


**KELOWNA HERITAGE TRAIN STATION**

- R ROOF:**
  - R1 - ASPHALT SHINGLES to be replaced with a synthetic cedar shake tile. (ie. Ecostar - Seneca Cedar Shake Tiles)
    - COLOUR to be red
  - R2 - GABLES on the hipped roof to be rehabilitated.
  - R3 - CHIMNEY is generally intact. The top exposed row of brick to be repointed.
    - STUCCO to be repainted colour to match existing.
  - R4 - SWEPT EYEBROW WINDOWS to have the boarding removed and the sash & frames rehabilitated.
- S STUCCO:**
  - S1 - Minor repairs required
    - REPAINTED with breathable masonry paint to match existing for reasons of consistency
  - S2 - SOFFIT to be rehabilitated. Finish to match S1.
- B BRICK:**
  - B1 - PAINT to be removed to expose the original brick surface. (Initial testing is required to review feasibility)
    - or
    - REPAINTED with breathable masonry paint to match existing for reasons of consistency
- F FIELD STONE:**
  - F1 - PAINT to be removed to expose the original stone surface.
- SC STONE COPING:**
  - SC1 - PAINT to be removed to expose the original stone surface.
- W WINDOWS:**
  - W1 - Where window sashes have been previously removed/replaced; in these locations the pattern of the original sash (ie. Double hung window with transom above) will be re-established, but with a modern window which would include a clear sealed glazing unit; this will provide the thermal performance desired.
  - W2 - Existing original wood windows at the 'bump out' on the north side, all of the west side, and, a few along the south side. At these locations the wood frames and sash are to be rehabilitated, and, a clear sealed unit be installed on the interior face. The cavity between the old single glazing and the new sealed unit will be vented in order to create a rain screen; install two drilled screens/vents on the top and bottom rails.
- RE REINSTATED**
  - RE - Window and/or Doors
- D DOORS:**
  - D1 - Original wood doors appear to be in reasonable condition. Doors are to be stripped, refinished and reused. Hardware will likely need to be replaced.
- ML MECHANICAL LOUVERS:**
  - ML - Potential locations of mechanical louvers. (Intake & Backdraft)
- G GUTTERS/EAVESTROUGH:**
  - G - New gutter/eavestrough system to be installed

**PATIO SCREEN** (Design and installation by tenant, approval by landlord)

- 1** WROUGHT IRON SCREENING FENCE
- 2** CULTURED STONE
- 3** PATIO HEATER

<b>SCHEDULE</b>	<b>D</b>
This forms part of application # HRA22-0001	
Planner Initials	<b>BC</b>
 <b>City of Kelowna</b> <small>DEVELOPMENT PLANNING</small>	

	PROJECT	KELOWNA HERITAGE TRAIN STATION - PHASE I	ISSUED FOR:	HERITAGE ALTERATION PERMIT SUBMISSION	PROJECT NO.	9635	DWG REF	N/A
	DWG TITLE	BUILDING ASSESSMENT NOTES		ISSUE DATE	09-10-01	SCALE	N/A	DWG NO.
					DRAWN	AC		
					REVIEW	GG		

**SCHEDULE D**

This forms part of application  
# HRA22-0001



City of  
**Kelowna**  
DEVELOPMENT PLANNING

Planner  
Initials **BC**

**DEVELOPMENT INFORMATION:**

- 1) HERITAGE ALTERATION PERMIT #  
- TBD (THE CITY OF KELOWNA)
- 2) HERITAGE ALTERATION PERMIT SUBMISSION IS IN ACCORDANCE WITH THE FOLLOWING DOCUMENTS AS PROVIDED BY THE CITY OF KELOWNA:
  - PRE-APPLICATION MEETINGS WITH THE CITY OF KELOWNA
  - HERITAGE REVITALIZATION AGREEMENT
  - NORTH AREA STRUCTURE PLAN
  - CITY OF KELOWNA CONSOLIDATED ZONING BYLAW NO. 8000
- 3) LEGAL ADDRESS:  
- LOT A, D.L. 139, ODYD, PLAN KAP 68238
- 4) MUNICIPAL ADDRESS:  
- 520 CLEMENT AVENUE, KELOWNA, B.C.
- 5) ZONING:  
- I-2 GENERAL INDUSTRIAL  
(TBD - REZONING TO C4lp TOWN CENTRE COMMERCIAL)
- 6) OVERALL SITE AREA  
- 5,218 SQ.M. (56,166 SQ.FT.) OR 1.29 ACRES
- 7) PHASE I - DEVELOPED SITE AREA  
- 1.29 ACRES
- 8) TOTAL EXISTING TREES ON SITE  
- 1 (HERITAGE TREE)

**BUILDING CODE SUMMARY:**

- 1) DESIGN & CONSTRUCTION TO BE IN ACCORDANCE WITH:
  - BRITISH COLUMBIA BUILDING CODE 2006
  - DIVISION A (APPENDIX A - HERITAGE BUILDINGS)
- 2) USE AND OCCUPANCY:
  - SINGLE OCCUPANCY
  - GROUP A (ASSEMBLY)
  - DIVISION 2
- 3) OCCUPANT LOAD:
  - 130 PERSONS (DINNING & BEVERAGE)
- 4) FULLY SPRINKLERED:
  - REFER TO DIVISION A (APPENDIX A - HERITAGE BUILDINGS)
- 5) ONE STOREY BUILDING:
- 6) BASIC CONSTRUCTION REQUIREMENTS
  - NONCOMBUSTIBLE CONSTRUCTION
  - ROOF MAY BE OF COMBUSTIBLE CONSTRUCTION  
(PROVIDED THE BUILDING IS SPRINKLERED)
- 7) FIRE SEPARATIONS:
  - 1HR FIRE SEPARATION IS ACCEPTABLE  
(PROVIDED THE BUILDING IS SPRINKLERED)
- 8) EXITING & EGRESS:
  - MAXIMUM TRAVEL DISTANCE TO EXIT - 45M  
(PROVIDED THE BUILDING IS SPRINKLERED)
- 9) BARRIER FREE REQUIREMENTS:
  - AS PER BCBC 3.8.4.5.

**DRAWING LIST:**

**ARCHITECTURAL:**

- A0-00 - COVER SHEET
- A0-01 - PROJECT DATA
- A0-02 - SITE PHOTOS
- A0-03 - SITE SURVEY
- A1-01 - SITE PLAN
- A2-01 - FLOOR PLAN
- A4-01 - ELEVATIONS
- A4-01.1 - GENERAL NOTES
- AR-01 - PERSPECTIVE VIEW - SW CORN
- AR-02 - PERSPECTIVE VIEW - SE CORNER
- AR-03 - PERSPECTIVE VIEW - NE CORNER
- AR-04 - PERSPECTIVE VIEW - NW CORNER
- AR-05 - PERSPECTIVE VIEW - SW CORNER VIGNETTE  
HERITAGE GARDEN AND TRAIN STATION

**LANDSCAPE:**

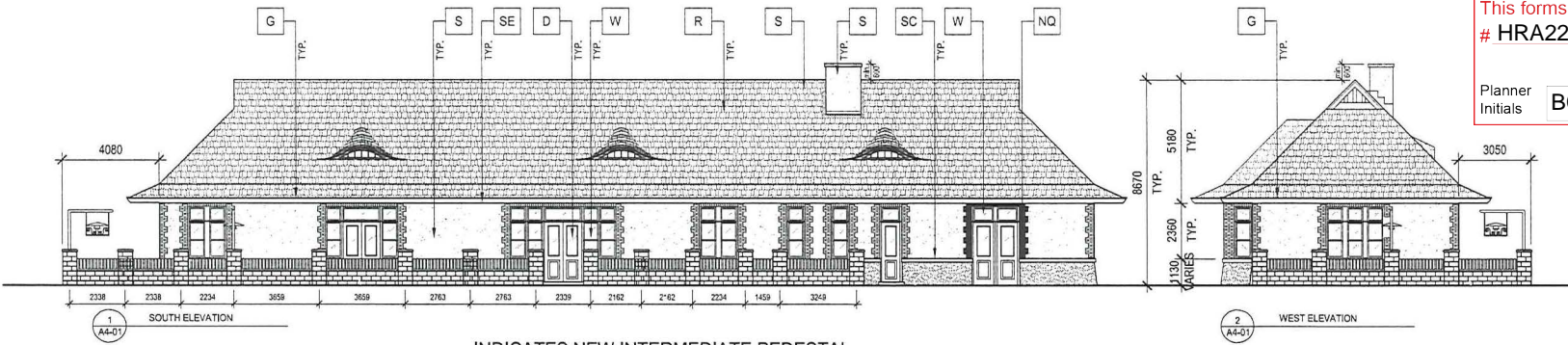
- L-0 - LANDSCAPE PLAN RENDERING
- L-1 - LANDSCAPE CONCEPT PLAN
- L-2 - HERITAGE GARDEN (PLANT SPECIES)
- L-3 - PRECEDENT IMAGES

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	DWG TITLE	PROJECT DATA		SCALE	N/A	ISSUE DATE	09-10-01	DWG NO.
					GRAPH	AC		
					REVIEW	GG		

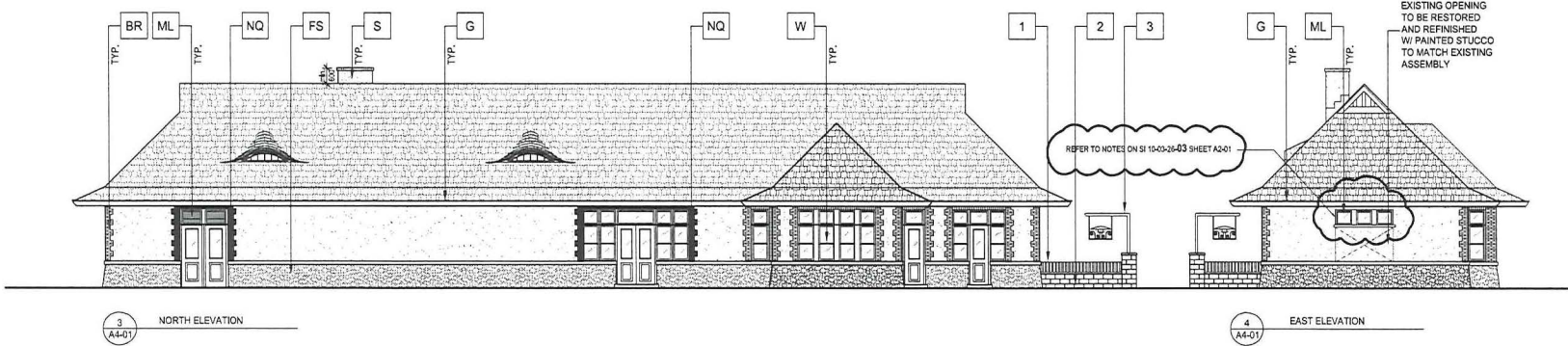
**SCHEDULE D**

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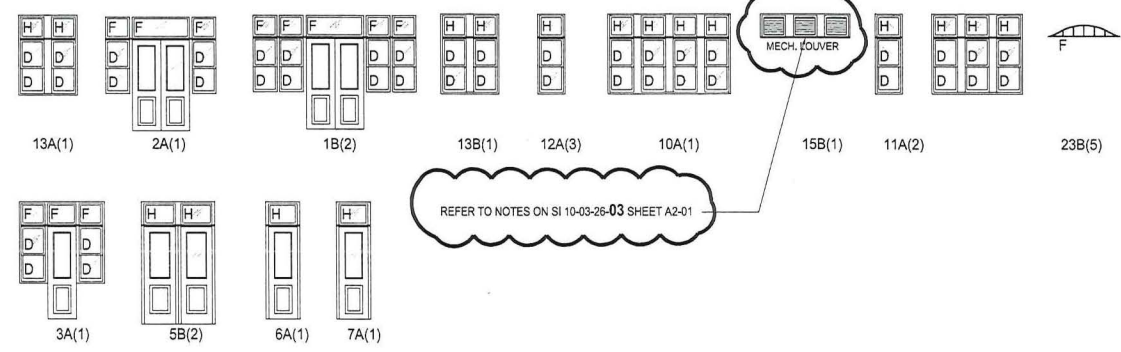
Planner Initials BC



INDICATES NEW INTERMEDIATE PEDESTAL



- LEGEND**
- R EXISTING ASPHALT SHINGLES TO BE REMOVED & REPLACED WITH NEW SYNTHETIC ROOF TILES
  - S STUCCO
  - SE STUCCO AT SOFFIT
  - BR BRICK
  - FS FIELD STONE
  - SC STONE COPING
  - W WINDOWS (REFER TO WINDOW & DOOR SCHEDULE)
  - D DOORS (REFER TO WINDOW & DOOR SCHEDULE)
  - ML MECHANICAL LOUVERS
  - G GUTTERS EAVESTROUGH & FASCIA
  - NQ NEW BRICK QUONING
- PATIO SCREEN**  
(Design and installation by tenant, approval by landlord)
- 1 WROUGHT IRON SCREENING FENCE
  - 2 CULTURED STONE
  - 3 PATIO HEATER



- WINDOW ASSEMBLY AND DOOR SCHEDULE**
- LEGEND**
- F= FIXED
  - H= HOPPER
  - D= DOUBLE HUNG
  - A= ORIGINAL FRAME TO BE REUSED
  - B= NEW FRAMING TO BE PROVIDED

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PROJECT	
KELOWNA HERITAGE TRAIN STATION	
PHASE 1-B	
DRAWING TITLE	
ELEVATIONS	
DRAWING ISSUES	
KHTS 1b SI 10-03-26-03	
PROJECT NO.	PLF DATE
9635	2010-03-26
DRAWING NO.	SCALE
A4-01	1:100
REVISION	



**LEGEND**

**SITE AREA**  
 APPROXIMATELY 5.210 SQ.M. (56,166 SQ.FT.) OR 1.29 ACRES

**CITY OF KELOWNA**  
 CONSOLIDATED ZONING BYLAW NO. 8200

**GENERAL NOTES:**  
 (REFER TO DOCUMENT FOR DETAILS/EXCEPTIONS)

**C4b - URBAN CENTRE COMMERCIAL**

F.A.R. = 1.0 (COMMERCIAL DEVELOPMENT ONLY)  
 F.A.R. = 1.3 (MIXED-USED DEVELOPMENT) = 6,783 SQ.M.




MAXIMUM SITE COVERAGE = 75%  
 MAXIMUM HEIGHT = LESSER OF 15.0M OR 4 STOREYS

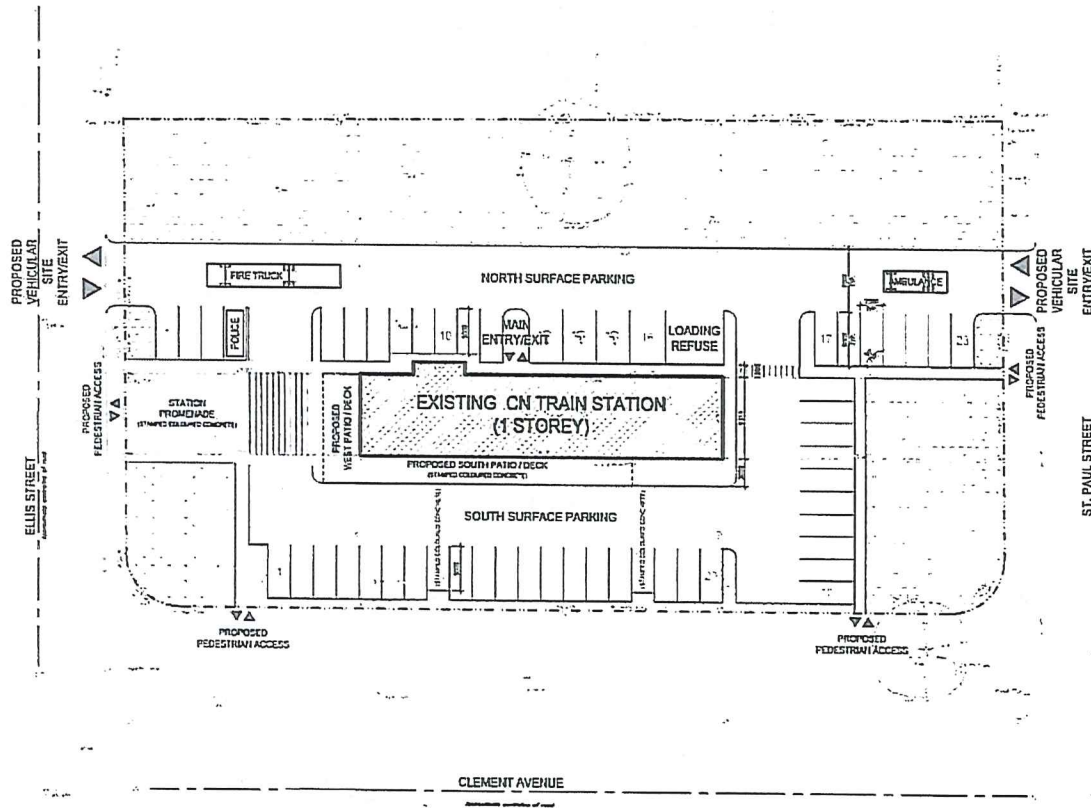
PARKING = 1.75 PARKING STALLS / 100 SQ.M. GFA  
 = 4 PARKING STALLS REQUIRED

**SUMMARY (AS REFLECTED IN THIS CONCEPT SKETCH)**  
 TOTAL G.F.A. = 356.0 SQ.M. (3,832 SQ.FT.)  
 F.A.R. = .668  
 SITE COVERAGE 6.6%

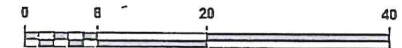
**PARKING & LOADING**


**SURFACE**  
 24 STALLS (NORTH)  
 03 STALLS DISABLED (NORTH)  
 26 STALLS (SOUTH)  
 53 STALLS TOTAL

-  EXISTING CN TRAIN STATION FOOTPRINT 356.0 SQ.M. (3,832 SQ.FT)
-  RESERVED FOR HERITAGE GARDEN (REFER TO LANDSCAPE DRAWINGS)
-  LANDSCAPED AREAS (REFER TO LANDSCAPE DRAWINGS)



ALL DIMENSIONS TO BE  
 CONFIRMED ON SITE



	PROJECT	KELOWNA HERITAGE TRAIN STATION - PHASE I	ISSUED FOR: HERITAGE ALTERATION PERMIT SUBMISSION	PROJECT NO. 9635	DWC REF. N/A
	DWC TITLE	SITE PLAN		ISSUE DATE 09-10-01	SCALE 1:500
				DRAWN AC	
				REVIEW GG	






**SCHEDULE** D

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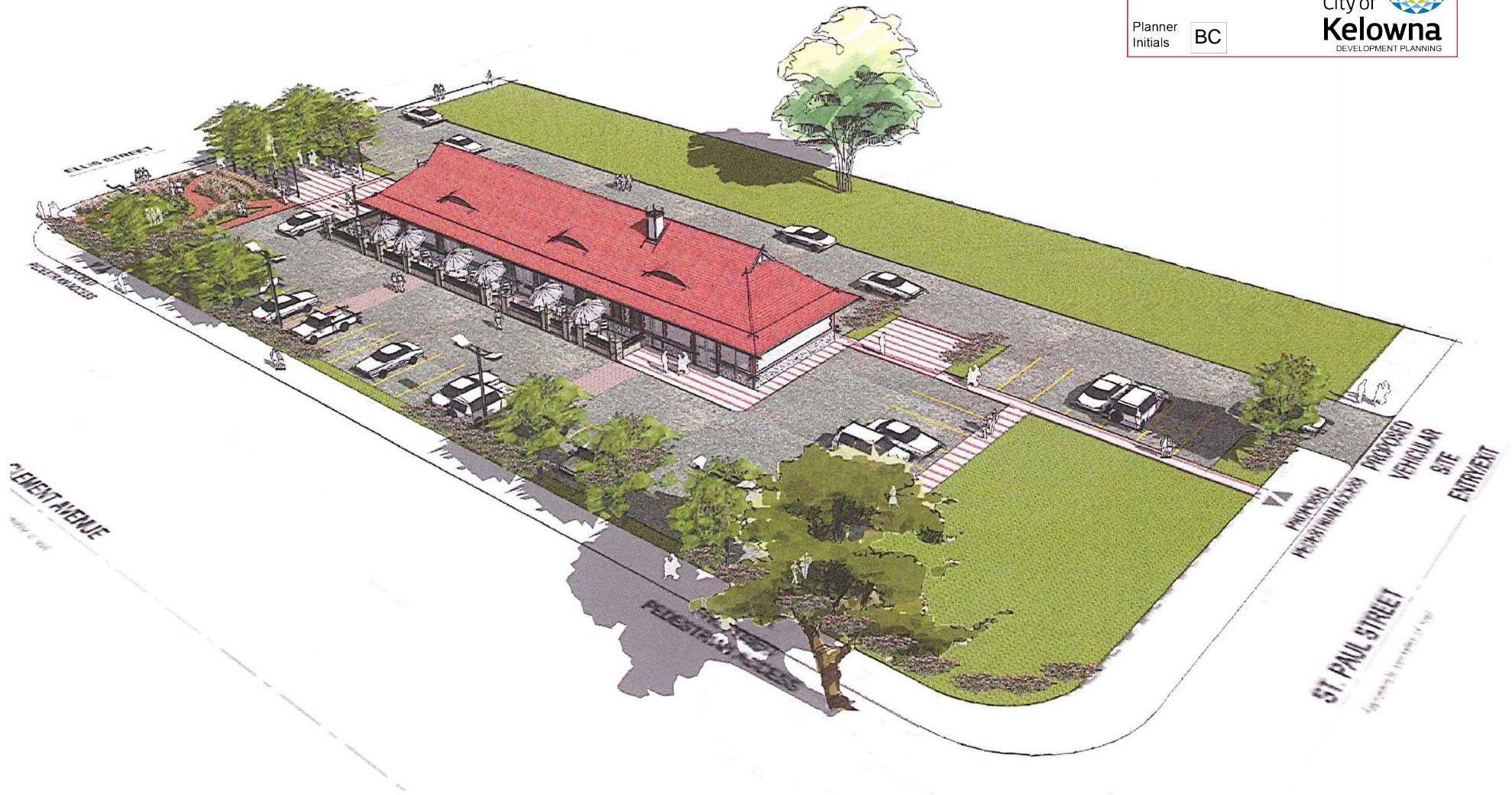


PROJECT	KELOWNA HERITAGE TRAIN STATION - PHASE I
DWG TITLE	VIEW OF SOUTHWEST CORNER VIGNETTE - HERITAGE GARDEN AND TRAIN STATION

ISSUED FOR:	HERITAGE ALTERATION PERMIT SUBMISSION	
	PROJECT NO.	9635
	ISSUE DATE	09-11-03
	SCALE	N/A
	DWG NO.	AR-05
	DRAWN	AC
	REVIEW	GG



<b>SCHEDULE</b>		D
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PROJECT	KELOWNA HERITAGE TRAIN STATION - PHASE I
DWG TITLE	VIEW OF SOUTHEAST CORNER

ISSUED FOR:	HERITAGE ALTERATION PERMIT SUBMISSION	PROJECT NO.	9635	DWG REF	N/A
		ISSUE DATE	09-11-03		
		SCALE	N/A	DWG NO.	AR-02
		DRAWN	AC		
		REVIEW	GG		