

Attachment 3

Site Plan

PRECIOUS EARLY YEARS CHILDCARE

DRAWING LIST

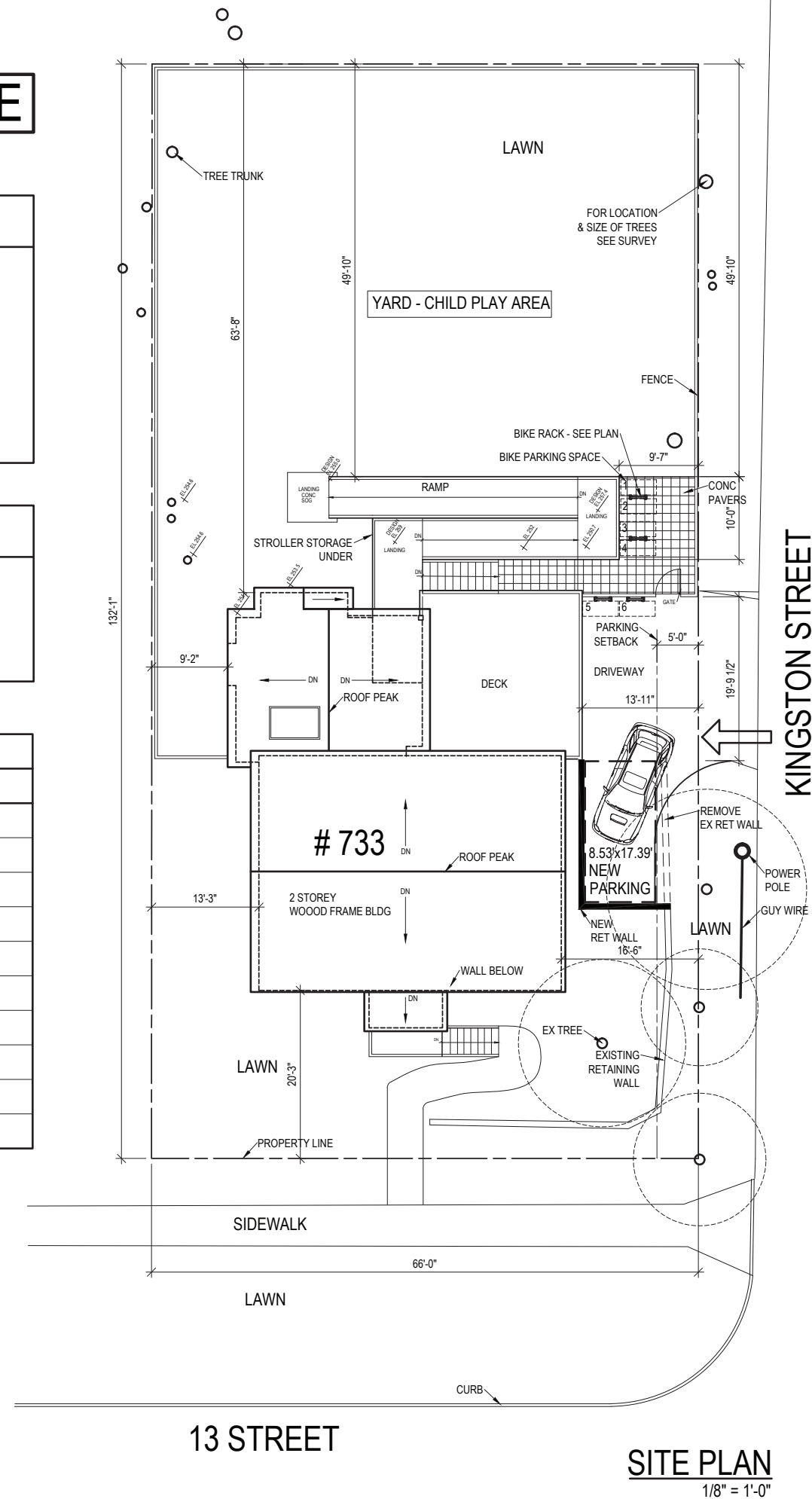
ARCHITECTURAL - ALAN BROWN ARCHITECT

- A001 COVER SHEET & SITE PLAN
- A100 FLOOR PLANS
- A200 NORTH AND SOUTH ELEVATIONS
- A201 EAST ELEVATION AND SECTIONS

PROJECT DESCRIPTION

1. THE PROJECT INVOLVES THE CONVERSION OF A SINGLE FAMILY DETACHED RESIDENCE TO A DAY CARE FACILITY .
2. THE BASEMENT AND MAIN FLOOR ARE RENOVATED FOR PROGRAM SPACE AND THE UPPER FLOOR IS NOT USED IN THE SCHEME.
3. ALL FEATURES OF THE BUILDING ARE EXISTING , EXCEPT WHERE NOTED FOR CHANGE.
4. ADDITIONAL WASHROOMS ARE ADDED FOR CHILDREN AND STAFF.
5. A RAMP IS ADDED IN THE YARD FOR ACCESSIBILITY OF THE MAIN FLOOR.
6. DETAILS OF THE OPERATION ARE PROVIDED SEPARATELY BY THE OPERATOR.

AREA SUMMARY	
DESCRIPTION	AREA IN SQ FT
PROPERTY AREA	8,713
BASEMENT AREA (NO GARAGE)	1,004
MAIN FLOOR AREA	1,427
UPPER FLOOR AREA	728
TOTAL FLOOR AREA (FSR)	3,159 (0.36)
PROGRAM ROOM AREA (NO OFFICES)	2,431
TOTAL CHILDREN'S PLAY AREA	1,448
GARAGE AREA	326
PORCH, DECK, LANDING, RAMP, STAIRS	865



ABA

PROJECT# 2014
PROJECT NAME P.E.C. Childcare
STREET ADDRESS 733 - 13 St New West

REVISIONS		
NO.	ISSUE	DATE
1	Issued for review	20.11.23
2	Issued for Rezoning	20.12.14
3	Re issued	21.04.08
4	Re issued	21.05.04
5	Re issued	21.06.03
6	Re issued	21.06.04
7	Issued for DP	21.06.07
8	Issued for DP	21.06.10
9	Bicycle Parking added	21.07.26
10	Stroller Storage added	21.08.09



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DRAWING TITLE

SITE PLAN & COVER SHEET

SCALE 1/8" = 1'-0" DRAWING NO. A 001
CHECKED A.B.
DATE 20.11.23
FILE