

PROPOSED REZONING:
LIQUOR PRIMARY APPLICATION - UNIT B, 6681 MACPHERSON AVE, BURNABY



CONTEXT PLAN
SCALE: NOT TO SCALE



GOOGLE STREET VIEW
SCALE: NOT TO SCALE

SITE INFORMATION

POSTAL CODE: V5H3Z6
ROLL NUMBER: 6195-512-416
PID NUMBER: 002-512-516
LOT WIDTH: 40.05 m
LOT DEPTH: 56.90 m
LOT AREA: 2,389.51 sq m
BUILDING AREA: 870.54 sq m
TOTAL PARKING STALLS: 17
TOTAL LOADING STALLS: 2
TOTAL BIKE RACKS: 2
SIZE OF UNIT: 4162 sq ft / 387 sq m
MAX CAPACITY: 90 PERSONS

LEGAL DESCRIPTION

LOT: 98 BLOCK: DISTRICT LOT: 94 PLAN: NWP47057

ZONING: C4
NEIGHBOURHOOD: WINDSOR

SCOPE OF WORK:

PROPOSED REZONING: C4 TO C4F
PROPOSED LIQUOR LICENSE: PRIMARY
HOURS OF OPERATION: 11:00 AM - 2:00 AM
REFERENCE NUMBER: #19-24

REV JAN 28 2020	DEFICIENCIES AS PER NOTES
REV FEB 10 2020	DEFICIENCIES AS PER NOTES
REV MAR 30 2020	DEFICIENCIES AS PER NOTES
REV JUL 13 2020	ADDED NOTES TO TITLE PAGE

CONSULTANT

VAN LAND USE CONSULTING
JOSEPH VAN VLIET
JOEVANVLIET@GMAIL.COM
778-551-0067

PROJECT

PROPOSED REZONING
6681 MACPHERSON AVE
BURNABY, BC

DISCLAIMER

THESE DRAWINGS & SPECIFICATIONS ARE AND SHALL REMAIN THE PROPERTY OF VANCOUVER DRAFTING AND MAY NOT BE REPRODUCED WITHOUT THE COMPANY'S PERMISSION. CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS RELATED TO THE PROJECTS AND SHALL INFORM VANCOUVER DRAFTING OF ANY DISCREPANCIES AND VARIATIONS. DO NOT SCALE DRAWINGS

ENGINEER'S SEAL

VANCOUVER DRAFTING

DAVID J. DOMOSLAI
WWW.VANCOUVERDRAFTING.CA
604-722-2769
VANCOUVERDRAFTING@HOTMAIL.COM

SHEET TITLE

TITLE PAGE

PROJECT NUMBER	19-024
SCALE	AS NOTED
DRAWN BY	DJD
DATE	12/10/19

TITLE

REV JAN 28 2020	DEFICIENCIES AS PER NOTES
REV FEB 10 2020	DEFICIENCIES AS PER NOTES
REV MAR 30 2020	DEFICIENCIES AS PER NOTES
REV JUL 13 2020	ADDED NOTES TO TITLE PAGE

CONSULTANT

VAN LAND USE CONSULTING
JOSEPH VAN VLIET
JOEVANVLIET@GMAIL.COM
778-551-0067

PROJECT

PROPOSED REZONING
6681 MACPHERSON AVE
BURNABY, BC

DISCLAIMER

THESE DRAWINGS & SPECIFICATIONS ARE AND SHALL REMAIN THE PROPERTY OF VANCOUVER DRAFTING AND MAY NOT BE REPRODUCED WITHOUT THE COMPANY'S PERMISSION. CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS RELATED TO THE PROJECTS AND SHALL INFORM VANCOUVER DRAFTING OF ANY DISCREPANCIES AND VARIATIONS. DO NOT SCALE DRAWINGS

ENGINEER'S SEAL

VANCOUVER DRAFTING

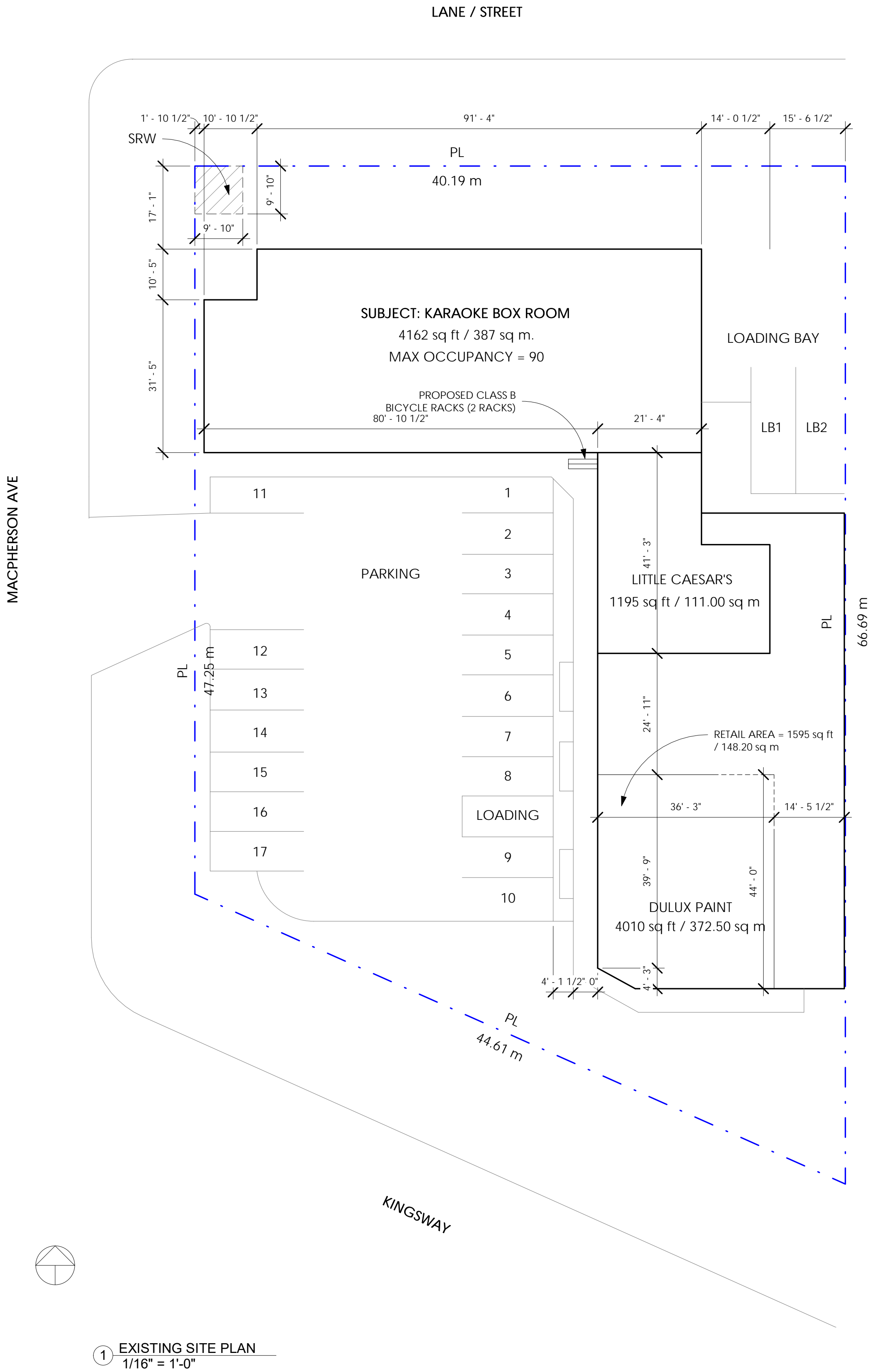
DAVID J. DOMOSLAI
WWW.VANCOUVERDRAFTING.CA
604-722-2769
VANCOUVERDRAFTING@HOTMAIL.COM

SHEET TITLE

SITE PLAN

PROJECT NUMBER	19-024
SCALE	AS NOTED
DRAWN BY	DJD
DATE	12/10/19

A001



BICYCLE RACK INFORMATION:

- RACKS TO BE CONSTRUCTED OF STURDY THEFT AND WEATHER-RESISTANT MATERIAL WITH SECURE THEFT-RESISTANT ANCHORING TO THE FLOOR OR WALL

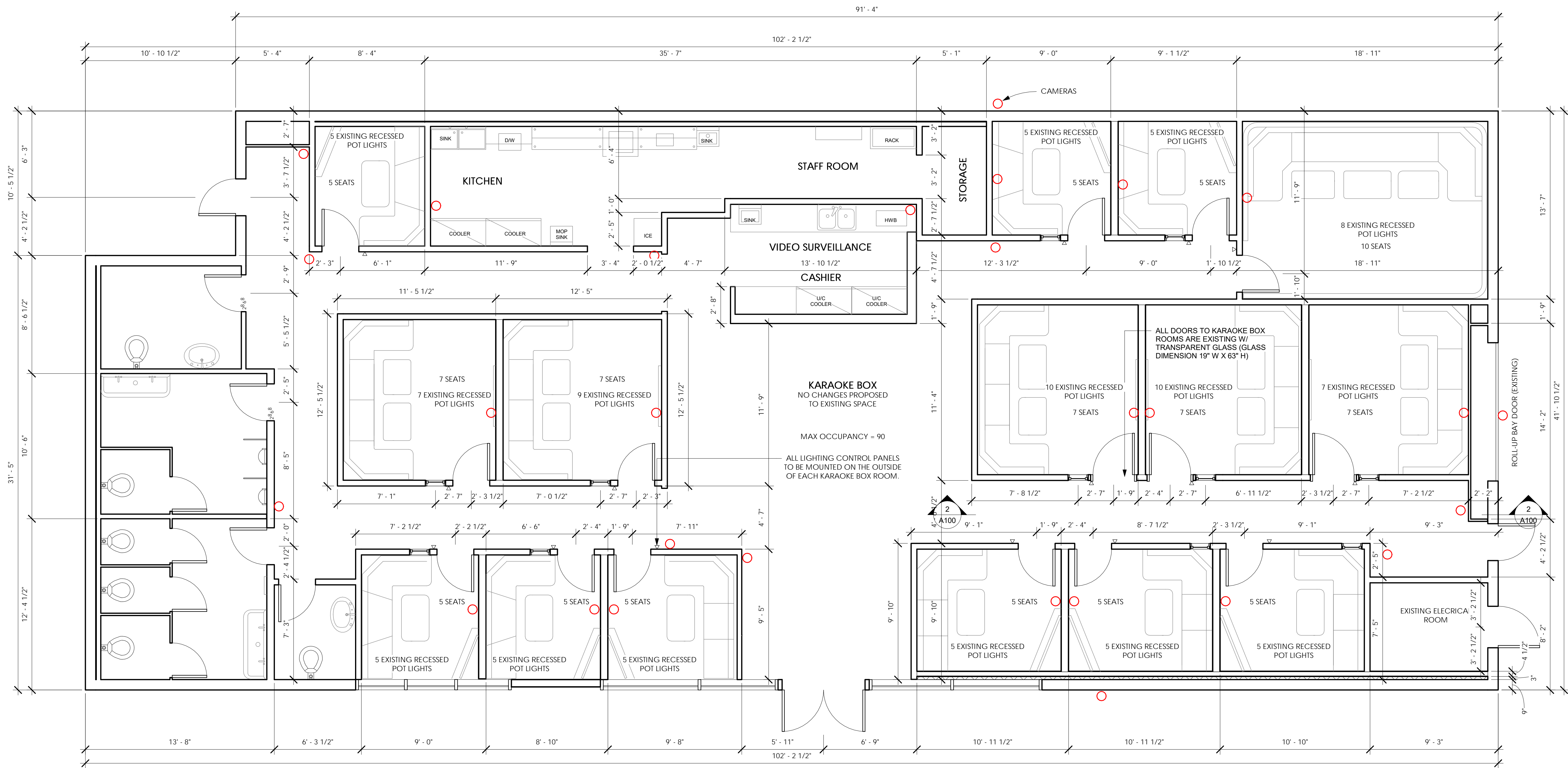
- RACKS TO SUPPORT THE BICYCLE FRAME ABOVE THE CENTRE OF GRAVITY AND ENABLE THE BICYCLE FRAME AND FRONT WHEEL TO BE LOCKED TO THE RACK WITH A U-STYLE LOCK

CLEARANCES:

1.9m VERTICAL
0.3m WIDE FOR EACH BICYCLE
1.8m IN LENGTH

TENANT	<AREA>	<REQ. PARKING>	<STALLS REQ>
PAINT STORE (RETAIL AREA)	4010 SQ FT (1595 SQ FT)	1 STALL PER 301.4 SQ FT OF RETAIL AREA	1595/301.4 = 5.35 STALLS
PIZZA SHOP	1195 SQ FT	1 STALL PER 595.16 SQ FT	1195/495.16 = 2.4 STALLS
KARAOKE	4162 SQ FT	1 STALL PER 10 SEATS	90 SEATS / 10 =9 STALLS
TOTAL STALLS REQUIRED = 18 STALLS			

REV JAN 28 2020	DEFICIENCIES AS PER NOTES
REV FEB 10 2020	DEFICIENCIES AS PER NOTES
REV MAR 30 2020	DEFICIENCIES AS PER NOTES
REV JUL 13 2020	ADDED NOTES TO TITLE PAGE



CONSULTANT

VAN LAND USE CONSULTING
JOSEPH VAN VLIET
JOEVANVLIE@GMAIL.COM
778-551-0067

PROJECT

PROPOSED REZONING
6681 MACPHERSON AVE
BURNABY, BC

DISCLAIMER

THESE DRAWINGS & SPECIFICATIONS ARE AND SHALL REMAIN THE PROPERTY OF VANCOUVER DRAFTING AND MAY NOT BE REPRODUCED WITHOUT THE COMPANY'S PERMISSION. CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS RELATED TO THE PROJECTS AND SHALL INFORM VANCOUVER DRAFTING OF ANY DISCREPANCIES AND VARIATIONS. DO NOT SCALE DRAWINGS

ENGINEER'S SEAL

VANCOUVER DRAFTING

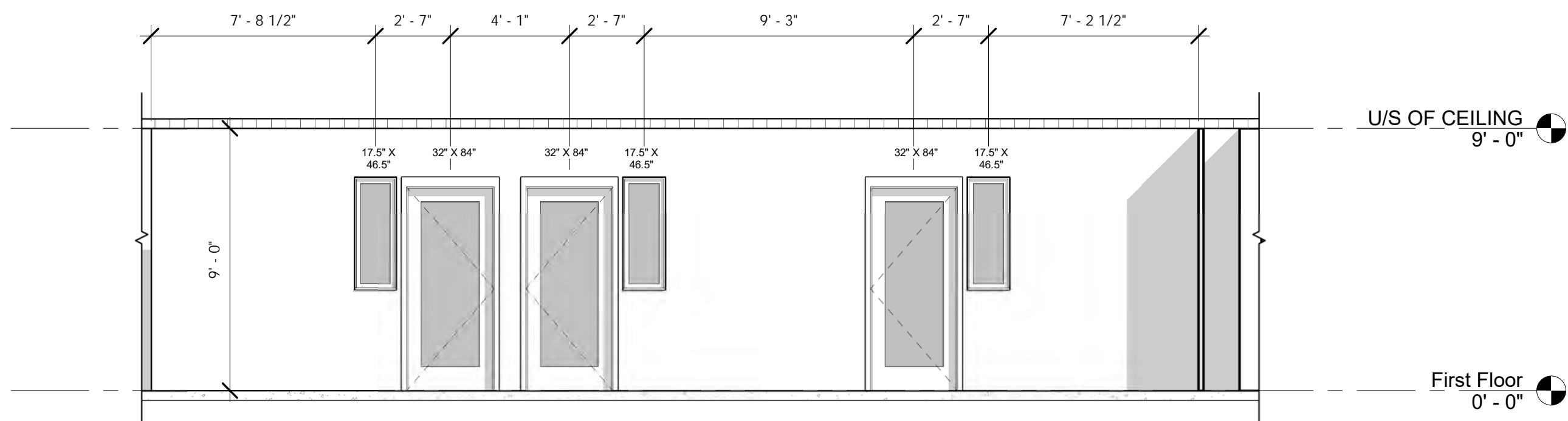
DAVID J. DOMOSLAI
WWW.VANCOUVERDRAFTING.CA
604-722-2769
VANCOUVERDRAFTING@HOTMAIL.COM

SHEET TITLE

EXISTING FLOOR PLAN

PROJECT NUMBER 19-024
SCALE AS NOTED
DRAWN BY DJD
DATE 12/10/19

① EXISTING FLOOR PLAN
1/4" = 1'-0"



② PROPOSED TYP INTERIOR ELEVATION
1/4" = 1'-0"

A100