

## Attachment 3 Architectural Drawings

## 1321 Cariboo St, NW

| AREAS | GROSS AREA (INCLUDINC CORE AND CIRCULATION) | RE AND CIRCULATION) | RESIDENTIAL GROSS AREA | ROSS AREA | SERVICE AREAS (ELEC/MECH/GARBAGE) | /MECH/GARBAGE) | BIKE / SCOOTER ROOMS/UNIT STORAGE | MS/UNIT STORAGE | BALCONY | ANG   |
|-------|---|---------------------|------------------------|-----------|-----------------------------------|----------------|-----------------------------------|-----------------|---------|-------|
| FLOOR | SQFT  | SQM                 | SQFT                   | SQM       | SQFT                              | NDS            | SQFT                              | SQM             | SQFT    | SQM   |
| 1     | 189,565                                     |                     |                        | 109.34    | 00:00                             | 00'0           | 350.83                            | 32.59           |         | 0000  |
| 2     | 3681.67                                     |                     |                        |           | 383.58                            | 35.67          | 00'0                              | 00.00           |         | 19.19 |
| Е     | 3681.67                                     |                     | 2678.50                |           | 00:00                             | 00'0           | 383.98                            | 35.67           |         | 19.17 |
| ष     | 3500.17                                     | 325.17              | 2883.67                | 267.89    | 00:00                             | 00:0           | 00:00                             | 00:00           | 181.39  | 16.85 |
| 5     | 311162                                      |                     | 1788.10                |           | 00:00                             | 0.00           | 0.00                              | 0.00            |         | 15.13 |
| TOTAL | OF MOSE                                     |                     | or outer               |           | 00 505                            |                |                                   | 2000            |         |       |

| UNITMIX                 |          | # CF UNITS    | % BREAKDOWN           |
|-------------------------|----------|---------------|-----------------------|
| STUDIO                  |          | 1             | %.                    |
| 1 BEDROOM               |          | ın            | 33%                   |
| 2 BEDROOM               |          | 9             | 40%                   |
| з веркоом               |          | 3             | 20%                   |
| TOTAL                   |          | 15            | 100%                  |
| SETBACKS                | REDUIBED | PROPOSED      | REFERENCE             |
| FRONT MIN.(14TH ST.)    | 20 FT    | 4.57M (15 FT) |                       |
| SIDE MIN. (CARIBOO ST.) | 20 FT    | 2.43M (8 FT)  | Nensity Bonus Setback |
| SIDE MIN.               | 20 FT    | 6.1 M (20 FT) | Nensity Bonus Setback |
| BEAR MIN.               | 70 FT    | 6.1 M (20 FT) | Nensity Bonus Setback |

| FLOOR AREAS             | SQFT     | SQM     | STE        |
|-------------------------|----------|---------|------------|
| GROSS AREA              | 15879.78 | 1475.23 |            |
| ISR EXCLUSIONS          | 1837.35  |         |            |
| ADP EXCLUSION           | 169.44   | 15.74   | EXISTIN5 Z |
| TOTAL                   | 13872.99 | 1288.80 |            |
| ISR                     | 1.59     | 1.59    | LOT COVER  |
|                         |          |         | FOOTPRIN   |
| ISR EXEMPTION BREAKDOWN | N.       |         | % COVEA    |
| FLOOR AREAS             | PAGE     | SQM     |            |
|                         |          |         |            |
| AMENITY                 | 718.56   | 0.00    |            |
| BIKE /SCODTER ROOMS     | 734.81   | 68.26   | HEIGHT     |
| MECHANICAL/ELECTRICAL   | 383.98   | 35.67   |            |
| TOTAL                   | 1837.35  | 103.94  | BUILDING   |

|               | SITE & ZONING INFO |        |
|---------------|--------------------|--------|
| STE AREA      | SQFT               | SQM    |
|               | 3716.00            | 7.608  |
|               |                    |        |
| EXISTINS ZONE | RM-2               | -5     |
|               |                    |        |
| LOT COYERAGE  | SQFT               | SQM    |
| FOOTPRINT     | 1892.65            | 175.8  |
| % COVERAGE    | 21.71%             | 21.71% |

| ITE & ZONING INFO | SQFT SQM | 3716.00 809.72 | RM-2         | SQFT SQM    | 1892.65 175.83 | 21 710  |
|-------------------|----------|----------------|--------------|-------------|----------------|---------|
|                   | STE AREA |                | XISTIN3 ZONE | OT COYERAGE | OOTPRINT       | COMBAGE |

| JAL | RESIDENTIAL |     |
|-----|-------------|-----|
|     | RESIDENT    | 1AL |

| PARKING RESIDENTIAL                          |                       |       |        |                    |
|--|-----------------------|-------|--------|--------------------|
| REQUIRED PARKING (NEW WESTMINSTER)           |                       | UNITS | STALLS | REFERENCE          |
| RESIDENTIAL STUDIO/1 8ED/2 BED/3 BED         | 1.0 /UNT              | 15    | 15     | 150.8.7 (a)        |
| VISITOR                                      | 0.1/UNIT              | 15    | 2      | 150.8.7 (c)        |
| *ACCESSIBLE                                  | 1 FOR IVERY 15 SPACES |       | 1      | 150.72             |
| LOADING CLASS A                              | N/A                   | N/A   | N/A    | 160.3              |
| TOTAL RESIDENTIAL STALLS REQUIRED            |                       |       | 71     | 17 STALLS REQUIRED |
| TOTAL (WITH 52% REDUCTION)**                 |                       |       | 10     | 10 PROPOSED        |
| *FOR EVERY 15 SPACES, 1 MUST BE ACCESSIBLE   |                       |       | 1      | I ACCESSIBLE       |
| **APPLIED REDUCTIONS ARE BASED ON CLOSED     |                       |       | 1      | 1 CARSHARE         |
| PROXIMITY TO A FREQUENT TRANSIT NETWORK, CAR |                       |       |        |                    |
| SHARE PROVISIONS, SECURE BIKE STORAGE, EV    |                       |       |        |                    |
| PARKING REDUCTIONS.                          |                       |       |        |                    |
|  |                       |       |        |                    |

Concentration of the property of the property

| PARKING RESIDENTIAL BREAKDOWN      |               |          |          |                    |
|------------------------------------|---------------|----------|----------|--------------------|
| REQUIRED PARKING (NEW WESTMINSTER) |               | UNITS    | PROPOSED | REFERENCE          |
| COMPACT                            | 2.44M X 4.57M | 30% MAX. | 3        | 150.8.7(a)         |
| STANDARD                           | 2.74MX 5.33M  |          | 9        | 150.72             |
| CAR SHARE                          | 2.74MX 5.33M  |          | 1        | 150.74             |
| *ACCESSIBLE                        | 3.90M X 5.50M |          | 1        | 150.72             |
| TOTAL                              |               |          | 10       | ID STALLS PROPOSED |

| BICYCLE PARKING (NEW WESTMINSTER) |             | UNITS                 | STALLS | REFERENCE         |  |
|-----------------------------------|-------------|-----------------------|--------|-------------------|--|
| BICYCLE PARKING REQUIRED          | 1.25 / UNIT | 15                    | 19     | 155.5             |  |
| BICYCLE LOCKERS (MIN. 20%)        |             |                       | 4      | 155.5 (g)         |  |
| VERTICAL STALLS(MAX 50%)          |             |                       | 6      | 155.5(f)          |  |
| TOTAL                             |             |                       | 19     | 9 STALLS REQUIRED |  |
|                                   |             | BIKE ROOM-LOCKERS     | S      | STALLS PROPOSED   |  |
|                                   |             | BIKE ROOM - HONZONTAL | S      | PROPOSED          |  |
|                                   |             | BIKE ROOM - VEFTICAL  | 6      | PROPOSED          |  |
|                                   |             | SHORT TERM            | 3      | PROPOSED          |  |
|                                   |             | TOTAL                 | 22     | 22 PROPOSED       |  |

| BICYCLE PARIGNG BREAKDOWN (NEW WESTMINSTER) |             | PROPOSED | REFERENCE         |
|---|-------------|----------|-------------------|
| BICYCLE LOCKERS (MIN. 20%)                  | 0.6 Mx1.8 M | 2        | 155.              |
| LONG TERM WALL HUNG                         | 0.6 M×1.0 M | 6        | 155               |
| HORIZONTAL                                  | 0.6 M×1.8 M | S        |                   |
| SHORT-TERM                                  | 0.6 Mx1.8 M | 3        | 155               |
| TOTAL                                       |             | 22       | 22 STALLS PROPOSE |
|   |             |          |                   |

| GEOSS MRIA (SOLPT) | SOLPT | GEOSS MRIA (SOLPT) | SOLPT | GEOSS MRIA (SOLPT) | SOLPT | GEOSS MRIA (SOLPT) | GEOS

AREA

201 202 202

5 5 5 9 8



#701 - 625 Fifth Avenue New Westminster, B.C. Canada, V3M 1X4 (604) 619-0529

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ADAFTABLE UNITS

4

GROSS AREA (S.2.N.)
75.26
8 51.74
8 65.88
1 73.94

3

ADAPTABLE UNITS

 CRCSS ARIA (SQFT)
 GROSS AREA (SQ.N)
 # DF BERRODIAS

 83.3.T
 54.4
 2

 944.9
 86.6
 3

 1788.D
 166.11
 3

501 502

CARIBOO STREET

1321 CARIBOO STREET

NEW WESTMINSTER, BC THIS ADDRESS IS LOCATED ON THE TRADITIONAL TERRITORY OF THE CAYDAYT FIRST NATIONS AND THE COAST S. PEOPLES

PROJECT INFORMATION

| O V O V           | A0.10     | MOLET NE<br>FILE: 19BA14 |
|-------------------|-----------|--------------------------|
| SOULE<br>AS NOTED | SDANH ST. | ONECOSED BY:             |

| 360 KG  | A0 10 | MOLET NO. 198A14 |  |
|---------|-------|------------------|--|
| ASNOTED | SDMH  | 18<br>18         |  |



