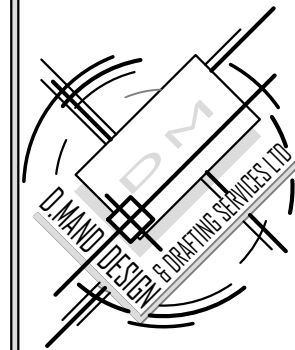


Attachment 6
Project Drawings



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
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 DO NOT SCALE DRAWINGS
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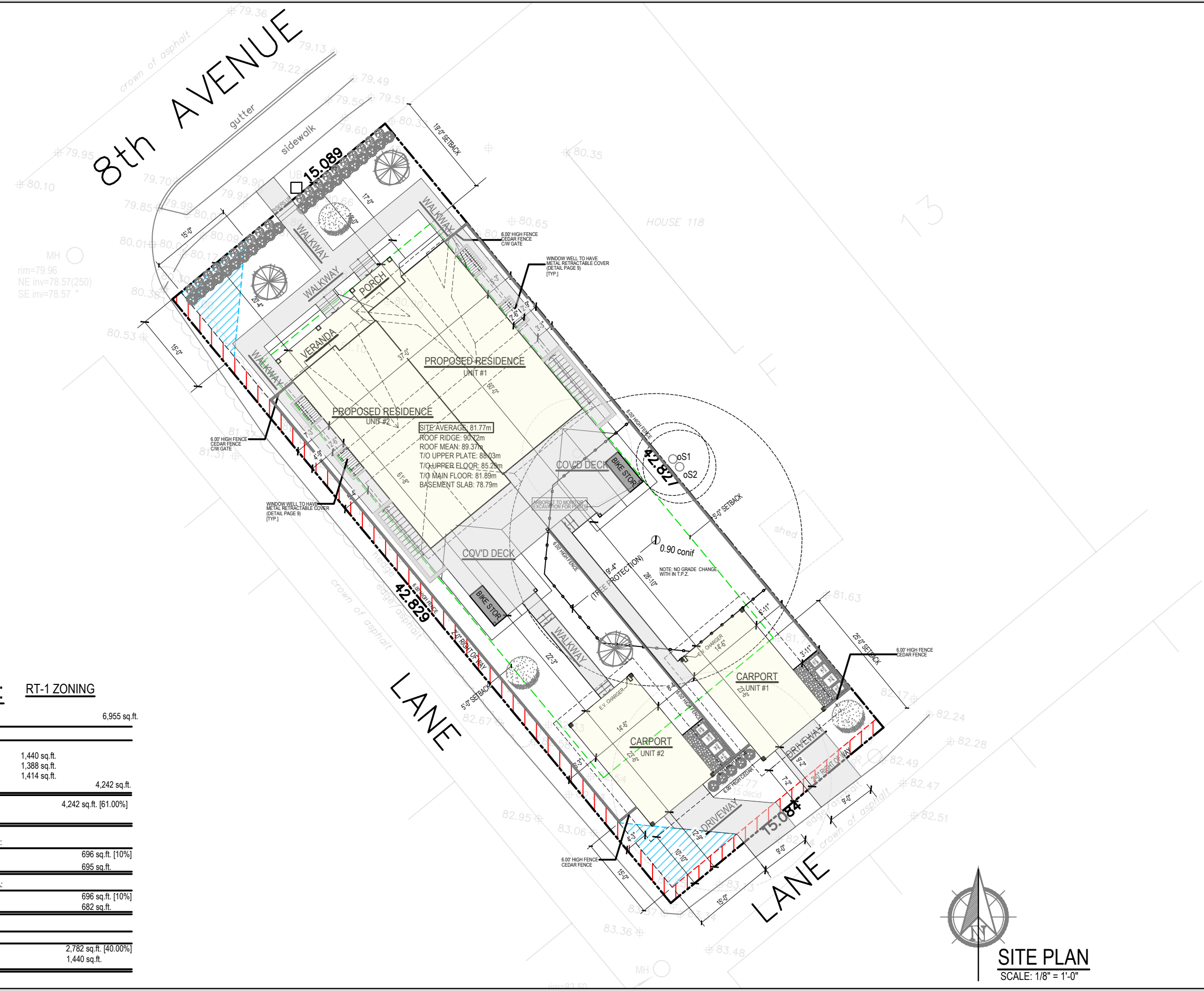
JOB DESCRIPTION:
**PROPOSED DUPLEX
 DWELLING**

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:
MARCH 2022
 SCALE:
1/4" = 1'-0" (UND)
 DRAWN: **D.M.** CHECKED: **D.M.**



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"



DECORATIVE LAMP POST

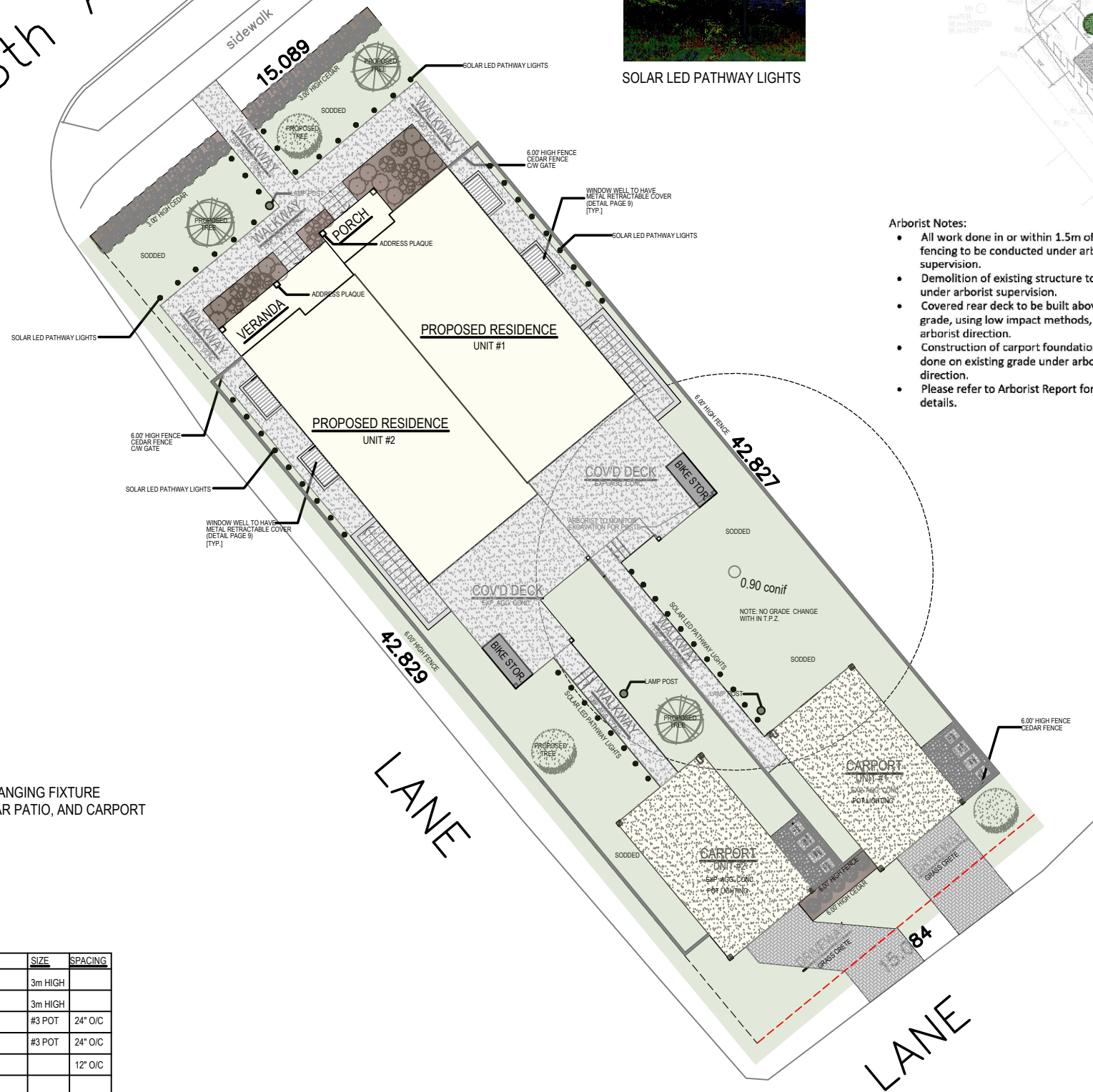


EXTERIOR LIGHTING WALL FIXTURE AT EVERY EXTERIOR DOOR



EXTERIOR LIGHTING HANGING FIXTURE AT FRONT PORCH, REAR PATIO, AND CARPORT

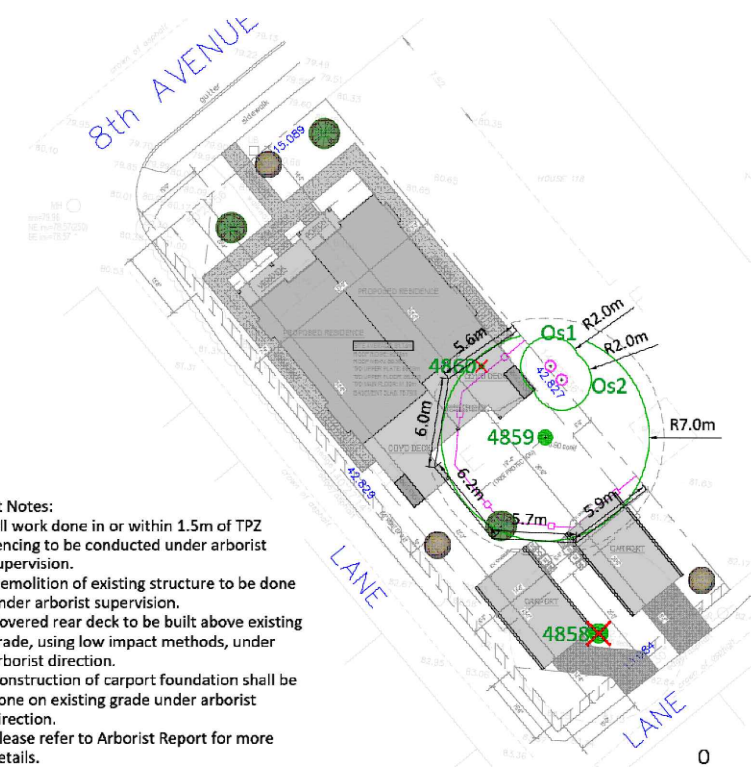
8th AVENUE



SOLAR LED PATHWAY LIGHTS

Arborist Notes:

- All work done in or within 1.5m of TPZ fencing to be conducted under arborist supervision.
- Demolition of existing structure to be done under arborist supervision.
- Covered rear deck to be built above existing grade, using low impact methods, under arborist direction.
- Construction of carport foundation shall be done on existing grade under arborist direction.
- Please refer to Arborist Report for more details.

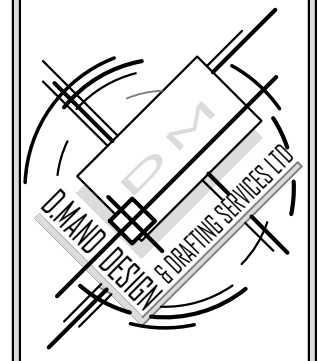


ARBORIST REPORT



FENCE DETAIL

NOTE: 6.00' HIGH CEDAR FENCE



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1/4" = 1'-0" (UND)

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2



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

PLANT LIST

| KEY | COMMON NAME | BOTANICAL NAME | SIZE | SPACING |
|-----|-------------------|------------------------|---------|---------|
| | NORWAY SPRUCE | PICEA ABIES | 3m HIGH | |
| | FREEMAN MAPLE | ACER X FREEMANII | 3m HIGH | |
| | BIRDS NEST SPRUCE | PICEA ABIES NIDIFORMIS | #3 POT | 24" O/C |
| | SNOWBRUSH | CEANOTHUS VELUTINOUS | #3 POT | 24" O/C |
| | CEDAR HEDGES | | | 12" O/C |

NOTE: ALL LANDSCAPING AND LANDSCAPING MATERIALS TO CONFORM TO THE BCNA/BGSLA STANDARDS.
- SHRUB BEDS: 0.4m DEPTH
- LAWN: 0.15m DEPTH
- TREES: 0.3m DEPTH AROUND ALL ROOT BALLS



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5
 OF 13



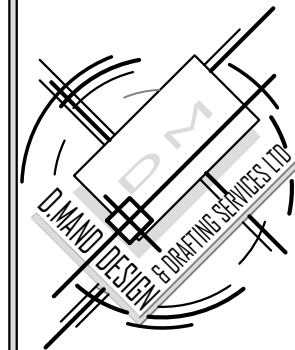
EXISTING HOUSE AT FRONT STREET



EXISTING HOUSE AT SIDE LANE



EXISTING HOUSE AT REAR LANE



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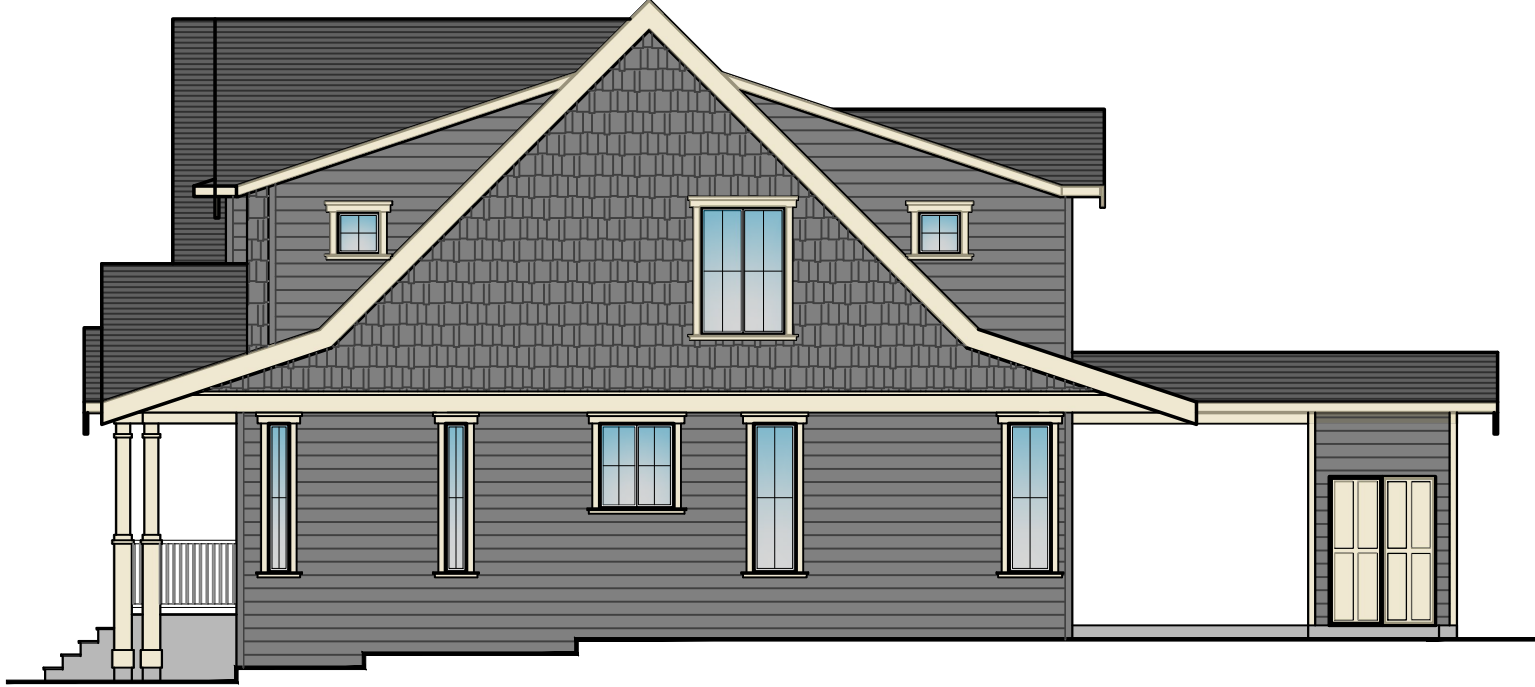
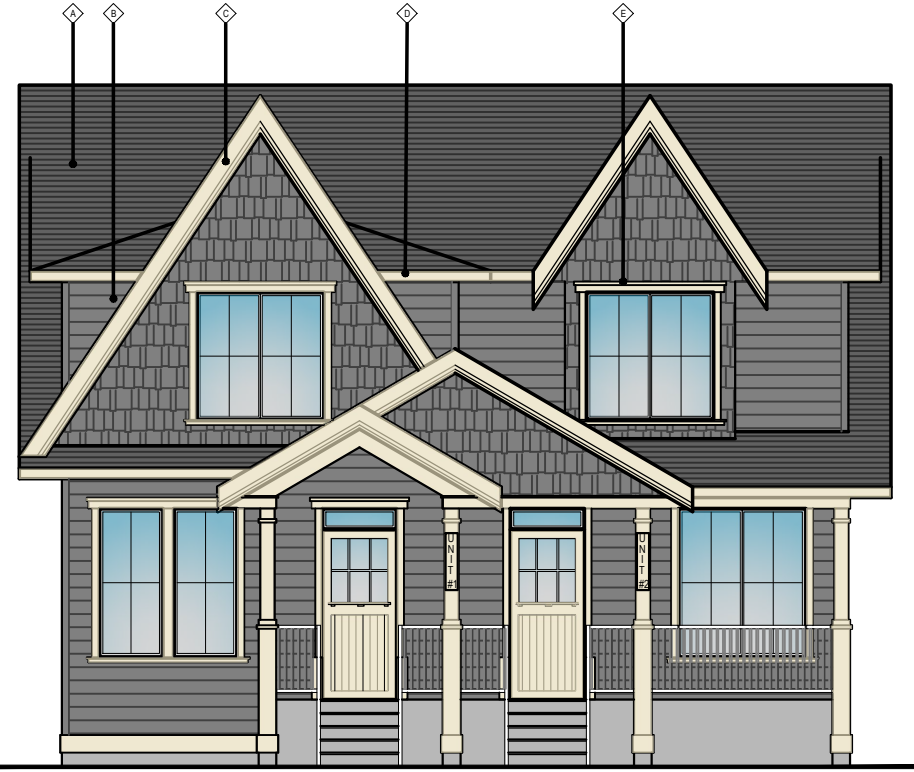
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D.M.

6



| NO. | DESCRIPTION | MANUFACTURER | ITEM NUMBER |
|-----|--------------------------|-----------------------------|-------------------------------------|
| 1 | ASPHALT SHINGLE | IKO - DYNASTY | GRANITE BLACK |
| 2 | LAP SIDING | JAMES HARDIE HARDIEPLANK | BENJAMIN MOORE VC-13 BUTE TAUPE |
| 3 | 1" X 10" BARGE BOARD | | BENJAMIN MOORE VC-1 OXFORD IVORY |
| 4 | 1" X 6" FASCIA BOARD | | BENJAMIN MOORE VC-1 OXFORD IVORY |
| 5 | 1" X 6" WINDOW/DOOR TRIM | | BENJAMIN MOORE VC-1 OXFORD IVORY |

