


DRAWING LIST	
SHEET #	SHEET NAME
A1.0	SITE PLAN & SITE ANALYSIS
A1.1	SITE COVERAGE & IMPERMEABILITY
A1.2	CONTEXT PLAN
A1.3	STREETScape
A2.0	BASEMENT-MAIN FLOORS (EXISTING)
A2.1	UPPER & ROOF PLANS (EXISTING)
A2.3	PROPOSED BASEMENT PLAN
A2.4	PROPOSED MAIN FLOOR PLAN
A2.5	PROPOSED UPPER FLOOR PLAN
A2.6	PROPOSED MAIN & UPPER FLOOR PLANS - BLDG 2
A2.7	ROOF PLAN PROPOSED
A2.8	PROPOSED BASEMENT - FSR OVERLAY
A2.9	PROPOSED MAIN FLOOR - FSR OVERLAY
A2.10	PROPOSED UPPER FLOOR - FSR OVERLAY
A3.0	EXISTING ELEVATIONS
A3.1	PROPOSED N&S ELEVATIONS BLDG 1
A3.2	PROPOSED E&W ELEVATIONS BLDG 1
A3.3	PROPOSED N&S ELEVATIONS BLDG 2
A3.4	PROPOSED E&W ELEVATIONS BLDG 2
A3.5	MATERIAL BOARD
A3.6	OVERALL ELEVATION
A4.0	SECTION
A5.0	RETENTION PLAN BASEMENT & MAIN
A5.1	RETENTION PLAN UPPER FLOOR
A5.2	RETENTION - NORTH & SOUTH ELEVATIONS
A5.3	RETENTION - EAST & WEST ELEVATIONS
A6.0	DETAILS

SITE INFORMATION			
ADDRESS	1226 WEST 26TH AVENUE VANCOUVER, BC		
LEGAL DESCRIPTION	PLAN OF AMENDED LOT 8 [SEE 2485201] BLOCK 693 DL 526 GROUP 1 NWD PLAN 6011		
ZONING	RS-5	PERMITTED	PROPOSED
SITE WIDTH	75		
SITE DEPTH	124.99		
SITE AREA SF	9374.30		
FSR	0.85	7968.16	7968.00
SETBACK			
FRONT YARD FT			20
SIDE YARD (WEST) FT			10
SIDE YARD (EAST) FT			10
REAR YARD FT	3.3	4	
BUILDING HEIGHT			36' 9"
NO. OF UNITS			6

GARBAGE BIN COUNTS					
WASTE	CONTAINER CHOICE (I)	# OF UNITS	GENERATION RATE	TOTAL VOLUME GENERATED	# OF CONTAINERS REQUIRED
MIXED CONTAINER	360	6	18.5	111	0.31
RECYCLING- MIXED PAPERS INCLUDE CARDBOARD	N/A	0	0	0	0.00
RECYCLING- MIXED PAPER EXCLUDE CARDBOARD	360	6	15	90	0.25
CARDBOARD	N/A	0	0	0	0.00
GARBAGE	360	6	5.3	318	0.88
GLASS	240	6	2.1	12.6	0.05
ORGANICS	240	6	20	120	0.50
AS PER GARBAGE AND RECYCLING STORAGE FACILITIES DESIGN SUPPLEMENT					

PARKING COUNTS			
REQUIRED	STALL/UNIT	REQUIRED	PROPOSED
VEHICLE			
6 UNITS	0.65	4.00	4.00
BICYCLE			
6 UNITS	4'3" x 7'2.5"	17.00	18.00
SITE COVERAGE		PERMITTED	PROPOSED
SITE IMPERMEABLE		4218.43(45%)	4356(46%)
		5628.58(60%)	6234.2(67%)

NO	DATE	DESCRIPTION
REVISIONS:		
3	JUN 14, 2019	DEVELOPMENT PERMIT 1
2	MAR 28, 2019	SCHEMATIC DESIGN
1	FEB 04, 2019	SCHEMATIC DESIGN
ISSUE:		
		
1. 604.733.7679 1. 604.222.0198 e. info@gradualarchitecture.com a. 2/F - 1892 West Broadway, Vancouver, BC, Canada, V6J 1Y9 www.gradualarchitecture.com		
SEAL:		
PROJECT		
<b>WEST 26TH PROPOSED DEVELOPMENT</b>		
1226 WEST 26TH AVE. VANCOUVER, BC		
DRAWN BY:	ISSUE #	
NJ / DF	3	
SCALE:	PROJECT NO:	
AS SHOWN	GA-G 146	
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SHEET TITLE:		
<b>SITE PLAN &amp; SITE ANALYSIS</b>		
REVISION NO:	SHEET NO:	
	A1.0	

**SITE PLAN**  
1/8" = 1'-0"