



# MCKINLEY LOT 4 RESIDENTIAL DEVELOPMENT

ISSUED FOR DEVELOPMENT PERMIT 1810 HILLTOP CR, KELOWNA, BC  
 JANUARY 13, 2023 LOT 4 PLAN EPP76020



Development Permit

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RECORD OF ISSUES		
NO.	DATE	DESCRIPTION
1	2023-01-12	ISSUED FOR PERMIT
2	2023-01-12	ISSUED FOR PERMIT
3	2023-01-12	ISSUED FOR PERMIT

RECORD OF REVISIONS		
NO.	DATE	DESC. REVISION

Project: MCKINLEY LOT 4

LOT 4 HILLTOP CRESCENT  
 KELOWNA, BC

Sheet Title: COVER PAGE

Job Number: 21-909

Date: 2023.01.13

Scale: 1

Revision Number: 1

Drawing Number: A0.0

2023-01-13 14:53:31 PST

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## SCHEDULE A

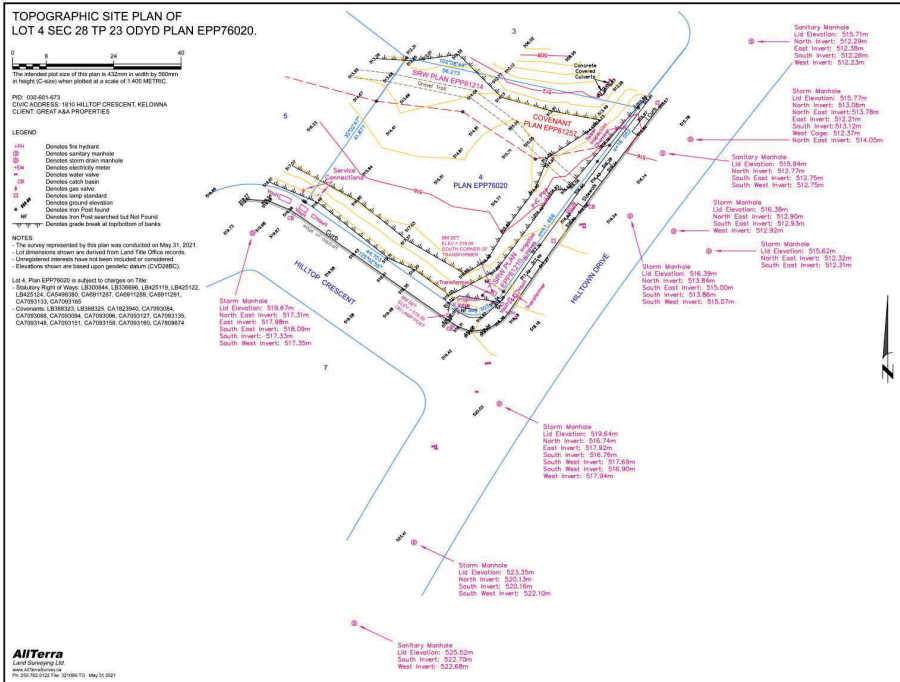
This forms part of application  
 # DP22-0200 & DVP23-0076

City of  
**Kelowna**  
COMMUNITY PLANNING

Planner Initials SS

DRAWING LIST	
#	DRAWING

A0.0	COVER PAGE
A0.1	ZONING + SITE INFO + SURVEY
A1.0	SITE PLAN + ZONING
A2.0	FLOOR PLAN LEVEL 0
A2.1	FLOOR PLAN LEVEL 1
A2.2	FLOOR PLAN LEVEL 2
A2.3	FLOOR PLAN LEVEL 3
A2.4	FLOOR PLAN LEVEL 4
A2.5	FLOOR PLAN LEVEL 5
A2.6	FLOOR PLAN LEVEL 6
A2.7	ROOF PLAN
A3.1	BUILDING ELEVATIONS
A3.2	BUILDING ELEVATIONS
A3.3	MATERIAL BOARD
A3.4	BUILDING PERSPECTIVES
A4.0	BUILDING SECTIONS
A4.2	BUILDING SECTIONS



**SCHEDULE A**

This forms part of application  
# DP22-0200 & DVP23-0076

Planner Initials **SS**

**City of Kelowna**  
COMMUNITY PLANNING

**BLUEGREEN**  
3100-1021 St. Street  
Kelowna, BC V1Y 1Z9  
p: 250.430.0320  
www.bluegreenvancouver.com

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**Client:**

**Scale:**

**RECORD OF ISSUES**

NO.	DATE	DESCRIPTION
01	2022-07-18	SCHEMATIC DESIGN
02	2022-09-12	PERMITS FOR DP
03	2023-02-16	PERMITS FOR DP

**RECORD OF REVISIONS**

NO.	DATE	DESCRIPTION
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**Project:**  
MCKINLEY LOT 4

LOT 4 HILLTOP CRESCENT  
KELOWNA, BC

**Sheet Title:**  
ZONING + SITE INFO +  
SURVEY

**Job Number:** 21-909

**Scale:** 2023.01.13

**Scale:**

**Revision Number:** 1

**Drawing Number:** **A0.1**

2022-02-14 14:58:37 PM

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Client

Seal

RECORD OF ISSUES

NO.	DATE	DESCRIPTION
1	2021.07.27	ISSUED FOR SCHEMATIC DESIGN
2	2022.09.12	ISSUED FOR DP
3	2023.02.08	ISSUED FOR DP AMENDMENT

RECORD OF REVISIONS

NO.	DATE	DESCRIPTION
2	23.04.06	ZONING REVISION
1	23.02.08	DP AMENDMENT

Project  
 MCKINLEY LOT 4

LOT 4, HILLTOP CRESCENT  
 KELOWNA, BC

Sheet Title  
 SITE PLAN + ZONING

Job Number 21.909  
 Date 2023.02.08  
 Scale 1 : 150  
 Revision Number 1  
 Drawing Number

A1.0

MCKINLEY BEACH - LOT 4

Current Zoning:	Required	Provided
	CD18	CD18
PRINCIPAL USE		CONDO
		MULTIPLE DWELLING HOUSING
PARCEL SIZE	N/A	2673 m <sup>2</sup>
LOT WIDTH	N/A	50.6 m
LOT DEPTH	N/A	63.8 m
GFA(GROSS FLOOR AREA)	N/A	3790 m <sup>2</sup>
GLA(GROSS LEASABLE AREA)	N/A	3054.7 m <sup>2</sup>
BUILDING AREA (INCL. PARKADE)	N/A	1554.8 m <sup>2</sup>
FAR(FLOOR AREA RATIO)	0.0	1.1
LOT COVERAGE (INCL. PARKADE)	100%	58%
BUILDING HEIGHT (MAX)	38.25 m (OR 9 STOREYS)	22.6 m (7 STOREYS)
SETBACKS	FRONT YARD - 0m - 0'-0"	FRONT YARD (South) - 0m
	SIDE YARD - 0m - 0'-0"	SIDE YARD (West) - 0m
	REAR YARD - 0m - 0'-0"	REAR YARD (North) - 0m
	SIDEYARD - 3m - 10'-0"	SIDE YARD (East) - 3m
POS (PRIVATE OPEN SPACE)	STUDIO DWELLING - 6 m <sup>2</sup>	See private open space calcs
	1 BED DWELLING - 10 m <sup>2</sup>	See private open space calcs
	2+BEDROOM DWELLING - 15 m <sup>2</sup>	See private open space calcs
LANDSCAPING	N/A	REFER TO LANDSCAPING
BICYCLE PARKING	LONG TERM = 24	23 (12 wall mounted, 11 floor mounted)
	SHORT TERM = 6	6 (6 ground mounted at entrance)

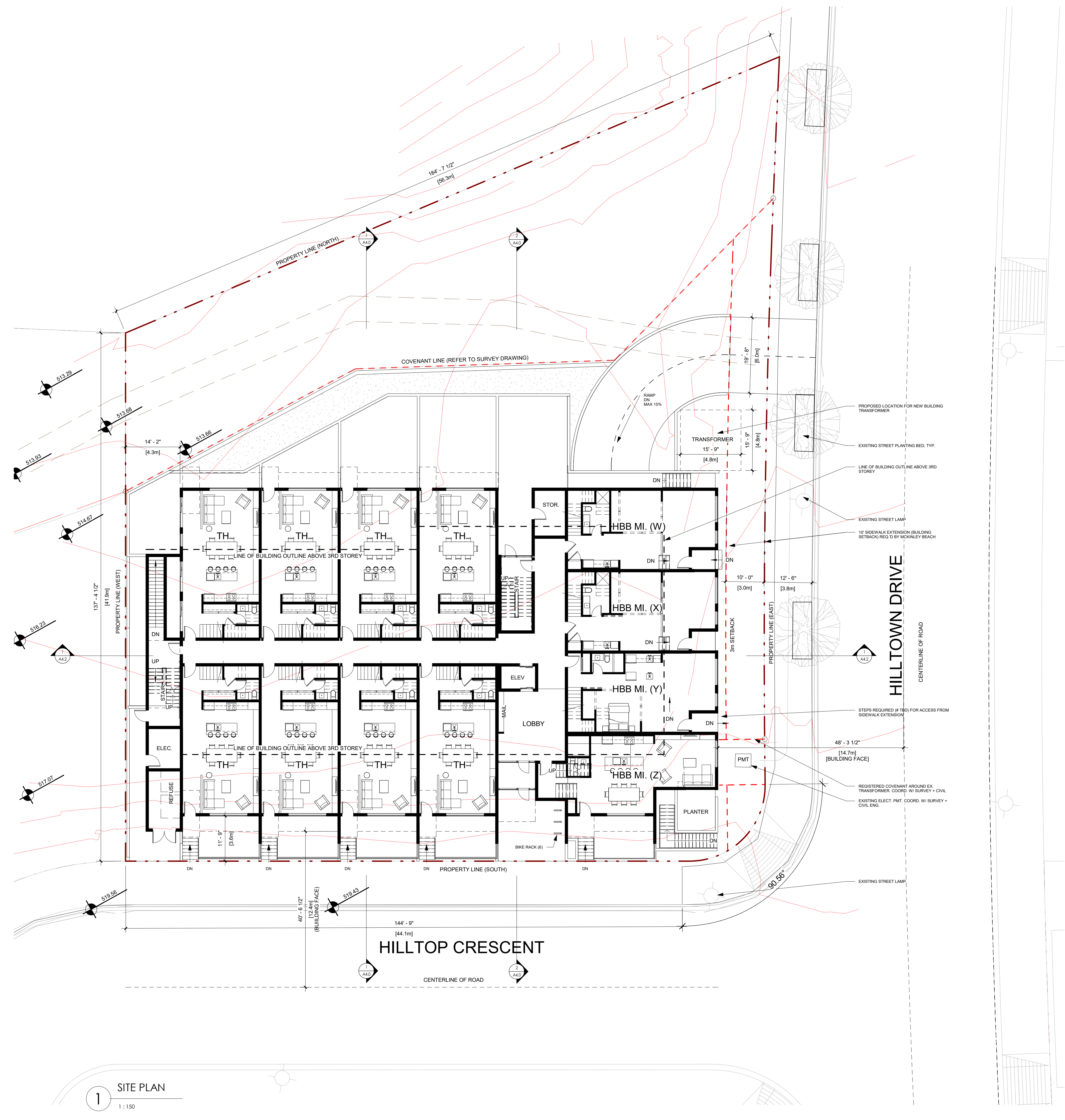
PARKING CALCULATIONS

UNIT TYPE (PARKING MULTIPLIER)	TOTAL	REQUIRED
TH-A1 - 3 BED (2.0/UNIT)	1	2
TH-A2 - 3 BED (2.0/UNIT)	1	2
TH-B - 3 BED (2.0/UNIT)	6	12
HOME BASED BUSINESS MINOR - W - 3 BED + DEN (2.0/UNIT)	1	2
HOME BASED BUSINESS MINOR - X - 3 BED (2.0/UNIT)	1	2
HOME BASED BUSINESS MINOR - Y - 3 BED (2.0/UNIT)	1	2
HOME BASED BUSINESS MINOR - Z - 3 BED (2.0/UNIT)	1	2
UNIT-A1 - 3 BED (2.0/UNIT)	3	6
UNIT-A2 - 3 BED (2.0/UNIT)	3	6
UNIT-B1 - 3 BED (2.0/UNIT)	3	6
UNIT-B2 - 3 BED (2.0/UNIT)	3	6
<b>TOTAL UNITS</b>	<b>24</b>	<b>48</b>
VISITOR PARKING (0.14/UNIT)		3
<b>PARKING PROVIDED</b>	<b>51</b>	<b>51</b>

**SCHEDULE A**

This forms part of application  
 # DP22-0200 & DVP23-0076

Planner Initials **SS**



1 SITE PLAN  
 1 : 150

**SCHEDULE A**  
 This forms part of application # DP22-0200 & DVP23-0076  
 Planner Initials SS  
 City of Kelowna  
 COMMUNITY PLANNING

**BLUEGREEN**  
 #100-155126 Street  
 Kelowna, BC V1Y 1Y1  
 250.863.2320  
 www.bluegreenkelowna.com

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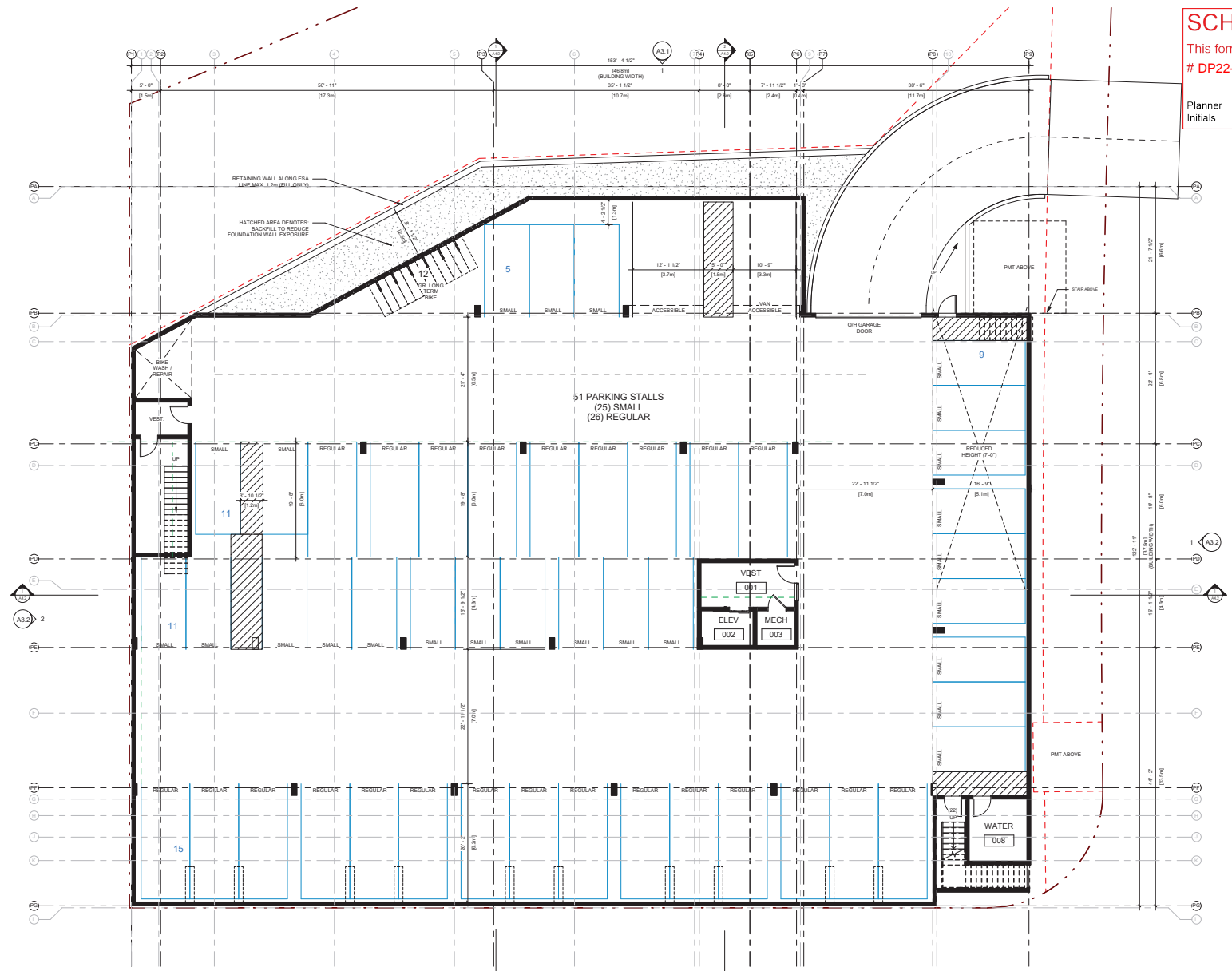
2023-10-14

NO.	DATE	DESCRIPTION
01	2023-07-27	ISSUED FOR SCHEMATIC DESIGN
02	2023-09-12	ISSUED FOR LP
03	2023-09-26	ISSUED FOR PERMIT/AMENDMENT

Project  
 MCKINLEY LOT 4  
 LOT 4 HILLTOP CRESCENT  
 KELOWNA, BC

Sheet Title  
 FLOOR PLAN LEVEL 0

Job Number: 21.909  
 Date: 2023.01.13  
 Scale: 1/8" = 1'-0"  
 Revision Number: 1  
 Drawing Number



1 FLOOR PLAN - LEVEL 0  
 1/8" = 1'-0"

**SCHEDULE A**  
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# DP22-0200 & DVP23-0076

Planner Initials **SS**

City of Kelowna  
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Client

8400

RECORD OF ISSUES

NO.	DATE	DESCRIPTION
01	2023-07-27	ISSUED FOR SCHEMATIC DESIGN
02	2023-09-12	ISSUED FOR LP
03	2023-09-26	ISSUED FOR FINAL AUTHORITY

2023-10-14

RECORD OF APPROVALS

NO.	DATE	DESCRIPTION
01	2023-07-27	ISSUED FOR SCHEMATIC DESIGN
02	2023-09-12	ISSUED FOR LP
03	2023-09-26	ISSUED FOR FINAL AUTHORITY

RECORD OF APPROVALS

Project

MCKINLEY LOT 4

LOT 4 HILLTOP CRESCENT  
KELOWNA, BC

Sheet Title

FLOOR PLAN LEVEL 1

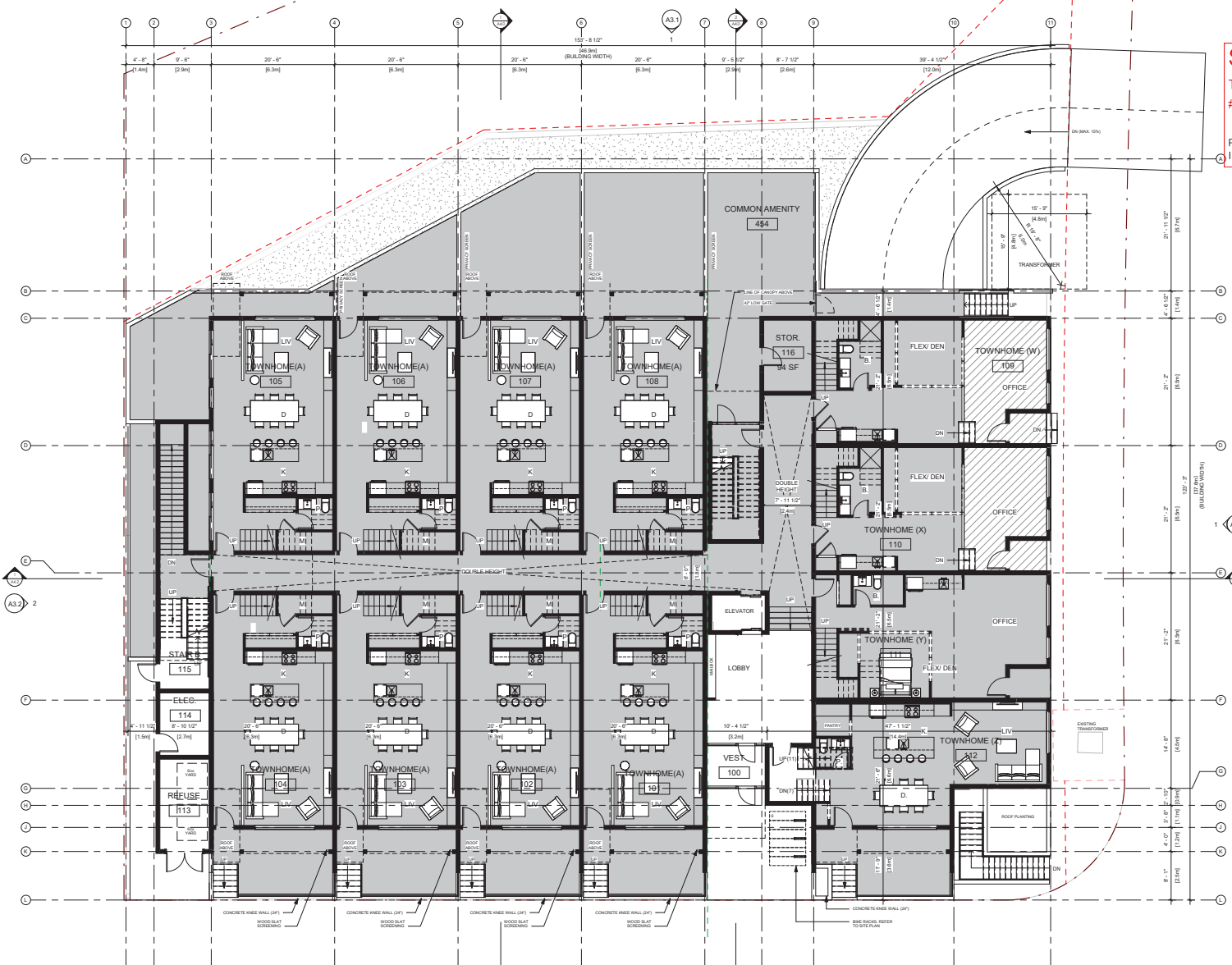
Job Number: 21-909

Scale: 2023.01.13

Scale: 1/8" = 1'-0"

Revision Number: 1

Drawing Number:



1 FLOOR PLAN - LEVEL 1  
1/8" = 1'-0"

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NO.	DATE	DESCRIPTION
1	2023-07-27	ISSUED FOR SCHEMATIC DESIGN
2	2023-09-12	ISSUED FOR I/P
3	2023-09-18	ISSUED FOR I/P - AMENDMENT

RECORD OF REVISONS

NO.	DATE	DESCRIPTION
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Project:

MCKINLEY LOT 4

LOT 4, HILLTOP CRESCENT  
KELOWNA, BC

Street Title:

FLOOR PLAN LEVEL 2

Job Number: 21-909

Scale: 2023.01.13

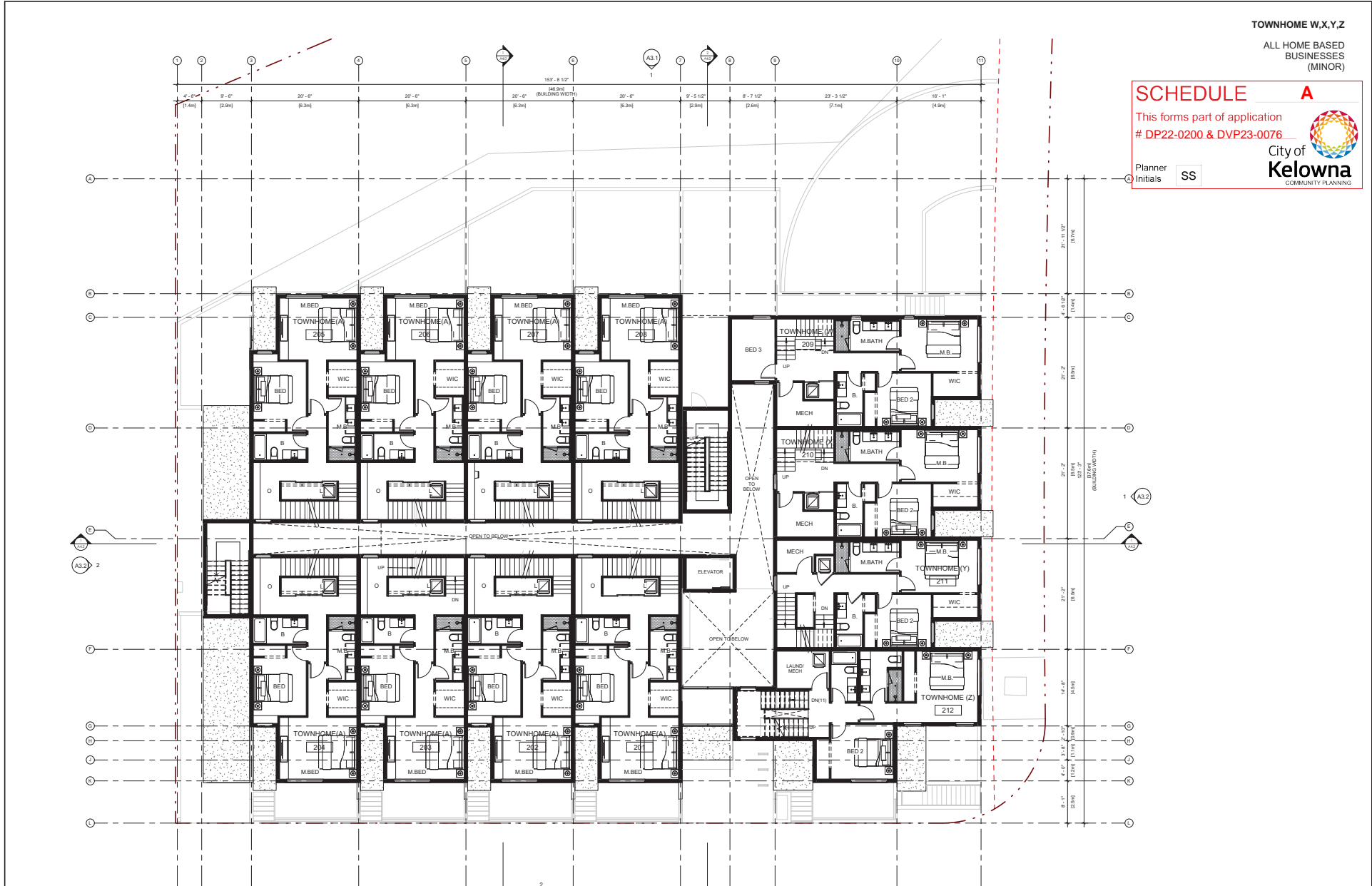
Scale: 1/8" = 1'-0"

Revision Number: 1

Drawing Number:

2023-02-15 15:41:17 PM

**A2.2**



**1** FLOOR PLAN - LEVEL 2  
1/8" = 1'-0"

TOWNHOME W,X,Y,Z

ALL HOME BASED  
BUSINESSES  
(MINOR)

**SCHEDULE A**

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Planner Initials **SS**



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RECORD OF ISSUES			
NO.	DATE	DESCRIPTION	STATUS
001	2023-07-14	ISSUED FOR SCHEMATIC DESIGN	
002	2023-07-14	ISSUED FOR LP	
003	2023-07-14	ISSUED FOR FINAL AUTHORITY	

RECORD OF REVISIONS			
NO.	DATE	DESCRIPTION	STATUS

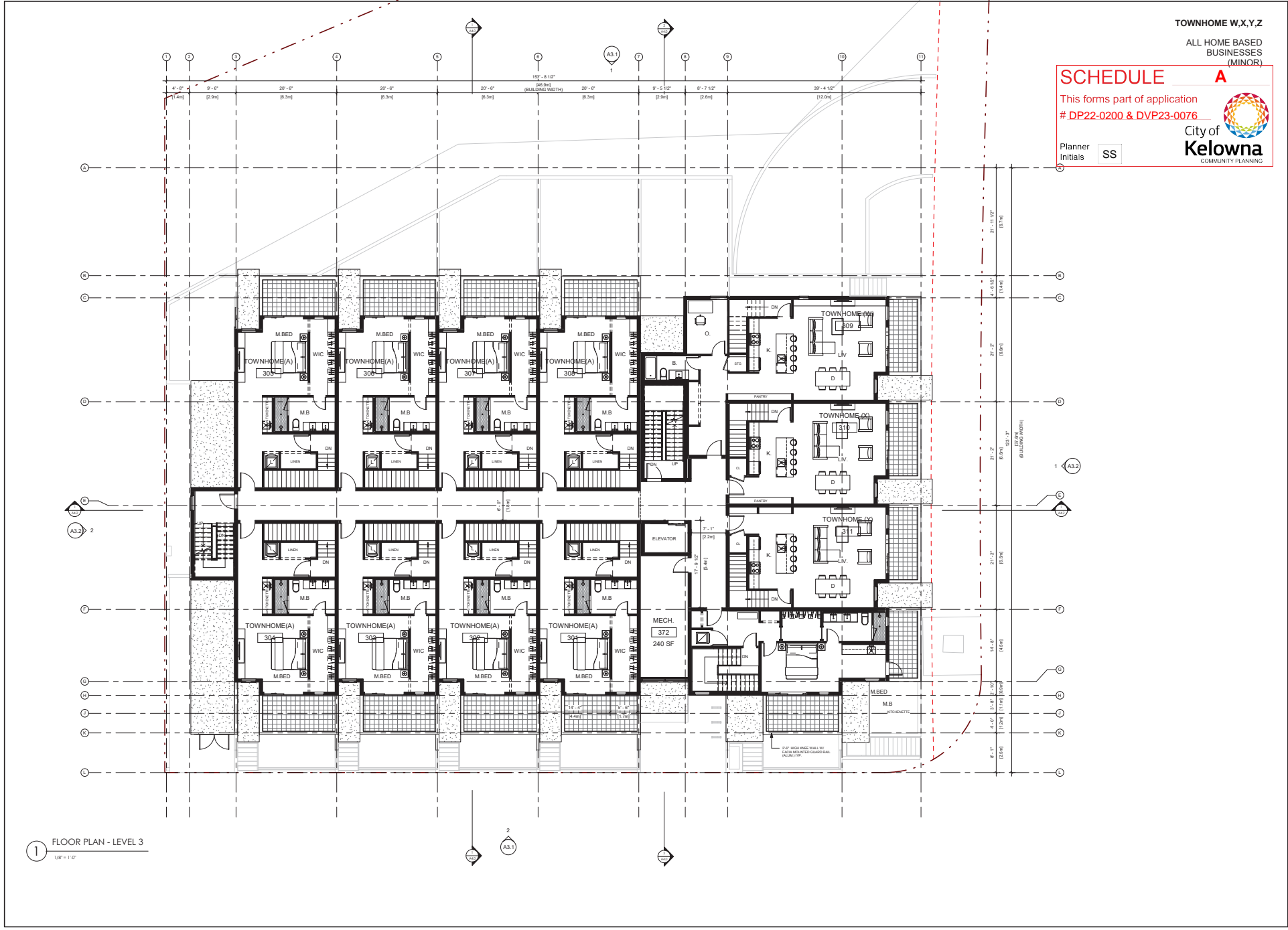
Project:

MCKINLEY LOT 4  
LOT 4 HILLTOP CRESCENT  
KELOWNA, BC

Street Title  
FLOOR PLAN LEVEL 3

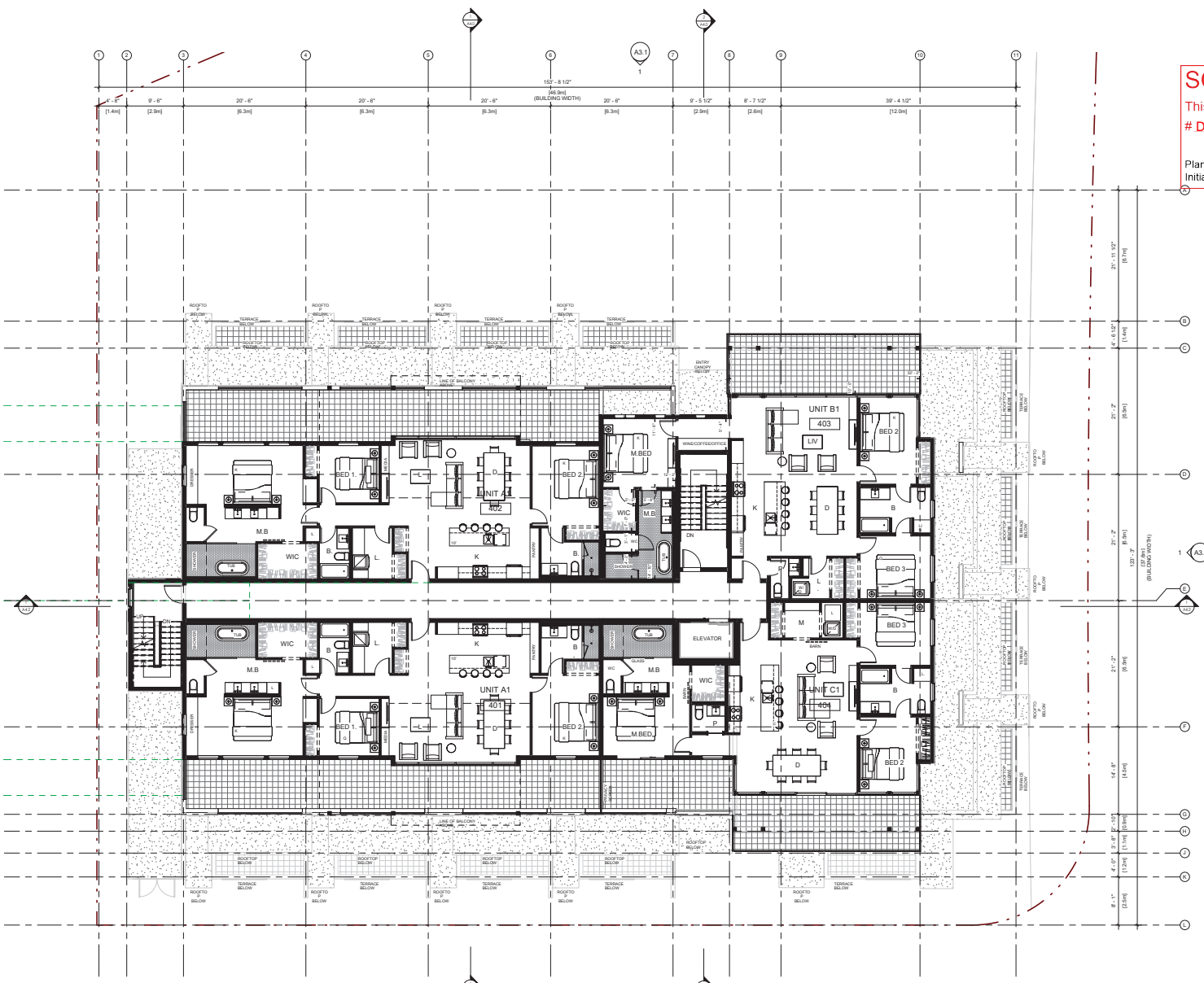
Job Number	21-909
Date	2023.01.13
Scale	1/8" = 1'-0"
Revision Number	1
Drawing Number	

A2.3



1 FLOOR PLAN - LEVEL 3  
1/8" = 1'-0"

2  
A3.1



**SCHEDULE A**

This forms part of application  
 # DP22-0200 & DVP23-0076

Planner Initials **SS**

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**1 FLOOR PLAN - LEVEL 4**  
 1/8" = 1'-0"

**BLUEGREEN**  
 #100-1551 Stn. Street  
 Kelowna, BC V1Y 1Y1  
 p:250.430.3300  
 www.bluegreenarchitect.com

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RECORD OF ISSUES

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01	2023-02-12	ISSUED FOR SCHEMATIC DESIGN
02	2023-02-12	ISSUED FOR I.P.
03	2023-02-12	ISSUED FOR I.P. AMENDMENT

RECORD OF REVISIONS

Project

**MCKINLEY LOT 4**

LOT 4 HILLTOP CRESCENT  
 KELOWNA, BC

Sheet Title

**FLOOR PLAN LEVEL 4**

Job Number: 21-909  
 Date: 2023.01.13  
 Scale: 1/8" = 1'-0"

Revision Number: 1  
 Drawing Number:

**A2.4**





**SCHEDULE A**

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**1** FLOOR PLAN - LEVEL 5  
1/8" = 1'-0"

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Kelowna, BC V1Y 1Y1  
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NO. 2023-14

RECORD OF ISSUES

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01	2023-07-27	ISSUED FOR SCHEMATIC DESIGN
02	2023-09-12	ISSUED FOR DP
03	2023-09-18	ISSUED FOR DP AMENDMENT

RECORD OF REVISIONS

Project  
MCKINLEY LOT 4  
LOT 4 HILLTOP CRESCENT  
KELOWNA, BC

Sheet Title  
FLOOR PLAN LEVEL 5

Job Number: 21-909  
Date: 2023.01.13  
Scale: 1/8" = 1'-0"  
Revision Number: 1  
Drawing Number:

**A2.5**

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RECORD OF REVISIONS

NO.	DATE	DESCRIPTION
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Project:

MCKINLEY LOT 4

LOT 4 HILLTOP CRESCENT  
 KELOWNA, BC

Street Title:

FLOOR PLAN LEVEL 6

Job Number: 21-909

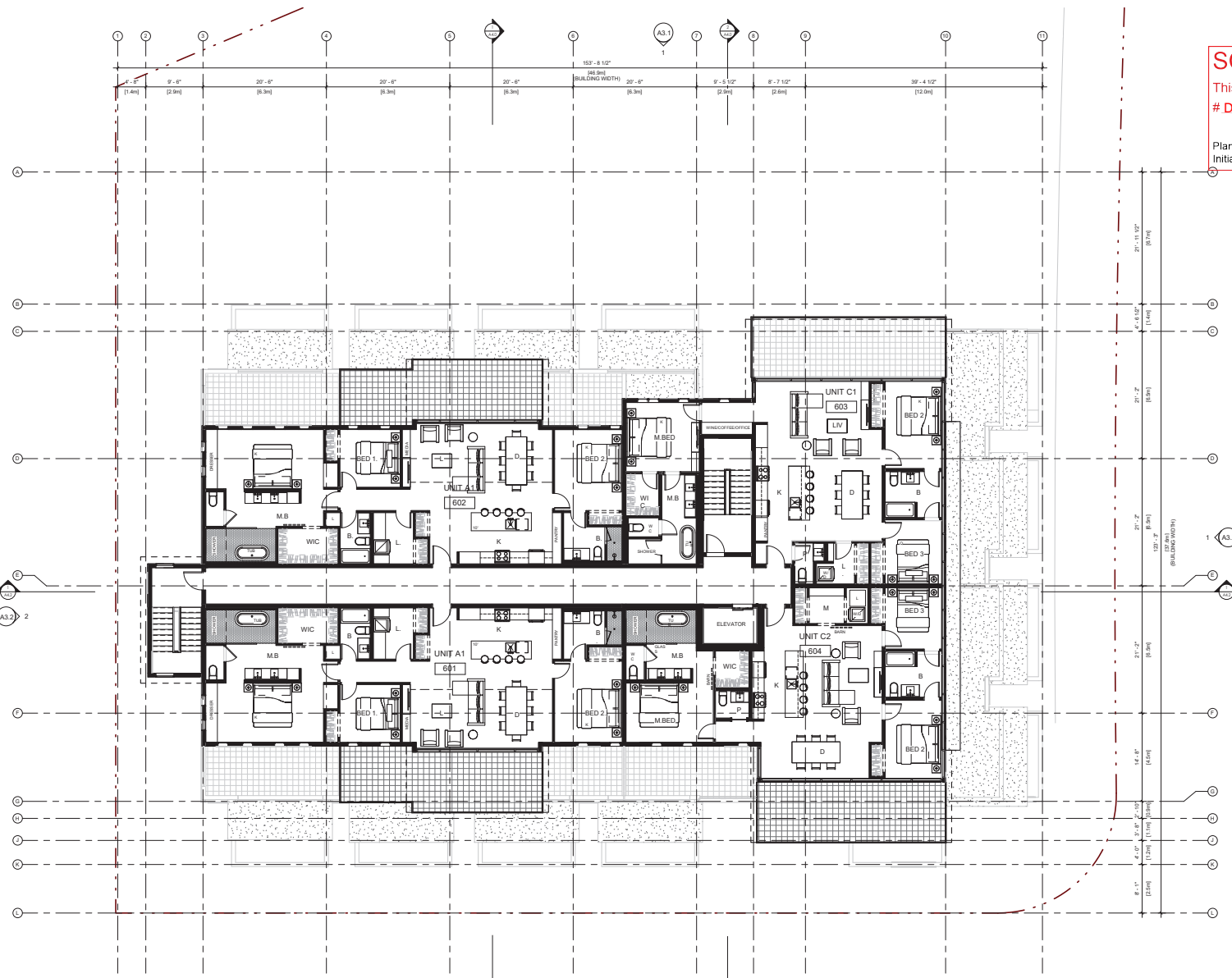
Date: 2023.01.13

Scale: 1/8" = 1'-0"

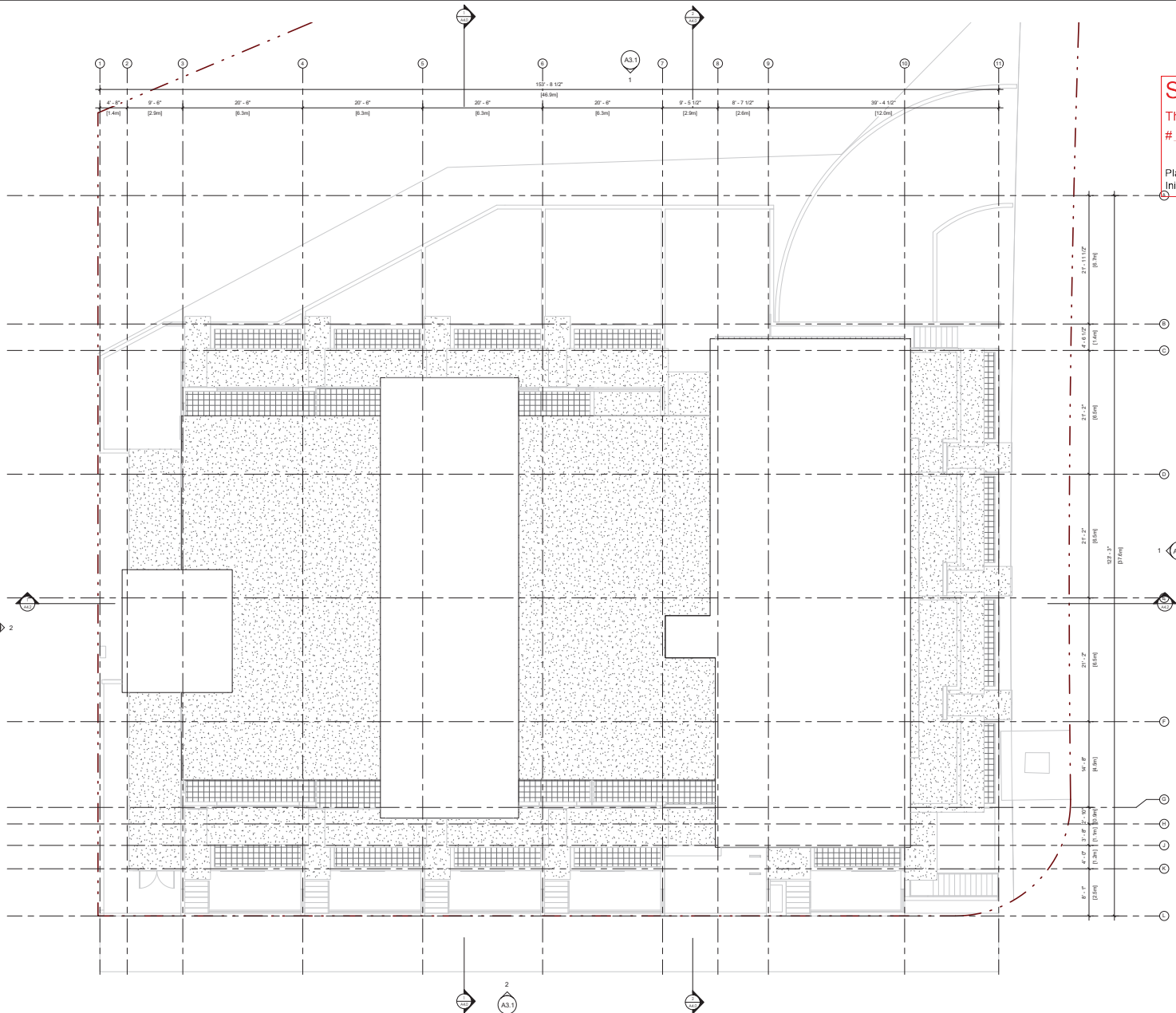
Revision Number: 1

Drawing Number:

**A2.6**



**1** FLOOR PLAN - LEVEL 6  
 1/8" = 1'-0"



**SCHEDULE A**

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2023-10-14

RECORD OF ISSUES

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01	2023-07-27	ISSUED FOR SCHEMATIC DESIGN
02	2023-09-12	ISSUED FOR LP
03	2023-10-14	ISSUED FOR FINAL AMENDMENT

RECORD OF REVISIONS

NO.	DATE	DESCRIPTION
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Project

**MCKINLEY LOT 4**

LOT 4, HILLOP CRESCENT  
 KELOWNA, BC

Sheet Title

**ROOF PLAN**

Job Number: 21-909

Date: 2023.01.13

Scale: 1/8" = 1'-0"

Revision Number: 1

Drawing Number

**A2.7**