

6137 CAMBIE STREET - CHINESE PRESBYTERIAN CHURCH						
LEGAL ADDRESS:			6137 Cambie Street			
SITE AREA:			100' x 130'		13,000.00 SF	
EXISTING ZONING:			CD-1 (12)		1207 M2	
PROPOSED ZONING:			CD-1			
				F.S.R.	3.08	
HEIGHT PROPOSED:	7 STOREYS		83 FT			
AREA SUMMARY		CHURCH (GROSS)	RESIDENTIAL (GROSS)	COMBINED GROSS	FSR DEDUCTIONS	NET (FSR)
				CHURCH & RESID	IN SUITE STORAGE	
L1		9,439	0	9,439	0	9,439
L2		5,257	0	5,257	0	5,257
L3		5,187	0	5,187	0	5,187
L4		0	5,855	5,855	173	5,682
L5		0	5,509	5,509	177	5,332
L6		0	4,325	4,325	149	4,176
L7		0	4,325	4,325	149	4,176
ROOF		0	733	733	0	733
TOTALS		19,883	20,747	40,630	648	39,982
					FSR	3.08
AREA CALCULATION:						
LEVEL 1		CHURCH	SF			
	L1	CHURCH FOYER	933			
	L1	CHURCH STREET	808			
	L1	SHARED ELEVATOR LOBBY/(EXTENSION OF FOYER)	546			
	L1	CHAPEL	321			
	L1	OPEN STAIR	140			
	L1	CIRCULATION/ELEVS/FIRE STAIR/EXIT CORRIDOR	1,462			
	L1	SANCTUARY ENTRY	317			
	L1	STORAGE	84			
	L1	STORAGE	145			
	L1	SANCTUARY	2,535	STACKABLE CHAIRS		
	L1	KITCHEN	318			
	L1	MULTI PURPOSE ROOM/CHAIR STORAGE	577	2 MP ROOMS		
	L1	MULTI PURPOSE ROOM	827	3 MP ROOMS		
	L1	WASHROOMS	315			
	L1	HC WASHROOM/BABY CHANGE	111			
		TOTAL AREA	9,439			
					L1 TOTAL (SF)	9,439
LEVEL 2		CHURCH DAYCARE	SF			
	L2	DAYCARE ACCOMMODATION	2,040			
	L2	LEVEL 2 FOYER/CIRC	441			
	L2	FEATURE STAIR	207			
	L2	OFFICES	834			
	L2	MEETING ROOM/MP ROOM	327			
	L2	HC WASHROOM/BABY CHANGE	80			

	L2	STORAGE	143				
	L2	STORAGE	34				
	L2	STORAGE	78				
	L2	VIEWING GALLERY/CRY ROOM	203	STACKABLE CHAIRS/STROLLERS			
	L2	AV /SERVICES ROOM	148				
	L2	EXIT CIRC/STAIRS	722				
		TOTAL AREA	5,257				
		OUTDOOR DAYCARE	1,863				
						L2 TOTAL (SF)	5,257
LEVEL 3		CHURCH PRESCHOOL& DAYCARE	SF				
	L3	PRESCHOOL ACCOMMODATION	2,294				
	L3	DAYCARE ACCOMMODATION	1,171				
	L3	SHARED PRESCHOOL/DAYCARE ACCOMMODATION	942				
	L3	LOBBY /CIRC/ STAIRS/EXIT	780				
		TOTAL AREA	5,187				
		OUTDOOR PRESCHOOL	4,239				
						L3 TOTAL (SF)	5,187
LEVEL 4				LEVEL 4	RESIDENTIAL	SF	
					APARTMENTS (6)	5033	
					CIRCULATION	822	
					L4 TOTAL (SF)	5,855	
LEVEL 5				LEVEL 5	RESIDENTIAL	SF	
					APARTMENTS (6)	4738	
					CIRCULATION	771	
					L5 TOTAL (SF)	5,509	
LEVEL 6				LEVEL 6	RESIDENTIAL	SF	
					APARTMENTS (4)	3638	
					CIRCULATION	687	
					L6 TOTAL (SF)	4,325	
LEVEL 7				LEVEL 7	RESIDENTIAL	SF	
					APARTMENTS (4)	3638	
					CIRCULATION	687	
					L7 TOTAL (SF)	4,325	
LEVEL 8				ROOF	RESIDENTIAL	SF	
					ROOF ACCESS CIRC.	733	
					RF TOTAL (SF)	733	
TOTALS		CHURCH / PRESCHOOL/DAYCARE AREA GROSS SF			RESIDENTIAL NET SF	17,047	
		L1-3 GROSS (SF)	19,883		RESIDENTIAL GROSS SF	20,747	
				CHURCH AND RESID COMBINED	L1-8 GROSS (SF)	40,630	

PARKING		REQUIRED	PROVIDED		
RESIDENTIAL PARKING - RENTAL					
VPBL 4.5.1B	1 PER 125M2 (1345sf) OF GROSS AREA	15.4	14		
	VISITORS 7.5% OF UNIT #	1.5	2		
	INC. DISABLED STALLS	2	2		
TOTAL		17	18		
			(HC STALLS COUNTED TWICE)		
CHURCH PARKING					
VPBL 4.2.3.4	1 PER 100SF OF ASSEMBLY SPACE	25	24		
	SANCTUARY 2535 SF				
	INC. DISABLED STALLS	2	2		
TOTAL		25	26		
			(HC STALLS COUNTED TWICE)		
12 ADDITIONAL STALLS AVAILABLE FOR CHURCH USE WHEN PRESCHOOL/DAYCARE ARE OUT OF HOURS					
			38		
PRESCHOOL & DAYCARE PARKING					
	1 PER 8 CHILDCARE SPACES (68)	9	10		
	2 STAFF STALLS	2	2		
TOTAL		11	12		
TOTAL CHURCH /DAYCARE/RESID PARKING		53	56		
BICYCLE SPACE CALCULATION		REQUIRED	PROVIDED		
RESIDENTIAL					
1.25 PER UNIT		25	25		
6 CLASS B FOR > 20 UNITS		0	0		
		25	25		
CHURCH					
6 CLASS B		6	6		
		31	31		
LOADING CALCULATION		REQUIRED	PROVIDED		
RESIDENTIAL					
CLASS A		0	0		
CLASS B		0	0		
CHURCH					
CLASS A		0	0		
CLASS B 1 FOR EACH 30138 SF		1	1		
STORAGE CALCULATION		REQUIRED (MAX)	PROVIDED		
RESIDENTIAL					
IN-SUITE		800	648	18 UNITS WITH INSUITE	
UNDER GROUND		0	0	2 LOCKERS IN STORAGE ROOM	
TOTAL		800	648		
BALCONY CALCULATION		MAX ALLOWED	PROVIDED		
RESIDENTIAL					
	NET RESIDENTIAL				
NET RESIDENTIAL X 12%	17,047	2,046	1,830		
TOTAL		2,046	1,830		
HORIZONTAL ANGLE OF DAYLIGHT CALCULATION					
RESIDENTIAL					
ALL UNITS COMPLY WITH EXCEPTION OF WINDOWS TO DEN SPACES IN UNIT AND IN UNITS TYPE G AND H - AS INDICATED ON ELEVATION OF SOUTH PL					
RELAXATION SOUGHT FOR THESE TWO LOCATIONS					

APARTMENT UNIT SIZES (SF)

	GROSS UNIT SIZE SF	RENTAL 100 (INTERIOR AREA) SF	STORAGE REFERENCE	IN SUITE STORAGE SF	RENTAL 100 MINUS STORAGE	TYPE	#	BALCONIES
TYPE A	868	774	S1	38	736	2B	2	98
TYPE B	898	820	S2	25	795	2B	2	95
TYPE C	720	656	/	0	656	2B	2	80
TYPE D	854	794	S3	39	755	2B	2	80
TYPE E	839	766	S4	35	731	2B	1	82
TYPE F	854	770	S5	36	734	2B	1	82
TYPE G	650	581	S6	40	541	1B	1	93
TYPE H	748	669	S7	35	634	1B	1	93
TYPE J	819	728	S8	38	690	2B	2	191
TYPE K	951	857	S9	35	822	2B	2	191
TYPE L	851	763	S10	40	723	2B	2	196
TYPE M	1017	926	S11	36	890	3B	2	196
							20	

MAX SIZES UNDER RENTAL 100		
AVERAGE 1 BED	588	MAX 600
AVERAGE 2 BED	830	MAX 830
AVERAGE 3 BED	890	MAX 1044

UNIT TYPES		
1B	2B	3B
2	16	2
10%	80%	10%
90%		

	TYPE PER FLOOR	NET RESID. (APARTMENTS ONLY)	STORAGE	BALCONIES
L1	/			
L2	/			
L3	/			
L4	A B C D E F	5033	173	517
L5	A B C D G H	4738	177	539
L6	J K L M	3638	149	TERRACE
L7	J K L M	3638	149	774
L8	/			
		17047	648	1830

PROPOSED CPC CHILDCARE AREAS - LEVEL 2

DAYCARE - 12 SPACES - TODDLERS (FULL DAY)

INDOOR ACTIVITY SPACES	AREA SF
ACTIVITY AREAS (general)	542
GROSS MOTOR NAP	335
QUIET ROOM	77
TOTAL ACTIVITY	954
SF PER CHILD	80

SUPPORT SPACES	AREA SF
PARENTS ROOM	74
CUBBY AREA & SIGN IN	165
OFFICE/STAFFROOM	159
KITCHEN	71
STORAGE	195
WASHROOM/DIAPER	71
JANITOR/LAUNDRY	58
CIRCULATION	62
TOTAL SUPPORT	855

TOTAL NET INDOOR AREA	1809
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OUTDOOR SPACE	AREA SF
OPEN	1526
COVERED	249
TOTAL OUTDOOR AREA	1775
SF PER CHILD	148

PROPOSED CPC CHILDCARE AREAS - LEVEL 3

DAYCARE PRESCHOOLER AGE - 16 SPACES (FULL DAY)

INDOOR ACTIVITY SPACES		PROVIDED (SF)
ACTIVITY AREAS (general)		546
QUIET ROOM		57
GROSS MOTOR NAP		269
TOTAL ACTIVITY		988
	SF PER CHILD	62

SUPPORT SPACES		
ENTRY/CUBBY AREA & SIGN IN		125
KITCHEN/STAFFROOM	SHARED	180
STAFF WC/CHANGE	SHARED	52
STORAGE	SHARED	337
WASHROOM/DIAPER		71
JANITOR/LAUNDRY	SHARED	60
PARENTS ROOM	SHARED	68
SHARED CORRIDOR	SHARED	75
TOTAL SUPPORT		161
		1129

TOTAL INDOOR AREA	2241
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PRESCHOOL - 40 SPACES (MORNING & AFTERNOON SESSIONS)

PROPOSED AREAS FOR NEW FACILITY (INTERNAL FLOOR AREA)

AT 6137 CAMBIE - FLOOR LEVEL 3		
INDOOR ACTIVITY SPACES		PROVIDED (SF)
ACTIVITY AREAS (general)		861
ACTIVITY AREAS (general)		862
TOTAL ACTIVITY		1723
	SF PER CHILD	43

SUPPORT SPACES		PROVIDED (SF)
ENTRY/CUBBY AREA & SIGN IN		307
KITCHEN/STAFFROOM	SHARED	180
STAFF WC/CHANGE	SHARED	52
STORAGE	SHARED	337
WASHROOM/DIAPER	SHARED	148
JANITOR/LAUNDRY	SHARED	60
PARENTS ROOM	SHARED	68
SHARED CORRIDOR	SHARED	119
TOTAL SUPPORT		1271

TOTAL INDOOR AREA	2994
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OUTDOOR AREA SHARED BETWEEN L3 GROUPS		
OUTDOOR SPACE		
OPEN		
COVERED		3000
TOTAL OUTDOOR AREA		1234
	SF PER CHILD	4234
		76

CHILDCARE AREA STATISTICS AND PROPOSED LAYOUTS
 (LEVELS 2 & 3 IN FLOORPLANS)
 CONFIRMED WITH CCFL AND COV ON JUNE 26TH 2016
 FOR REZONING APPLICATION PURPOSES