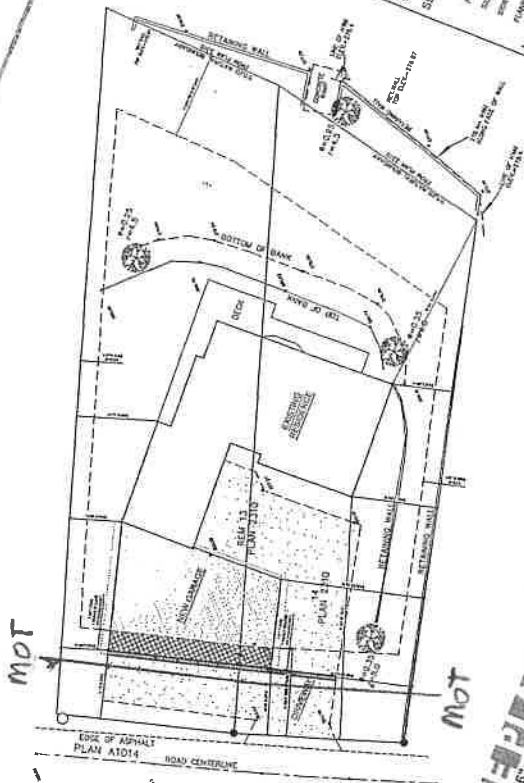


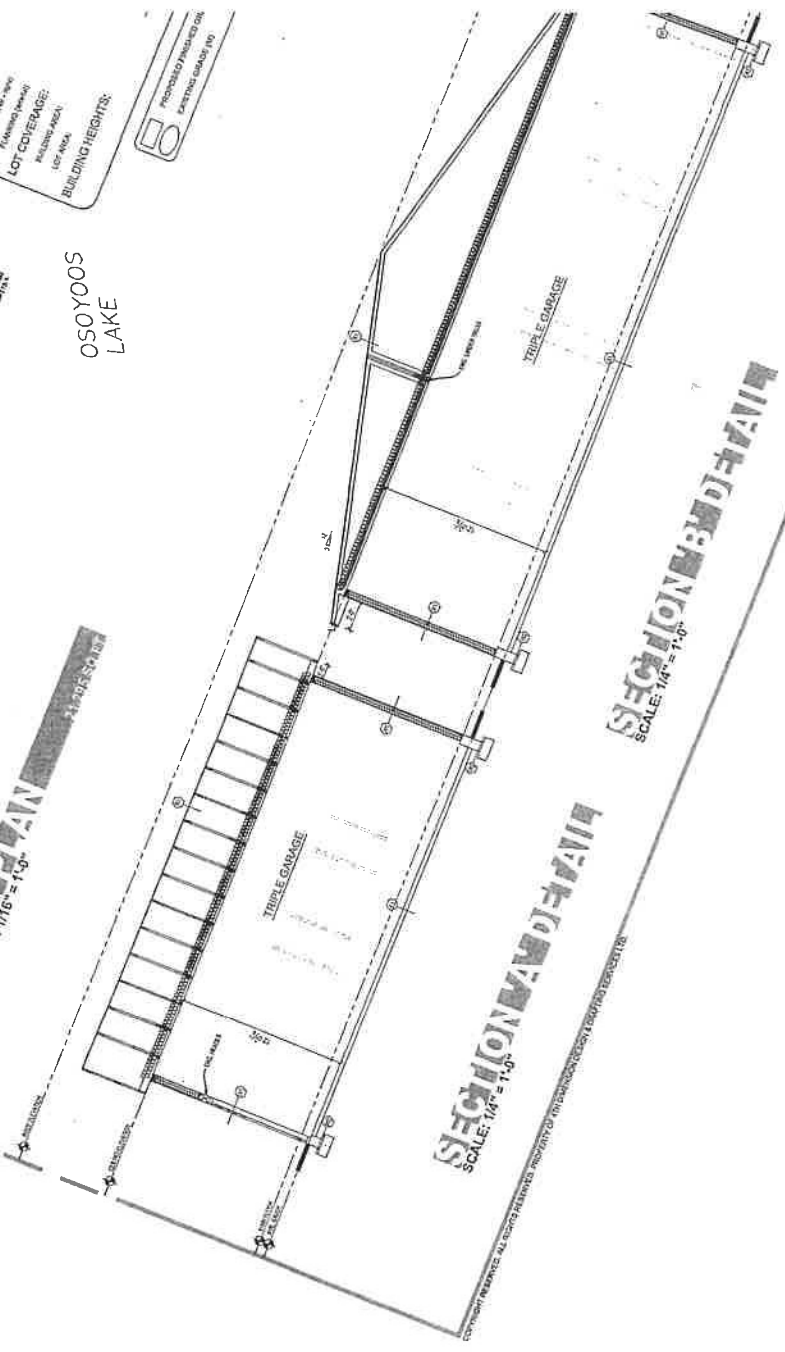
ZONING: Z0
 LEGAL DESCRIPTION:
 ZONING BY-LAW:
 CITY ADDRESS:
 SETBACKS:
 FRONT:
 SIDE (Rear):
 SIDE (Front):
 REAR (Front):
 LOT COVERAGE:
 BUILDING AREA:
 LOT AREA:
 BUILDING HEIGHTS:

PROPOSED FINISHED GR.
 EXISTING GRADE (NO)



050Y005 LAKE

SHEPHERD
 SCALE: 1/16" = 1'-0"
 11-20-2013



SHEPHERD
 SCALE: 1/4" = 1'-0"

SHEPHERD
 SCALE: 1/4" = 1'-0"

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DATE	NO.

FRONT ELEVATION & LEFT ELEVATION
 REAR ELEVATION & RIGHT ELEVATION

4TH DIMENSION DESIGN + DRAFTING
 3302 1ST AVE. MISSION, BC, V2Y 1G2
 P: 604.832.8811
 www.4ddrafting.com info@4ddrafting.com

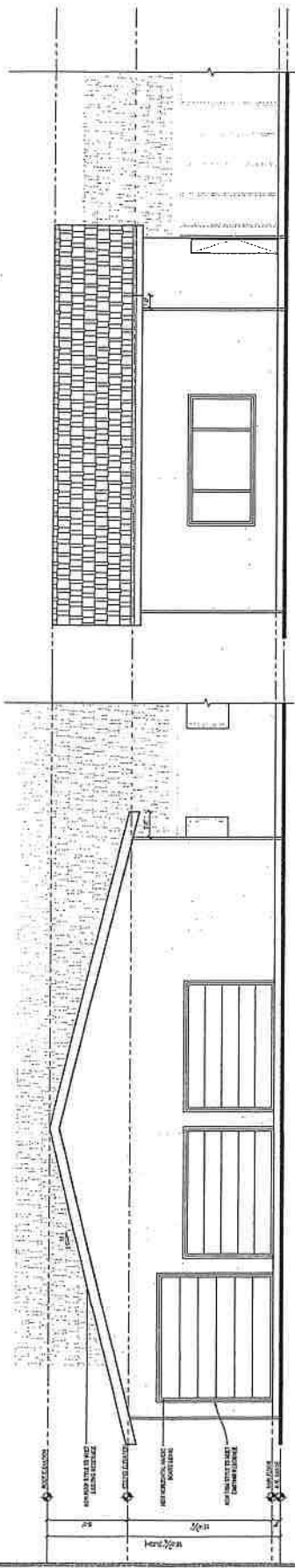
REV	DATE	DESCRIPTION

NOTE: MAIN FLOOR OVER TO NEXT LEVEL SHALL BE CONSIDERED AS STRUCTURE FROM 1ST FLOOR UPWARDS. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED.

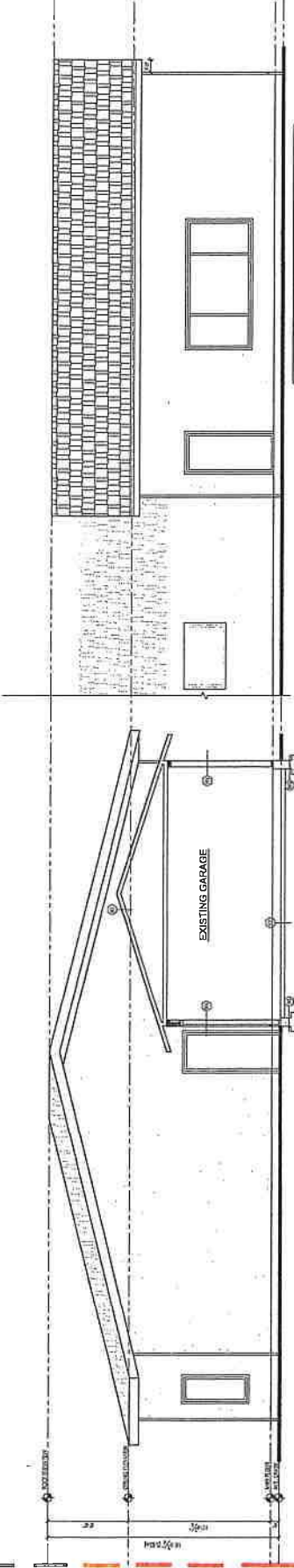
19217 95TH STREET
 OSOYOOS, BC

HUNT RESIDENCE

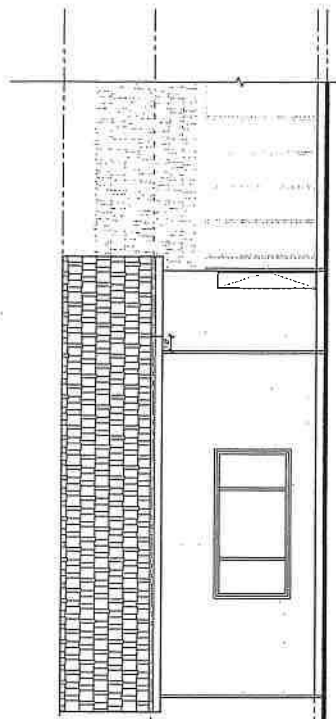
3



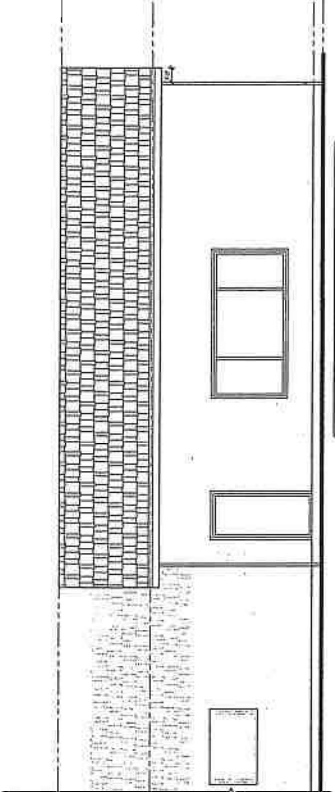
FRONT ELEVATION
 SCALE: 1/4" = 1'-0"



REAR ELEVATION
 SCALE: 1/4" = 1'-0"



RIGHT ELEVATION
 SCALE: 1/4" = 1'-0"



LEFT ELEVATION
 SCALE: 1/4" = 1'-0"

INITIAL SEPARATION CALCULATION:
 MAX. AREA SET (LOADING) CONCRETE @ 410PSI = 148.83 SQ. FT.
 PROPOSED UNREINFORCED CONCRETE @ 3000 PSI (12.5%)



19217 95TH STREET
050Y009, BC

4TH DIMENSION DESIGN + DRAFTING
33082 1ST AVE. MISSION, BC, V2Y 1G2
P 604.657.8485 C 604.832.8811
www.4thdimension.com info@4thdimension.com

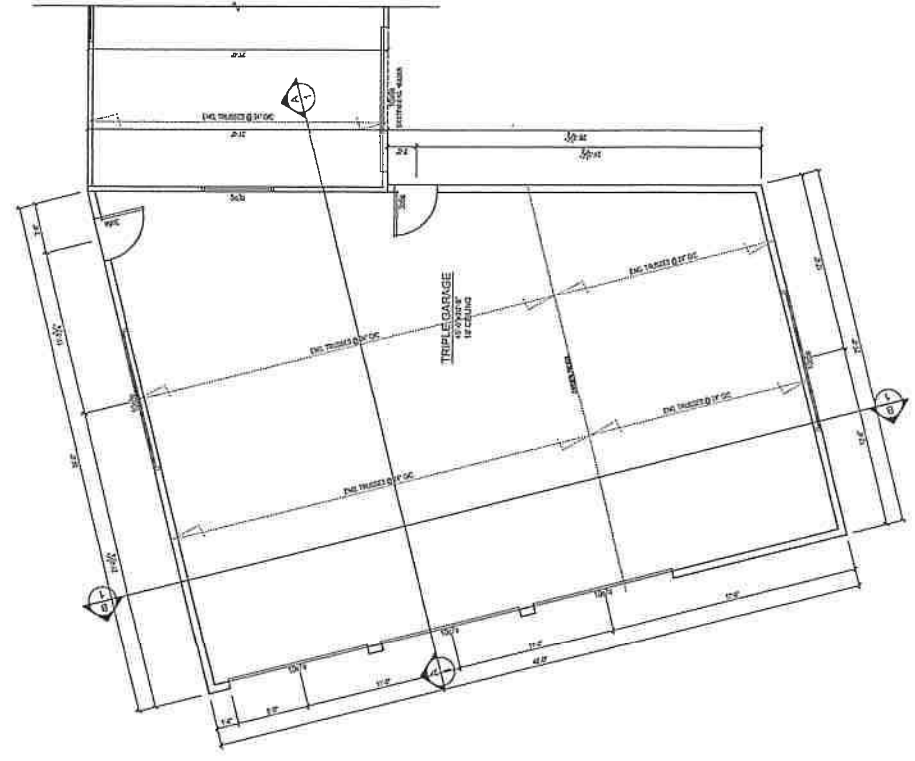
FOUNDATION PLAN
MAIN FLOOR PLAN

DATE	NO.

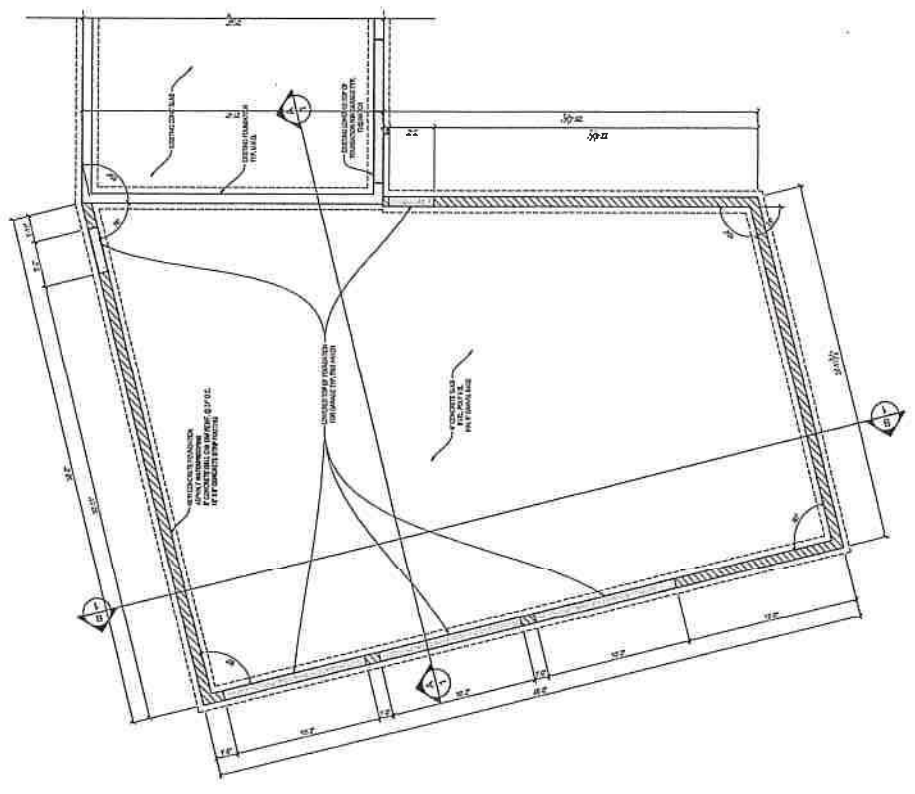
THE CLIENT AND/OR OWNER IS TO VERIFY ALL DIMENSIONS AND CONDITIONS OF THE EXISTING STRUCTURE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS OF THE EXISTING STRUCTURE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS OF THE EXISTING STRUCTURE.

LEGEND

	NEW FOUNDATION WALL
	NEW WALL
	EXISTING WALL TO REMAIN



GARAGE FLOOR PLAN
SCALE: 1/4" = 1'-0"



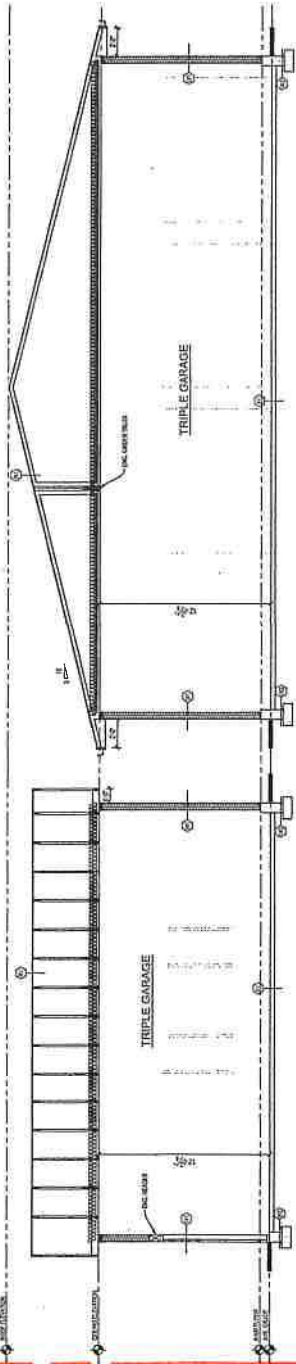
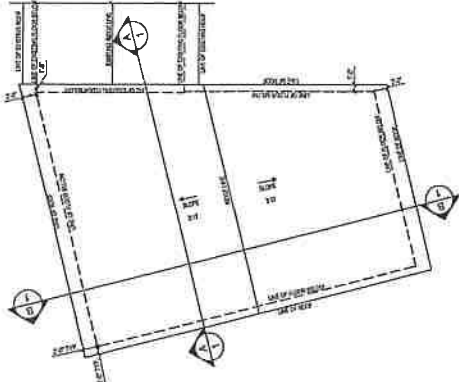
GARAGE FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

NOTE: ALL DIMENSIONS ARE IN METERS UNLESS OTHERWISE SPECIFIED. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED.

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

SPECIFICATIONS

- WALL ASSEMBLIES**
- NEW EXTERIOR WALL: EXTENDED BRICK (250mm) WITH 150mm INSULATION, 150mm GYPSUM BOARD, 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER.
- FOUNDATION WALL: GRADE CONCRETE (REINFORCED CONCRETE) WITH 150mm INSULATION, 150mm GYPSUM BOARD, 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER.
- EXISTING FOUNDATION WALL
- EXISTING EXTERIOR WALL
- FLOOR ASSEMBLIES
- GARAGE FLOOR: 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER.
- EXISTING GARAGE FLOOR
- EXISTING GARAGE FLOOR
- ROOF ASSEMBLIES
- TRUSS ROOF: 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER, 150mm FINISH PLASTER.
- EXISTING TRUSS ROOF



SECTION A
SCALE: 1/4" = 1'-0"

SECTION B
SCALE: 1/4" = 1'-0"

ZONING ANALYSIS REVIEW

LEGAL DESCRIPTION: Lot 14, Plan K42310, District Lot 24692, Strathcona, City of Vancouver

ZONING BY-LAW: R2Z

CIVIC ADDRESS: 19217 95th Street, Coquitlam, B.C.

SETBACKS:

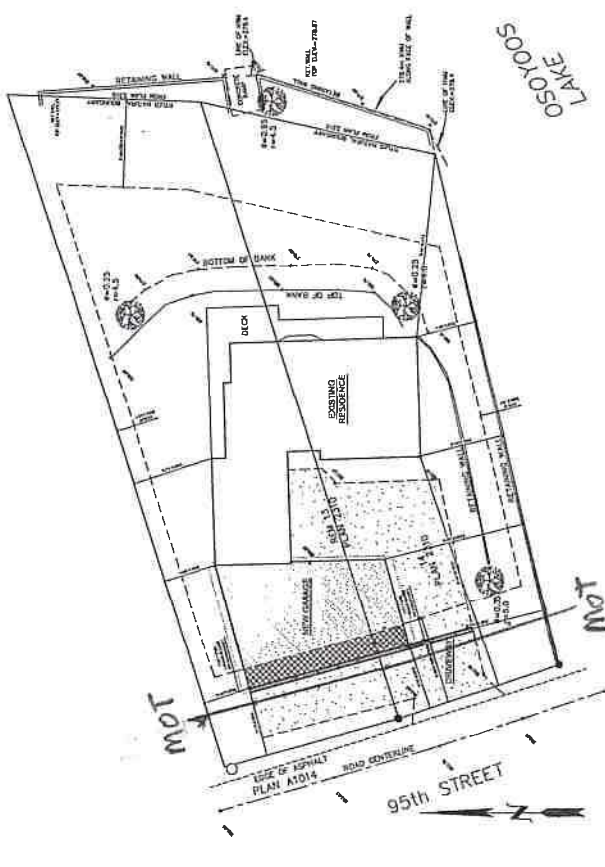
FRONT	REAR	SIDE (Average)	REAR (Average)
7.5M	2.5M	15.0M	15.0M

LOT COVERAGE: 50%

BUILDING AREA: 3,000 sq. ft.

LOT AREA: 6,000 sq. ft.

BUILDING HEIGHTS: 10.0M



SITE PLAN
SCALE: 1/16" = 1'-0"

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