

Attachment 2
Drawing Package

CALCULATIONS :

RT-1 ZONING

LOT SIZE:		6,955 sq.ft.
PROPOSED FLOOR AREAS:		
PRINCIPAL BUILDING:		
MAIN FLOOR :	1,440 sq.ft.	
UPPER FLOOR:	1,388 sq.ft.	
BASEMENT FLOOR:	1,414 sq.ft.	
PROPOSED GROSS FAR :		4,242 sq.ft.
PERMITTED GROSS FAR:		4,242 sq.ft. [61.00%]
(STEP CODE 3)		
ATTACHED ACCESSORY STRUCTURE AREA:		
PERMITTED:	696 sq.ft. [10%]	
PROPOSED:	695 sq.ft.	
DETACHED ACCESSORY STRUCTURE AREA:		
PERMITTED:	696 sq.ft. [10%]	
PROPOSED:	682 sq.ft.	
LOT COVERAGE:		
PERMITTED:	2,782 sq.ft. [40.00%]	
PROPOSED:	1,440 sq.ft.	



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



14658 - 84 AVENUE
SURREY, BC
V3S 9K7
t: 6045971838
f: 6045971350
dmand@telus.net
www.dmanddesign.com

THESE PLANS CONFORM TO BCBC 2018
CONSTRUCTION SHALL COMPLY WITH
THESE PLANS AND LOCAL BUILDING
BY-LAWS.

CONTRACTOR SHALL CONFIRM ALL
DIMENSIONS PRIOR TO START OF
CONSTRUCTION.

THE DESIGNER ASSUMES NO LIABILITY
FOR ANY ERRORS OR OMISSIONS IN
THESE PLANS. IT IS THE BUILDER/OWNER
RESPONSIBILITY TO REVIEW AND VERIFY
ALL LEVELS, DIMENSIONS AND
STRUCTURAL ADEQUACIES PRIOR TO
CONSTRUCTION

DO NOT SCALE DRAWINGS

**BUILDERS NOTES:

THE OWNER/BUYER IS AWARE THAT
DOORS, WINDOWS AND BUILDING ELEVATIONS
MAY VARY DUE TO SITE CONDITIONS.

SQUARE FOOTAGE SHOWN ARE APPROXIMATE

THE BUILDER RESERVES RIGHT TO MAKE
ON GOING CHANGES AND ADJUSTMENTS

FINAL HOME DESIGN AND MEASUREMENTS
MAY NOT MATCH AS PER PLANS

IN ORDER TO COMPLY WITH BYLAWS,
BUILDING CODES AND SITE CONDITIONS:
THESE PLANS ARE SUBJECT TO CHANGE
WITHOUT NOTICE TO CLIENT/BUILDER.

JOB DESCRIPTION:
**PROPOSED DUPLEX
DWELLING**

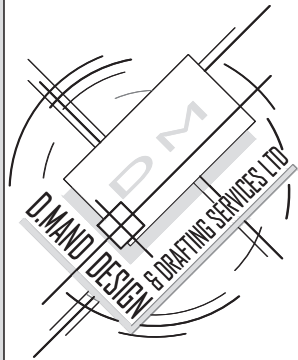
ADDRESS:
**122 EIGHTH AVENUE
NEW WESTMINSTER**

LEGAL DESCRIPTION:
**LOT E
SUBURBAN BLOCK 13
PLAN 9424**

P.I.D. 011-390-964

CLIENT:
**JAZZ BHATIA
(604) 897-5220
libranz2003@yahoo.com**

DATE:	DEC. 01, 2021	1 OF 13
SCALE:	1/4"=1'-0" (UNO)	
DRAWN:	D.M.	
CHECKED:	D.M.	



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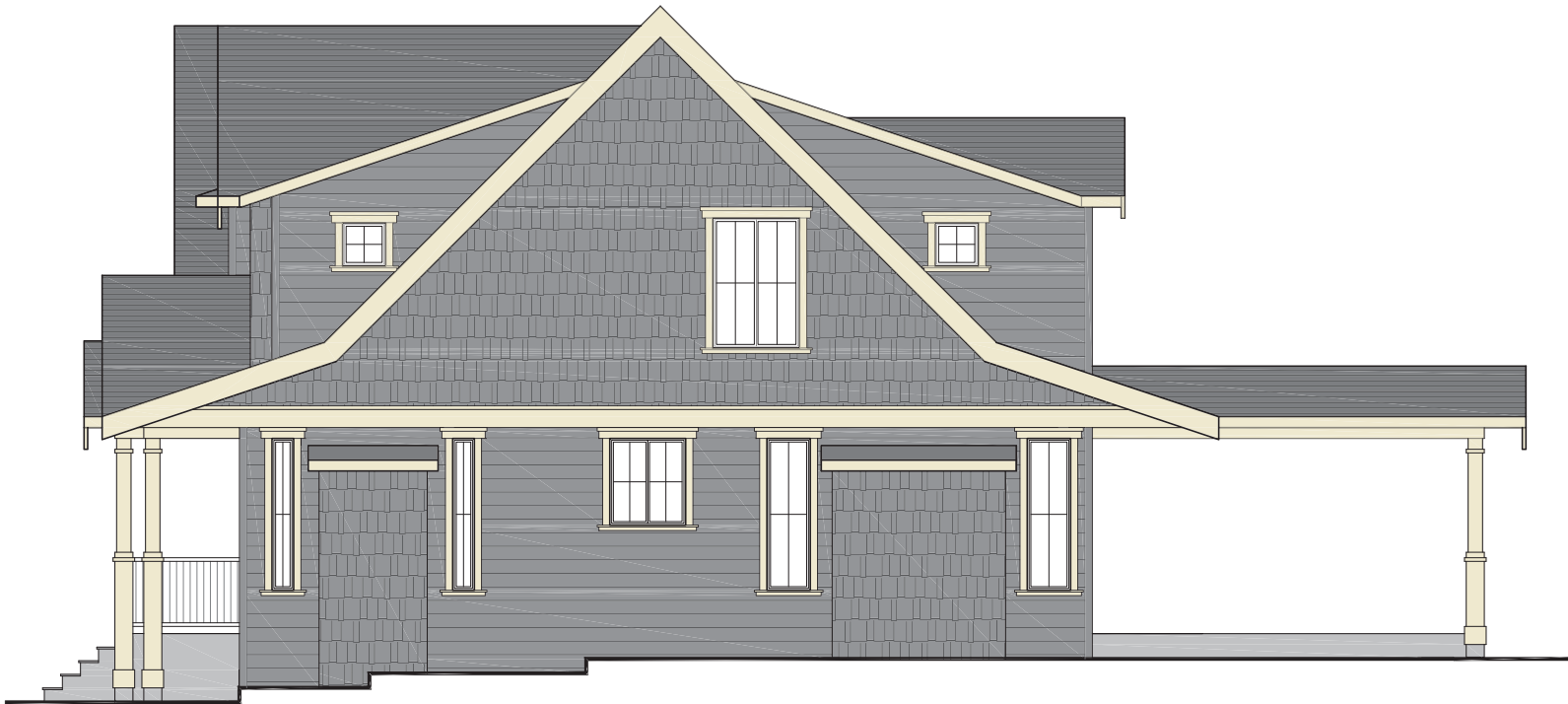
EXISTING HOUSE AT FRONT STREET



EXISTING HOUSE AT SIDE LANE



EXISTING HOUSE AT REAR LANE



EXTERIOR MATERIAL SCHEDULE			
NO.	DESCRIPTION	MANUFACTURER	ITEM NUMBER
A	ASPHALT SHINGLE	IKO - DYNASTY	GRANITE BLACK
B	LAP SIDING	JAMES HARDIE HARDIEPLANK	BENJAMIN MOORE VC-13 BUTE TAUPE
C	1" X 10" BARGE BOARD		BENJAMIN MOORE VC-1 OXFORD IVORY
D	1" X 6" FASCIA BOARD		BENJAMIN MOORE VC-1 OXFORD IVORY
E	1" X 6" WINDOW/DOOR TRIM		BENJAMIN MOORE VC-1 OXFORD IVORY



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