

OVERVIEW

DEVELOPMENT STATISTICS

LEGAL ADDRESS: LOT 33,34 and 35 ALL OF BLOCK 896 DISTRICT LOT 526 PLAN 10198

CIVIC ADDRESS: 6729, 6749, 6769 CAMBIE STREET
VANCOUVER, BC

ZONING: RS-1

SITE AREA: 2173.93 SM (23,400 SF)
PROPOSED USES: U/G PARKING & 56 RESIDENTIAL DWELLINGS

SETBACKS
FRONT YARD: 12'
NORTH SIDE YARD: 8'
SOUTH SIDE YARD: 8'
REAR YARD: 4'

HEIGHT: 22m (72.2') / 6 STORIES (BOILER ROOM ON ROOF EXCLUDED)

UNIT MIX

TOTAL - UNIT COUNT	
NAME	COUNT

1 BEDROOM	
A1	1
A2	1
A3	1
A4	1
A5	6
A5a	3
A6	3
16	

2 BEDROOM	
B1	1
B1a	1
B2	3
B3	3
B4	1
B5	1
B6	1
B8	3
B9	3
B10	2
B11	3
P2	2
P3	2
26	

3 BEDROOM	
C1 - L1	1
C2 - L1	1
C3 - L1	1
C4 - L1	2
C5 - L1	1
C6	2
P1	2
P4	2
P5	2
14	

TOTAL UNITS 56

PARKING & BICYCLES

PARKING REQUIREMENTS

CURRENT RS-1 ZONING
0.5 x 3 (units < 538 SF) = 1.5 stalls
0.6 x 53 (units > 538 SF) = 31.8 stalls
48,314 SF / 2,152.78 (SF / STALL) = 22.4 stalls

TOTAL: 56 stalls

56 - 10% (Proximity to transit) = 50.4 stalls required under CC Plan

PROVIDED

TOTAL - PARKING	
TYPE	COUNT
Parking Space - Accessible	6
Parking Space - Regular	32
Parking Space - Small Car	13
TOTAL PARKING	51

UNIT AREA OF UNITS OVER 538 SF	
UNITS > 538 SF	AREA
UNIT AREA	48,319.2 SF

BICYCLE REQUIREMENTS

56 Units x 1.25 = 70 Bike Stalls

PROVIDED

TOTAL - BICYCLES	
TYPE	COUNT
Locker Bicycle	17
Standard Bicycle	41
Vertical Bicycle	15
TOTAL BIKES	73

GROSS AREA

TOTAL - GROSS AREA	
TYPE	AREA

AMENITY	370.7 SF
CIRCULATION	8,024.5 SF
STORAGE	1,993.1 SF
UNIT AREA	50,273.7 SF
TOTAL AREA	60,662.0 SF

FSR

TOTAL - FSR AREA		
TYPE	AREA	FSR

CIRCULATION	8024.5 SF	0.34
UNIT AREA	50273.7 SF	2.15
TOTAL FSR	58298.2 SF	2.49

BALCONIES

TOTAL - BALCONY AREA	
TYPE	AREA

BALCONY	3,162.5 SF
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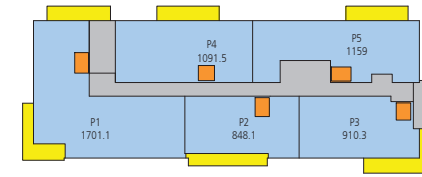
3,163 sq. ft. / 58,298 sq. ft. = 5.4%

LOADING

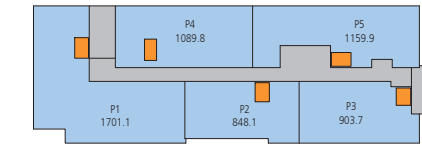
LOADING REQUIREMENTS

No requirement

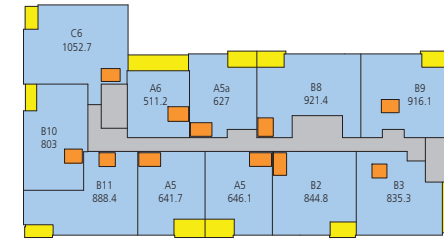
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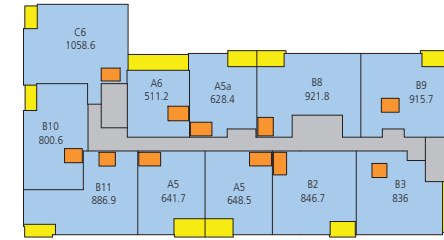
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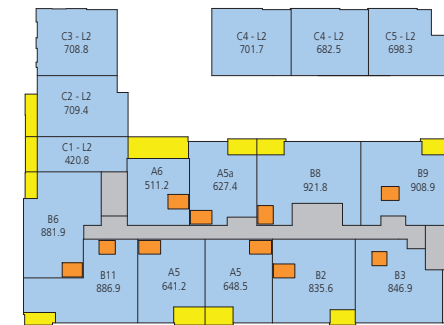
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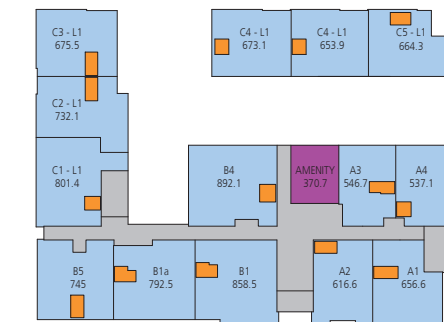
LEVEL 3



LEVEL 2



LEVEL 1



AREA KEY

- AMENITY
- CIRCULATION
- STORAGE
- UNIT AREA
- FSR EXCLUSION
- BALCONY

gbl

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NOTES

REVISIONS

NO.	DATE	DESCRIPTION
01	MAR 17, 2015	REZONING APPLICATION

CAMBIE / 51st
(6729-6769 Cambie)

REZONING APPLICATION

STATISTICS

DATE	3/16/2015 11:50:00 AM
DRAWN BY	JS
CHECKED BY	AB
SCALE	1/32" = 1'-0"
JOB NUMBER	1356

A-0.01