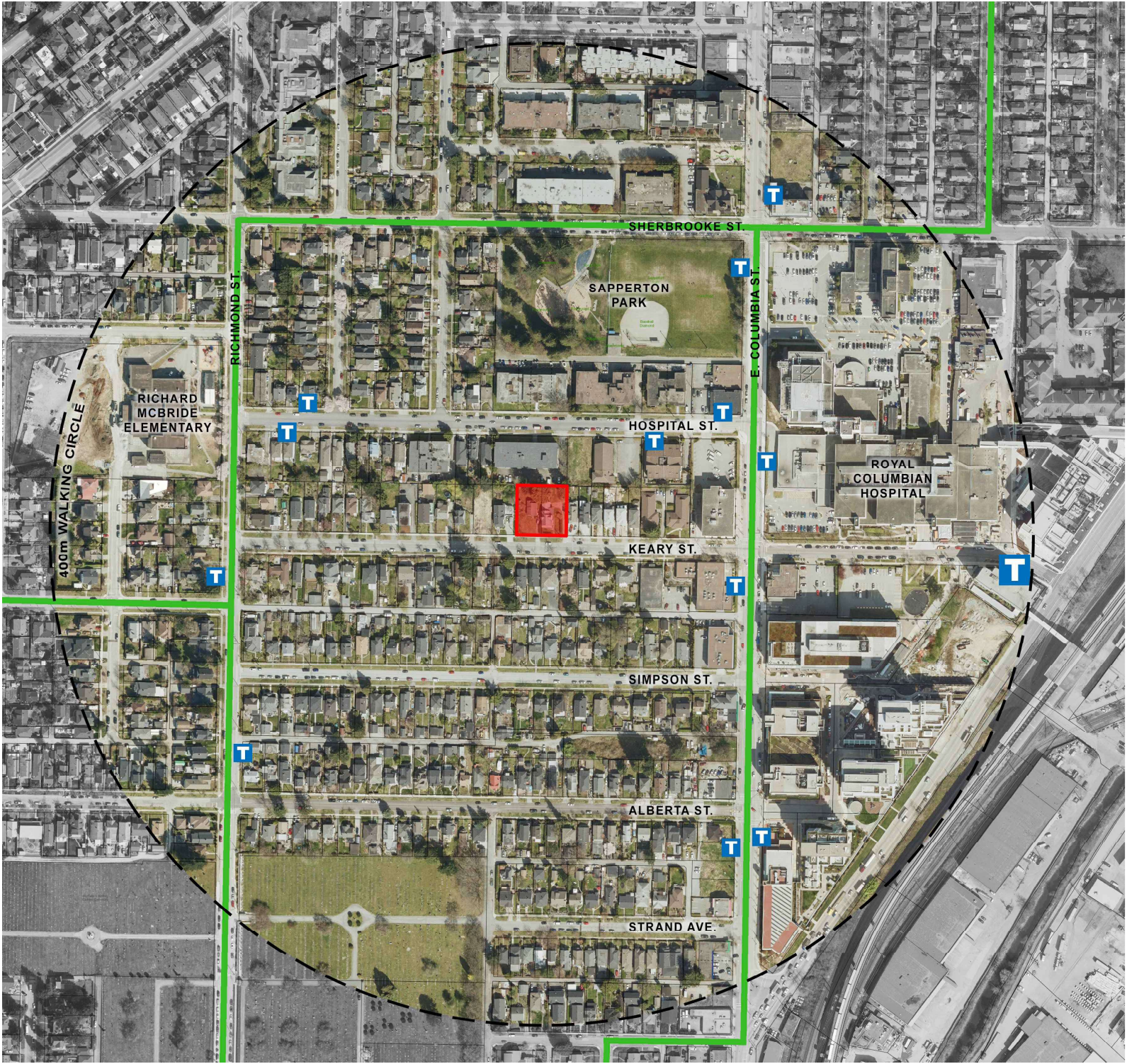
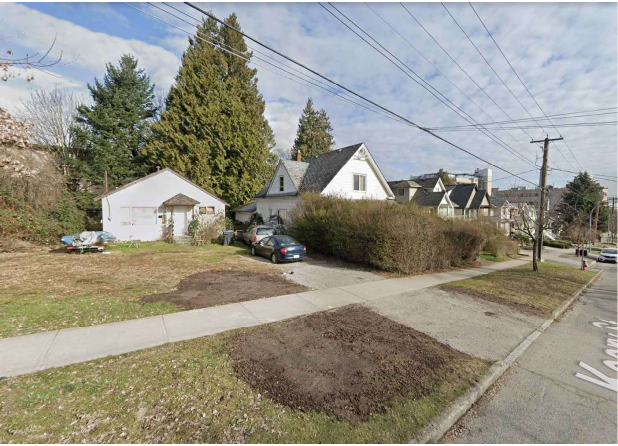


Attachment 2  
*Drawing Package*

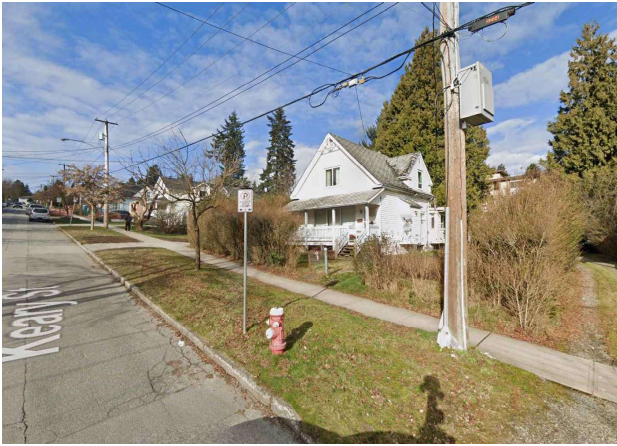




 SUBJECT SITE     SKYTRAIN     BUS STOPS    - - - 400m WALKING CIRCLE (5 MINUTES)     BIKE ROUTES



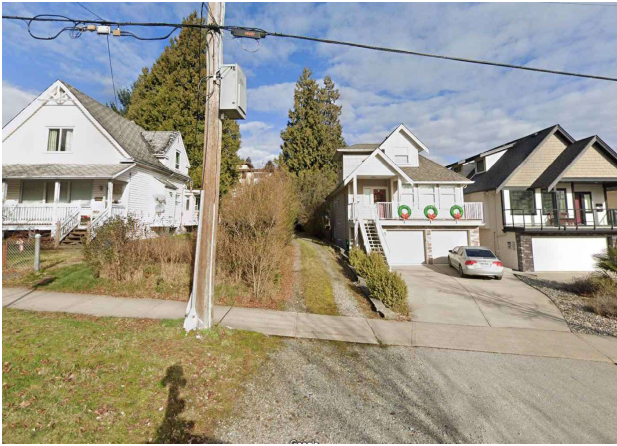
1 VIEW FROM SOUTH WEST ACROSS SITE



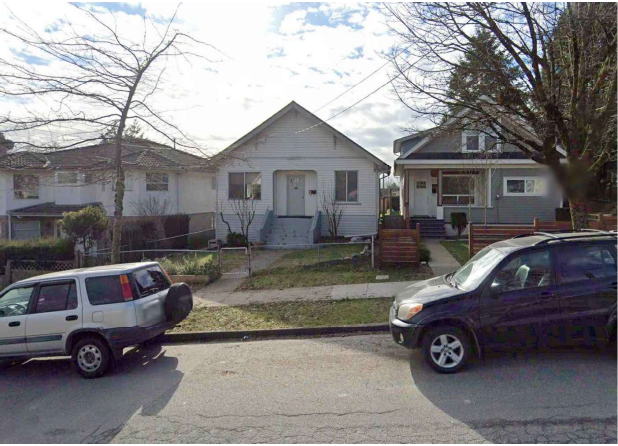
2 VIEW FROM SOUTH EAST ACROSS SITE



3 NEIGHBOUR TO THE WEST - 345 KEARY



4 NEIGHBOUR TO THE EAST - 333 KEARY



5 VIEW SOUTH FROM SITE - 340 KEARY



KEY PLAN

# CONTEXT PLAN - SITE PHOTOS

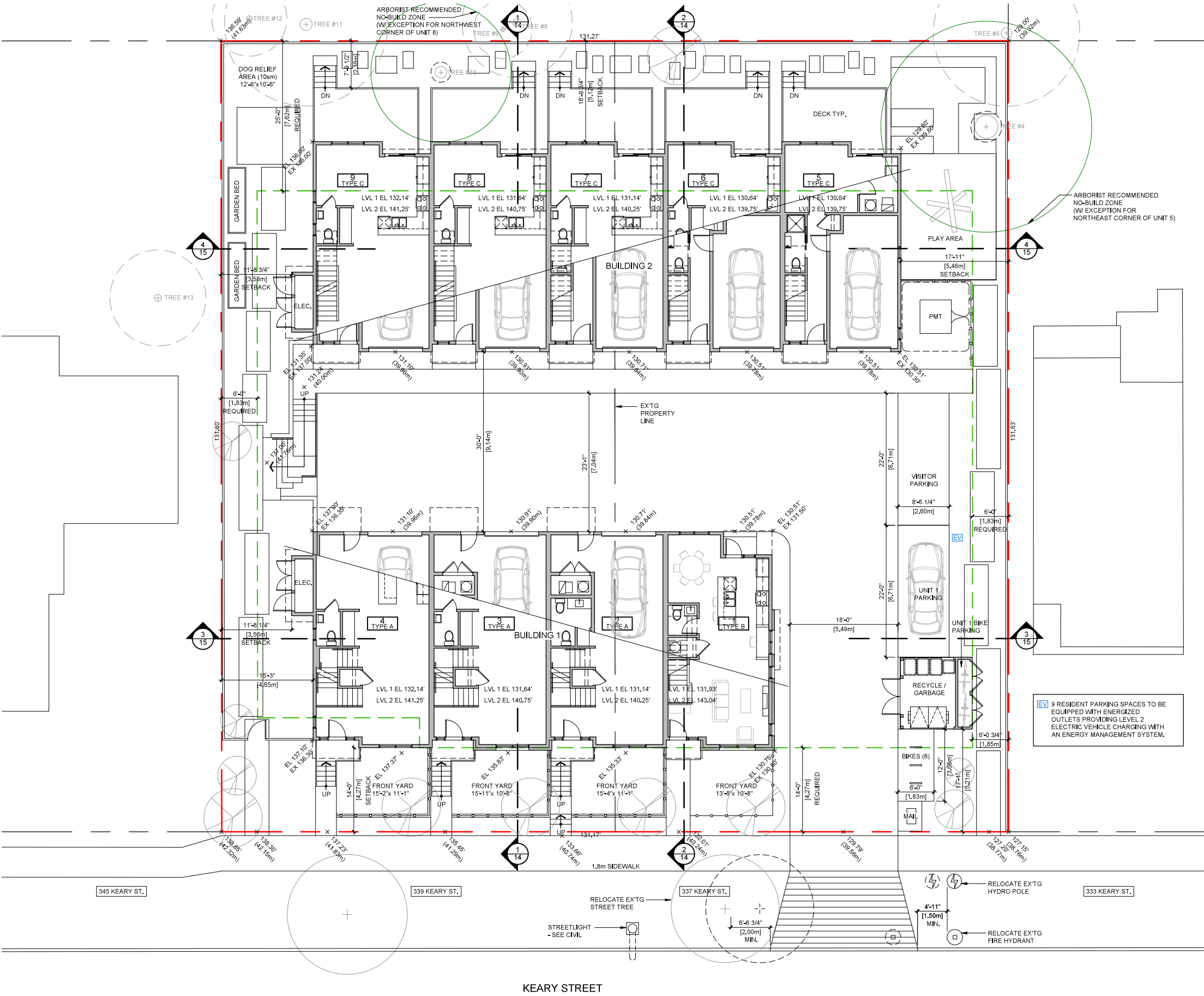
## KEARY TOWNHOMES

DECEMBER 13, 2021  
337 & 339 KEARY STREET, NEW WESTMINSTER

GRIMWOOD  
ARCHITECTURE

DP RESUBMISSION





PROJECT STATISTICS		
CIVIC ADDRESS:	337 & 339 KEARY STREET, NEW WESTMINSTER, BC	
LEGAL DESCRIPTION:	LOTS 30 AND 35, BOTH OF LOTS 8 AND 9 SUBURBAN BLOCK 3, NWD, PLAN 2620	
ZONING:	PROPOSED: CD - BASED ON RT (INFILL TOWNHOUSE AND ROWHOUSE RESIDENTIAL DISTRICTS) EXISTING: RS-1	
LOT AREA:	1,606.9sm (17,296sf)	
LOT COVERAGE:	ALLOWED N/A	PROPOSED 36.6% (6,328sf)
BUILDING FLOOR AREA: (EXCL. GARAGES):	N/A N/A	1,621.1sm (17,449.4sf) 1,413.0sm (15,209.4sf)
FSR: (EXCL. GARAGES):	N/A N/A	1.01 0.88
BUILDING SETBACKS:	ALLOWED	PROPOSED
NORTH:	7.62m (25.0ft)	5.12m (16.8ft)
EAST:	1.83m (6.0ft)	5.46m (17.9ft)
WEST:	1.83m (6.0ft)	3.56m (11.7ft)
SOUTH (KEARY ST):	4.27m (14.0ft)	4.27m (14.0ft)
SOUTH (END UNIT):	5.79m (19.0ft)	4.27m (14.0ft)
BUILDING HEIGHT:	ALLOWED	PROPOSED
BUILDING 1:	10.67m (35.0ft)	10.34m (33.9ft)
BUILDING 2:	10.67m (35.0ft)	10.48m (34.4ft)
PARKING:	REQUIRED	PROPOSED
3+ BED (1.0/ UNIT)	9 (1.0 x 9)	9
VISITOR (0.1/ UNIT)	1 (0.1 x 9)	1
TOTAL PARKING	10	10
EV (ENERGIZED LEVEL 2 OUTLET)	9	9
BICYCLE PARKING:	REQUIRED	PROPOSED
LONG TERM (1.25/ UNIT)	12 (1.25 x 9)	12
SHORT TERM	6	6
RECYCLING:	3 - 360L/ 12 UNITS	3 - 360L BINS
FOOD SCRAPS:	1 - 240L/ 49 UNITS	1 - 240L BIN
GARBAGE:	1 - 240L/ 2 UNITS	1 - 3 CUBIC YARD BIN

FLOOR AREA CALCULATIONS:						
UNITS	LOWER FLOOR AREA	GARAGE AREA	MAIN FLOOR AREA	UPPER FLOOR AREA	UNIT AREA INCL. GARAGE	UNIT AREA EXCL. GARAGE
BUILDING 1						
1	600.4		638.4		1,238.8sf	1,238.8sf
2	692.9	302.3	678.4	712.6	2,083.9sf	1,781.6sf
3	692.9	302.3	678.4	708.3	2,079.6sf	1,777.3sf
4	701.6	301.8	686.6	716.9	2,105.1sf	1,803.3sf
BUILDING 2						
5	665.7	271.2	665.7	671.8	2,003.2sf	1,732.0sf
6	657.6	265.6	657.6	663.5	1,978.7sf	1,713.1sf
7	657.6	265.6	657.6	663.5	1,978.7sf	1,713.1sf
8	657.6	265.6	657.6	663.5	1,978.7sf	1,713.1sf
9	665.5	265.6	665.5	671.7	2,002.7sf	1,737.1sf
TOTAL:	5,991.8sf	2,240.0sf	5,985.8sf	5,471.8sf	17,449.4sf	15,209.4sf

SITE PLAN

0 4' 8' 16' 32'

KEARY TOWNHOMES

DECEMBER 13, 2021

337 & 339 KEARY STREET, NEW WESTMINSTER



BUILDING 1 SOUTH ELEVATION



BUILDING 1 NORTH ELEVATION



BUILDING 2 SOUTH ELEVATION



BUILDING 2 NORTH ELEVATION

**COLOUR ELEVATIONS**  
**KEARY TOWNHOMES**

DECEMBER 13, 2021  
337 & 339 KEARY STREET, NEW WESTMINSTER

GRIMWOOD  
ARCHITECTURE

DP RESUBMISSION





BUILDING 1 FROM SOUTHWEST



BUILDING 1 FROM SOUTHEAST



BUILDING 1 FROM NORTHEAST



BUILDING 2 FROM SOUTHEAST