

# AMS ONLINE WINSOR

## 6102 WINDSOR STREET VANCOUVER, BC

PROJECT / ZONING DATA :		
LEGAL DESCRIPTION :		
LOT 18, BLOCK 5, DISTRICT LOT 663 NEW WESTMINSTER DISTRICT PLAN, PLAN 1890 PID: 014-758-440		
CIVIC ADDRESS: 6102 WINDSOR STREET, VANCOUVER		
ZONING: RS-1		
SITE AREA: 4,021.00 SQ/FT		
ZONING CALCULATION	BY LAW	PROPOSED
LOT AREA:	4,021.00 SQ/FT	
ALLOWED SITE COVERAGE (45%):	1,809.45 SQ/FT	2,034.50 SQ/FT
ALLOWED F.S.R. (85%):	3,417.05 SQ/FT	3,417.00 SQ/FT
ALLOWED DECK (8% OF 85%):	321.68 SQ/FT	40.00 SQ/FT
ACTUAL SITE COVERAGE:		
HOUSE:		1,213.00 SQ/FT
INFILL:		412.75 SQ/FT
GARAGE:		408.75 SQ/FT
TOTAL:		2,034.50 SQ/FT
ACTUAL F.S.R.:		
MAIN FLOOR:		1,145.25 SQ/FT
BASEMENT FLOOR:		1,213.00 SQ/FT
SUB-TOTAL:		2,408.35 SQ/FT
INFILL MAIN:		412.75 SQ/FT
INFILL UPPER:		546.00 SQ/FT
SUB TOTAL:		1,008.75 SQ/FT
TOTAL:		3,417.00 SQ/FT

IMPERVIOUS SITE COVERAGE	
LOT AREA	4,021.00 SQ/FT
ALLOW 60%	2,412.60 SQ/FT
PROPOSED	2,275.75 SQ/FT
HOUSE	1,213.00 SQ/FT
PORCH/STAIRS	124.00 SQ/FT
INFILL & GARAGE	821.50 SQ/FT
WALKWAYS	74.05 SQ/FT
DRIVENWAY	43.20 SQ/FT
PATIO/DECK	--
TOTAL	2,275.75 SQ/FT

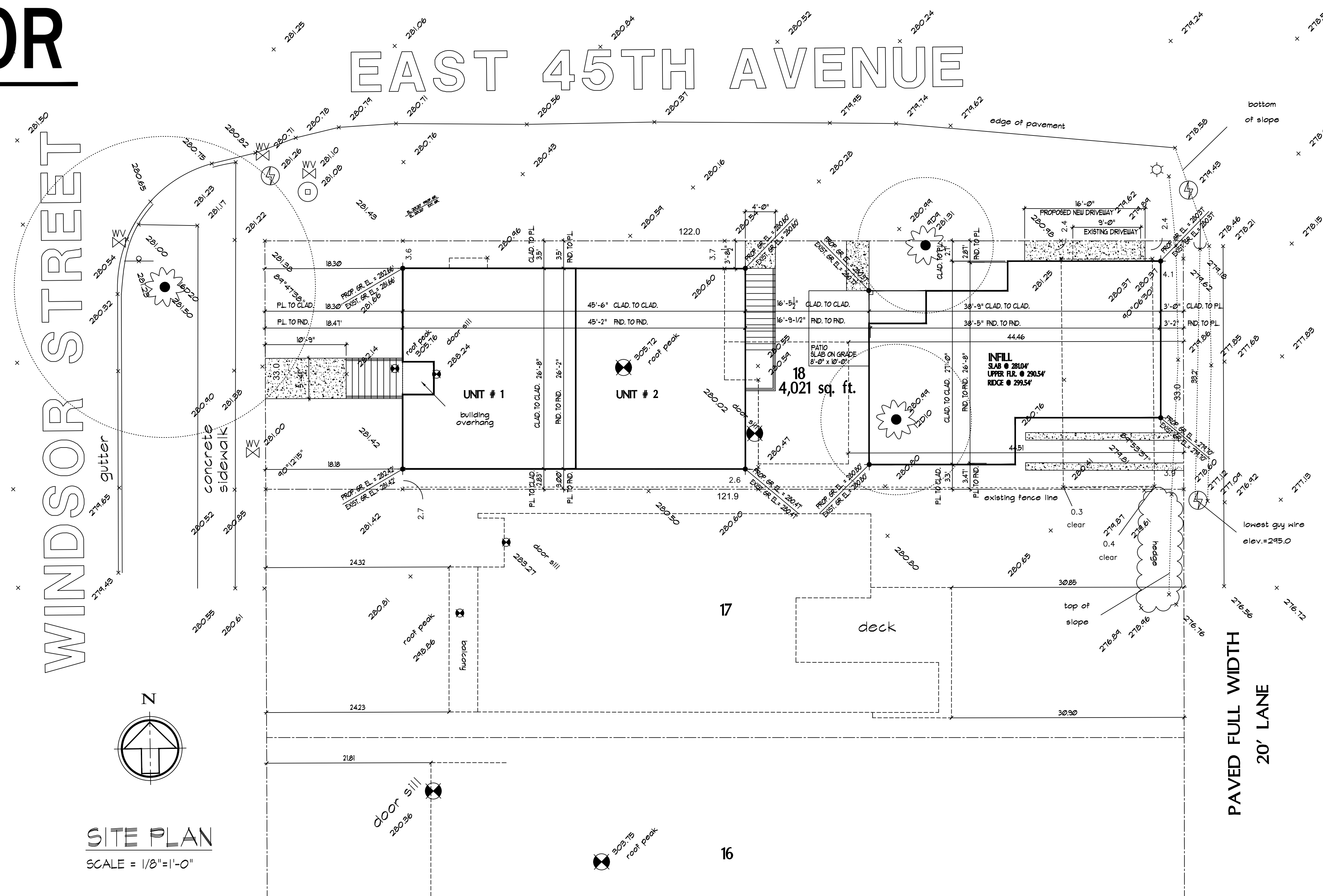
BUILDING HEIGHT	
EXISTING BUILDING	
MAX BUILDING HEIGHT ALLOW 91.6'	ELEV. = 311.63'
PROPOSED NEW RIDGE ROOF	ELEV. = 307.22'
EXISTING RIDGE ROOF	ELEV. = 305.12'

INFILL	
MAX BUILDING HEIGHT ALLOW 20.00'	ELEV. = 300.51'
PROPOSED TOP OF ROOF	ELEV. = 249.54'

BCBC / MUNICIPAL BY LAWS	
ALL CONSTRUCTION SHALL CONFORM WITH PART 9 OF THE VBEL 2014 AS AMENDED, AND WITH ALL APPLICABLE MUNICIPAL BY LAWS.	
BUILDING AREA:	
# STOREYS:	2 + BASEMENT PLUS INFILL

### INDEX OF DRAWINGS

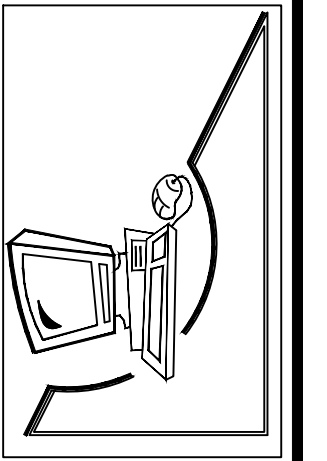
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**SITE PLAN**  
SCALE = 1/8"=1'-0"

DP, DEC 3, 2018

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**L.R. DESIGNS LTD.**  
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PROJECT:  
PROPOSED INFILL  
**RESIDENT PROJECT**  
OWNER: AMS ONLINE WINSOR  
6102 WINDSOR STREET  
DISTRICT OF VANCOUVER, B.C.

SHEET CONTENTS:  
SITE PLAN  
AREA CALCULATIONS  
GENERAL NOTES

DATE: NOV 2018  
SCALE: 1/8"=1'-0"  
DRAW: L.RIVAS  
JOB:

SHEET: **A1**  
OF **12**