

842 CARRIE ST SSMUH APPLICATION

ESQUIMALT, BC

CIVIC ADDRESS : 842 CARRIE ST, ESQUIMALT, BC
 LEGAL DESCRIPTION : LOT A SECTION 10 PLAN EPP109801 ESQUIMALT DISTRICT, PID 031-614-388

ISSUED FOR DEVELOPMENT PERMIT - JULY 22, 2024



CONTEXT PLAN

SITE INFORMATION			
LEGAL DESCRIPTION	Lot A, Section 10, Plan EPP109801, PID 031-614-388		
CIVIC ADDRESS	842 Carrie St, Esquimalt, BC		
ZONING	CD133		
SITE AREA			318.88 m ²
SITE COVERAGE	50%	150.97 / 318.88	47.3%
BUILDING HEIGHT	max. 11m		9.58 m
SETBACKS			
FRONT	min. 4.0m		4.50 m
REAR	min. 4.5m	25% VARIANCE	3.50 m
INTERIOR SIDE (NORTH)	min. 1.2m		1.20 m
INTERIOR SIDE (SOUTH)			2.60 m
BUILDING DATA	AREA (SF)	AREA (m²)	
MAIN FLOOR AREA	1402.13	130.26	
SECOND FLOOR AREA	1294.96	120.31	
THIRD FLOOR AREA	1519.00	141.12	
GROSS FLOOR AREA	4216.09	391.69	
PARKING DATA			# OF PARKING
PROPOSED PARKING			
TOTAL SMALL STALL			2
TOTAL STANDARD STALL			2
TOTAL PROPOSED PARKING			4

PROJECT TEAM

ARCHITECT: XENIYA VINS
 XV ARCHITECTURE LTD.
 416-876-4846
 KSENIYA.VINS@GMAIL.COM

CIVIL: EDWARD KYLE, P.ENG, M.ENG
 KYLE ENGINEERING
 250-475-6906
 EKYLE@EKENG.CA

LANDSCAPE ARCHITECT: BRAD FORTH
 FORSITE LANDSCAPE ARCHITECTURE
 250-508-7885
 FORSITELAND@HOTMAIL.COM

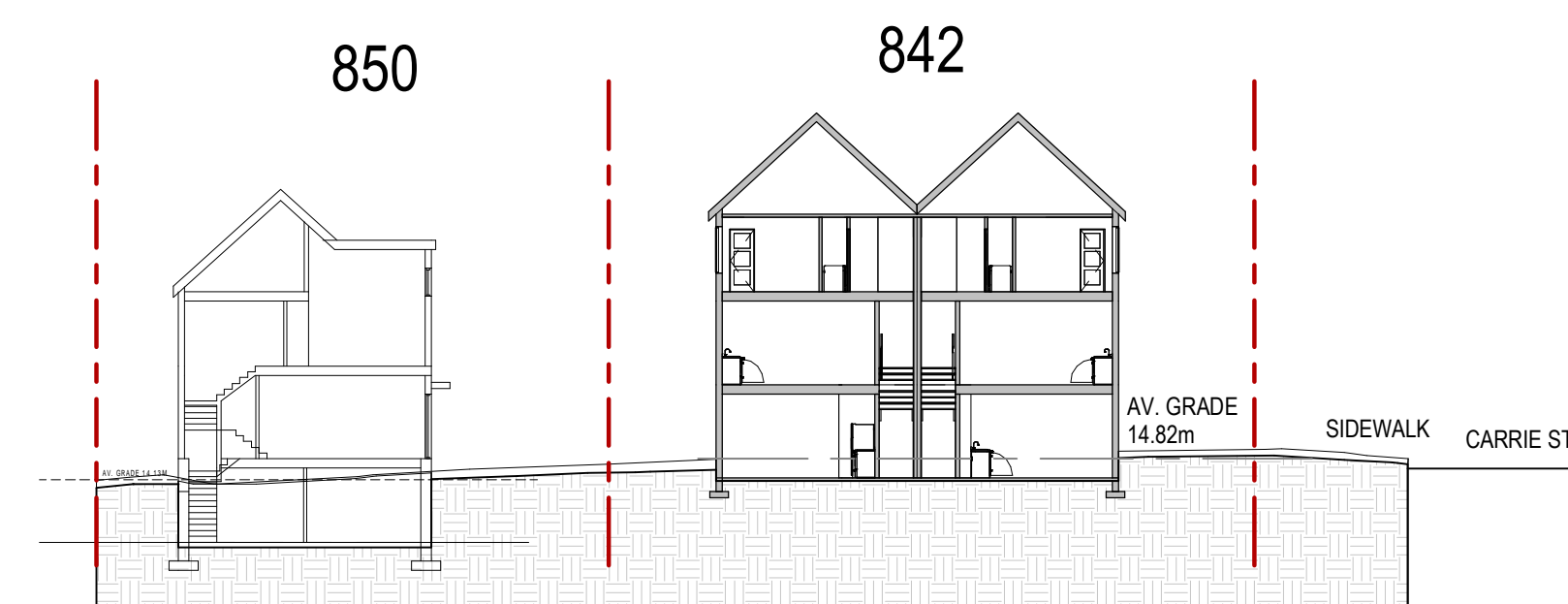
DRAWING LIST

ARCHITECTURAL

- A000 COVER PAGE
- A001 CONTEXT MAP, STREETScape & SITE SECTION
- A101 SITE PLAN
- A201 MAIN FLOOR PLAN
- A202 SECOND FLOOR PLAN
- A203 THIRD FLOOR PLAN
- A301 SOUTH ELEVATION
- A302 EAST ELEVATION
- A303 NORTH ELEVATION
- A304 WEST ELEVATION
- A401 SECTION A & B
- A501 SHADOW STUDY
- A601 3D PERSPECTIVE

LANDSCAPE

- L1 LANDSCAPE CONCEPT PLAN

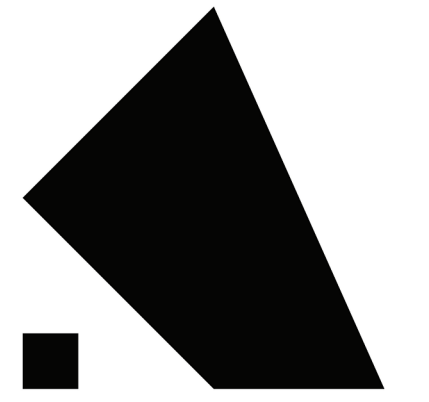


SITE SECTION

AVERAGE GRADE					
POINTS	GRADE		AVERAGE	DISTANCE	TOTAL
AB	13.90 m	14.62 m	14.26	13.21 m	188.37
BC	14.62 m	15.55 m	15.09	11.43 m	172.42
CD	15.55 m	15.22 m	15.39	13.21 m	203.24
DA	15.22 m	13.90 m	14.56	11.43 m	166.42
			49.28		730.45
AVE. GRADE				14.82 m	



STREETSCAPE



XV ARCHITECTURE
 THOUGHTFULLY DESIGNED • CAREFULLY BUILT

Issued for DP

2024.07.22

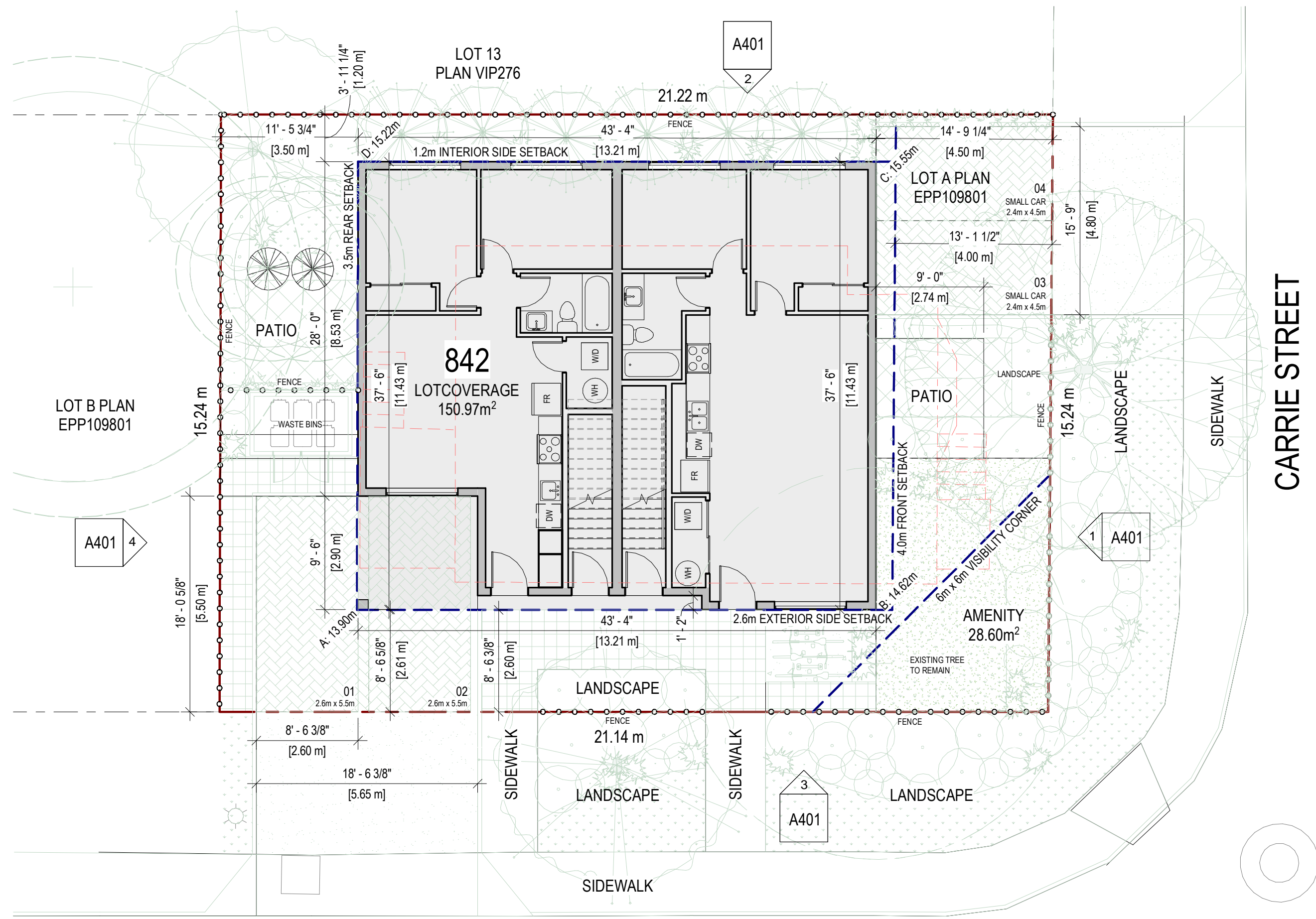
PROJECT NAME
**842 CARRIE STREET,
 ESQUIMALT, BC**

PROJECT ADDRESS
 842 CARRIE STREET, ESQUIMALT, BC

DRAWING TITLE
COVER PAGE

PROJECT NO. 24-005 DRAWN BY kat
 SCALE As indicated REVIEW BY XV

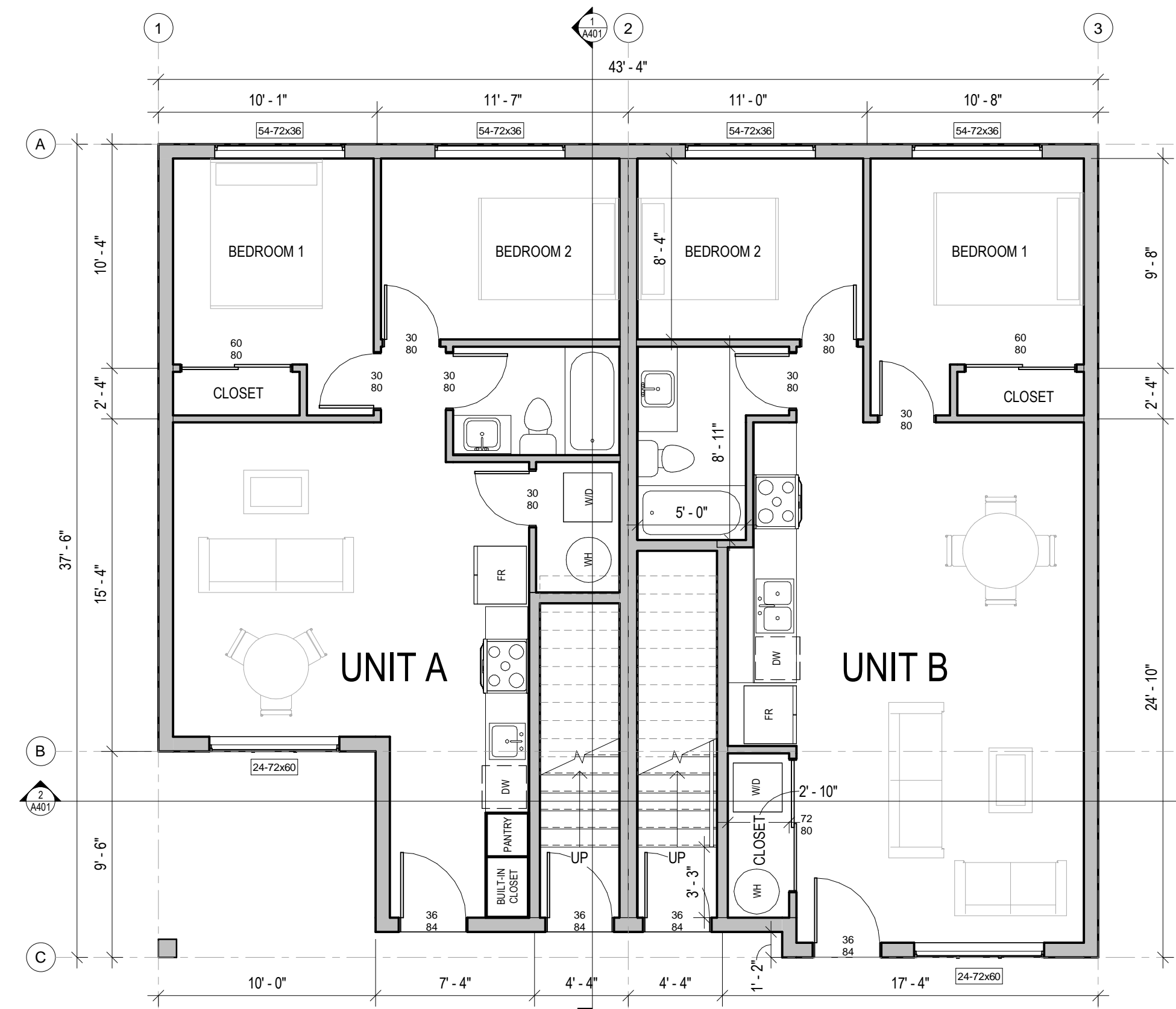
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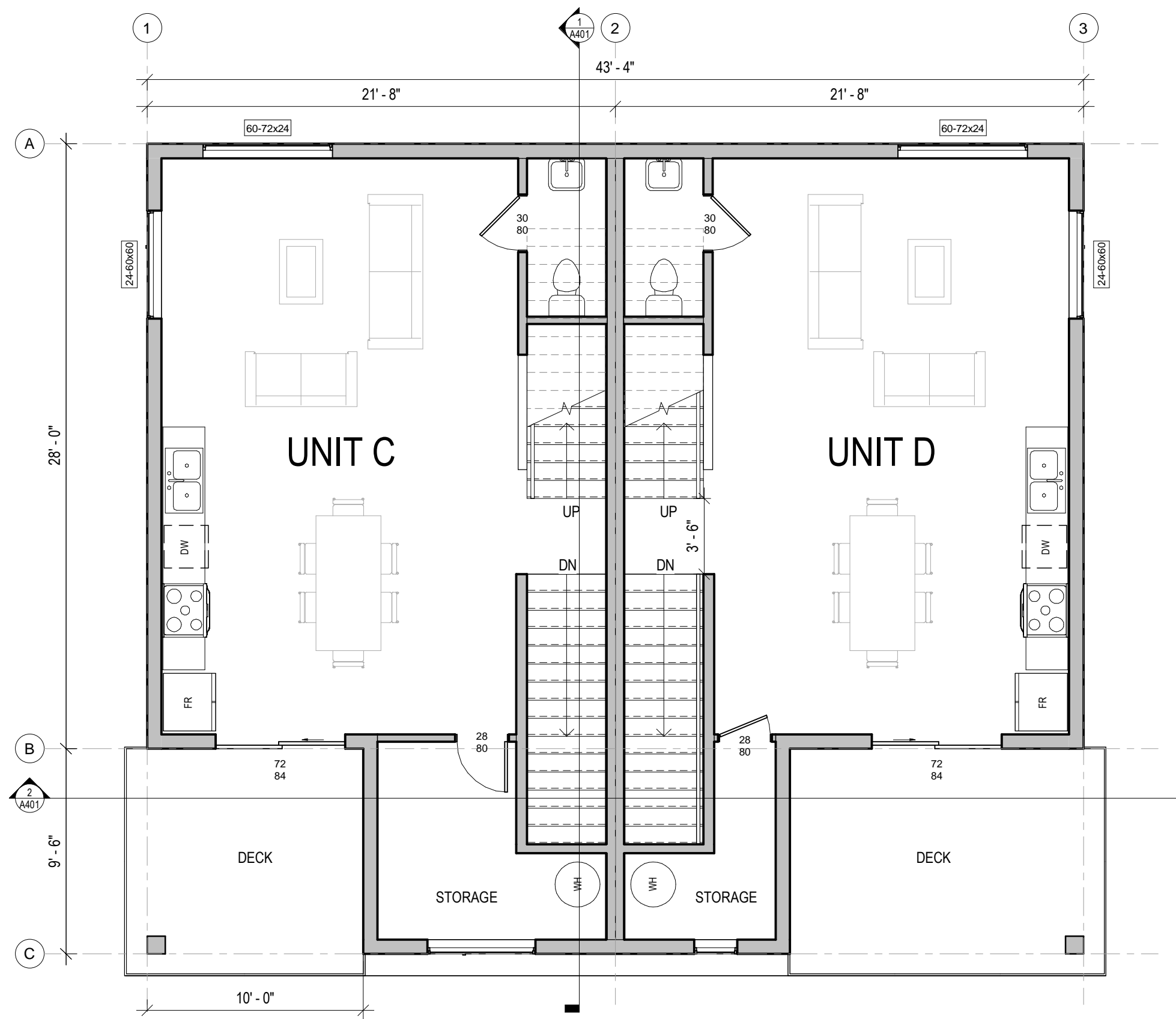
1 SITE PLAN
1/8" = 1'-0"

COLVILLE ROAD

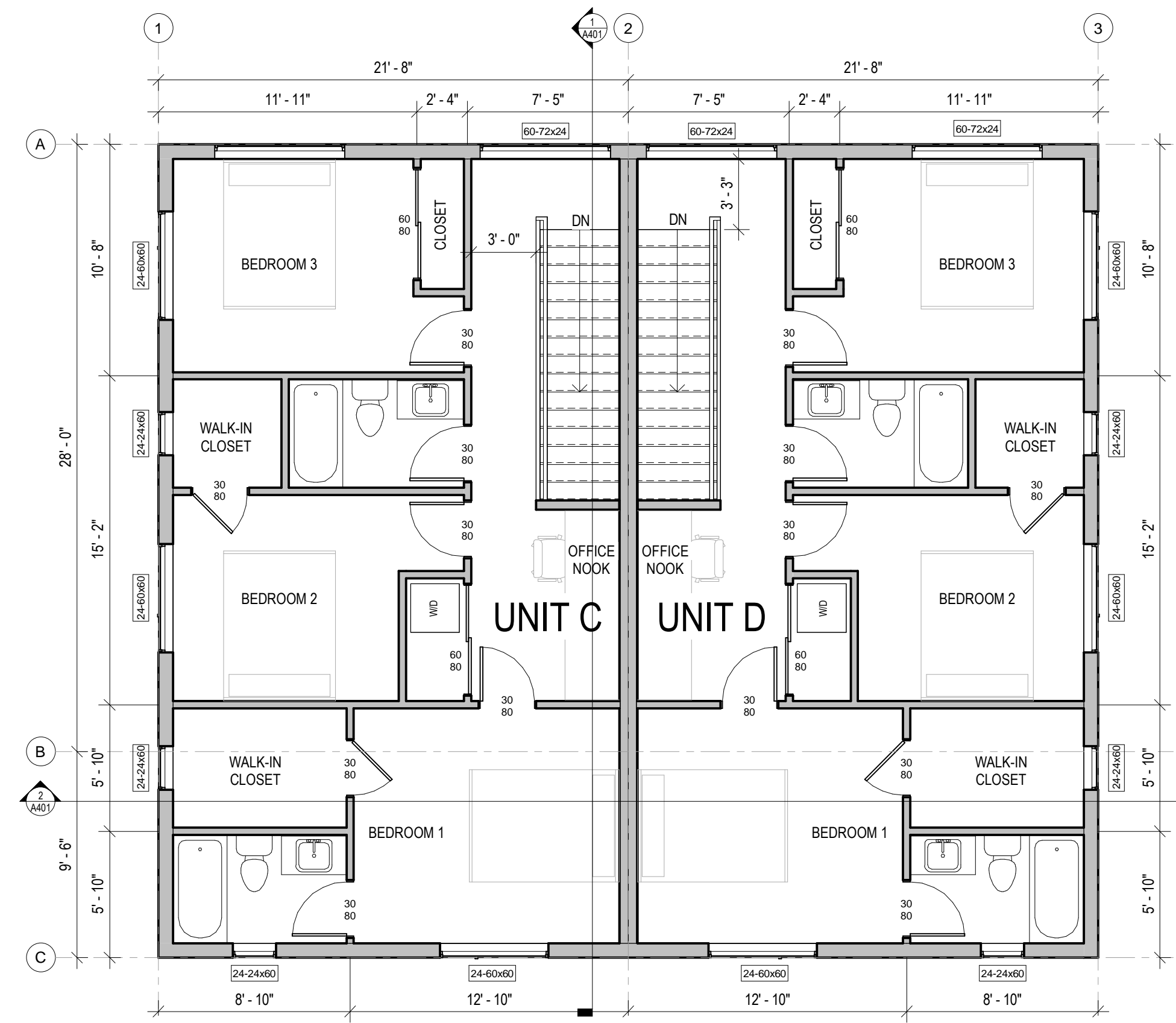
CARRIE STREET



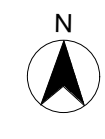
2 MAIN FLOOR PLAN
3/16" = 1'-0"



3 SECOND FLOOR PLAN
3/16" = 1'-0"



4 THIRD FLOOR PLAN
3/16" = 1'-0"



XV ARCHITECTURE
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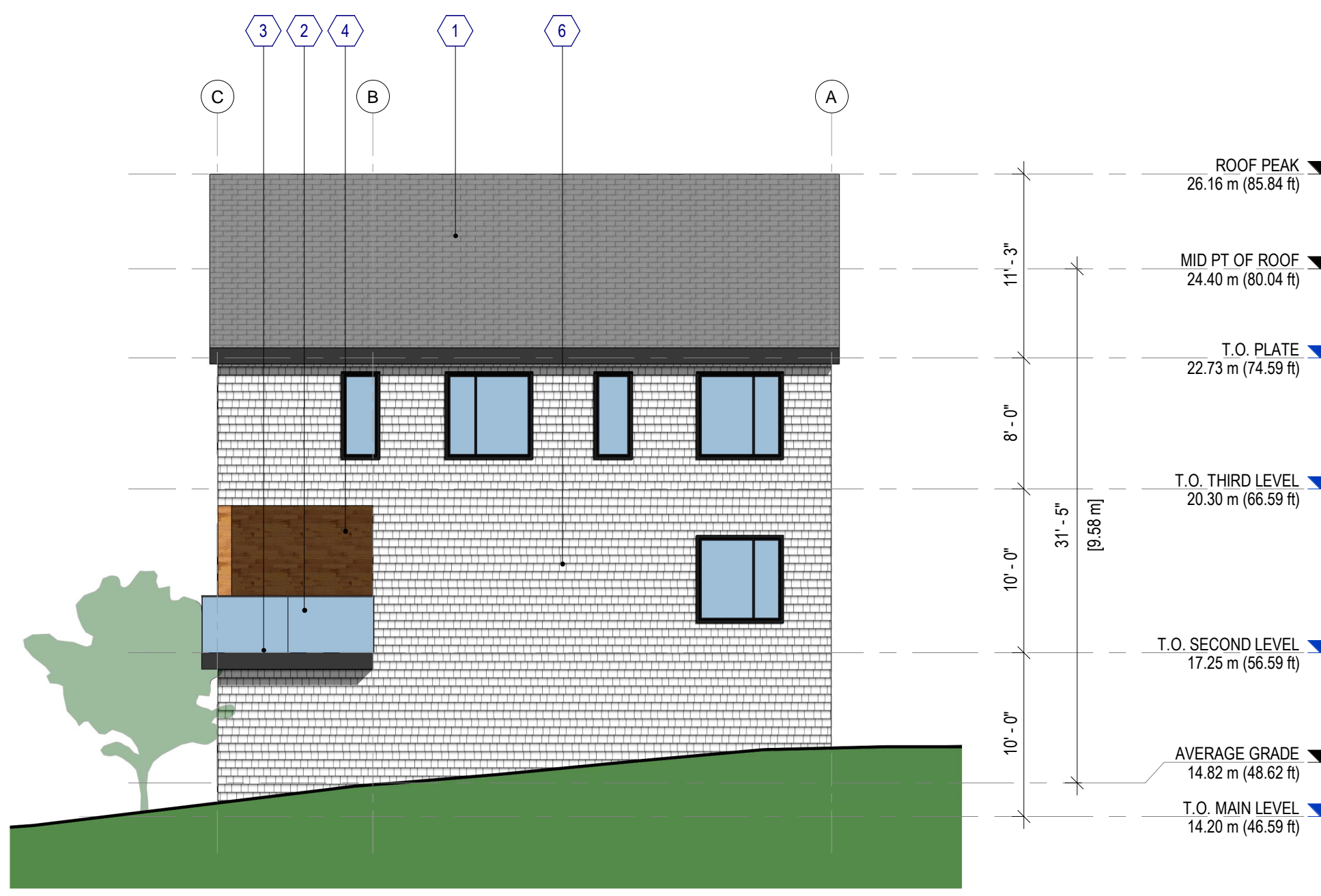
PROJECT NAME
**842 CARRIE STREET,
ESQUIMALT, BC**

PROJECT ADDRESS
842 CARRIE STREET, ESQUIMALT, BC

DRAWING TITLE
**SITE PLAN & FLOOR
PLANS**

PROJECT NO. 24-005 DRAWN BY kat
SCALE As indicated REVIEW BY XV

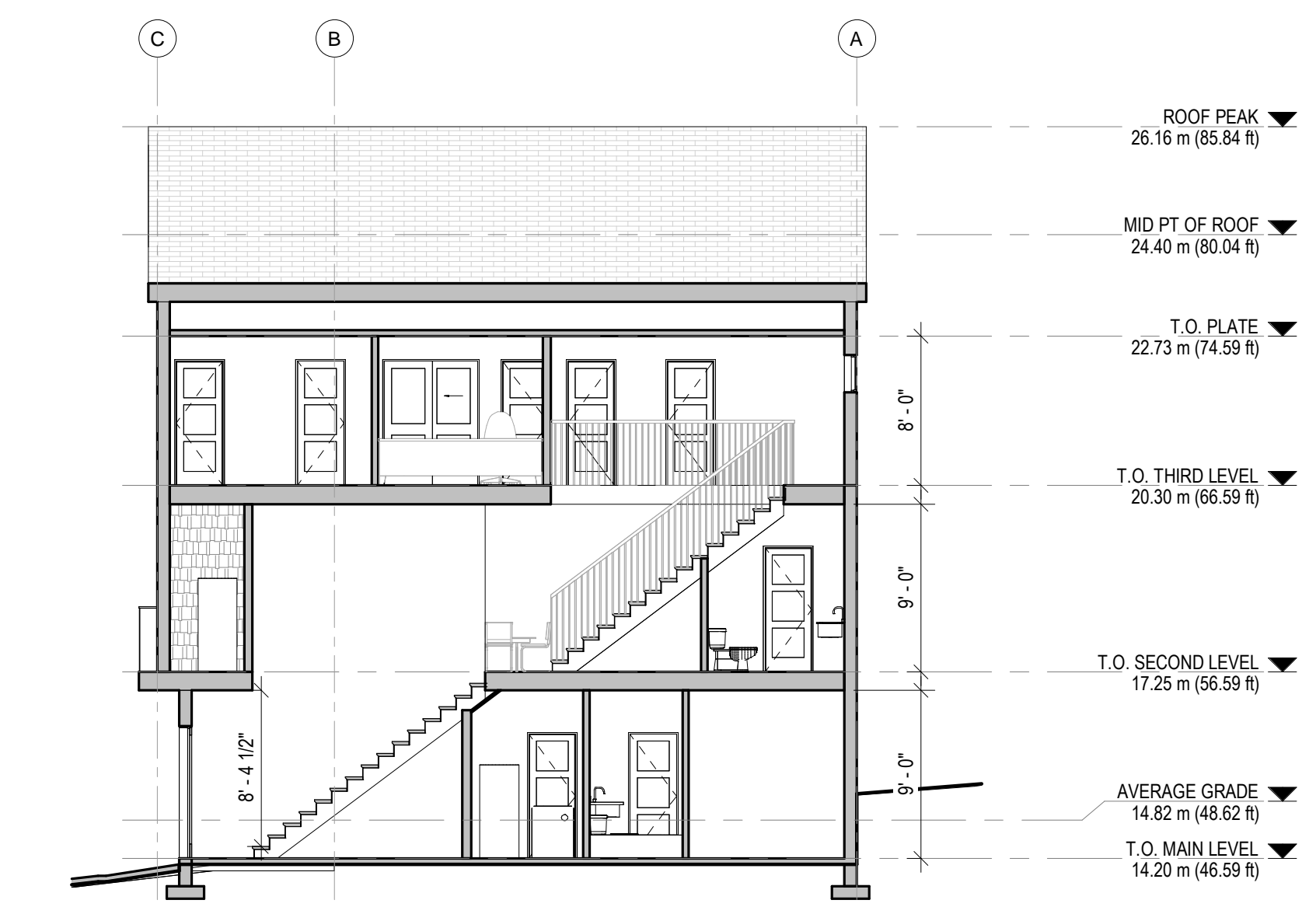
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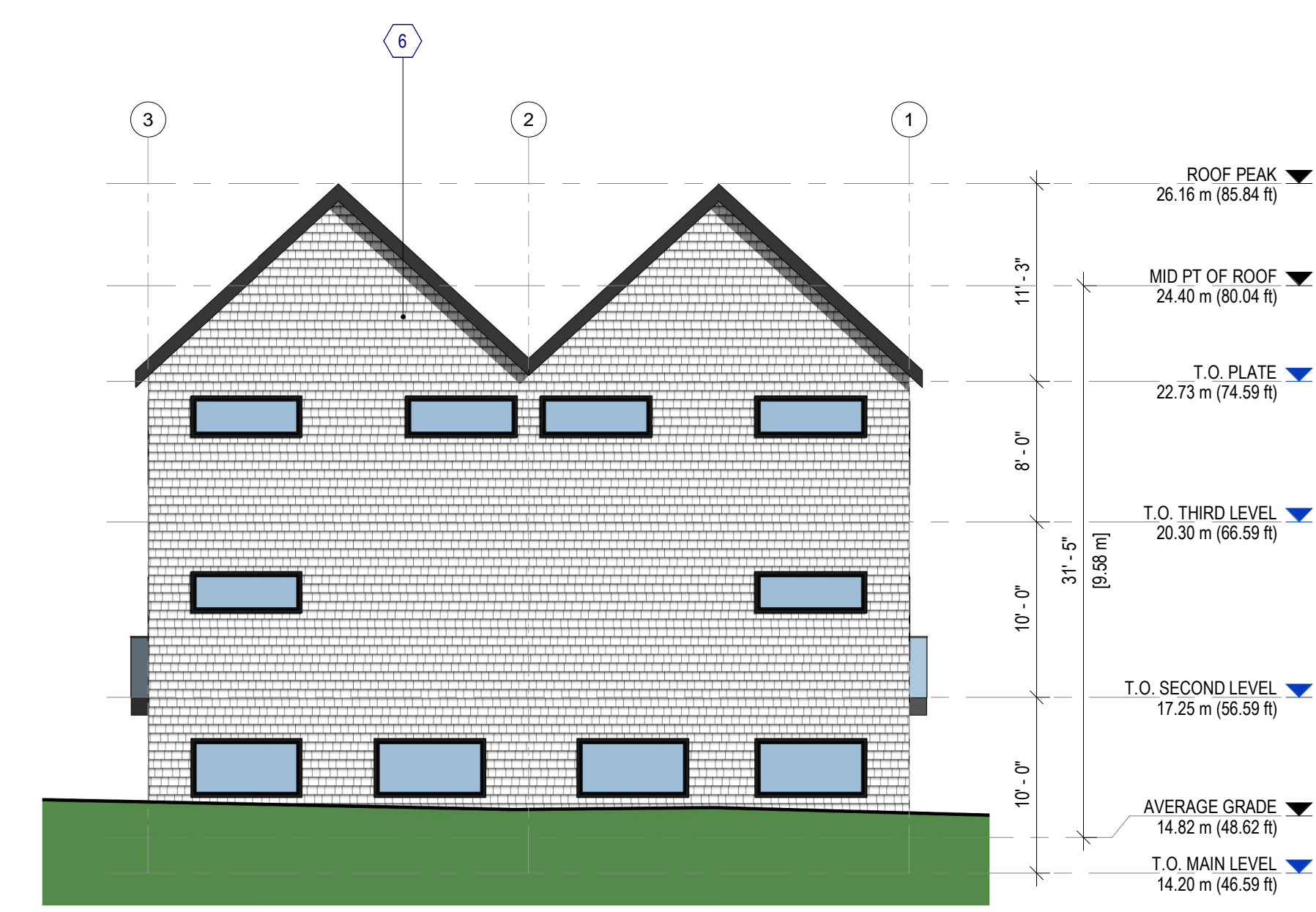
1 EAST ELEVATION
1/8" = 1'-0"



4 WEST ELEVATION
1/8" = 1'-0"



5 SECTION A
1/8" = 1'-0"



2 NORTH ELEVATION
1/8" = 1'-0"



3 SOUTH ELEVATION
1/8" = 1'-0"



6 SECTION B
1/8" = 1'-0"

EXTERIOR MATERIALS

1 ROOF - GRAY	2 GLASS RAILING	3 HARDIE REVEAL BOARD - GRAY	4 COMPOSITE WOOD SIDING	5 BRICK	6 HARDIESHINGLE - ARCTIC WHITE

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PROJECT ADDRESS
842 CARRIE STREET, ESQUIMALT, BC

DRAWING TITLE
ELEVATIONS & SECTIONS

PROJECT NO. 24-005 DRAWN BY kat
SCALE As indicated REVIEW BY XV

DRAWING NO. **A401**