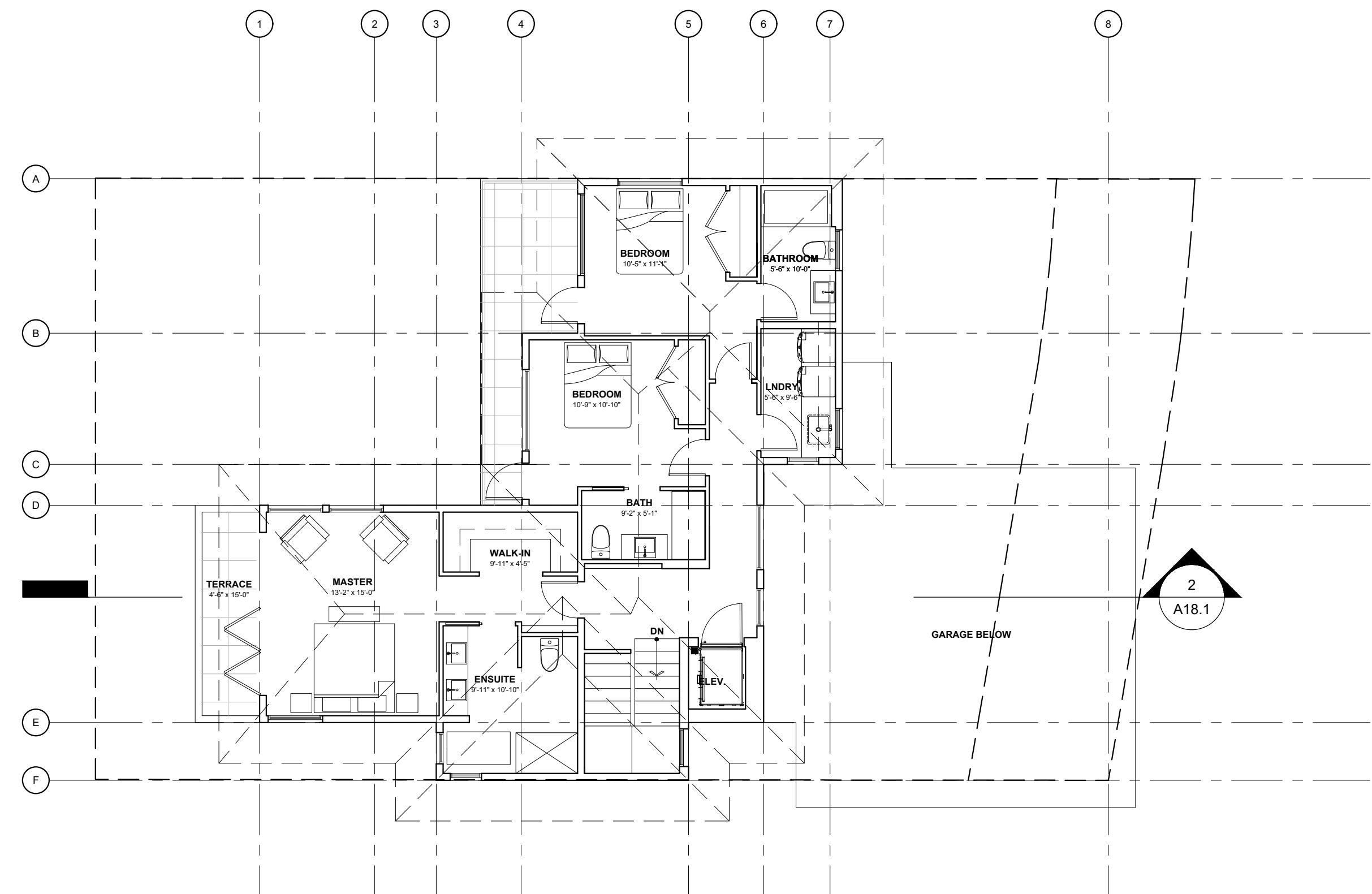
1925 Main Street  
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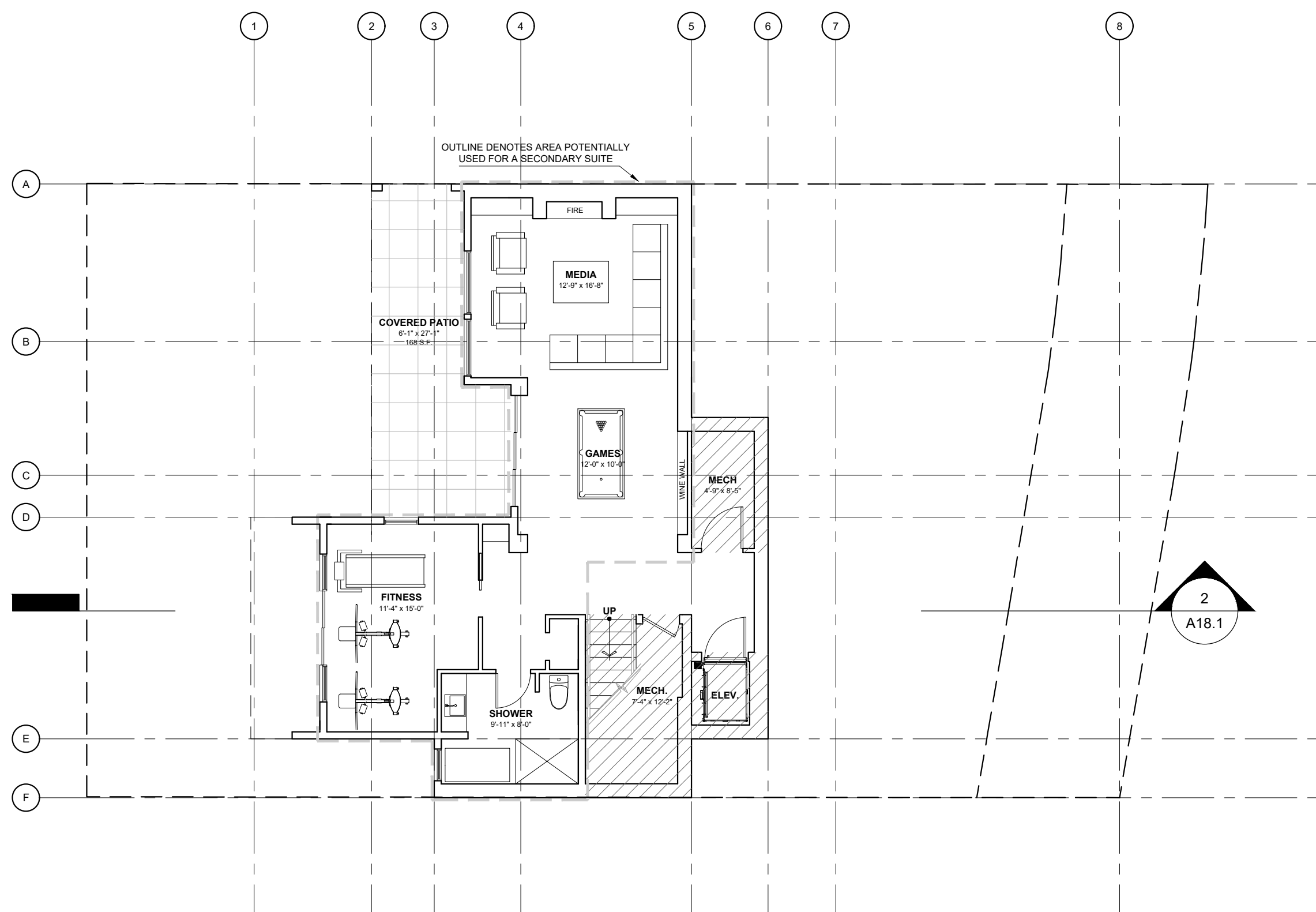


**1a** LEVEL 1 SECONDARY SUITE OPTION  
Scale: 1/8" = 1'0"

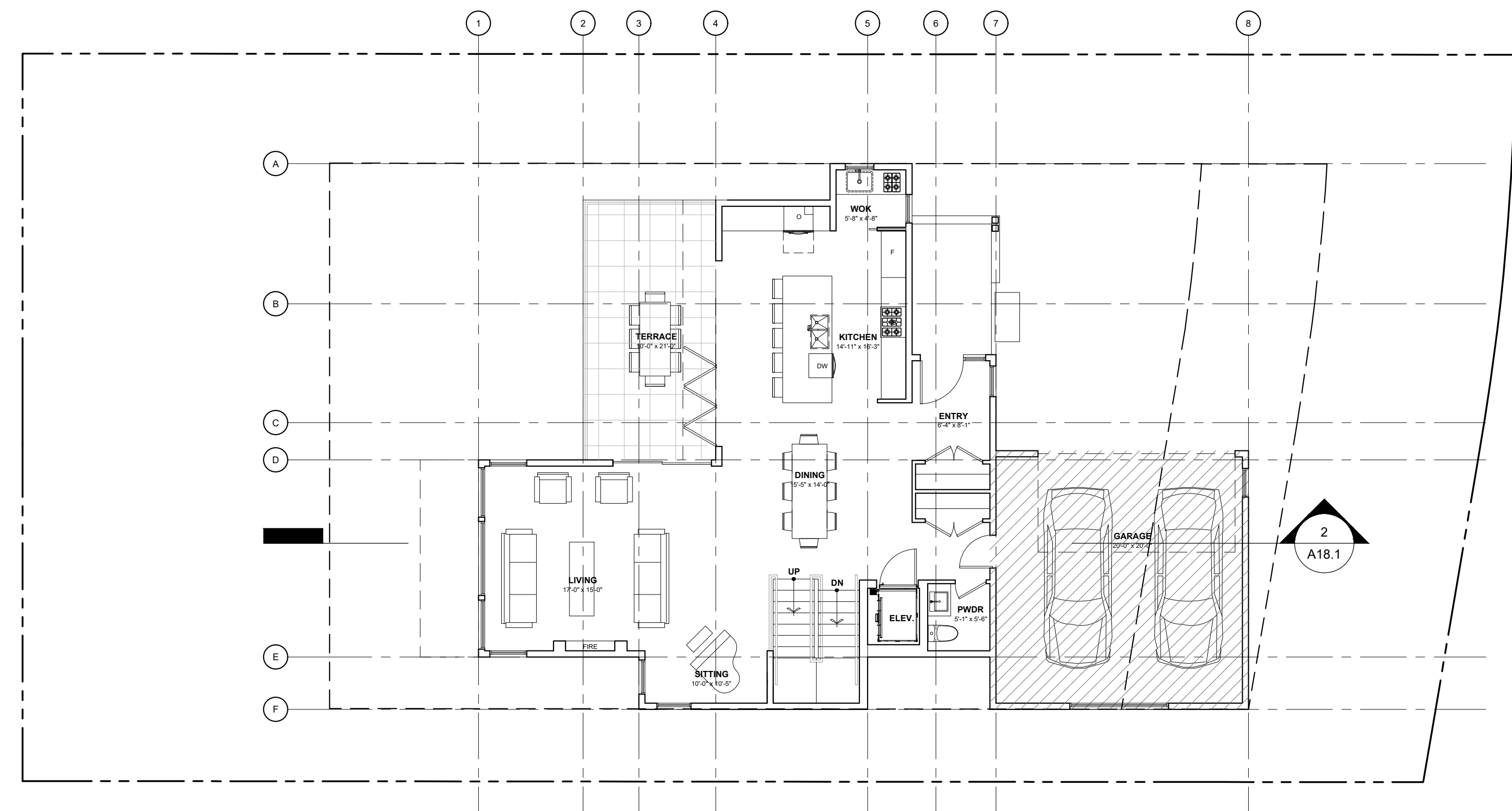
NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.



**3** LEVEL 3 FLOOR PLAN  
GROSS AREA = 1176.52 S.F. Scale: 1/8" = 1'0"



**1** LEVEL 1 FLOOR PLAN  
GROSS AREA = 999.79 S.F. Scale: 1/8" = 1'0"  
FSR AREA = 809.80 S.F.



**2** LEVEL 2 FLOOR PLAN  
GROSS AREA = 1598.38 S.F. Scale: 1/8" = 1'0"  
(including garage)  
FAR AREA = 1157.38 S.F.  
TOTAL GROSS AREA = 3774.69 S.F.  
TOTAL FAR AREA = 3143.70 S.F.

REVISIONS  
1

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
37**

DRAWING No.

**A18.2**



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1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

REVISIONS	
1	

ISSUES	DATE
8	
7	
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4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
37**

DRAWING No.  
**A18.3**





REVISIONS

ISSUES	DATE
8	
7 RE-ISSUED FOR COUNCIL REVIEW	JAN 8, 2018
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

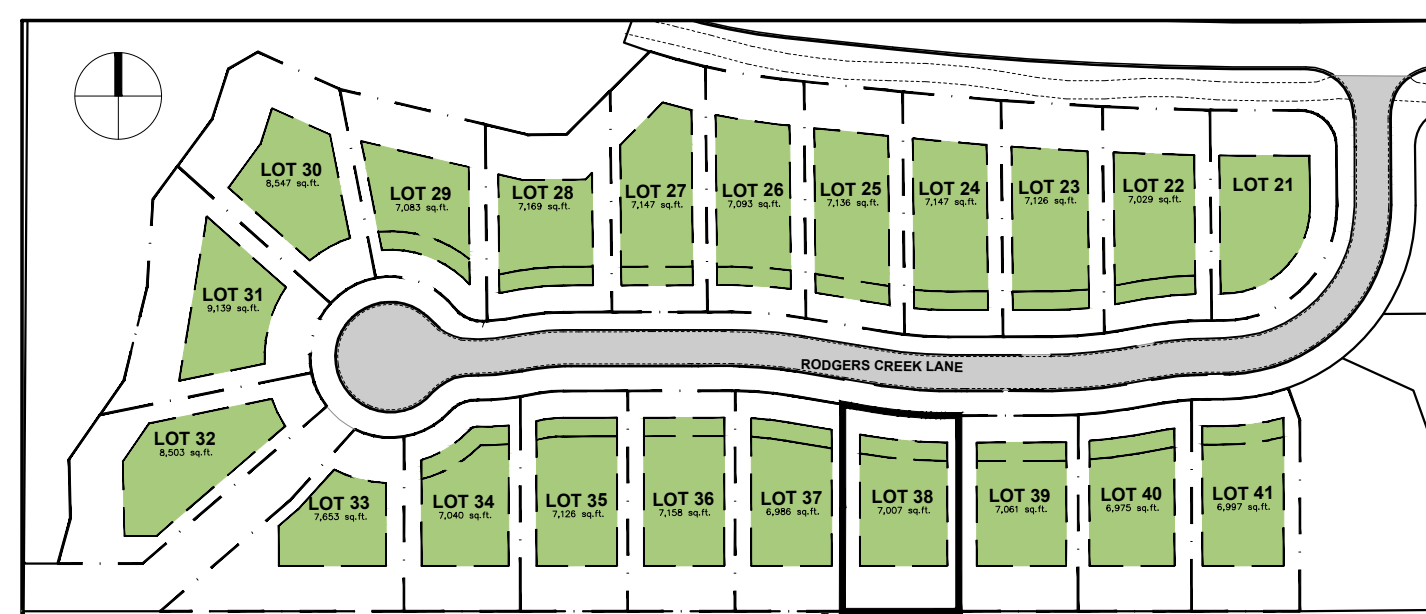
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
38**

DRAWING No.

**A19.1**



1 KEY PLAN

Scale: NTS

**LOT 38 STATS:**

LOT AREA: 7007.00 S.F.

FAR ALLOWABLE: 3153.15 S.F.

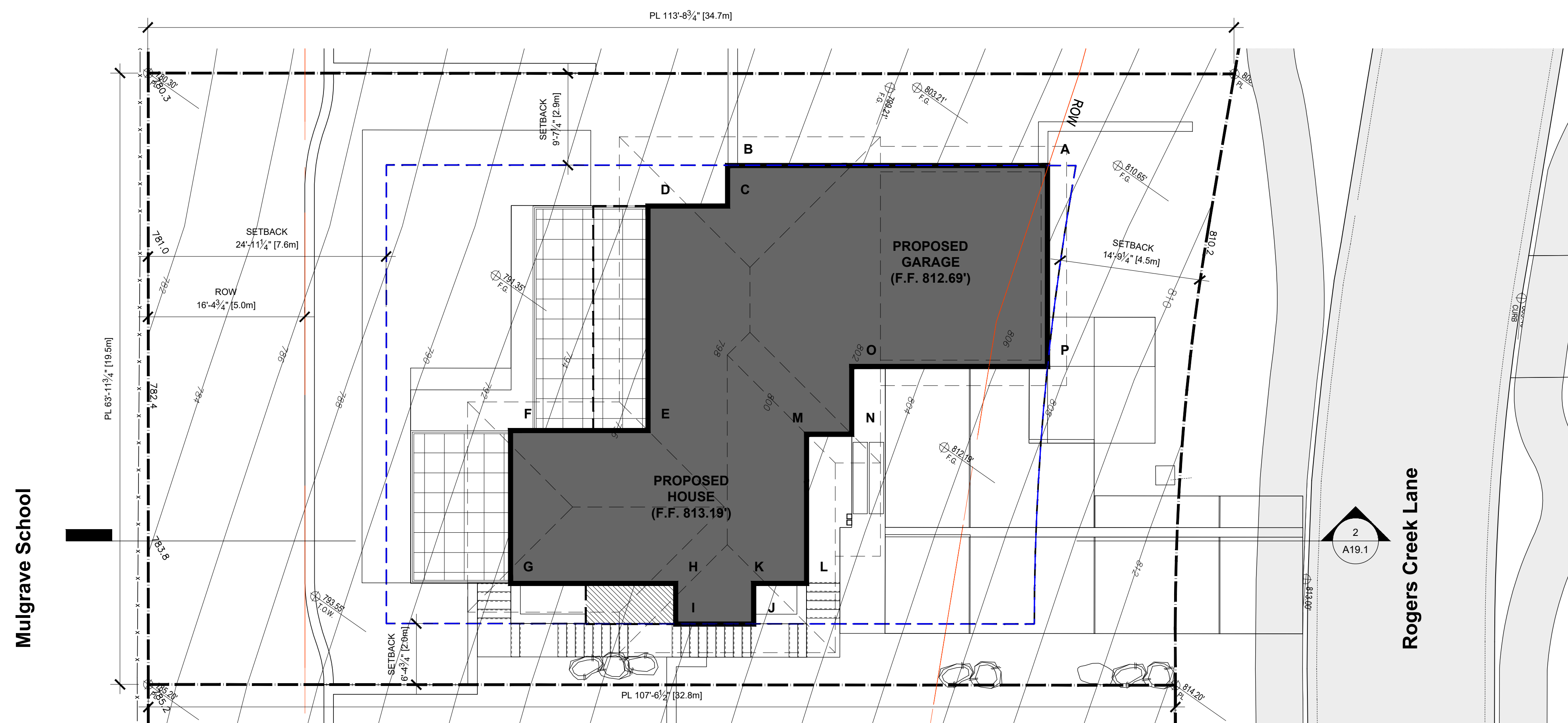
	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	9.6	-
SIDE YARD MINIMUM SETBACK	1.95	1.95	-
SIDE YARD COMBINED SETBACK	4.875	4.875	-
HIGHEST BUILDING FACE	6.71	6.71	-
BUILDING HEIGHT	7.62	7.62	-
COVERED BALCONY (6% MAX)	6%	5.36%	-
FAR	0.45	0.45	-

**LOT 38 AVERAGE FINISHED GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	811.15	794	802.575	33.5	26886.2625
B-C	794	794	794	3.25	2580.5
C-D	794	790.38	792.19	8.33	6598.9427
D-E	790.38	790.38	790.38	23.5	18573.93
E-F	790.38	790.38	790.38	14.4	11381.472
F-G	790.38	790.38	790.38	16	12646.08
G-H	790.38	798	794.19	17.3	13739.487
H-I	798	798	798	4.25	3391.5
I-J	798	811.65	804.825	8.17	6575.42025
J-K	811.65	811.65	811.65	4.25	3449.5125
K-L	811.65	811.65	811.65	5.5	4464.075
L-M	811.65	811.65	811.65	15.6	12661.74
M-N	811.65	811.65	811.65	4.73	3839.1045
N-O	811.65	811.15	811.4	7.08	5744.712
O-P	811.15	811.15	811.15	20.5	16628.575
P-A	811.15	811.15	811.15	21	17034.15
<b>TOTAL</b>				<b>207.36</b>	<b>166195.4635</b>
					<b>AVERAGE GRADE (FT)</b>
					<b>801.5</b>

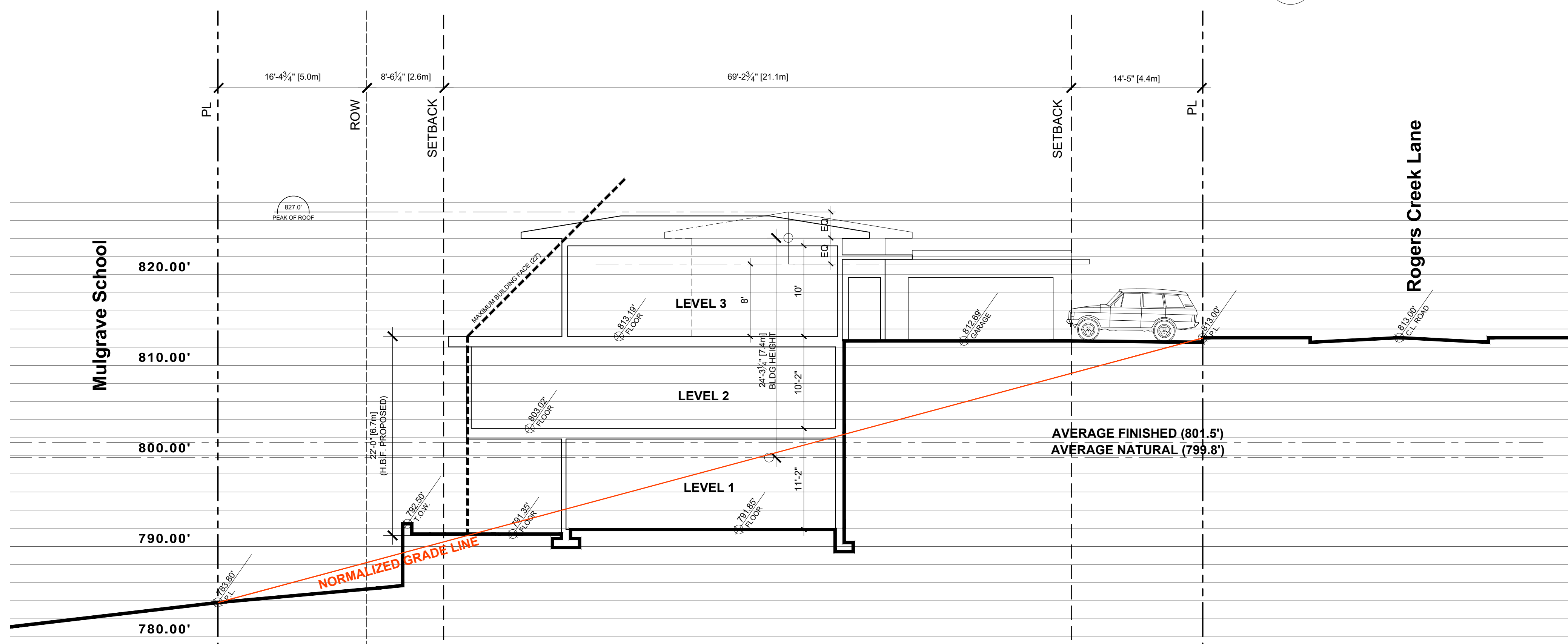
**LOT 38 AVERAGE NATURAL GRADE**

SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	805	796.3	800.65	33.5	26821.775
B-C	796.3	796.8	796.55	3.25	2588.7875
C-D	796.8	794.7	795.75	8.33	6628.5975
D-E	794.7	796.9	795.8	23.5	18701.3
E-F	796.9	793.1	795	14.4	11448
F-G	793.1	794.4	793.75	16	12700
G-H	794.4	799.2	796.8	17.3	13784.64
H-I	799.2	799.5	799.35	4.25	3397.2375
I-J	799.5	801.6	800.55	8.17	6540.4935
J-K	801.6	801.3	801.45	4.25	3406.1625
K-L	801.3	802.9	802.1	5.5	4411.55
L-M	802.9	801.3	802.1	15.6	12512.76
M-N	801.3	802.8	802.05	4.73	3793.6965
N-O	802.8	802	802.4	7.08	5680.992
O-P	802	807.5	804.75	20.5	16497.375
P-A	807.5	805	806.25	21	16931.25
<b>TOTAL</b>				<b>207.36</b>	<b>165844.617</b>
					<b>AVERAGE GRADE (FT)</b>
					<b>799.8</b>



1 LOT 38 SITE PLAN

Scale: 1/8" = 10'



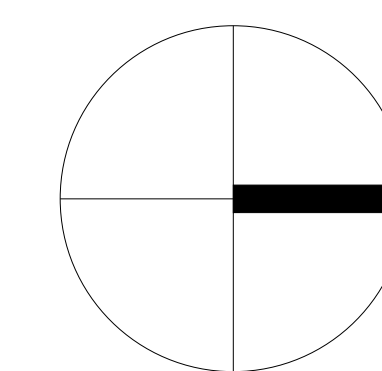
2 SECTION

Scale: 1/8" = 10'



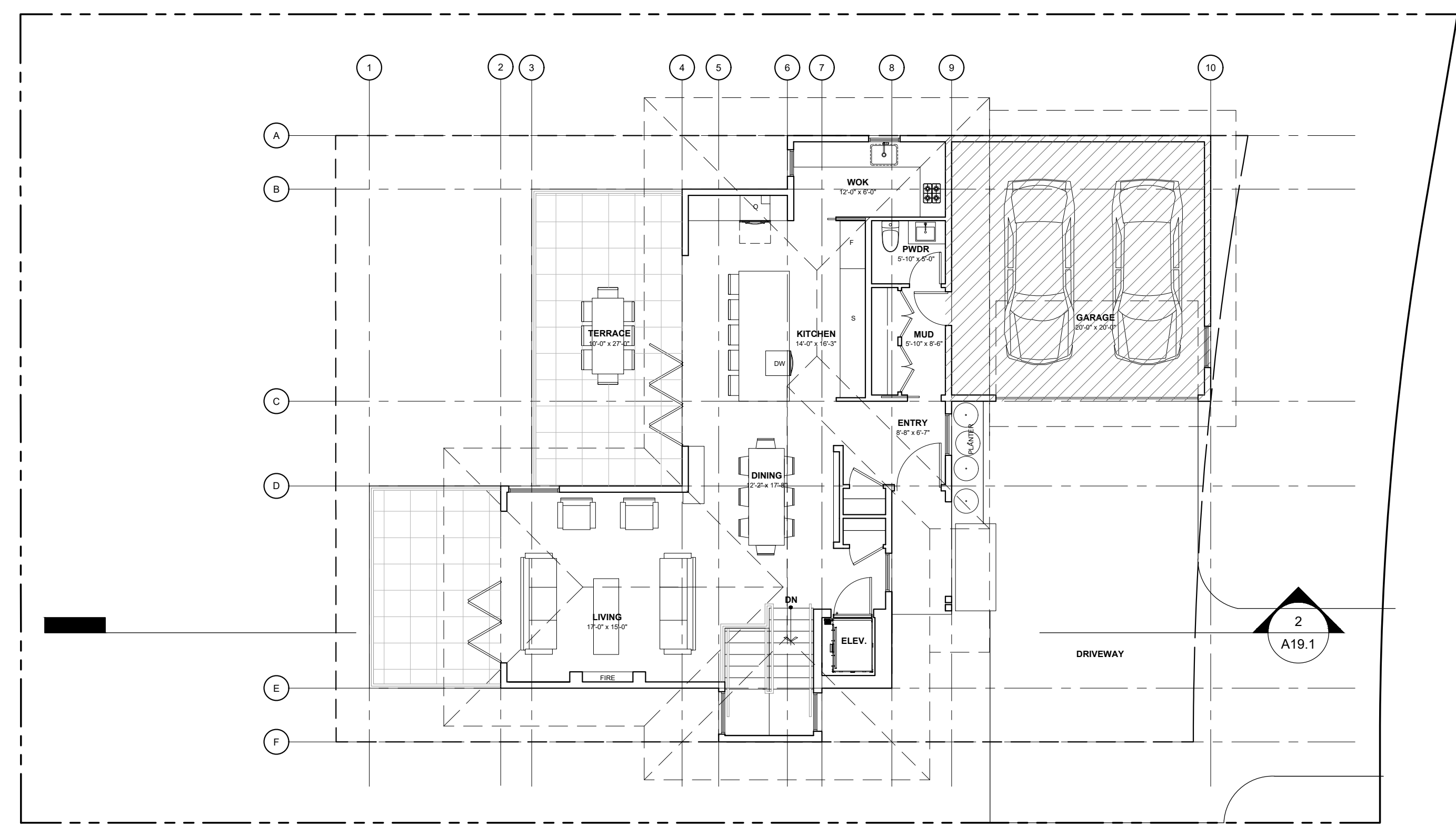
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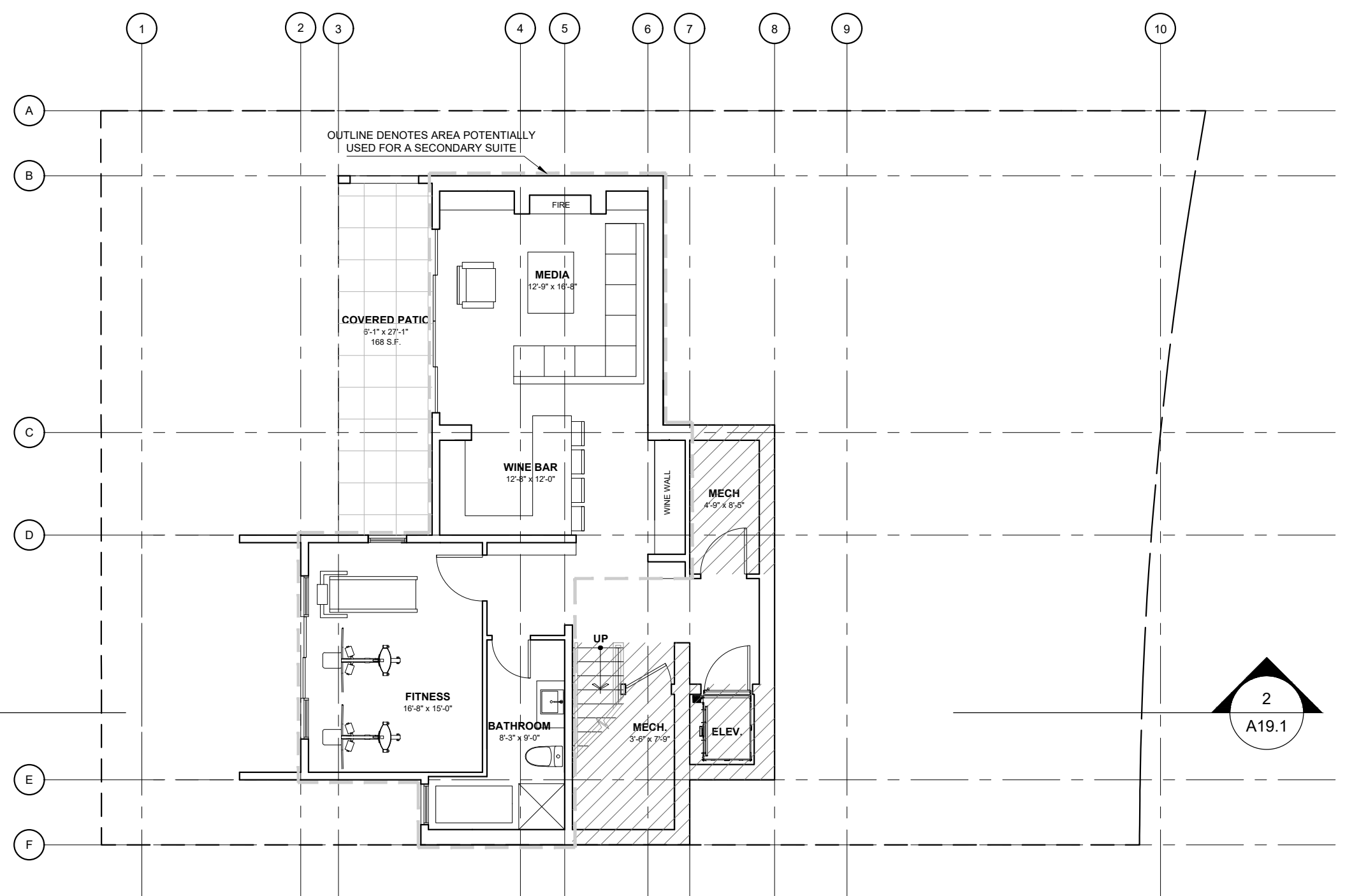


**1a** LEVEL 1 SECONDARY SUITE OPTION  
Scale: 1/8" = 10"

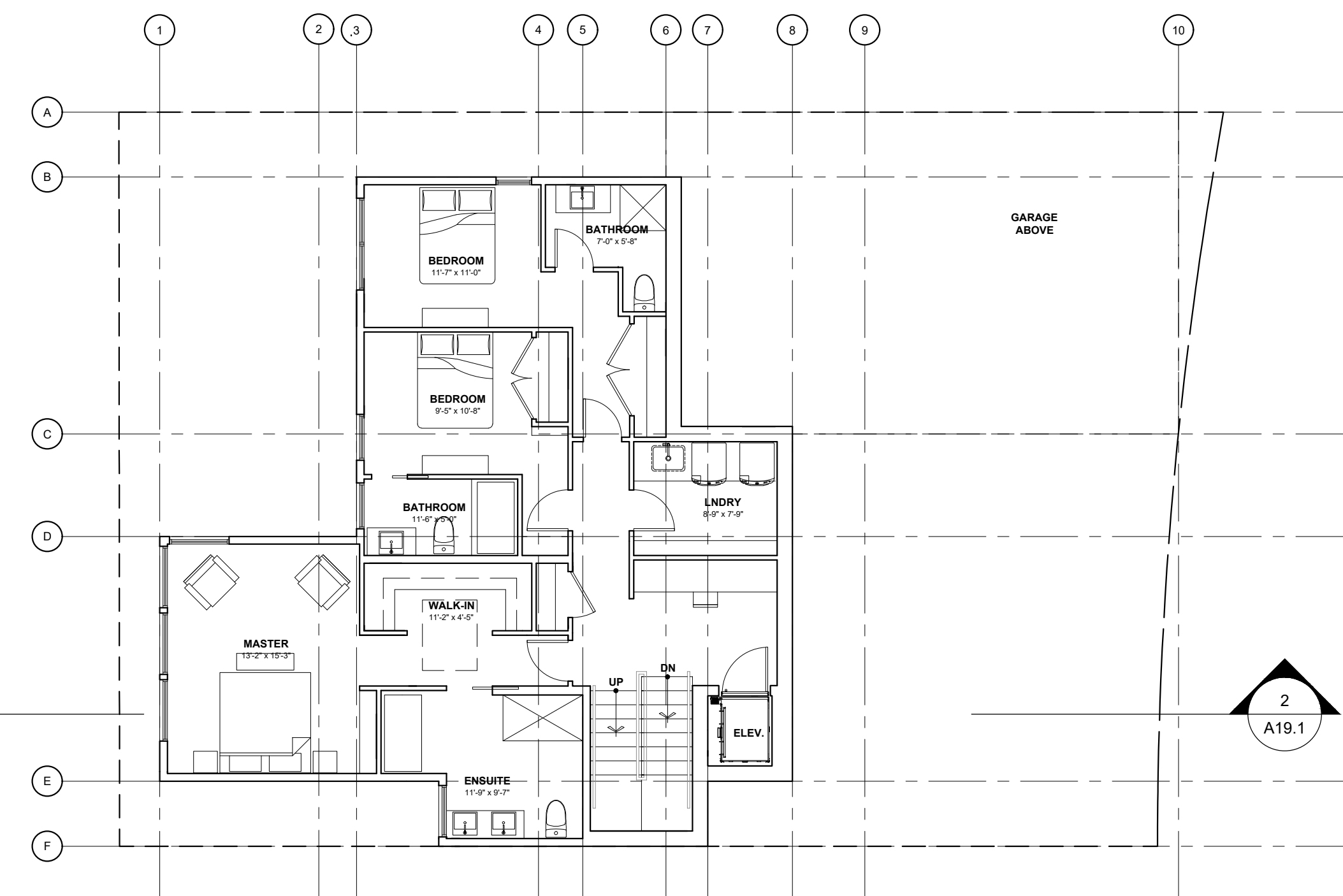
NOTE:  
N.T.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.



**3** LEVEL 3 FLOOR PLAN  
GROSS AREA = 1519.35 S.F. Scale: 1/8" = 10"  
FAR AREA = 1079.35 S.F.



**1** LEVEL 1 FLOOR PLAN  
GROSS AREA = 977.38 S.F. Scale: 1/8" = 10"  
FAR AREA = 787.39 S.F.



**2** LEVEL 2 FLOOR PLAN  
GROSS AREA = 1287.41 S.F. Scale: 1/8" = 10"  
TOTAL GROSS AREA = 3784.14 S.F.  
TOTAL FAR AREA = 3153.15 S.F.

REVISIONS

1	
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ISSUES

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER DC-49

DRAWN BY JPO

CHECKED BY MB

DATE CHECKED AUG 5, 2016

CONSULTANT

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
38**

DRAWING No.

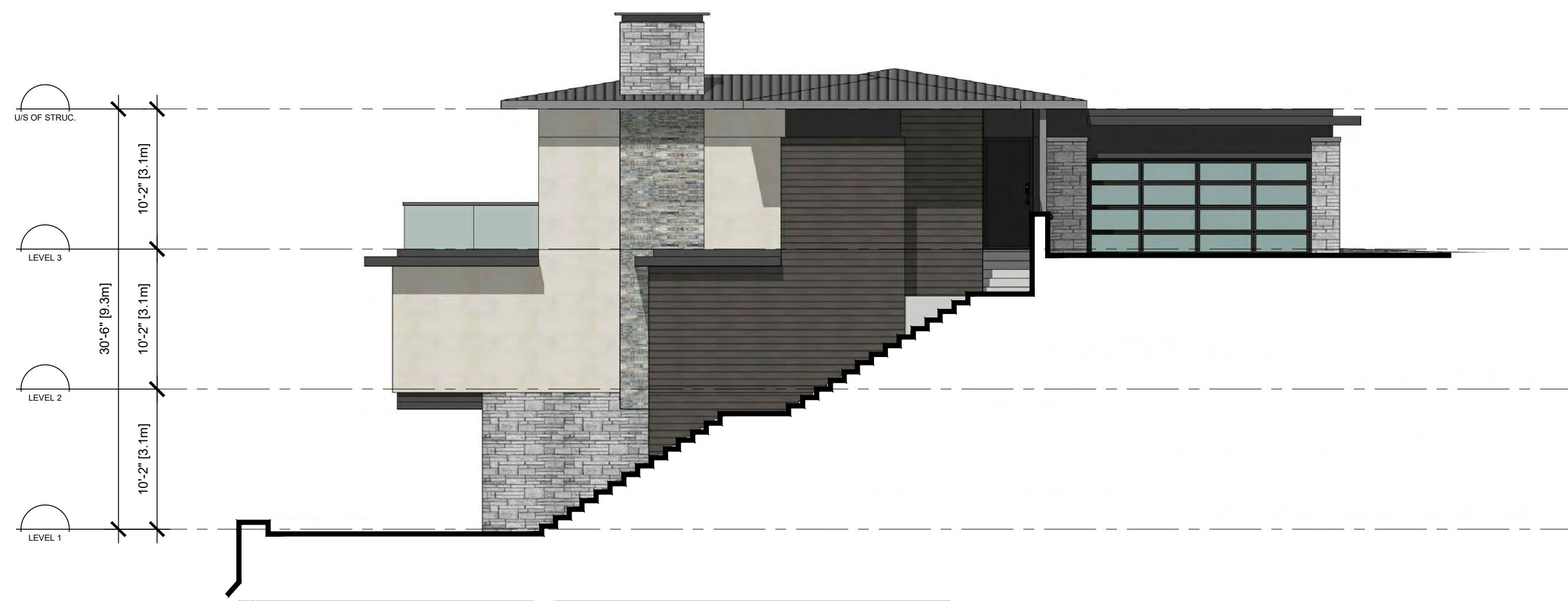
**A19.2**



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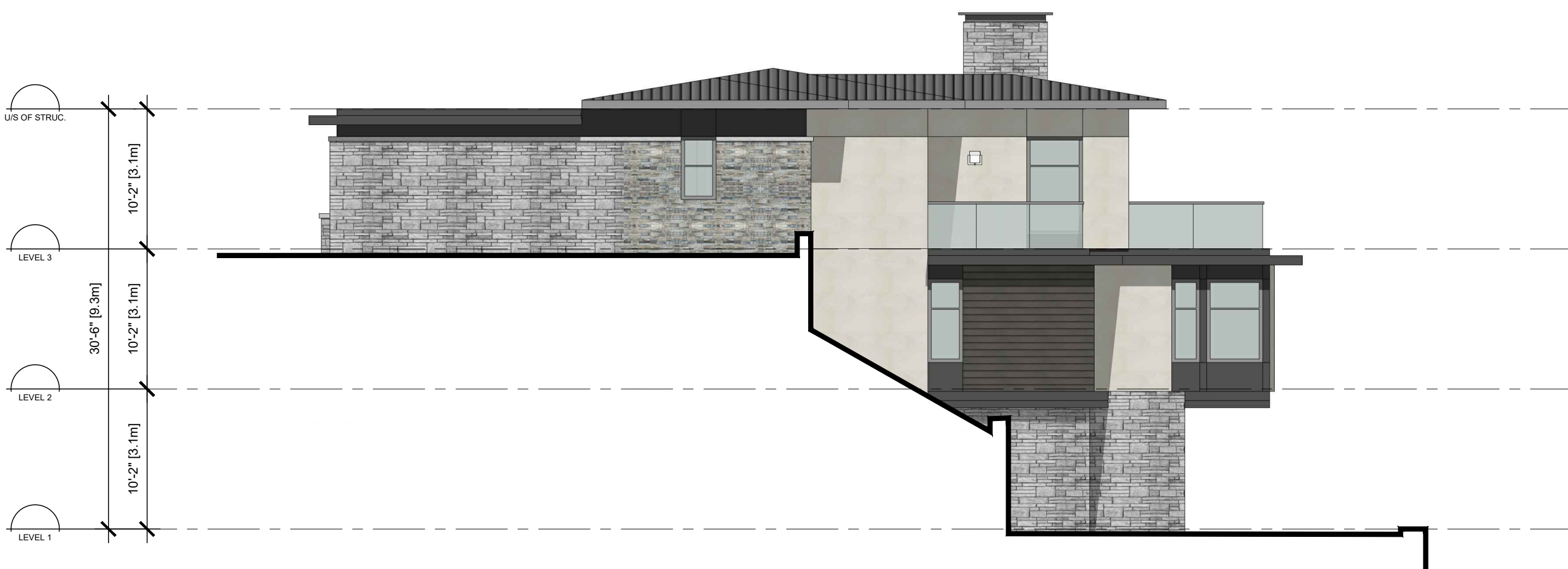
1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

REVISIONS	
1	

ISSUES	DATE
8	
7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
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4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

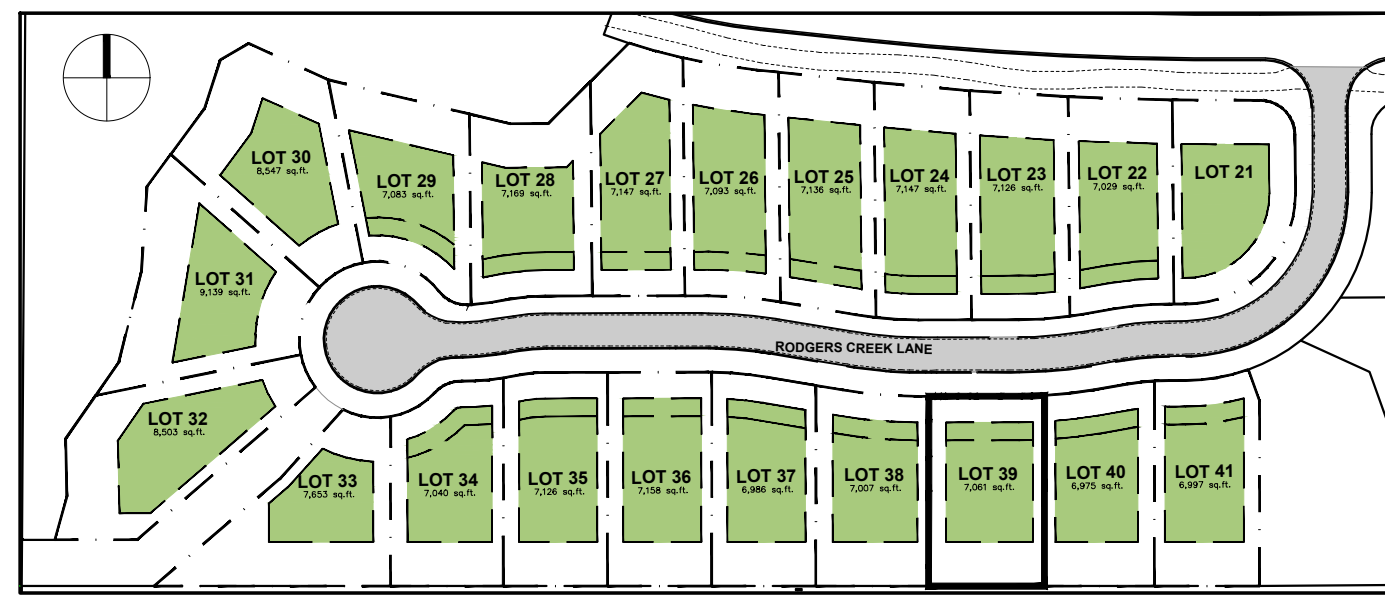
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE  
**LOT  
38**

DRAWING No.  
**A19.3**







1 KEY PLAN

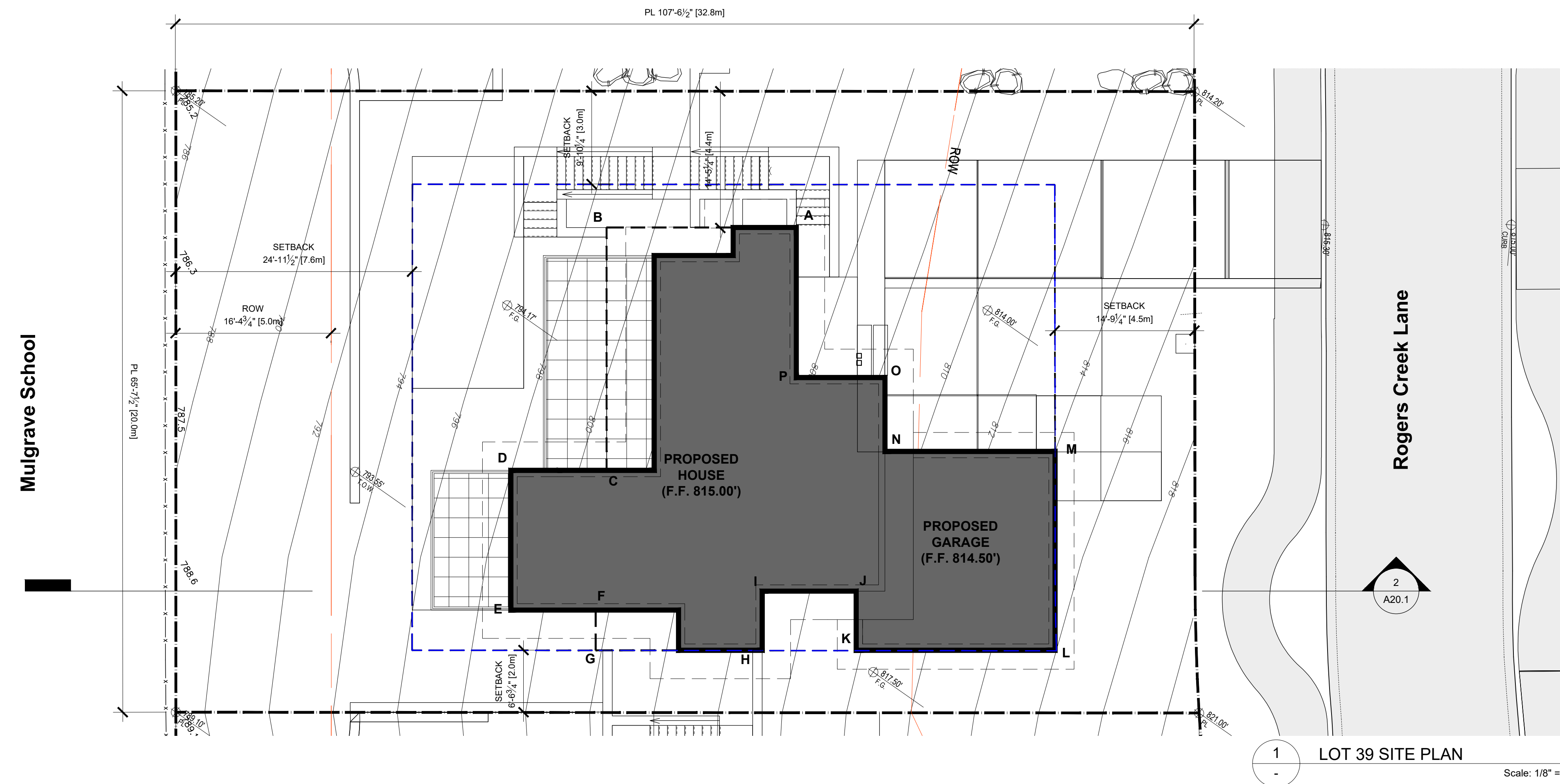
Scale: NTS

**LOT 39 STATS:**

LOT AREA: 7061.00 S.F.

FAR ALLOWABLE: 3177.45 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	2.0	2.0	-
SIDE YARD COMBINED SETBACK	5.0	6.4	-
HIGHEST BUILDING FACE	6.71	6.71	-
BUILDING HEIGHT	7.62	5.8	-
COVERED BALCONY (6% MAX)	6%	4.71%	-
FAR	0.45	0.45	-

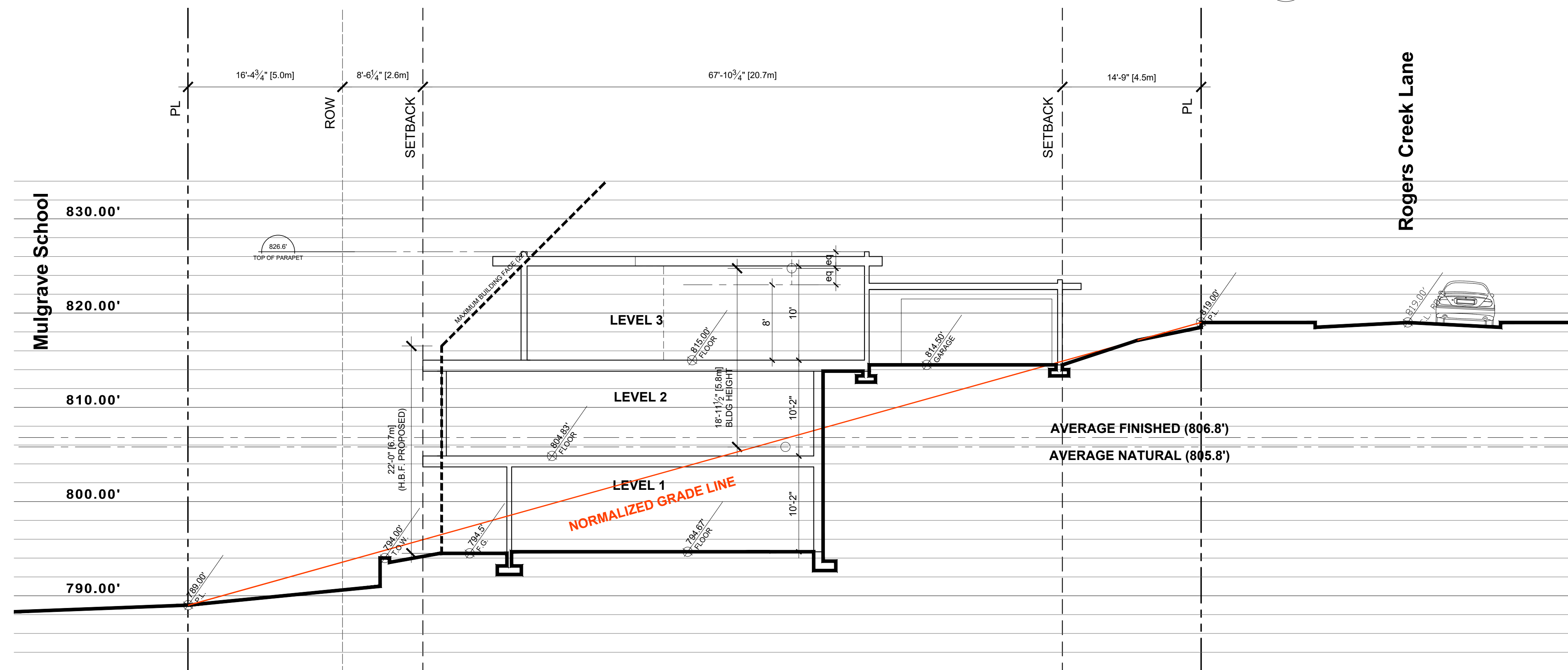


1 LOT 39 SITE PLAN

Scale: 1/8" = 10'

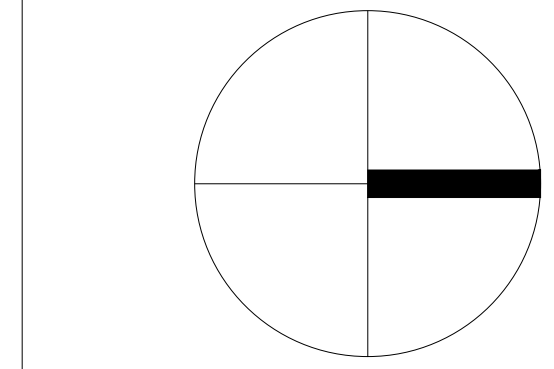
LOT 39 AVERAGE FINISHED GRADE					
SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	815	794.5	804.75	19.86	15982.335
B-C	794.5	794.5	794.5	25.64	20370.98
C-D	794.5	794.5	794.5	9.98	7929.11
D-E	794.5	794.5	794.5	14.75	11718.875
E-F	794.5	794.5	794.5	8.83	7015.435
F-G	794.5	794.5	794.5	4.25	3376.625
G-H	794.5	814	804.25	17.57	14130.6725
H-I	814	814	814	6.24	5079.36
I-J	814	814	814	9.93	8083.02
J-K	814	814	814	6.3	5128.2
K-L	814	814	814	21.17	17232.38
L-M	814	814	814	20.96	17061.44
M-N	814	814	814	17.98	14635.72
N-O	814	814.5	814.25	7.79	6343.0075
O-P	814.5	815	814.75	9.36	7626.06
P-A	815	815	815	15.84	12909.6
<b>TOTAL</b>				<b>216.45</b>	<b>174622.82</b>
					<b>AVERAGE GRADE (FT) 806.8</b>

LOT 39 AVERAGE NATURAL GRADE					
SEGMENT	ELEVATION (FT)			LENGTH (FT)	AVERAGE ELEVATION X LENGTH
	POINT 1	POINT 2	AVERAGE		
A-B	804.1	798.6	801.35	19.86	15914.811
B-C	798.6	800.9	799.75	25.64	20505.59
C-D	800.9	798	799.45	9.98	7978.511
D-E	798	799	798.5	14.75	11777.875
E-F	799	801.5	800.25	8.83	7066.2075
F-G	801.5	801.8	801.65	4.25	3407.0125
G-H	801.8	806.8	804.3	17.57	14131.551
H-I	806.8	806.4	806.6	6.24	5033.184
I-J	806.4	809.4	807.9	9.93	8022.447
J-K	809.4	809.9	809.65	6.3	5100.795
K-L	809.9	816	812.95	21.17	17210.1515
L-M	816	814	815	20.96	17082.4
M-N	814	809	811.5	17.98	14590.77
N-O	809	808.2	808.6	7.79	6298.994
O-P	808.2	805.5	806.85	9.36	7552.116
P-A	805.5	804.1	804.8	15.84	12748.032
<b>TOTAL</b>				<b>216.45</b>	<b>174420.4475</b>
					<b>AVERAGE GRADE (FT) 805.8</b>



2 SECTION

Scale: 1/8" = 10'



REVISIONS

ISSUES	DATE
1	
8	
7 RE-ISSUED FOR COUNCIL REVIEW	JAN 8, 2018
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1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
39**

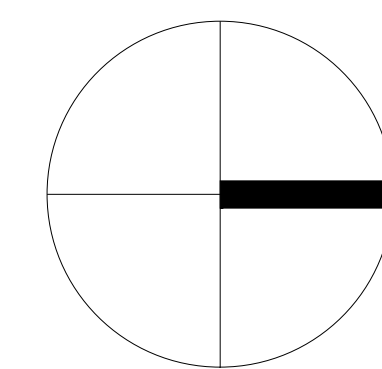
DRAWING No.

**A20.1**



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REVISIONS	
1	

ISSUES	DATE
8	
7	
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2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

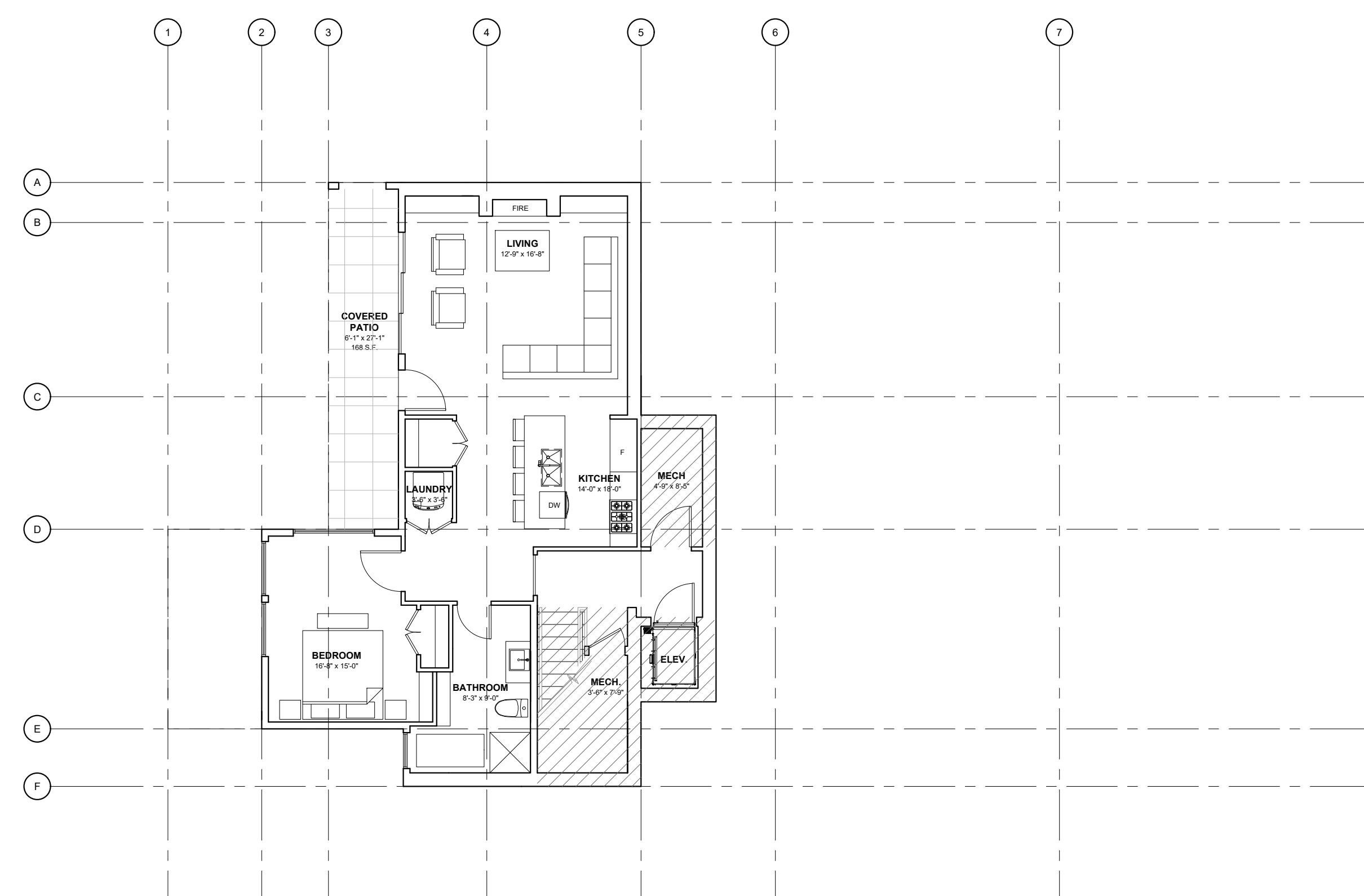
AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

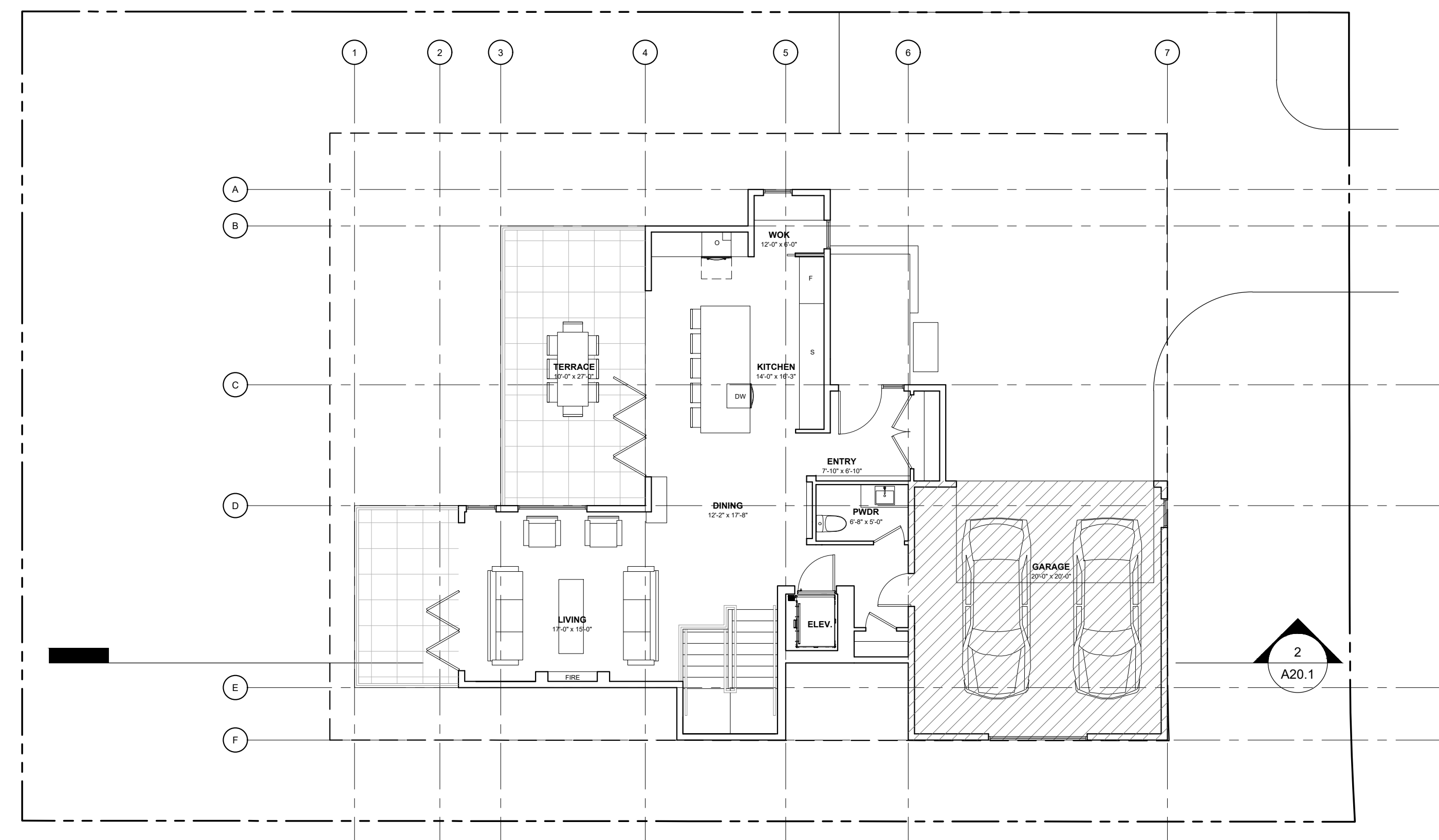
**LOT  
39**

DRAWING No.

**A20.2**

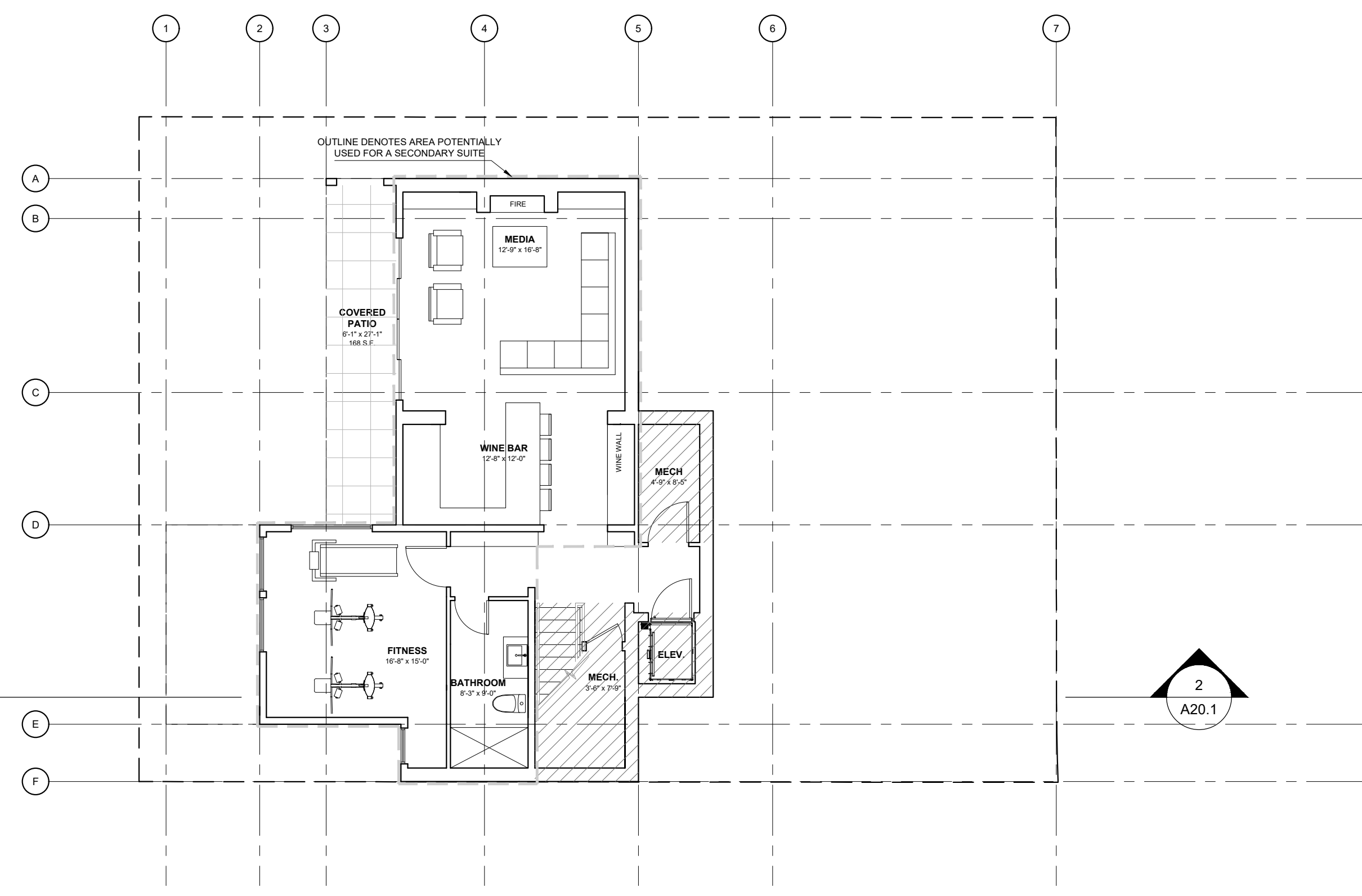


**1a LEVEL 1 SECONDARY SUITE OPTION**  
Scale: 1/8" = 10"

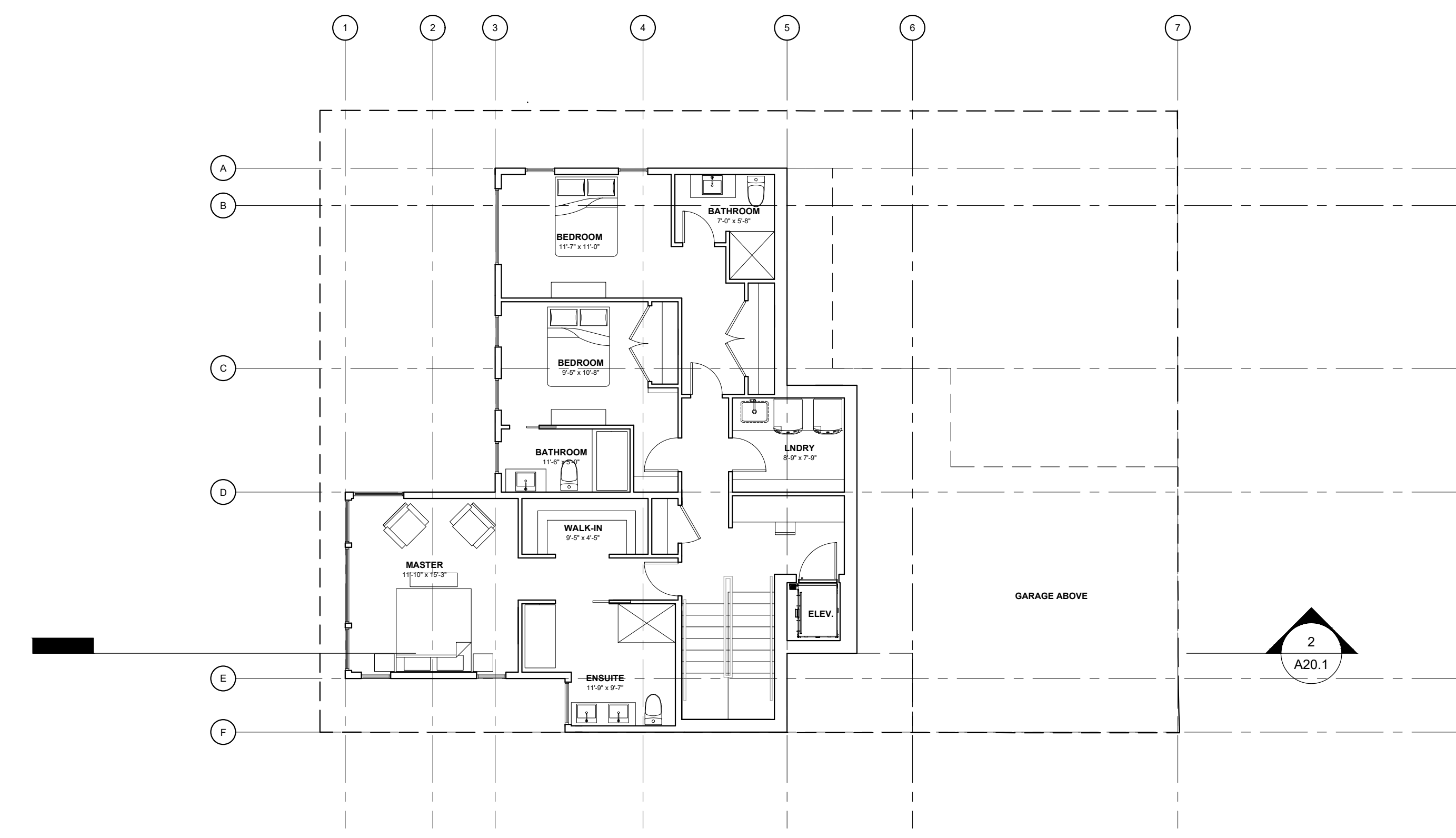


**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1442.16 S.F. Scale: 1/8" = 10"  
FSR AREA = 1001.16 S.F.

NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1065.58 S.F. Scale: 1/8" = 10"  
FSR AREA = 875.84 S.F.



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1300.45 S.F. Scale: 1/8" = 10"  
TOTAL GROSS AREA = 3808.19 S.F.  
TOTAL FSR AREA = 3177.45 S.F.





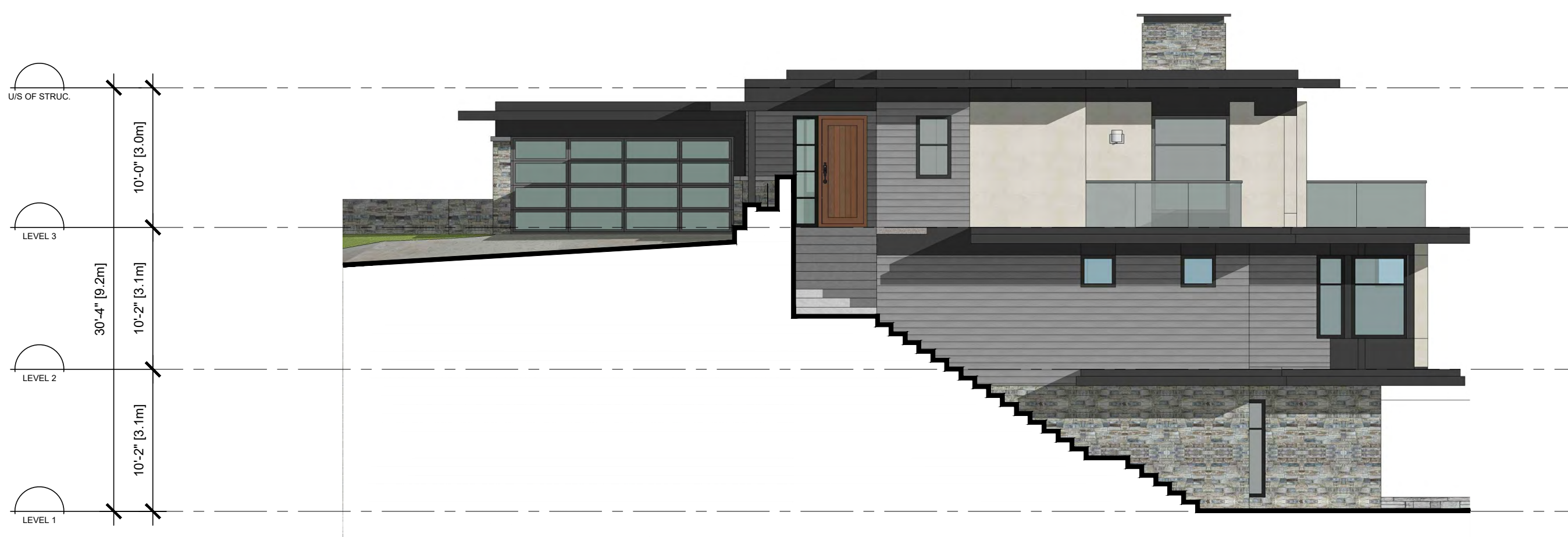
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Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"



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1	

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7	
6 ISSUED FOR COUNCIL REVIEW	OCT 25, 2017
5 RE-ISSUED FOR DRC	JULY 20, 2017
4 ISSUED FOR DRC	APR 19, 2017
3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

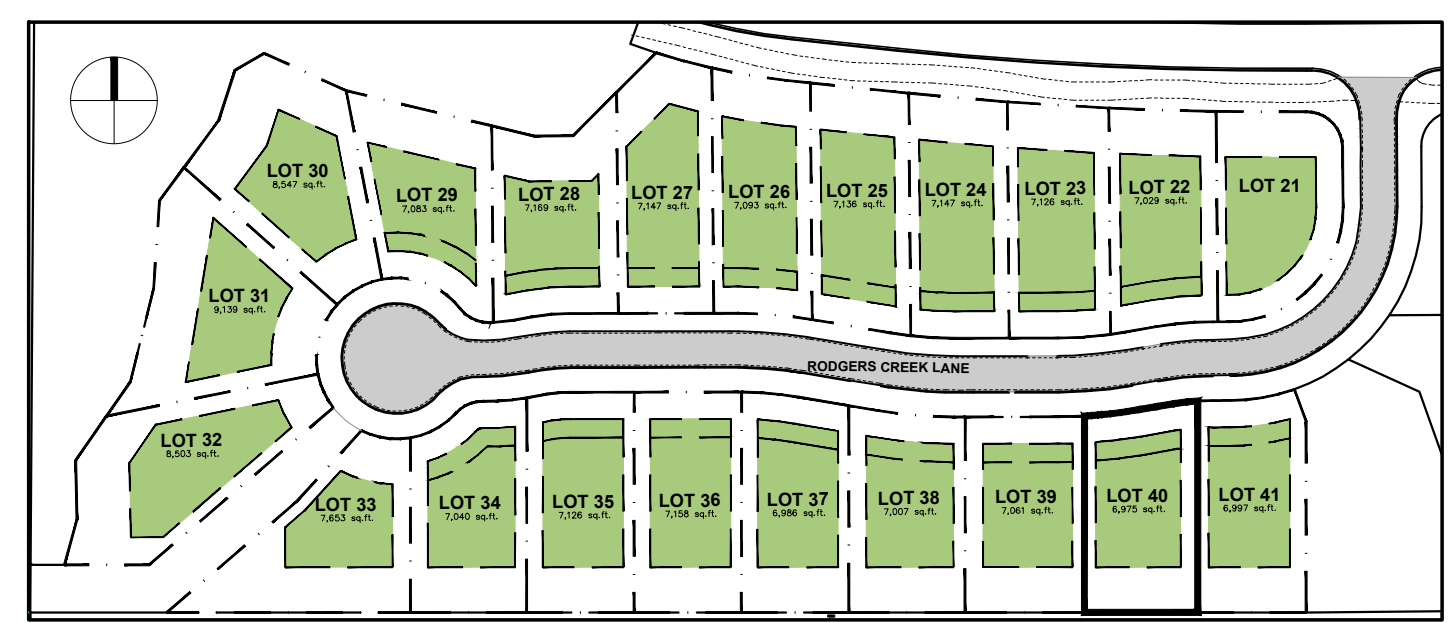
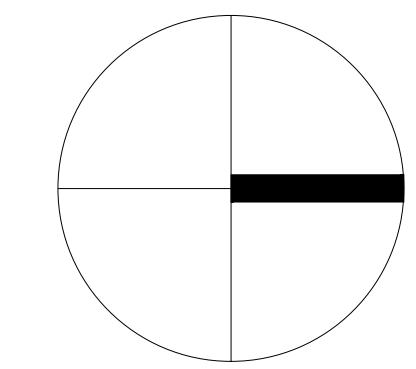
DRAWING TITLE

**LOT  
39**

DRAWING No.

**A20.3**



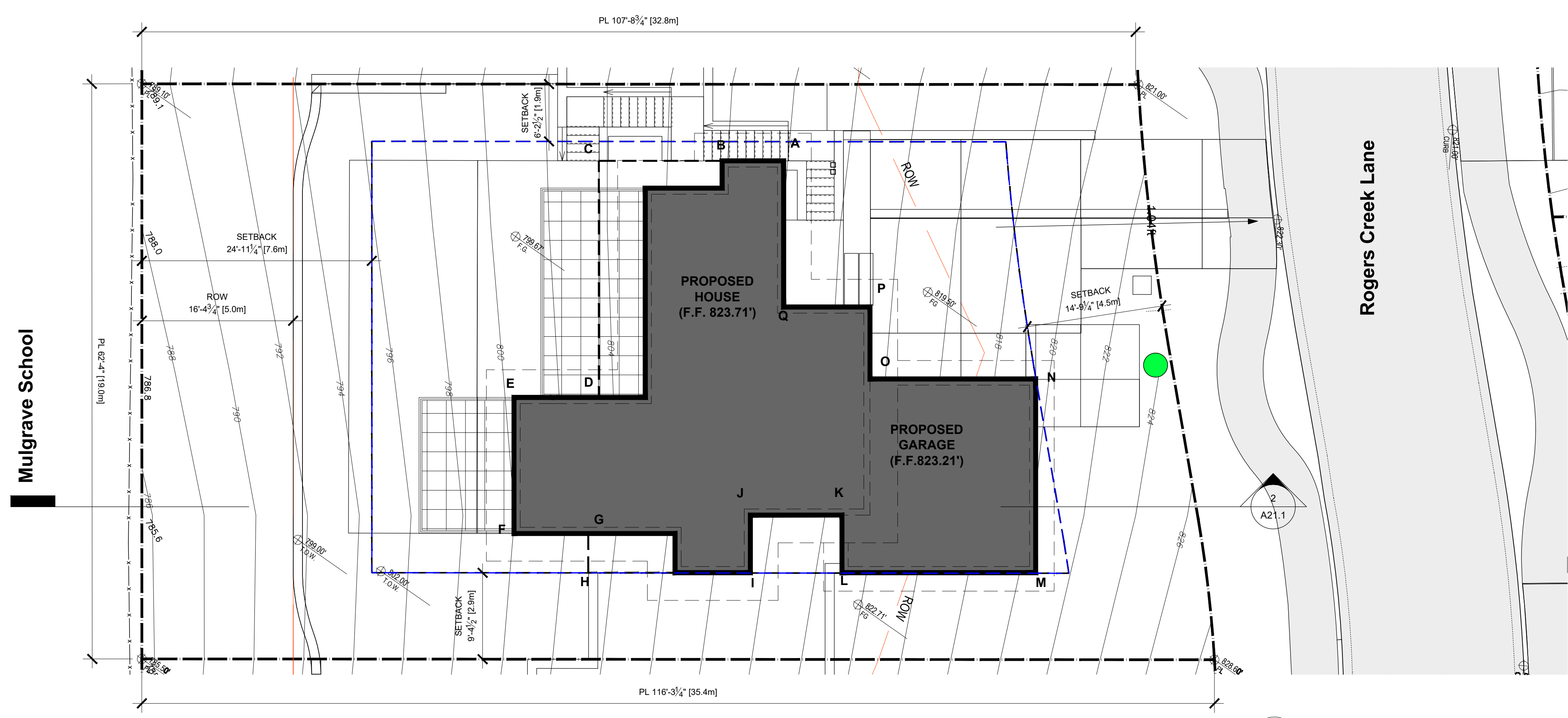


1 KEY PLAN

Scale: NTS

**LOT 40 STATS:**  
LOT AREA: 6975.00 S.F.  
FAR ALLOWABLE: 3138.75 S.F.

	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.9	1.9	-
SIDE YARD COMBINED SETBACK	4.75	4.75	-
HIGHEST BUILDING FACE	6.71	7.1	0.4
BUILDING HEIGHT	7.62	6.3	-
COVERED BALCONY (6% MAX)	6%	4.76%	-
FAR	0.45	0.45	-



1 LOT 40 SITE PLAN

Scale: 1/8" = 1'0"

**LOT 40 AVERAGE FINISHED GRADE**

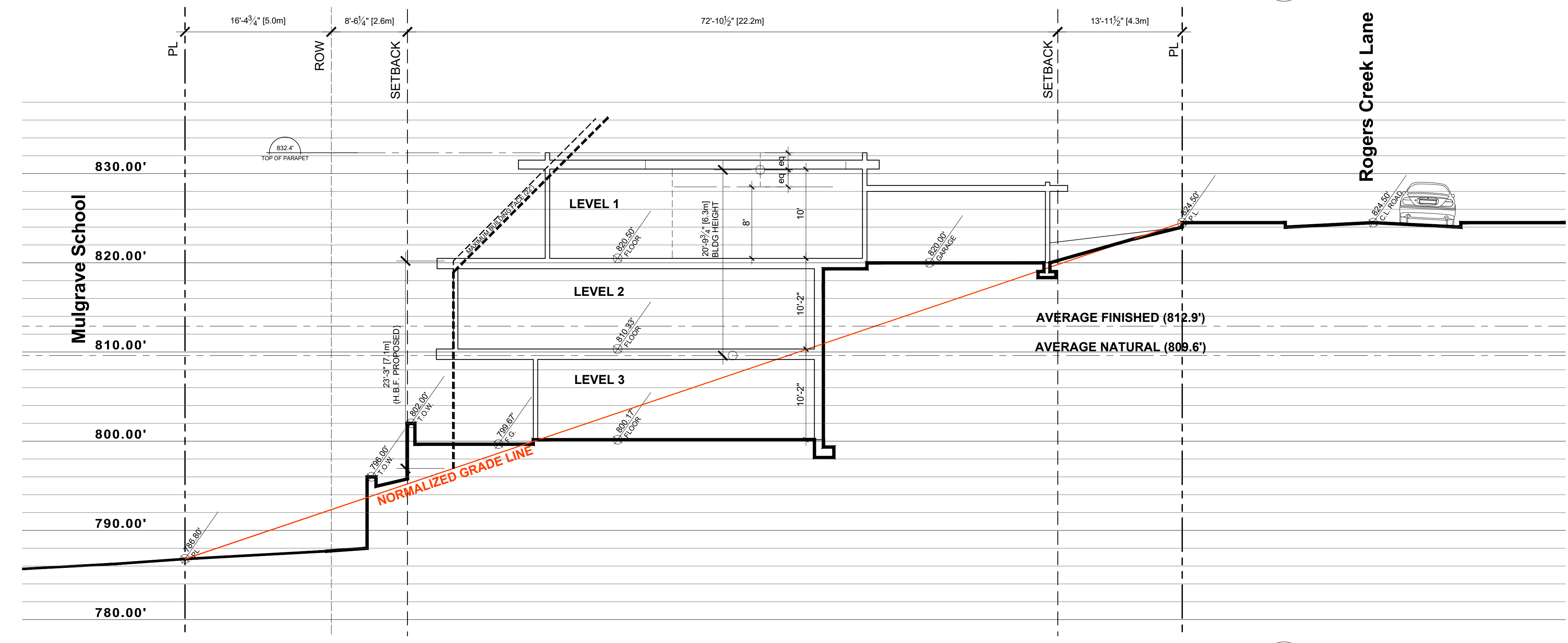
SEGMENT	POINT 1	POINT 2	AVERAGE	LENGTH (FT)	AVERAGE ELEVATION X LENGTH
A-B	820.5	820.5	820.5	6.67	5472.735
B-C	820.5	800.17	810.335	13.37	10834.17895
C-D	800.17	800.17	800.17	25.64	20516.3588
D-E	800.17	799.67	799.92	9.2	7359.264
E-F	799.67	799.67	799.67	14.75	11795.1325
F-G	799.67	799.67	799.67	8.05	6437.3435
G-H	799.67	799.67	799.67	4.25	3398.5975
H-I	799.67	820	809.835	17.58	14236.8993
I-J	820	820	820	6.24	5116.8
J-K	820	820	820	9.93	8142.6
K-L	820	820	820	6.24	5116.8
L-M	820	820	820	21	17220
M-N	820	820	820	21	17220
N-O	820	820.5	820.25	17.96	14731.69
O-P	820.5	820.5	820.5	7.8	6399.9
P-Q	820.5	820.5	820.5	9.36	7679.88
Q-A	820.5	820.5	820.5	15.84	12996.72
<b>TOTAL</b>				<b>214.88</b>	<b>174674.8996</b>

**AVERAGE GRADE (FT) 812.9**

**LOT 40 AVERAGE NATURAL GRADE**

SEGMENT	POINT 1	POINT 2	AVERAGE	LENGTH (FT)	AVERAGE ELEVATION X LENGTH
A-B	809.9	807.8	808.85	6.67	5395.0295
B-C	807.8	803.8	805.8	13.37	10773.546
C-D	803.8	803.4	803.6	25.64	20604.304
D-E	803.4	800.3	801.85	9.2	7377.02
E-F	800.3	800	800.15	14.75	11802.2125
F-G	800	803	801.5	8.05	6452.075
G-H	803	803.2	803.1	4.25	3413.175
H-I	803.2	809.2	806.2	17.58	14172.996
I-J	809.2	809.4	809.3	6.24	5050.032
J-K	809.4	812.7	811.05	9.93	8053.7265
K-L	812.7	813	812.85	6.24	5072.184
L-M	813	820.6	816.8	21	17152.8
M-N	820.6	819.5	820.05	21	17221.05
N-O	819.5	813.4	816.45	17.96	14663.442
O-P	813.4	813.2	813.3	7.8	6343.74
P-Q	813.2	810.2	811.7	9.36	7597.512
Q-A	810.2	809.9	810.05	15.84	12831.192
<b>TOTAL</b>				<b>214.88</b>	<b>173976.0365</b>

**AVERAGE GRADE (FT) 809.6**



2 SECTION

Scale: 1/8" = 1'0"

REVISIONS

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ISSUES

ISSUES	DATE
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7	RE-ISSUED FOR COUNCIL REVIEW JAN 8, 2018
6	ISSUED FOR COUNCIL REVIEW OCT 25, 2017
5	RE-ISSUED FOR DRC JULY 20, 2017
4	ISSUED FOR DRC APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT APR 12, 2017
2	DEVELOPMENT PERMIT AUG 5, 2016
1	PRELIMINARY REVIEW

PROJECT NUMBER DC-49

DRAWN BY JPO

CHECKED BY MB

DATE CHECKED AUG 5, 2016

CONSULTANT

PROJECT  
**EXECUTIVE HOMES AT RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT 40**

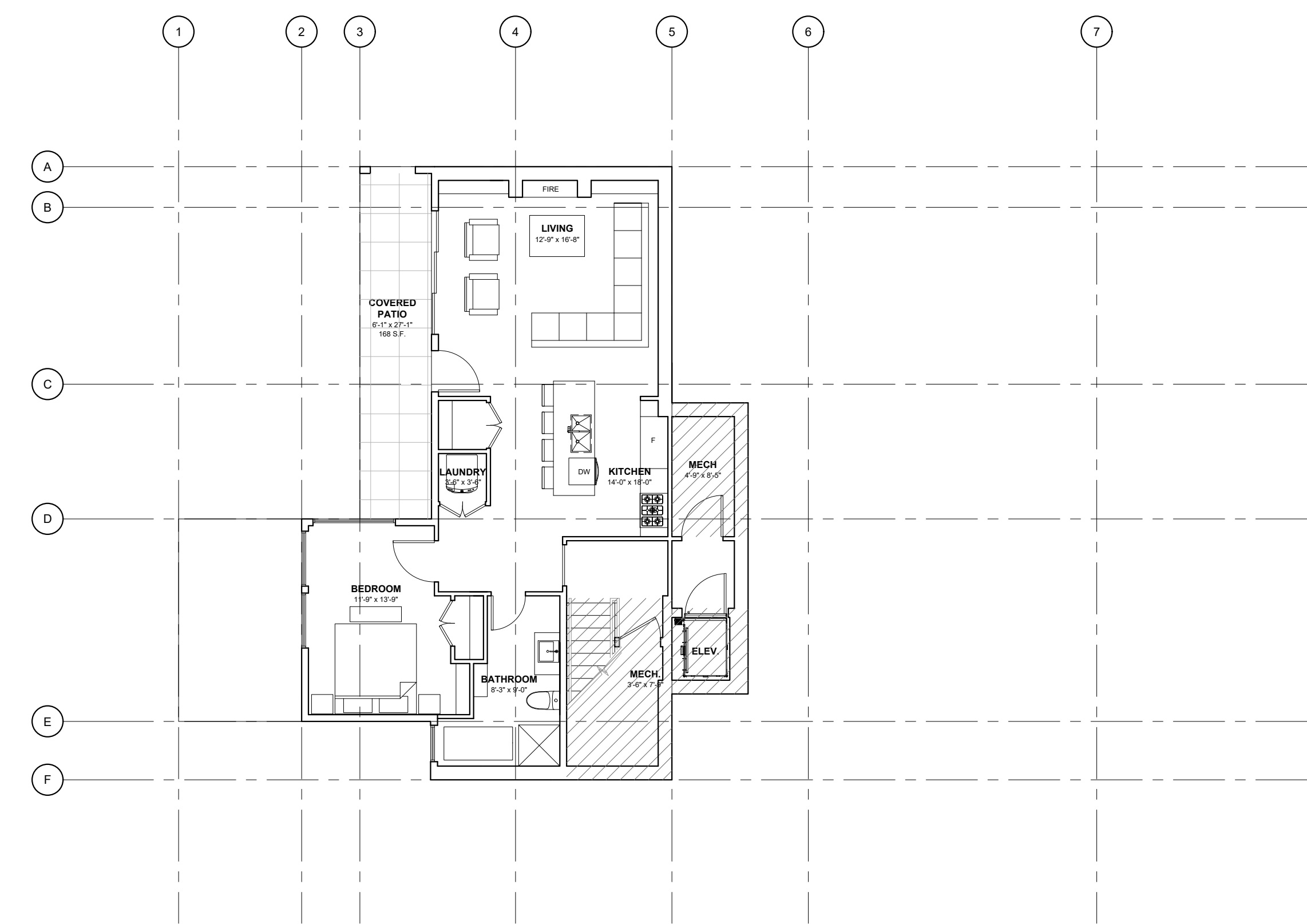
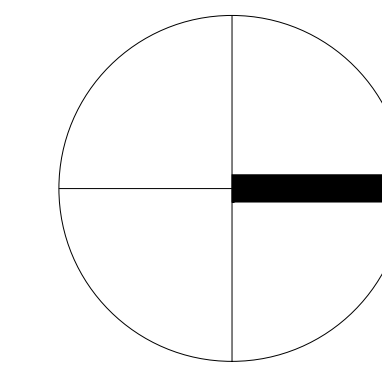
DRAWING No.

**A21.1**

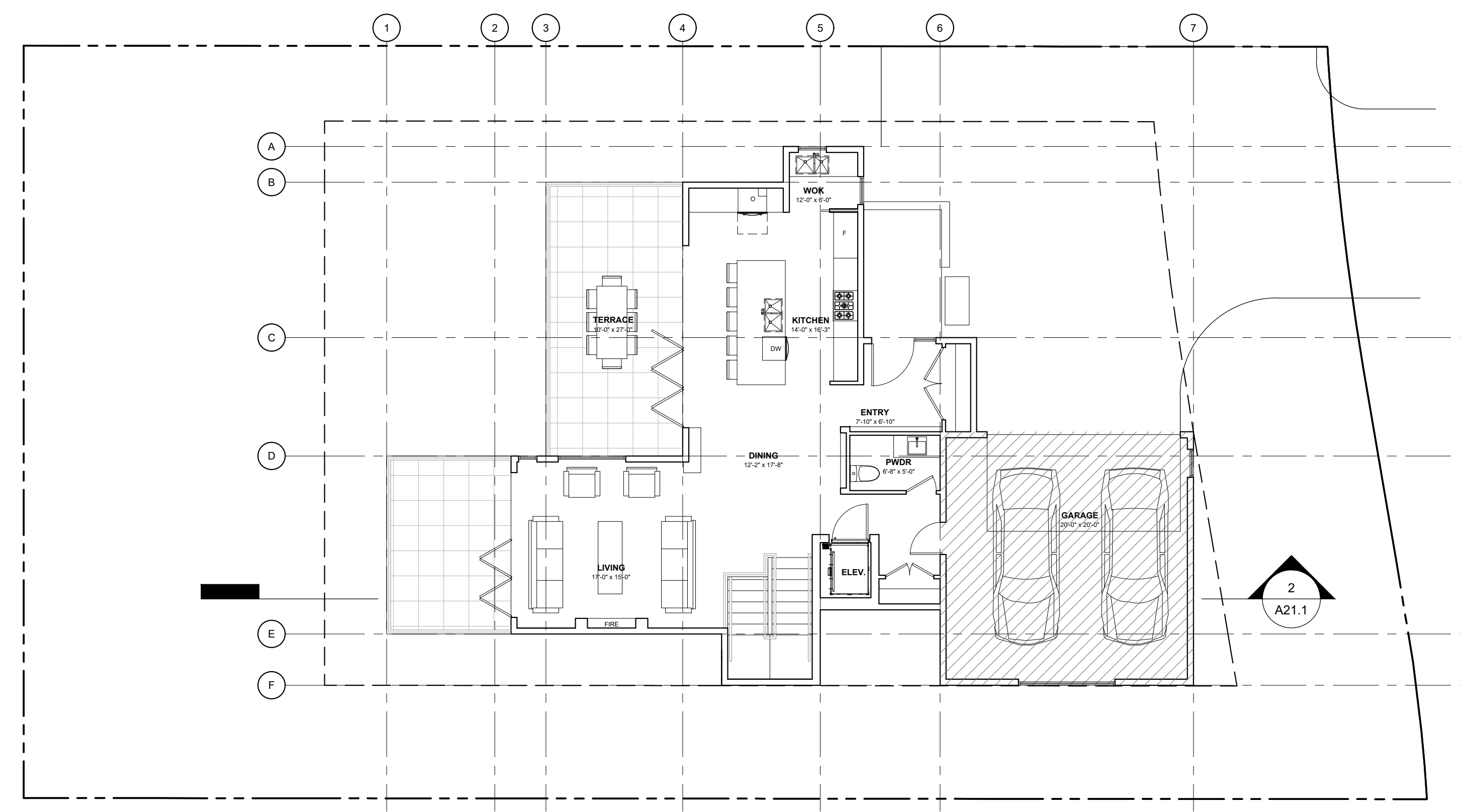


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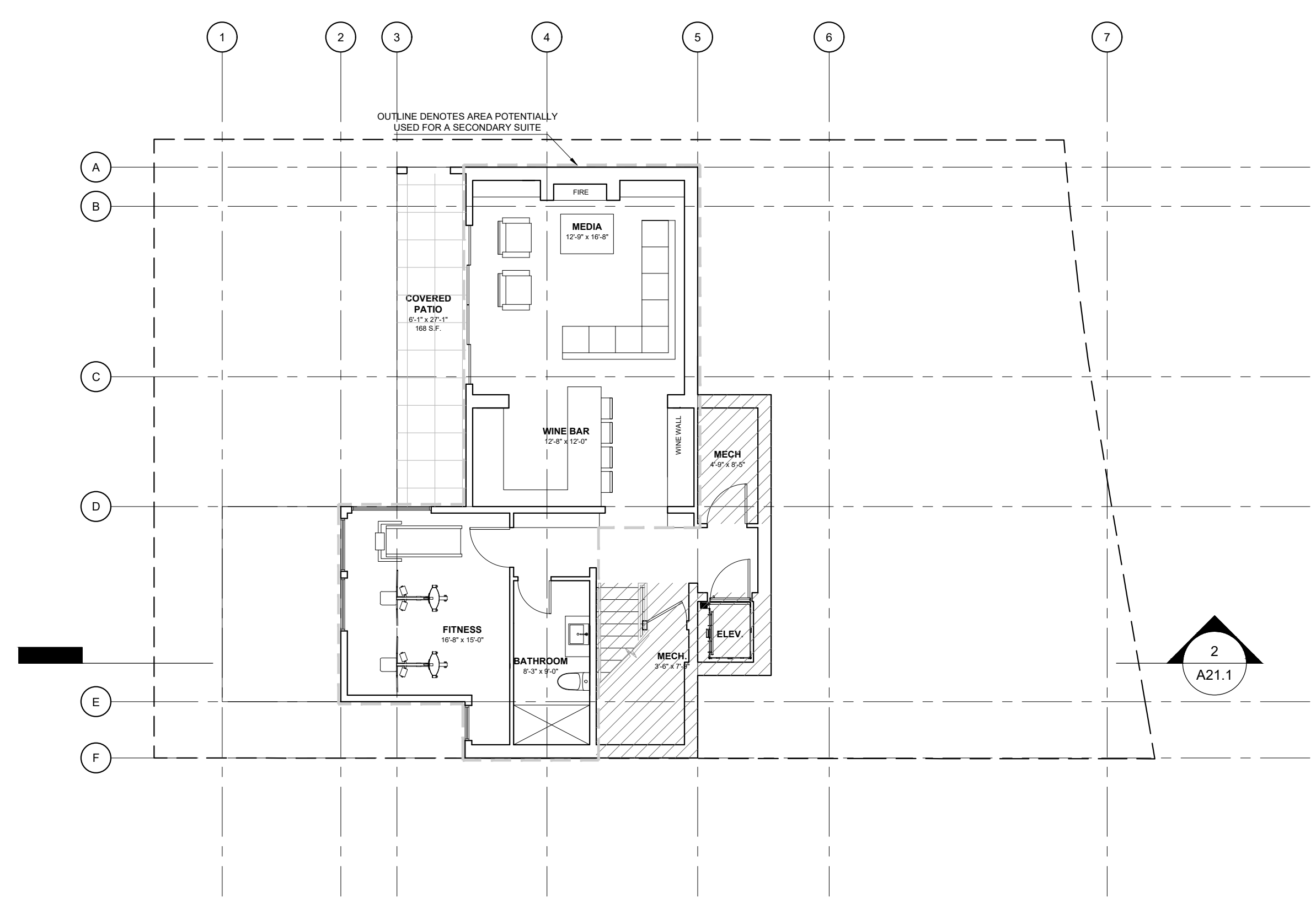


**1a LEVEL 1 SECONDARY SUITE OPTION**  
Scale: 1/8" = 1'0"

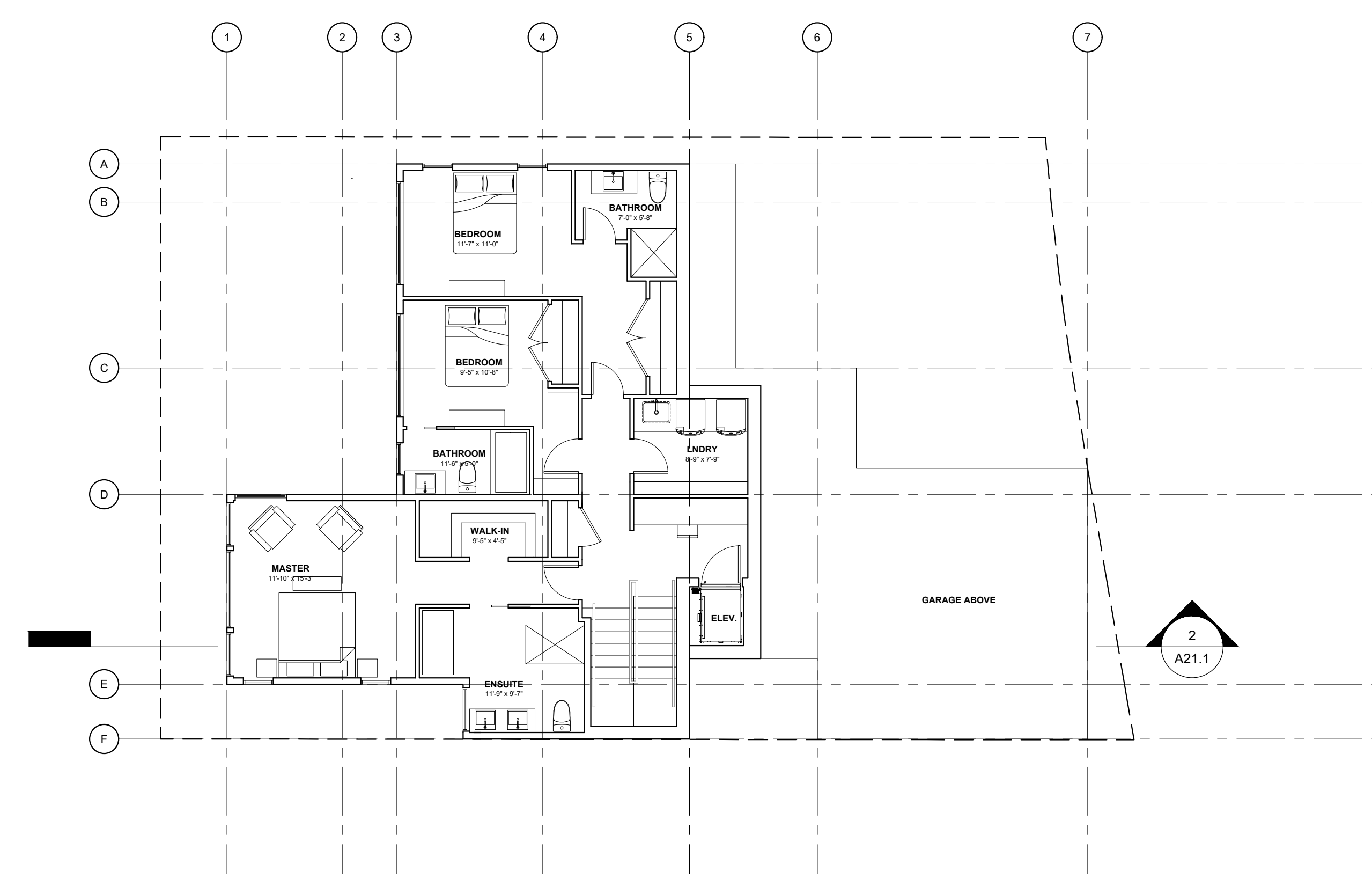


**3 LEVEL 3 FLOOR PLAN**  
GROSS AREA = 1426.01 S.F. (including garage)  
FSR AREA = 985.01 S.F.  
Scale: 1/8" = 1'0"

NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.



**1 LEVEL 1 FLOOR PLAN**  
GROSS AREA = 1045.57 S.F. FSR AREA = 848.97 S.F.  
Scale: 1/8" = 1'0"



**2 LEVEL 2 FLOOR PLAN**  
GROSS AREA = 1304.77 S.F. TOTAL GROSS AREA = 3769.74 S.F. TOTAL FSR AREA = 3138.75 S.F.  
Scale: 1/8" = 1'0"

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3 RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2 DEVELOPMENT PERMIT	AUG 5, 2016
1 PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
DATE CHECKED	AUG 5, 2016
CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
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DRAWING TITLE

**LOT  
40**

DRAWING No.

**A21.2**



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1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"

REVISIONS	
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2 DEVELOPMENT PERMIT	AUG 5, 2016
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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

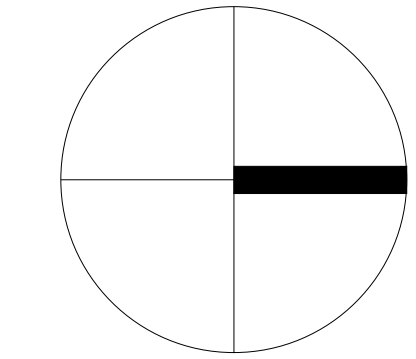
**LOT  
40**

DRAWING No.

**A21.3**







REVISIONS

NO.	ISSUES	DATE
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8		
7	RE-ISSUED FOR COUNCIL REVIEW	JAN 8, 2018
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4	ISSUED FOR DRC	APR 19, 2017
3	RE-ISSUED FOR DEVELOPMENT PERMIT	APR 12, 2017
2	DEVELOPMENT PERMIT	AUG 5, 2016
1	PRELIMINARY REVIEW	

PROJECT NUMBER	DC-49
DRAWN BY	JPO
CHECKED BY	MB
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CONSULTANT	

PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
41**

DRAWING No.

**A22.1**



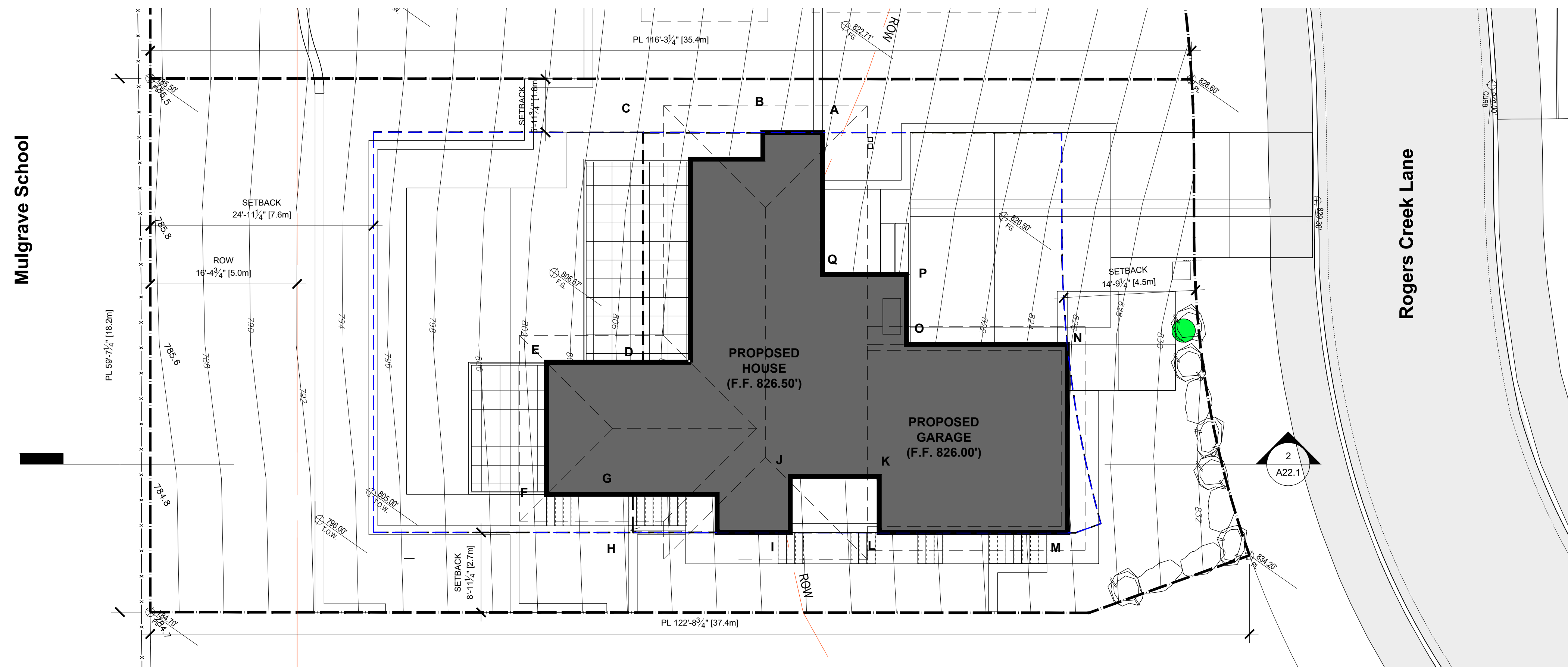
1 KEY PLAN

Scale: NTS

**LOT 41 STATS:**

LOT AREA: 6977.00 S.F.			
FAR ALLOWABLE: 3148.65 S.F.			
	PERMITTED	PROVIDED	VARIANCE
FRONT YARD SETBACK	4.5	4.5	-
REAR YARD SETBACK	7.6	7.6	-
SIDE YARD MINIMUM SETBACK	1.816	1.82	-
SIDE YARD COMBINED SETBACK	4.54	4.54	-
HIGHEST BUILDING FACE	6.71	8.70	1.99
BUILDING HEIGHT	7.62	7.1	-
COVERED BALCONY (6% MAX)	6%	4.75%	-
FAR	0.45	0.45	-

Mulgrave School

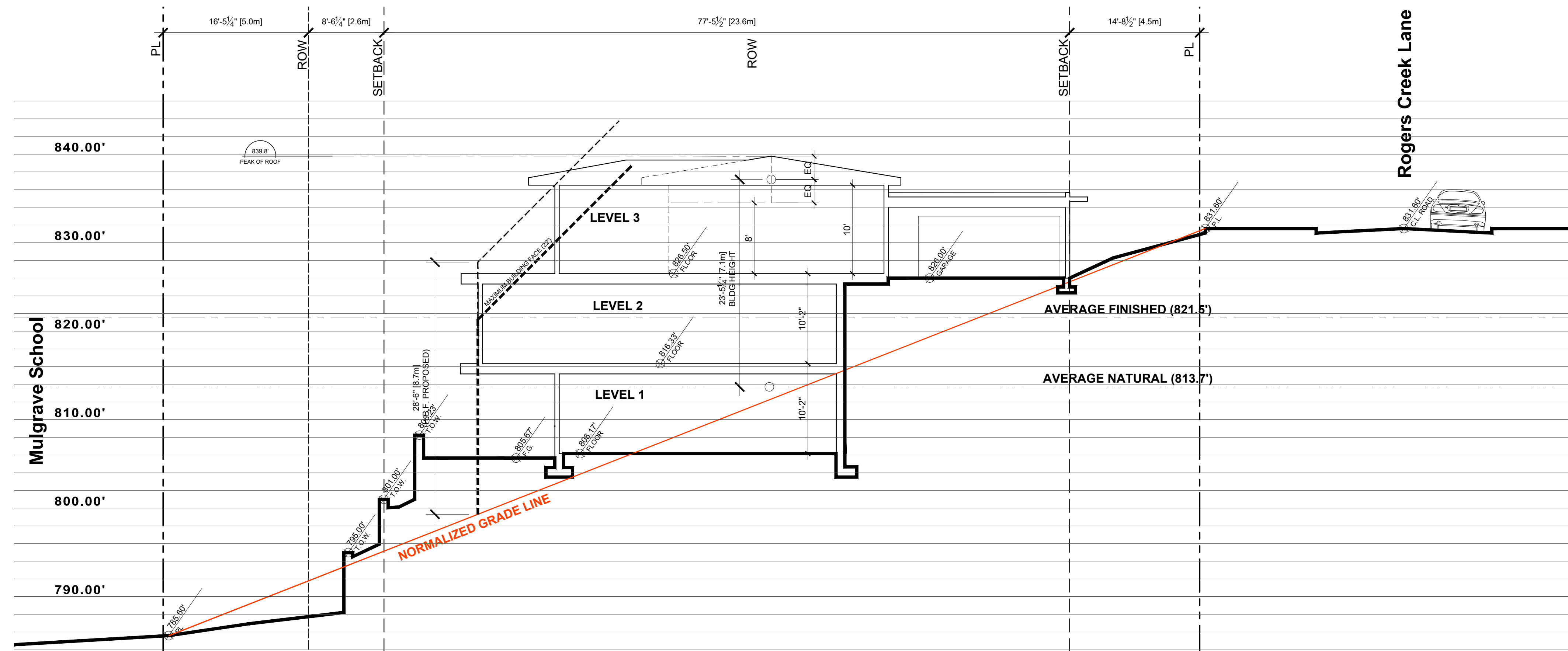


2 LOT 41 SITE PLAN

Scale: 1/8" = 10"

LOT 41 AVERAGE FINISHED GRADE					
SEGMENT	POINT 1	POINT 2	AVERAGE	LENGTH (FT)	AVERAGE ELEVATION X LENGTH
A-B	827.5	827.5	827.5	6.67	5519.425
B-C	827.5	827.5	827.5	13.37	11063.675
C-D	827.5	807.17	817.335	25.64	20956.4694
D-E	807.17	806.67	806.92	10.81	8722.8052
E-F	806.67	806.67	806.67	14.75	11898.3825
F-G	806.67	806.67	806.67	9.66	7792.4322
G-H	806.67	806.67	806.67	4.25	3428.3475
H-I	806.67	827	816.835	17.58	14359.9593
I-J	827	827	827	6.24	5160.48
J-K	827	827	827	9.93	8212.11
K-L	827	827	827	6.24	5160.48
L-M	827	827	827	21	17367
M-N	827	827	827	21	17367
N-O	827	827.5	827.25	17.96	14857.41
O-P	827.5	827.5	827.5	7.8	6454.5
P-Q	827.5	827.5	827.5	9.36	7745.4
Q-A	827.5	827.5	827.5	15.84	13107.6
TOTAL				218.1	179173.4761
				<b>AVERAGE GRADE (FT)</b>	<b>821.5</b>

LOT 41 AVERAGE NATURAL GRADE					
SEGMENT	POINT 1	POINT 2	AVERAGE	LENGTH (FT)	AVERAGE ELEVATION X LENGTH
A-B	813.8	811.2	812.5	6.67	5419.375
B-C	811.2	806.3	808.75	13.37	10812.9875
C-D	806.3	807.2	806.75	25.64	20685.07
D-E	807.2	803	805.1	10.81	8703.131
E-F	803	802.5	802.75	14.75	11840.5625
F-G	802.5	806.4	804.45	9.66	7770.987
G-H	806.4	806.3	806.35	4.25	3426.9875
H-I	806.3	813.5	809.9	17.58	14238.042
I-J	813.5	813.8	813.65	6.24	5077.176
J-K	813.8	817.5	815.65	9.93	8099.4045
K-L	817.5	817.2	817.35	6.24	5100.264
L-M	817.2	825.8	821.5	21	17251.5
M-N	825.8	825.9	825.85	21	17342.85
N-O	825.9	818.7	822.3	17.96	14768.508
O-P	818.7	818.3	818.5	7.8	6384.3
P-Q	818.3	814.7	816.5	9.36	7642.44
Q-A	814.7	813.8	814.25	15.84	12897.72
TOTAL				218.1	177461.305
				<b>AVERAGE GRADE (FT)</b>	<b>813.7</b>



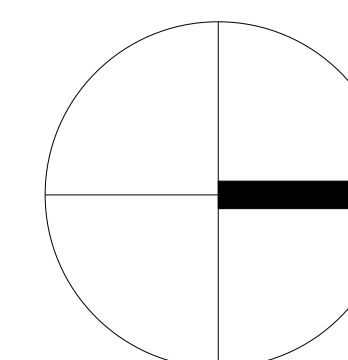
3 SECTION

Scale: 1/8" = 10"



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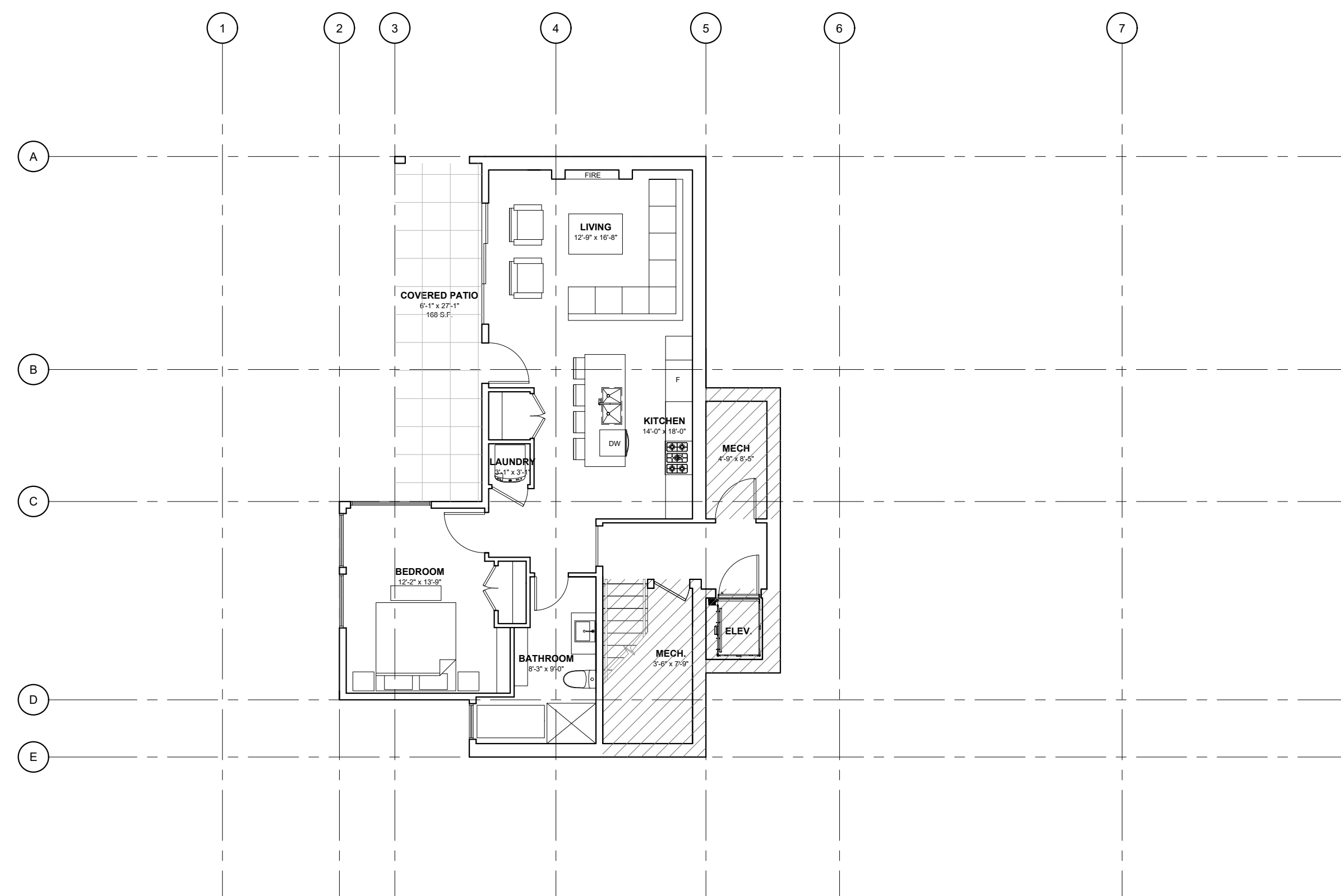
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PROJECT  
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AREA 3 EAST, LOTS 21-41  
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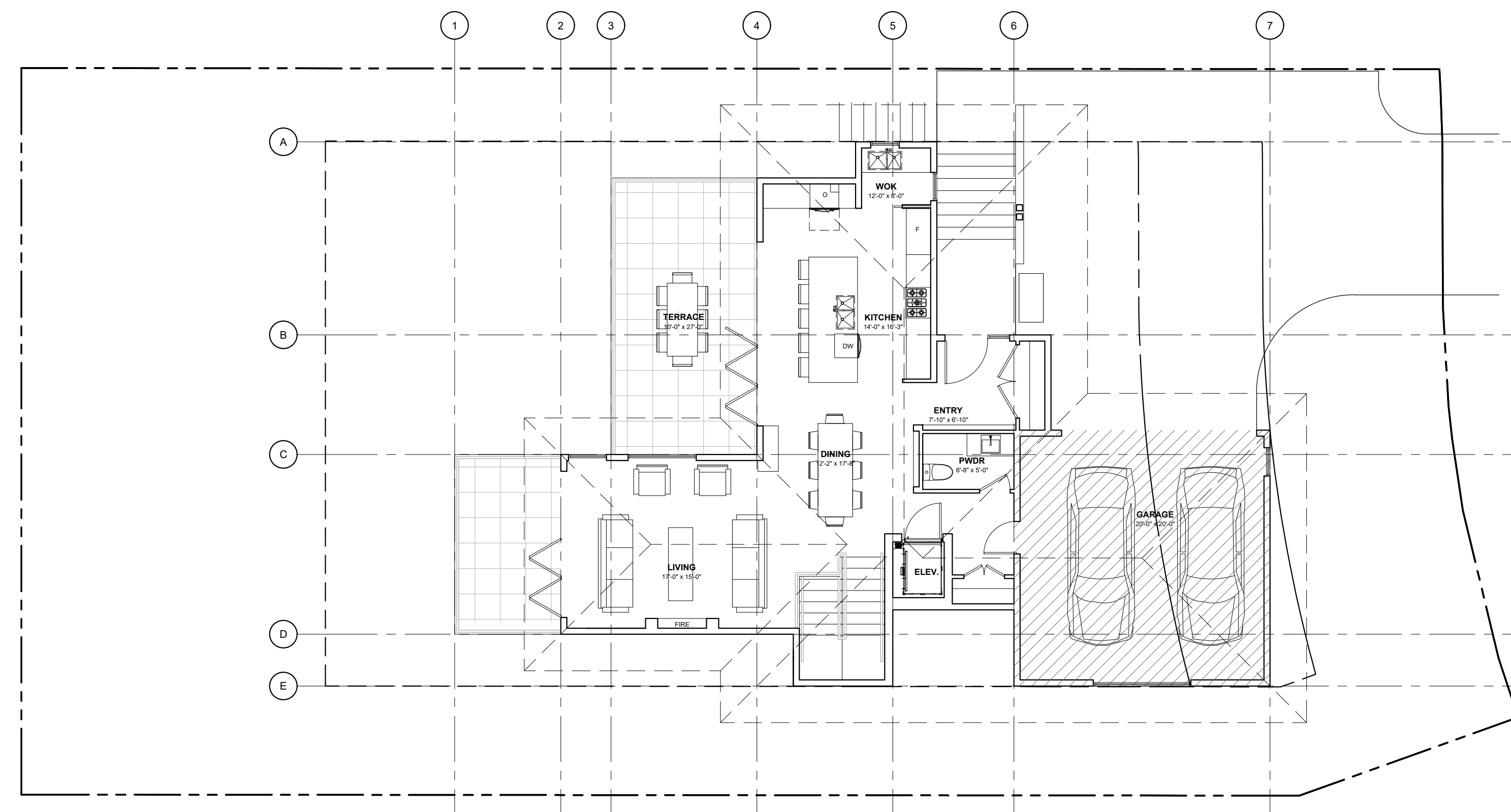
DRAWING TITLE  
  
**LOT  
41**

DRAWING No.  
  
**A22.2**

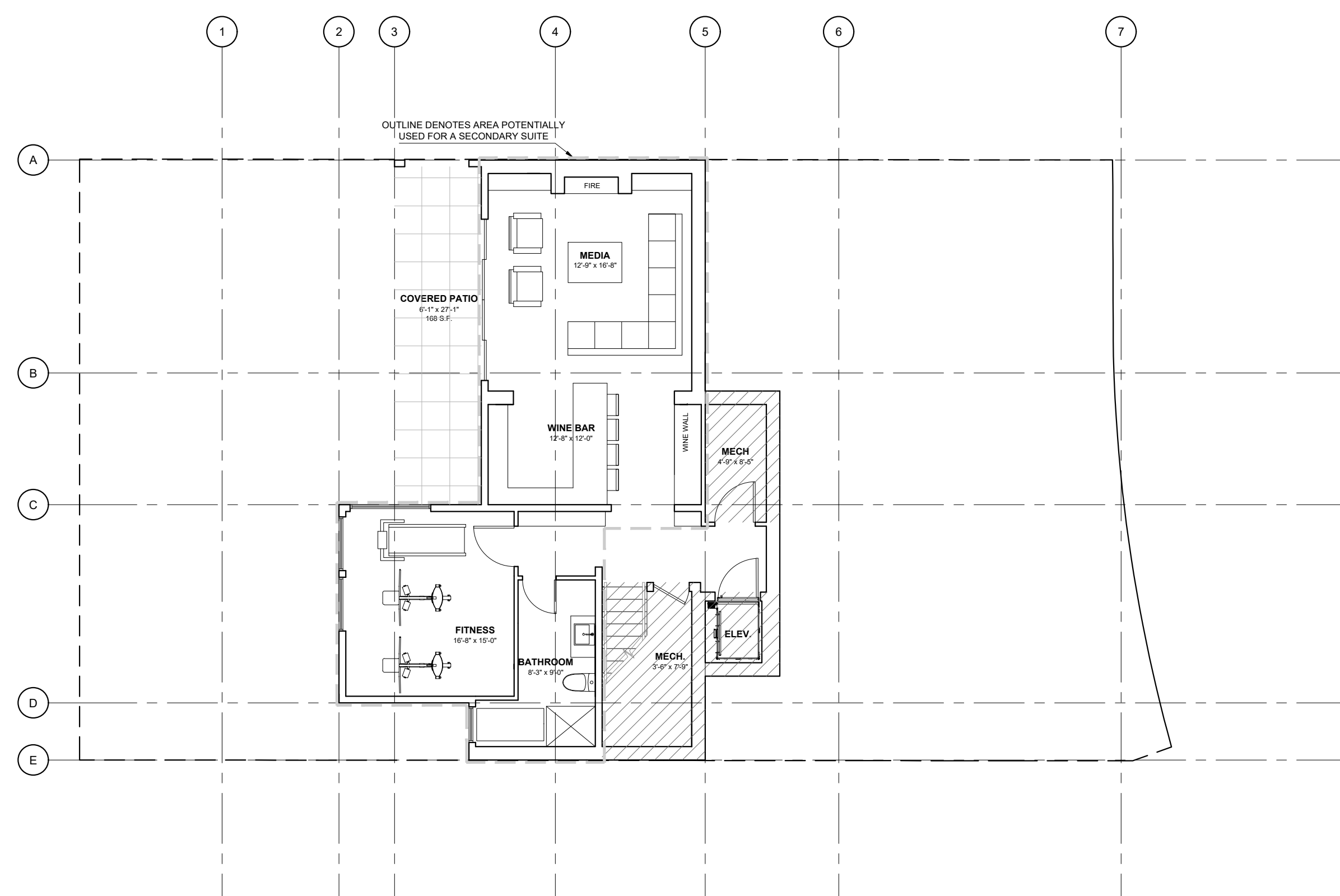


NOTE:  
N.I.C. OWNER TO COMPLY WITH B.C.B.C. IN FORCE  
AT THE TIME OF RENOVATION.

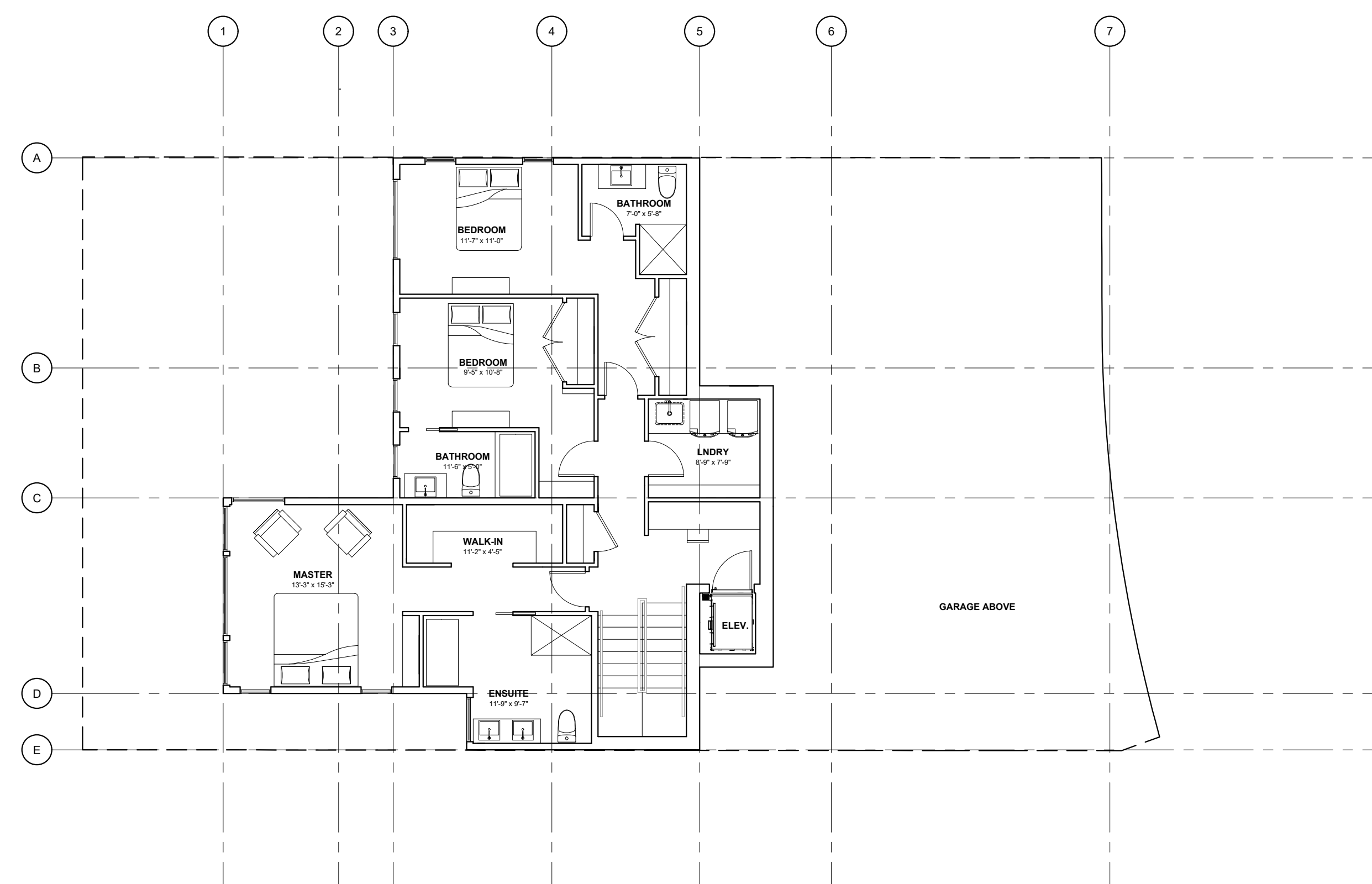
**1a** LEVEL 1 SECONDARY SUITE OPTION  
Scale: 1/8" = 1'0"



**3** LEVEL 3 FLOOR PLAN  
GROSS AREA = 1444.02 S.F. Scale: 1/8" = 1'0"  
(including garage)  
FAR AREA = 1003.02 S.F.

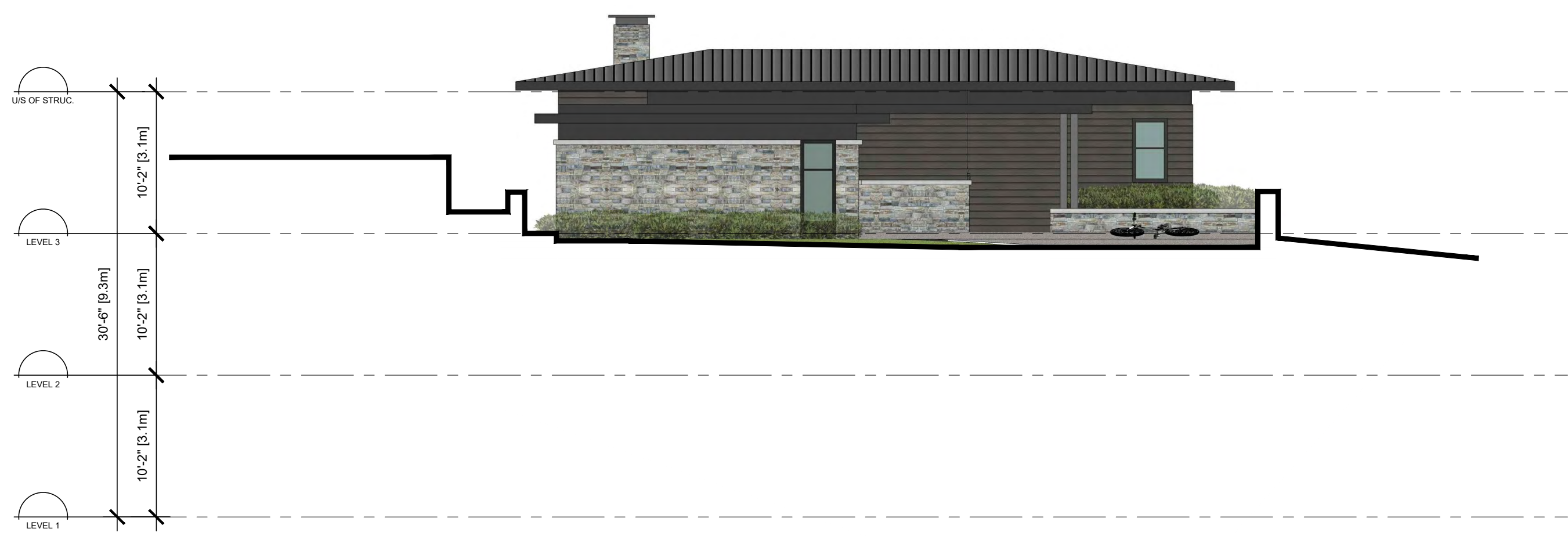


**1** LEVEL 1 FLOOR PLAN  
GROSS AREA = 1020.71 S.F. Scale: 1/8" = 1'0"  
FAR AREA = 830.97 S.F.



**2** LEVEL 2 FLOOR PLAN  
GROSS AREA = 1314.66 S.F. Scale: 1/8" = 1'0"  
TOTAL GROSS AREA = 3779.39 S.F.  
TOTAL FAR AREA = 3148.65 S.F.





1 NORTH ELEVATION  
Scale: 1/8" = 1'0"



3 EAST ELEVATION  
Scale: 1/8" = 1'0"



2 SOUTH ELEVATION  
Scale: 1/8" = 1'0"



4 WEST ELEVATION  
Scale: 1/8" = 1'0"



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PROJECT  
**EXECUTIVE HOMES AT  
RODGERS CREEK LANE**

AREA 3 EAST, LOTS 21-41  
WEST VANCOUVER, BC

DRAWING TITLE

**LOT  
41**

DRAWING No.

**A22.3**