LOSETH VILLAGE - DAYCARE



ARCHITECTURAL

NEW TOWN ARCHITECTURE & ENGINEERING 200-1464 ST. PAUL STREET KELOWNA, BC V1Y 2E6 e: roman@newtownservices.net t: (250) 860-8185

DP0.00 DP0.10 DP1.00-3 DP2.00 DP2.10-3 DP3.00 DP3.01 DP4.00 DP4.01 DP4.02

COVER SHEET RENDERINGS **ZONING REVIEW** MASTER PLAN ENLARGED PLAN LEVEL 1 PLAN ROOF PLAN MATERIALS BUILDING ELEVATIONS BUILDING ELEVATIONS

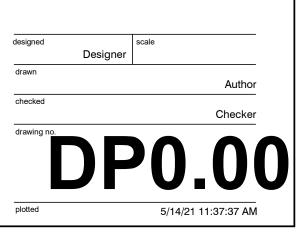
LANDSCAPE

OUTLAND DESIGN #303 590 KLO ROAD KELOWNA, BC V1Y 7S2 e:fiona@outlanddesign.ca t: (250) 868-9270

CONCEPTUAL LANDSCAPE PLAN L1/2 WATER CONSERVATION/ IRRIGATION PLAN L2/2

ISSUED FOR DP, 05-14-2021

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drawing title COVER SHEET

project address LOSETH ROAD, KELOWNA. B.C. V1P 1G1 4078 project no. file no. C:\Users\Delia\Desktop\4053 Loseth Daycare_deliaJRSVR.rvt

project title FOREST DAYCARE

Revisions No. DATE DESCRIPTION 2 05-14-2021 ISSUED FOR DP -----





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This drawing must not be scaled

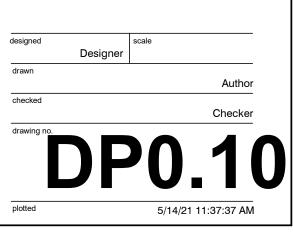
Verify all dimensions and datums prior to

commencement of work.

Report all errors and omissions to the Architect



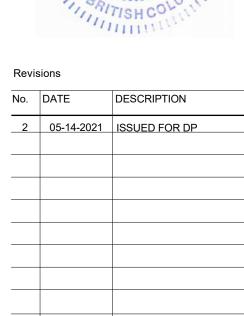
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drawing title RENDERINGS

project address LOSETH ROAD, KELOWNA. B.C. V1P 1G1 project no. 4078 file no. C:\Users\Delia\Desktop\4053 Loseth Daycare_deliaJRSVR.rvt -----

project title FOREST DAYCARE





NEW TOWN A R C H I T E C T U R E U R BA N P L ANNING CIVIL ENGINEERING www.newtownservices.ca

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LOSETH - LOT 7 (DAYCARE)

ADDRESS:

A1

1704 LOSETH ROAD, KELOWNA, BC

LEGAL DESCRIPTION:

PLAN KAP76810 LOT 1 SECTION 13 TOWNSHIP 26

GRADES: EXISTING AVERAGE - SLOPED

NUMBER OF BUILDINGS: ONE 1 STOREY DAYCARE

ZONING ANALYSIS:

EXISTING ZONING:

CD ZONING REQUIREMENTS: REQUIRED

SITE DETAILS	
SITE AREA (m ²)	4000 470 m ²
1300 m ²	1300.473 m ²
SITE WIDTH (m)	
13.0 m	30.5 m
SITE DEPTH (m)	
30.0 m	40.0 m
MAX SITE COVERAGE FOR BUILDINGS (%):	
50%	32.34%

DEVELOPMENT REGULATIONS

FLOOR AREA RATIO (FAR): 1.00		0.29
1211.975 m ²		350.432 m ²
BUILDING HEIGHT: 20.0m		4.3 m
SETBACKS:		
FRONT EAST:	1.5m	1.6 m
SIDE NORTH:	2.0m	3.8 m
SIDE SOUTH:	0.0m	9.2m
REAR WEST:	0.0m	4.6 m

NUMBER OF PARKING STALLS / LOADING	SPACES:		
DAYCARE		SURFACE	02 SM/
1 STALL PER 10 KIDS 50.0/10.0 1 STALL PER 2 EMPLOYEES 6.0/2.0	5 STALLS 3 STALLS		05 REC 01 VAN
TOTAL	8.00 STALLS		
(7 R, 0 ACCESSIBL	= <u>8.00 STALLS REQ.D</u> E, 1 VAN-ACCESSIBLE)	TOTAL	02 SM/ 05 REC 01 VAN
		TOTAL	08 STA
LOADING		LOADING	
26 OR MORE CHILDREN	1 CAR LOADING STALL	TOTAL	01 CAF

PROPOSED AVERAGE - SLOPED

PROPOSED

CD

PROPOSED

PROVIDED: **BICYCLE PARKING REQUIREMENT:** DAYCARE DAYCARE <u>LONG-TERM</u> 1 PER 10 EMPLOYEES, MIN 2 SPACES LONG-TERM 02 STALLS 02 STALLS <u>SHORT-TERM</u> 1 PER 10 CHILDREN <u>SHORT-TERM</u> 05 STALLS 50/10 05 STALLS PRIVATE OPEN SPACE: DAYCARE DAYCARE 6m2 PER CHILD OUTDOOR PLAYGROUND <u>375 m2</u> 06m2 x 50 UNITS <u>350m2</u>

<u>350m2</u>

TOTAL

<u>375 m2</u>

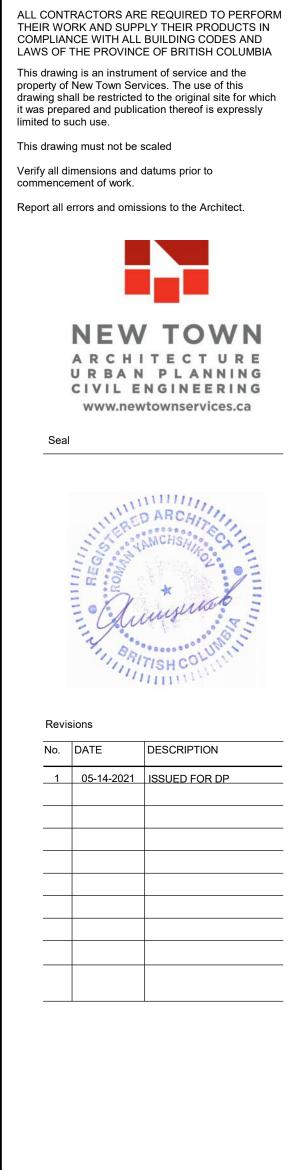
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<u>TOTAL</u>

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AR LOADING STALL



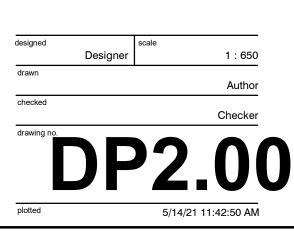
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project title	-
LOSETH MASTER PLAN project address	
1684 LOSETH ROAD 1704 LOSETH ROAD 1583 HWY 33 E 1507 HWY 33 E	
project no. 0001	-
file no. C:\Users\Delia\Desktop\4053 - Loseth MP revi_deliaJRSVR.r.	rvt

drawing title ZONING REVIEW

Designer Author Checker drawing no. **DP1.00-3** plotted 5/14/21 11:44:49 AM





MASTER PLAN

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project title

project no. file no.

_____ drawing title

project address

LOSETH MASTER PLAN

1684 LOSETH ROAD 1704 LOSETH ROAD 1583 HWY 33 E 1507 HWY 33 E

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Revisions				
No.		DESCRIPTION		
1	05-14-2021	ISSUED FOR DP		



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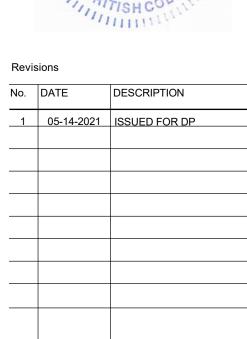
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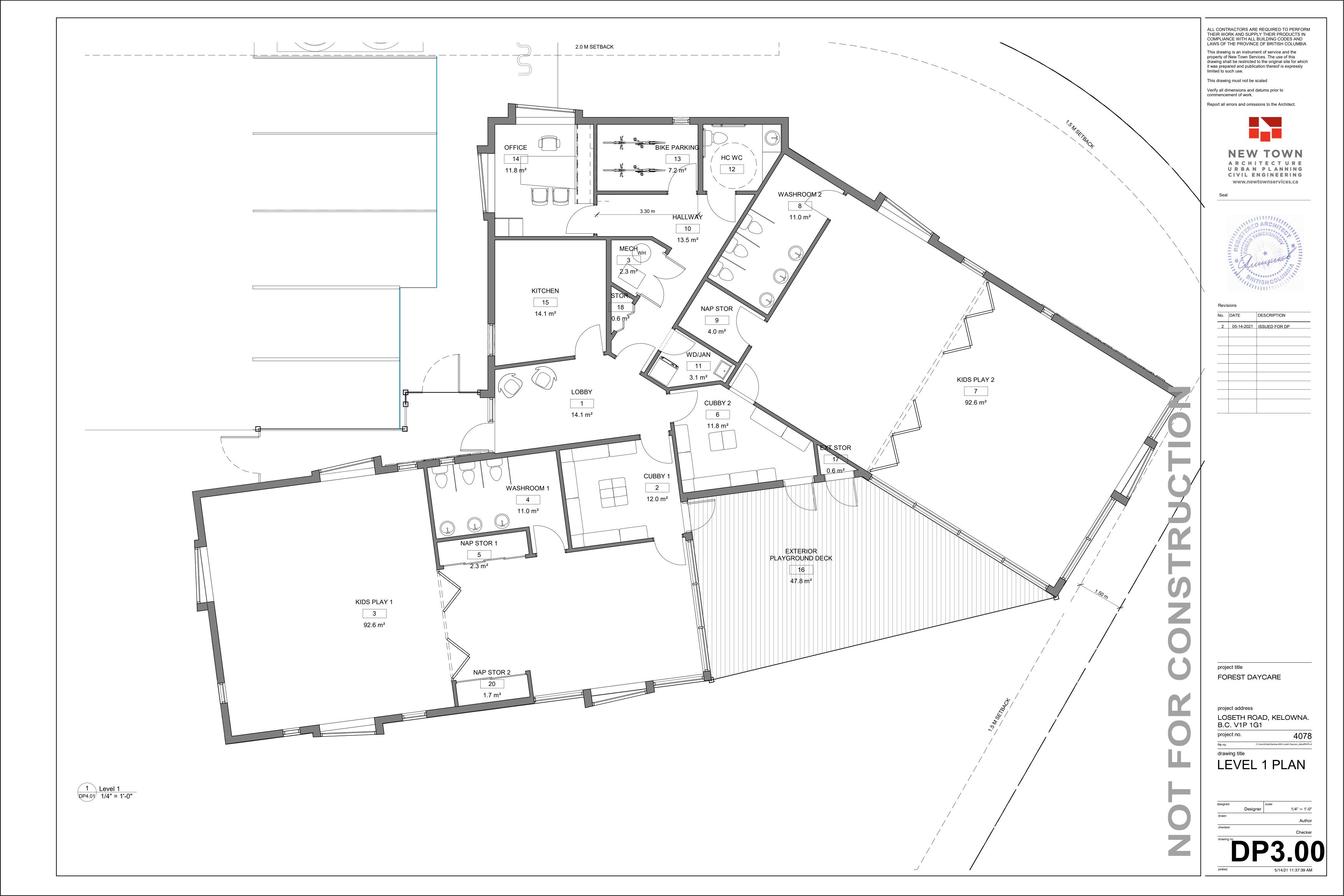


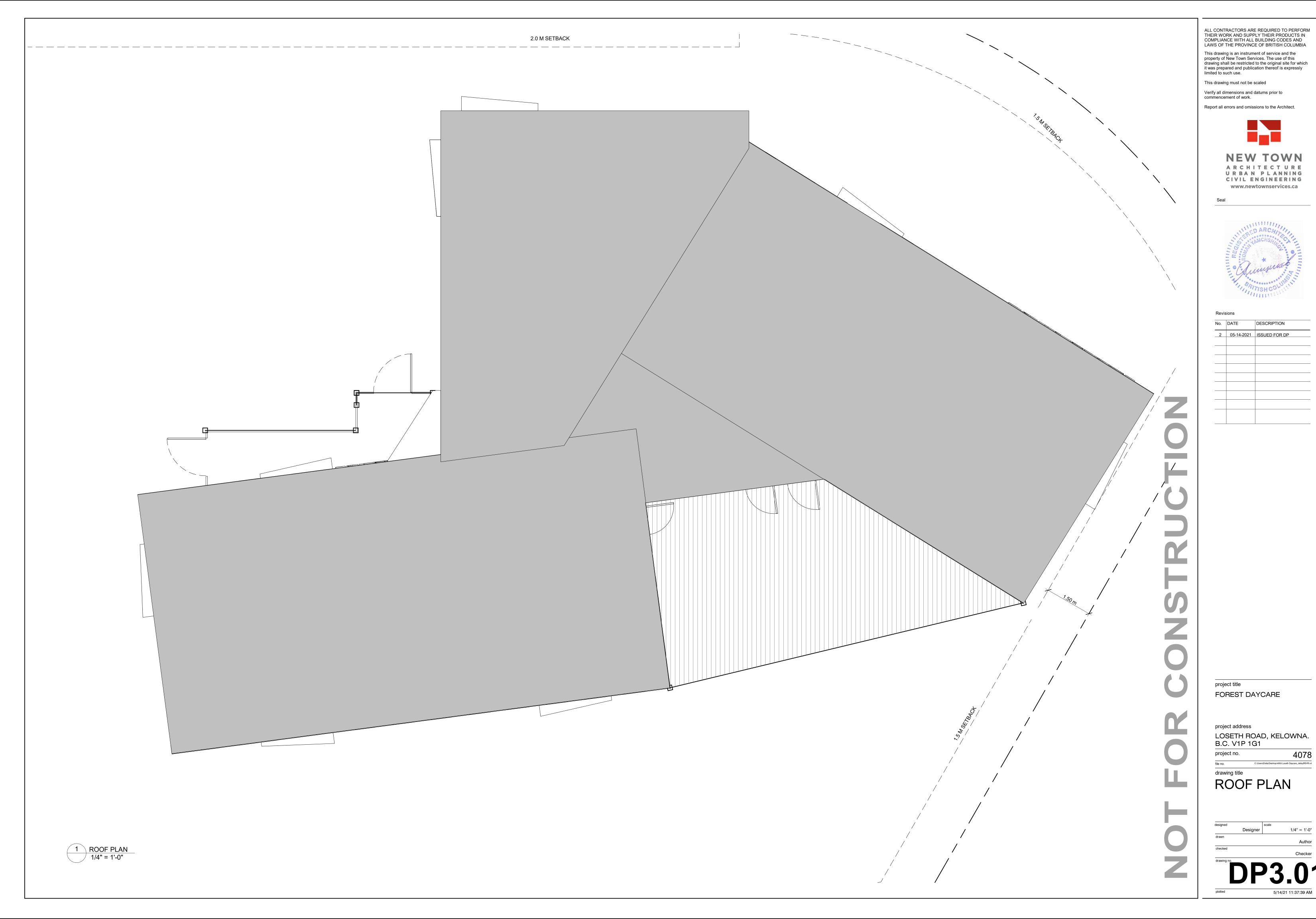
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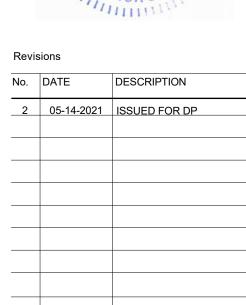


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drawing title ROOF PLAN

project address LOSETH ROAD, KELOWNA. B.C. V1P 1G1 4078 project no. file no. C:\Users\Delia\Desktop\4053 Loseth Daycare_deliaJRSVR.rvt

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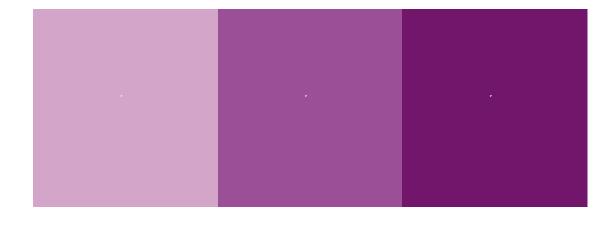






BIKE RACKS (#10)

SAMPLE (FOR COLOR PURPOSES ONLY)



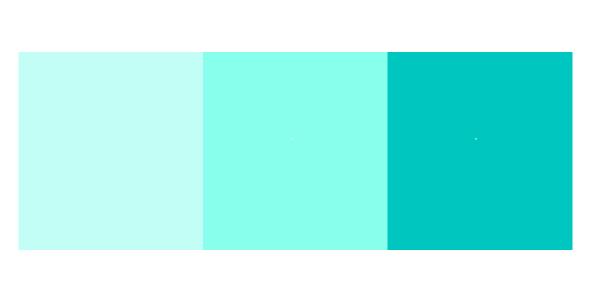
CLADDING PANELS; IN PURPLE SHADES AS PER ELEVATIONS - 4'x8' SHEETS (#5)



TRESPA® METEON® LUMEN CLADDING PANELS; CERACLAD CAST STRIPE PANEL;



ELEVATIONS - 4'x8' SHEETS (#6)







SAMPLE

(FOR COLOR PURPOSES ONLY)





WINDOWS - CLEAR VISION GLASS W/ BLACK FRAME (#8)

SAMPLE (FOR COLOR PURPOSES ONLY)

CLADDING PANELS; IN BLUE SHADES AS PER

CLADDING PANELS; IN GREY SHADES AS PER ELEVATIONS - 4'x8' SHEETS (#7)



PRE-FINISHED METAL PANEL; COLOR BLACK (#3)



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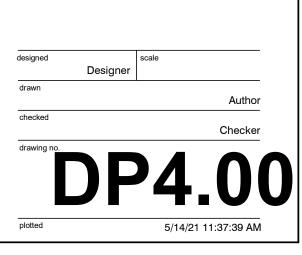
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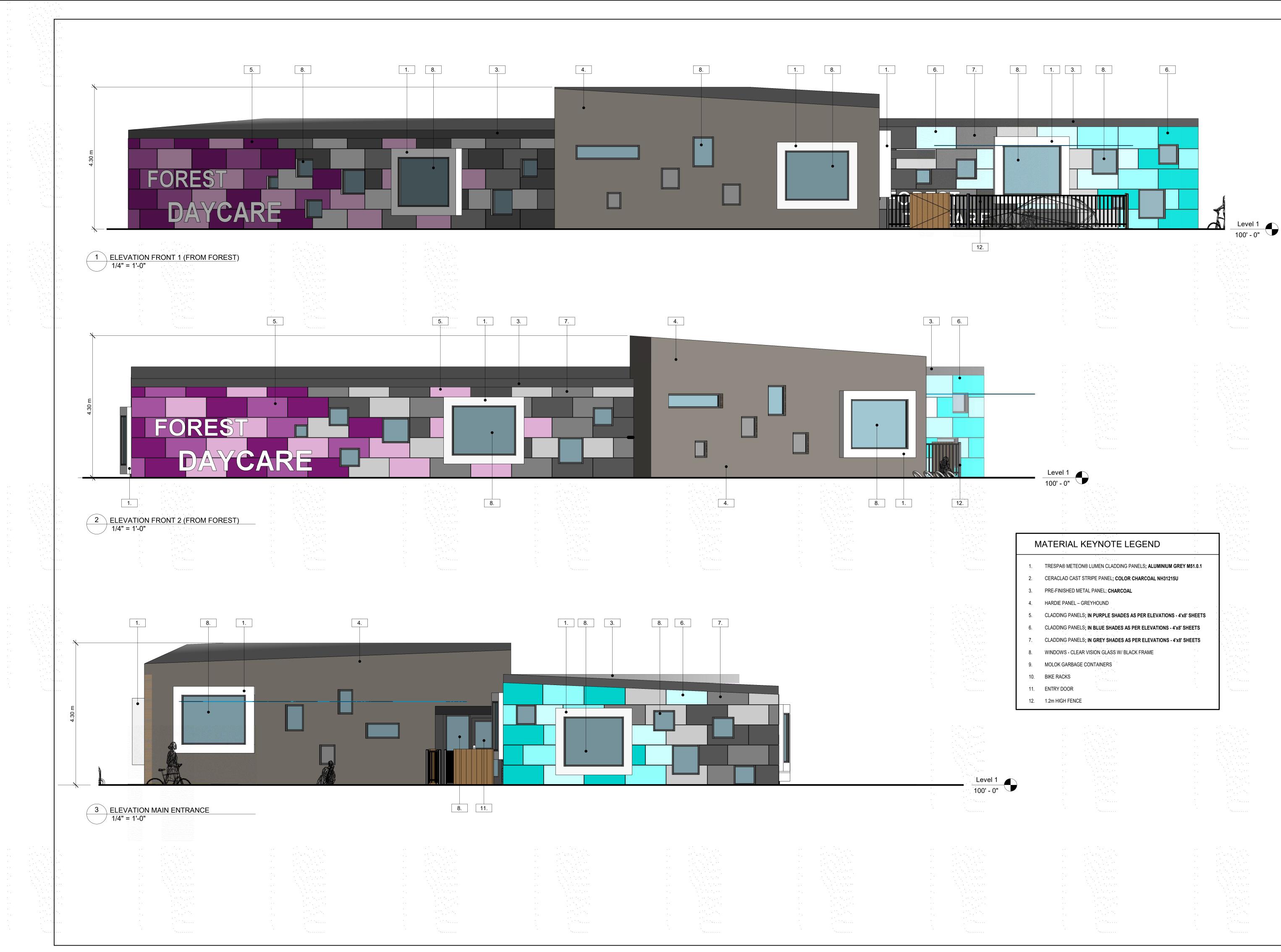
LOSETH ROAD, KELOWNA. B.C. V1P 1G1

MATERIALS

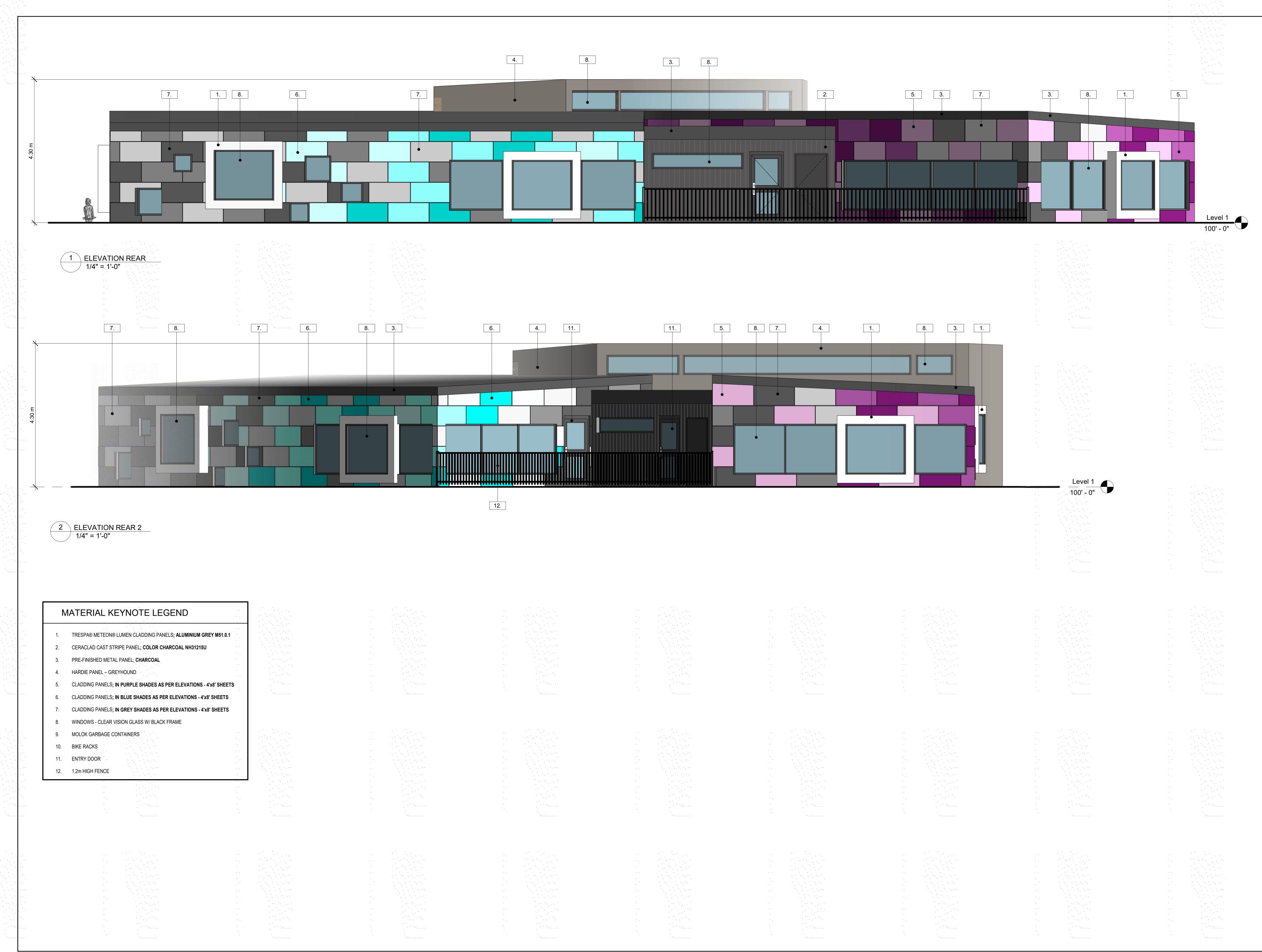
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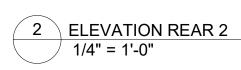
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Ν	ATERIAL KEYNOTE LEGEND	· · · .	
1.	TRESPA® METEON® LUMEN CLADDING PANELS; ALUMINIUM GREY	M51.0.1	
2.	CERACLAD CAST STRIPE PANEL; COLOR CHARCOAL NH31215U	. •	
3.	PRE-FINISHED METAL PANEL; CHARCOAL		
4.	HARDIE PANEL – GREYHOUND		
5.	CLADDING PANELS; IN PURPLE SHADES AS PER ELEVATIONS - 4'x8	SHEETS	
6.	CLADDING PANELS; IN BLUE SHADES AS PER ELEVATIONS - 4'x8' SI	HEETS	19
7.	CLADDING PANELS; IN GREY SHADES AS PER ELEVATIONS - 4'x8' S	HEETS	
8.	WINDOWS - CLEAR VISION GLASS W/ BLACK FRAME		
9.	MOLOK GARBAGE CONTAINERS		
10.	BIKE RACKS		
11.	ENTRY DOOR		
12.	1.2m HIGH FENCE		
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