

2989 West 6th Avenue

DESIGN RATIONALE

1. The house has been designed with a view to blend in with existing context.
2. The development has been kept to conform to existing street silhouette consistent with height and roof gables on the block.
3. The extensive use of materials closely resembling to the existing elements has been retained as much as possible.
4. Extensive use of wood or resemblance to wood has been made in order to achieve a compatible development.
5. Emphasis on the exterior finish of doors and windows with painted wood trims has been prioritized.
6. As much as possible the building has been designed to meet the Vancouver character merit.
7. Boulevard trees and trees in the neighboring properties are being retained and well protected in order to achieve the existing natural land scape.
8. Careful attention has been paid to privacy, overlook and view blockage.
9. The site coverage has been kept to meet the Zoning by laws and the house sits well within the allowable building envelope.
10. Permeable surface on the lot, as much as possible, has been kept to a maximum with sod lawn
11. The house has been designed with energy efficiency and a future solar panel connection for heat and hot water.
12. A two car garage designed with a low roof so as not to obstruct views and accommodate tenant vehicle. A charging outlet has been installed in the garage for charging up electric vehicle.