

# WHITE ROCK ELEMENTARY SCHOOL CLASSROOM ADDITION

ISSUED FOR DEVELOPMENT  
VARIANCE PERMIT

1273 FIR STREET, WHITE ROCK, BRITISH COLUMBIA

EXISTING PHOTOGRAPH

N.T.S.



RENDERING

N.T.S.



DRAWING LIST

ARCHITECT  
THINKSPACE ARCHITECTURE PLANNING INTERIOR DESIGN  
300-10190 152A STREET, SURREY B.C. V3R 1J7  
PHONE: (604)581-8128 EMAIL: Leanne.Soligo@thinkspace.ca

- D0 COVER SHEET
- D1.0 OVERALL SITE PLAN
- D4.0 OVERALL ELEVATIONS

CONTEXT PLAN



Issue Date: 2023-01-27

DVP REVISION 3	
NO.	DESCRIPTION
1	2023-01-02 ISSUED FOR DVP
2	2023-01-09 ISSUED FOR DVP 2
3	2023-01-11 ISSUED FOR DVP 2#1
4	2023-01-27 DVP REVISION 3

Sheet changes, Clouded and tagged respectively.



**thinkspace**  
architecture planning interior design ltd.  
300 - 10190 152A St. | Surrey, BC | V3R 1J7  
t 604.581.8128 | w thinkspace.ca

Project Number <b>200810</b>	Project <b>WHITE ROCK ELEMENTARY SCHOOL CLASSROOM ADDITION</b> 1273 Fir St, White Rock BC V4B 5A6
Sheet Number <b>D0</b>	Drawing <b>COVER SHEET</b>

Plot Date: 2023-01-31 10:48:32 AM File Path: C:\Users\lharvey\Documents\200810\_Whiterock\_V00\_061\_Central\_detached.dwg Brian.Harvey@tdi.net

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# PROJECT STATISTICS

STREET ADDRESS:  
1273 FIR STREET, WHITE ROCK, BC

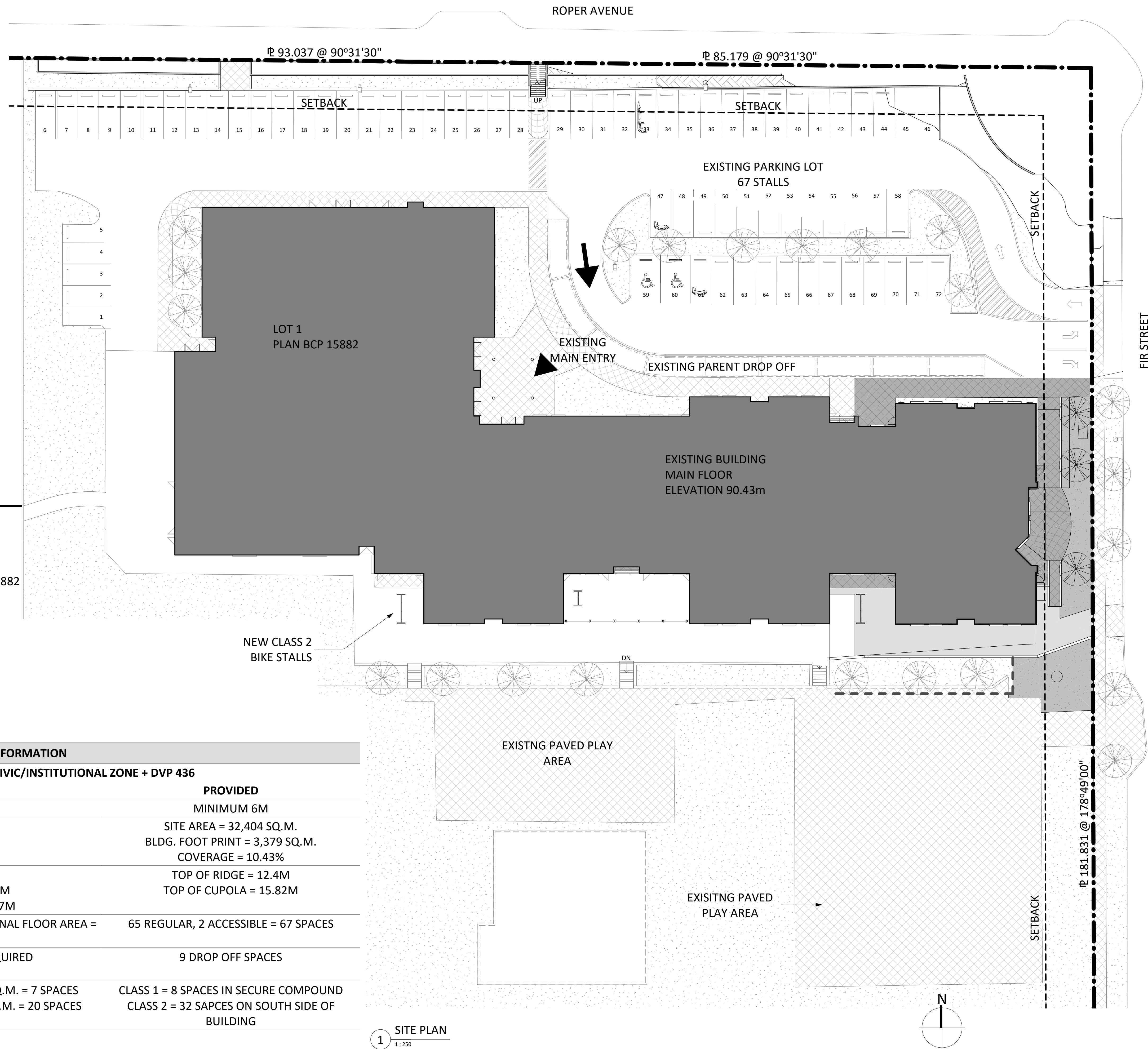
LEGAL DESCRIPTION:  
LOT 1, SECTION 11, TOWNSHIP 1, NEW WESTMINSTER DISTRICT PLAN BCP 15882

SITE AREA = 32,404 sq.m.

FLOOR AREA (sq.m.):	EXISTING	NEW	TOTAL
MAIN FLOOR	2,840	533	3,373
2ND FLOOR	1,276	513	1,789
TOTAL GROSS AREA	4,116	1,046	5,162

## ZONING BYLAW & INFORMATION

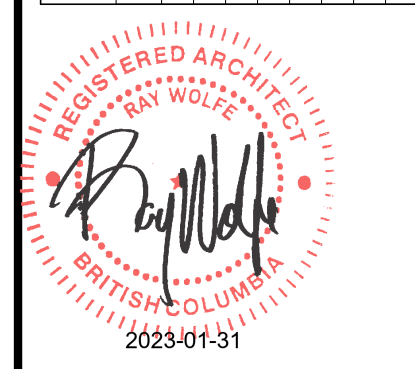
ZONING	P-1 - CIVIC/INSTITUTIONAL ZONE + DVP 436	
	REQUIRED	PROVIDED
MINIMUM SETBACKS, ALL LOT LINES	6M	MINIMUM 6M
LOT COVERAGE	MAX 50%	SITE AREA = 32,404 SQ.M. BLDG. FOOT PRINT = 3,379 SQ.M. COVERAGE = 10.43%
EXISTING BUILDING HEIGHT	DVP HEIGHT TOP OF RIDGE = 12.4M TOP OF CUPOLA = 15.7M	TOP OF RIDGE = 12.4M TOP OF CUPOLA = 15.82M
EXISTING OFF STREET PARKING AS PER 4.14	1 SPACE PER 92 SQ.M. OF INSTITUTIONAL FLOOR AREA = 57 SPACES	65 REGULAR, 2 ACCESSIBLE = 67 SPACES
EXISTING OFF STREET LOADING AS PER 4.15.2 & 4.15.3	CURRENT BYLAW = 4 REQUIRED	9 DROP OFF SPACES
BIKE PARKING AS PER 4.16.3 (NOT REFERENCED IN P-1)	CLASS 1 = 0.25 SPACES PER 200 SQ.M. = 7 SPACES CLASS 2 = 0.75 SPACES PER 200 SQ.M. = 20 SPACES	CLASS 1 = 8 SPACES IN SECURE COMPOUND CLASS 2 = 32 SPACES ON SOUTH SIDE OF BUILDING



1 SITE PLAN  
1:250

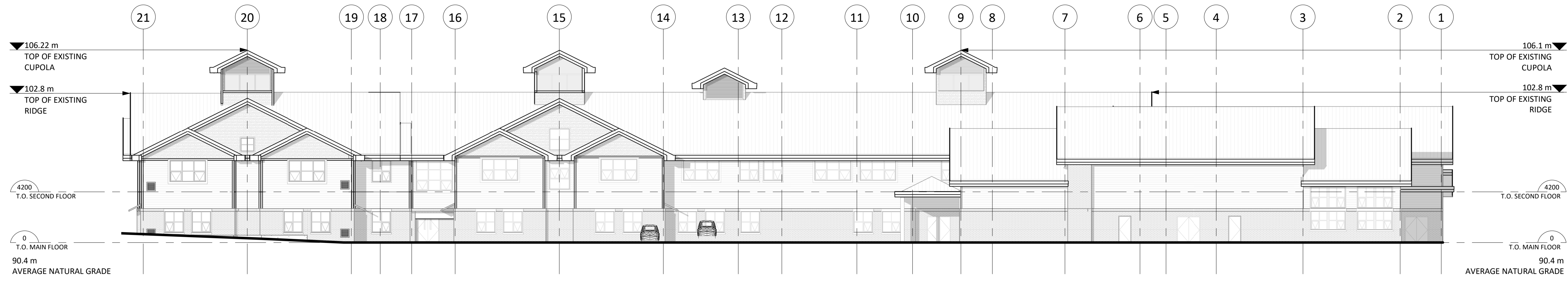
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Issue No.	Date	Description
1	2023-01-02	ISSUED FOR DVP
2	2023-01-27	DVP REVISION 3

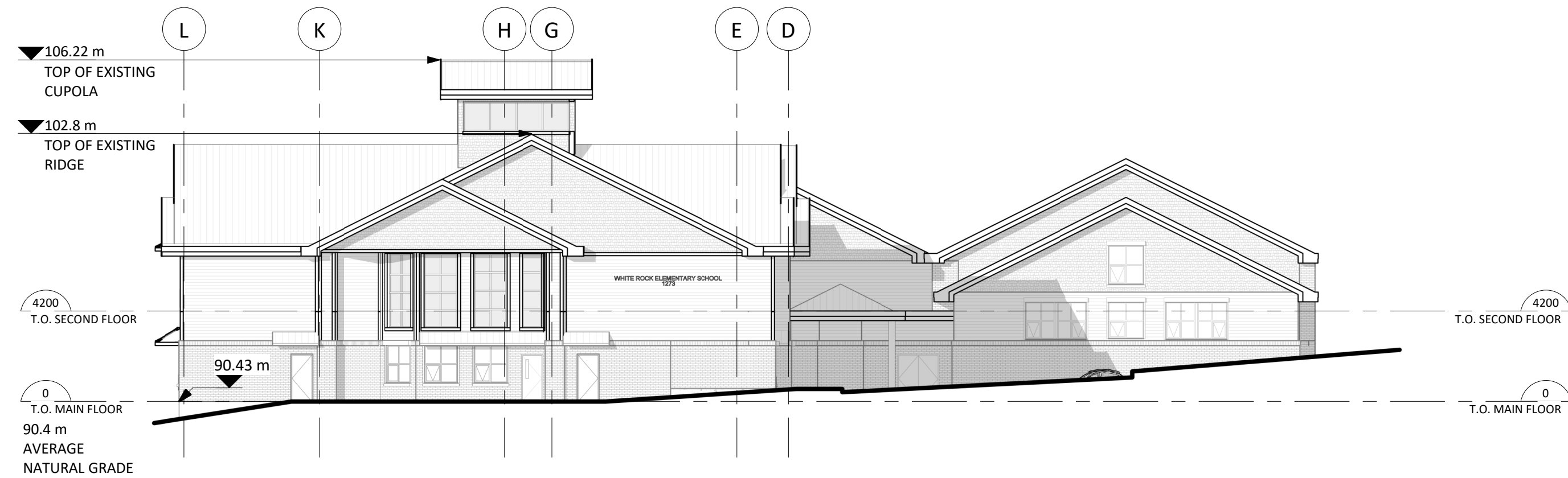


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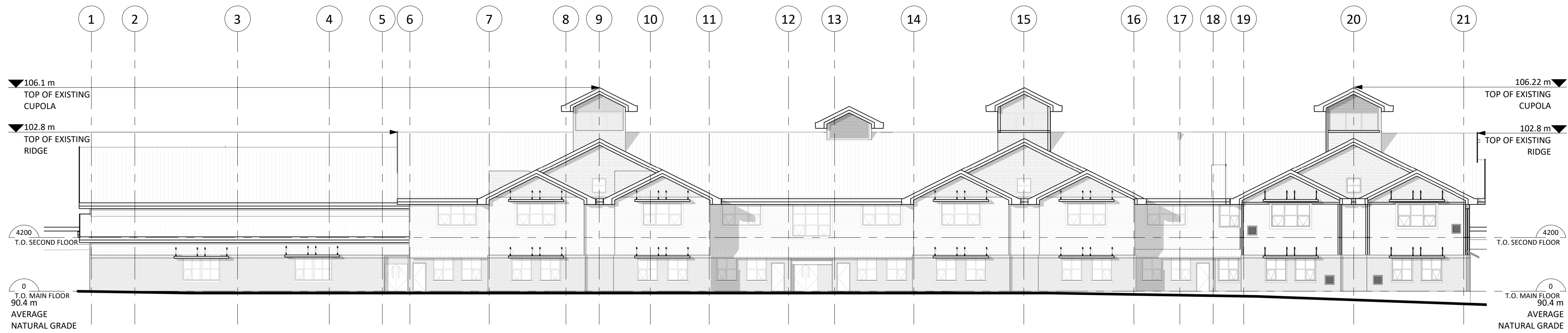
Project: **WHITE ROCK ELEMENTARY SCHOOL CLASSROOM ADDITION**  
Drawing: **OVERALL SITE PLAN**  
Project Number: **200810**  
Sheet Number: **D1.0**  
Plot Date: 2023-01-27 3:26:55 PM  
File Path: C:\Users\Bharvey\Documents\200810\_Whiterock\_V01\_Central\_detached\_detached\_Brian.Harvey\el.dwg



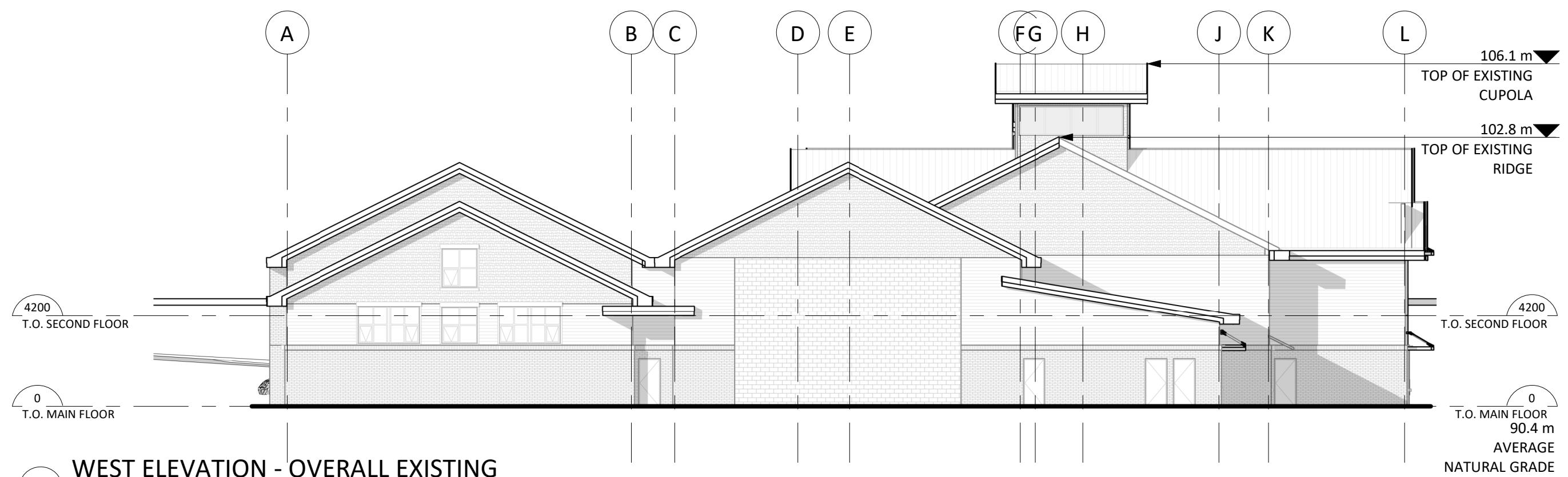
1 NORTH ELEVATION - OVERALL  
1:200



2 EAST ELEVATION - OVERALL  
1:200



3 SOUTH ELEVATION - OVERALL  
1:200



4 WEST ELEVATION - OVERALL EXISTING  
1:200

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NO.	DATE	DESCRIPTION
1	2020-11-02	ISSUED FOR DVP
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architecture planning interior design ltd.  
300 - 10190 152A St. | Surrey, BC | V3R 1J7  
t 604.581.8128 | w thinkspace.ca

Project  
**WHITE ROCK ELEMENTARY SCHOOL  
CLASSROOM ADDITION**  
1273 8th St. White Rock BC V4B 5A6  
Drawing  
**OVERALL ELEVATIONS**  
**D4.0**