

CITY OF KELOWNA
MEMORANDUM

SCHEDULE

A

This forms part of application
Z17-0016



City of
Kelowna
COMMUNITY PLANNING

Date: February 23, 2017
File No.: Z17-0016-01

Planner
Initials **LB**

To: Land Use Management Department (LB)

From: Development Engineering Manager (SM)

Subject: 242 Clifton Road

RR3 to RU6

Development Engineering Services have the following requirements associated with this rezoning Application.

1. Domestic Water and Fire Protection

This property is currently serviced with a 19mm-diameter water service. The service will be adequate for this application. Metered water from the main residence must be extended to supply the proposed Suite/Dwelling.

If this property is going to stratify in the future, a second service and Meter will be required for this application to the secondary residence.

2. Sanitary Sewer

Our records indicate that this property is not currently serviced we would be required a 100mm-diameter sanitary sewer service connection which is adequate for this application.

3. Site Related Issues

- a) Provide on-site parking for the proposed dwelling.
- b) Access from Clifton Rd. through lot 244 Clifton Rd. only with an cross access agreement.

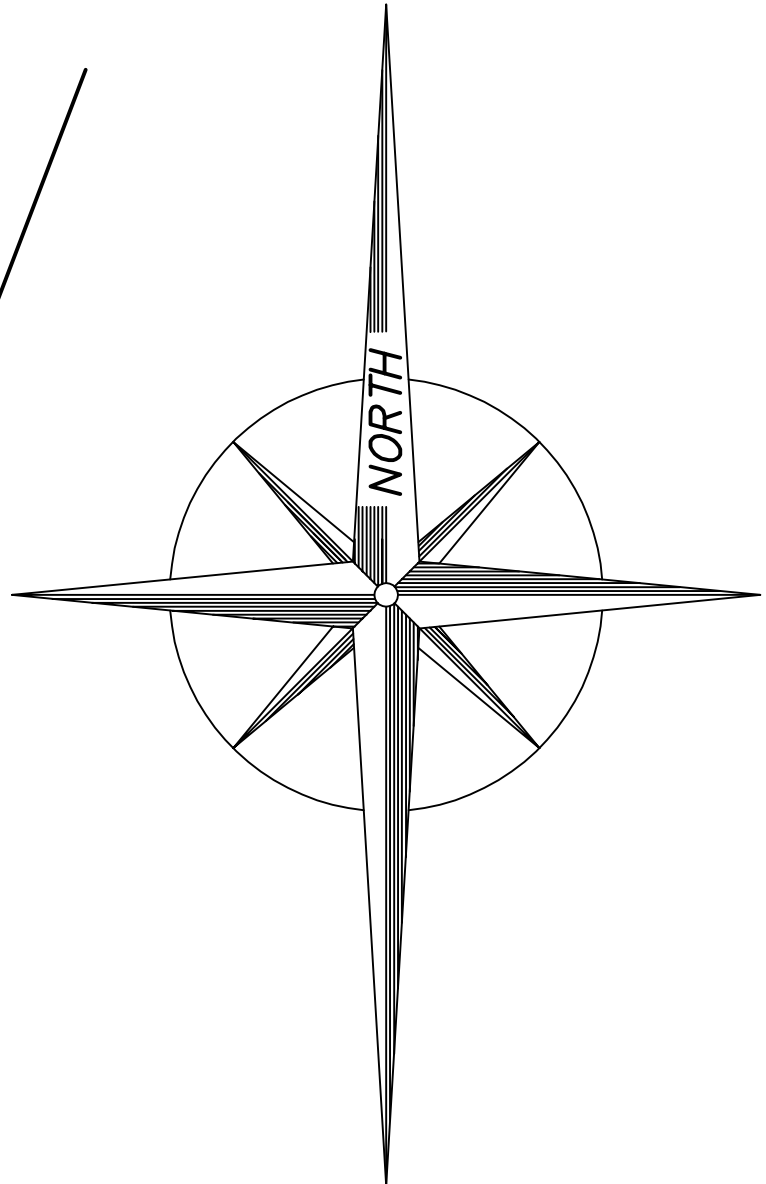
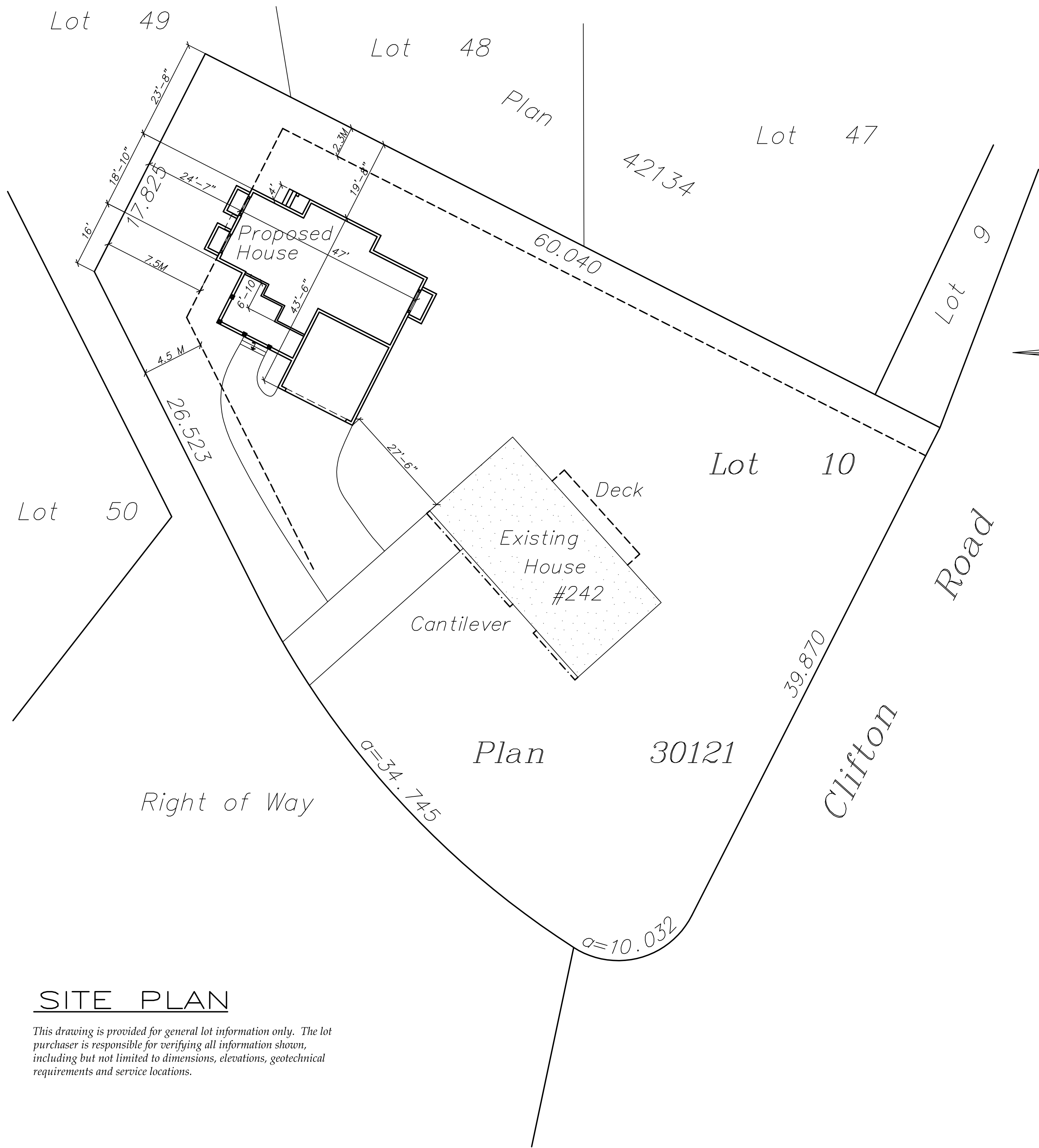
4. Electric Power and Telecommunication Services

It is the applicant's responsibility to make a servicing application with the respective electric power, telephone and cable transmission companies to arrange for service upgrades to these services which would be at the applicant's cost.

A handwritten signature in black ink, appearing to read 'Steve Muenz', written over a horizontal line.

Steve Muenz, P. Eng.
Development Engineering Manager

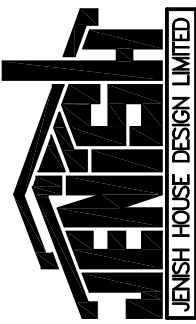
RO



SITE PLAN

This drawing is provided for general lot information only. The lot purchaser is responsible for verifying all information shown, including but not limited to dimensions, elevations, geotechnical requirements and service locations.

NOTE:
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REFERENCE:
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CHECKED:
TWB

DATE:
FEB. '17

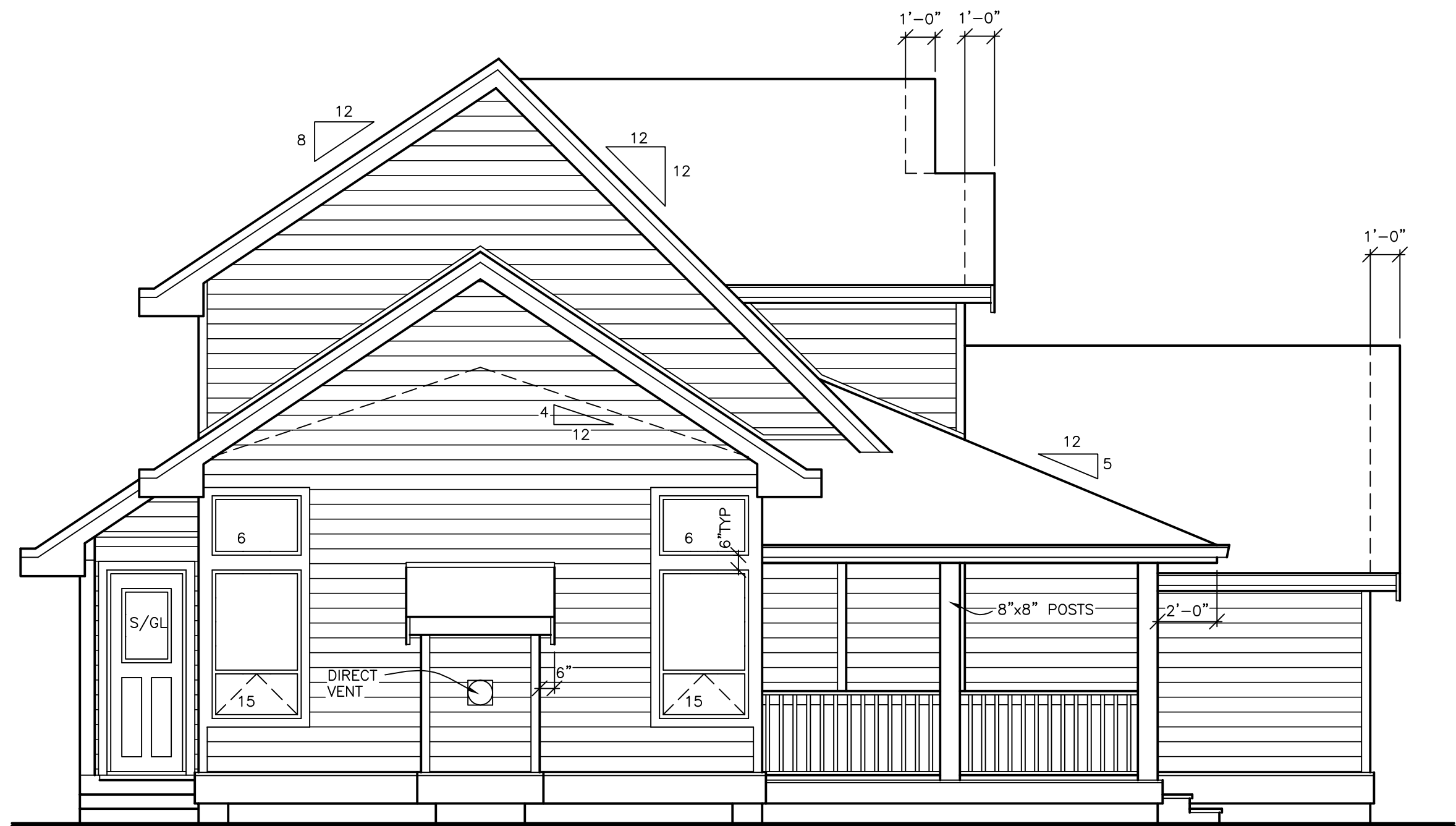
SCALE:
1/16"=1'-0"

SHEET:
1 OF 7

PLAN NUMBER:
M6-4-754

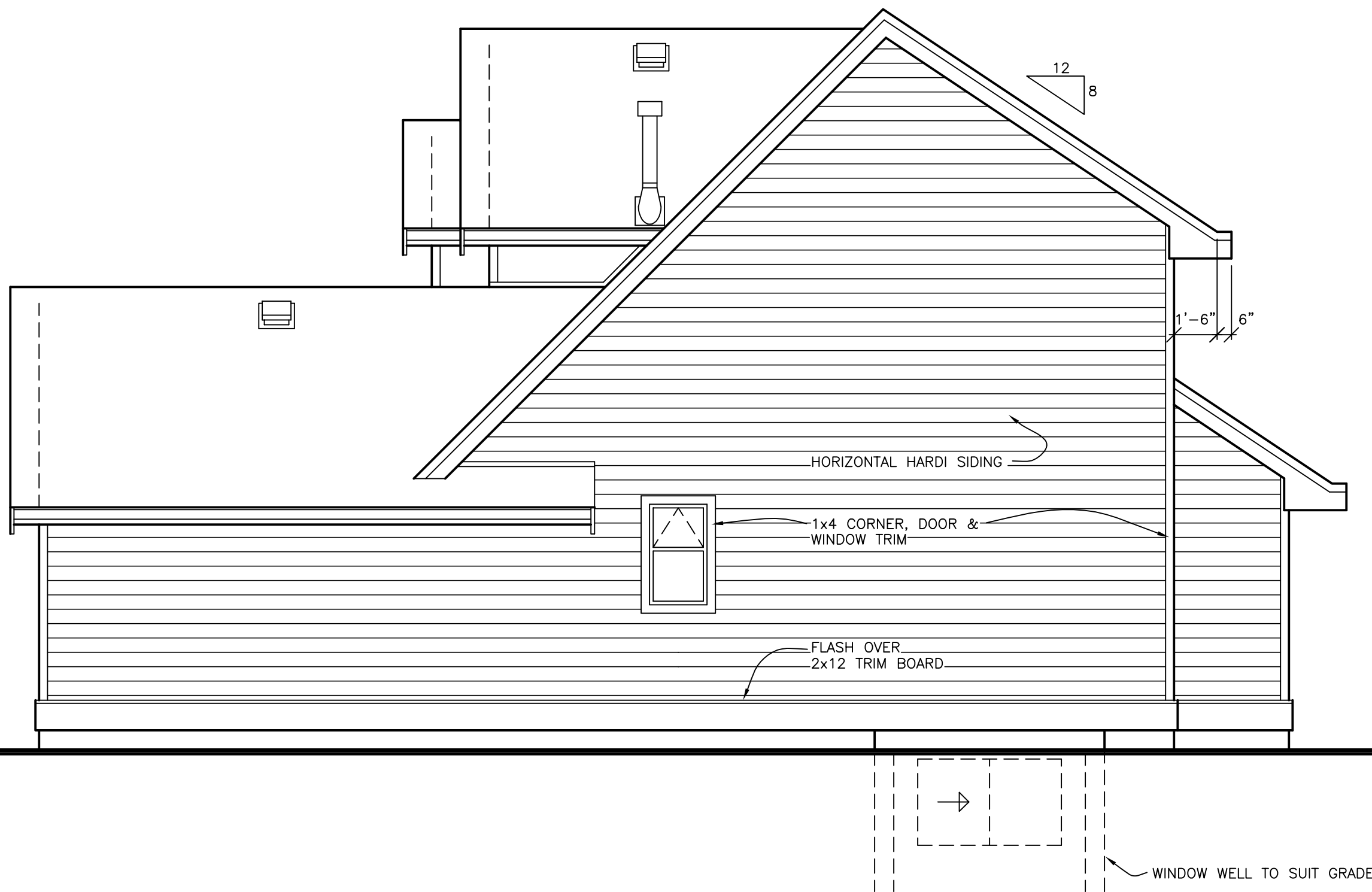
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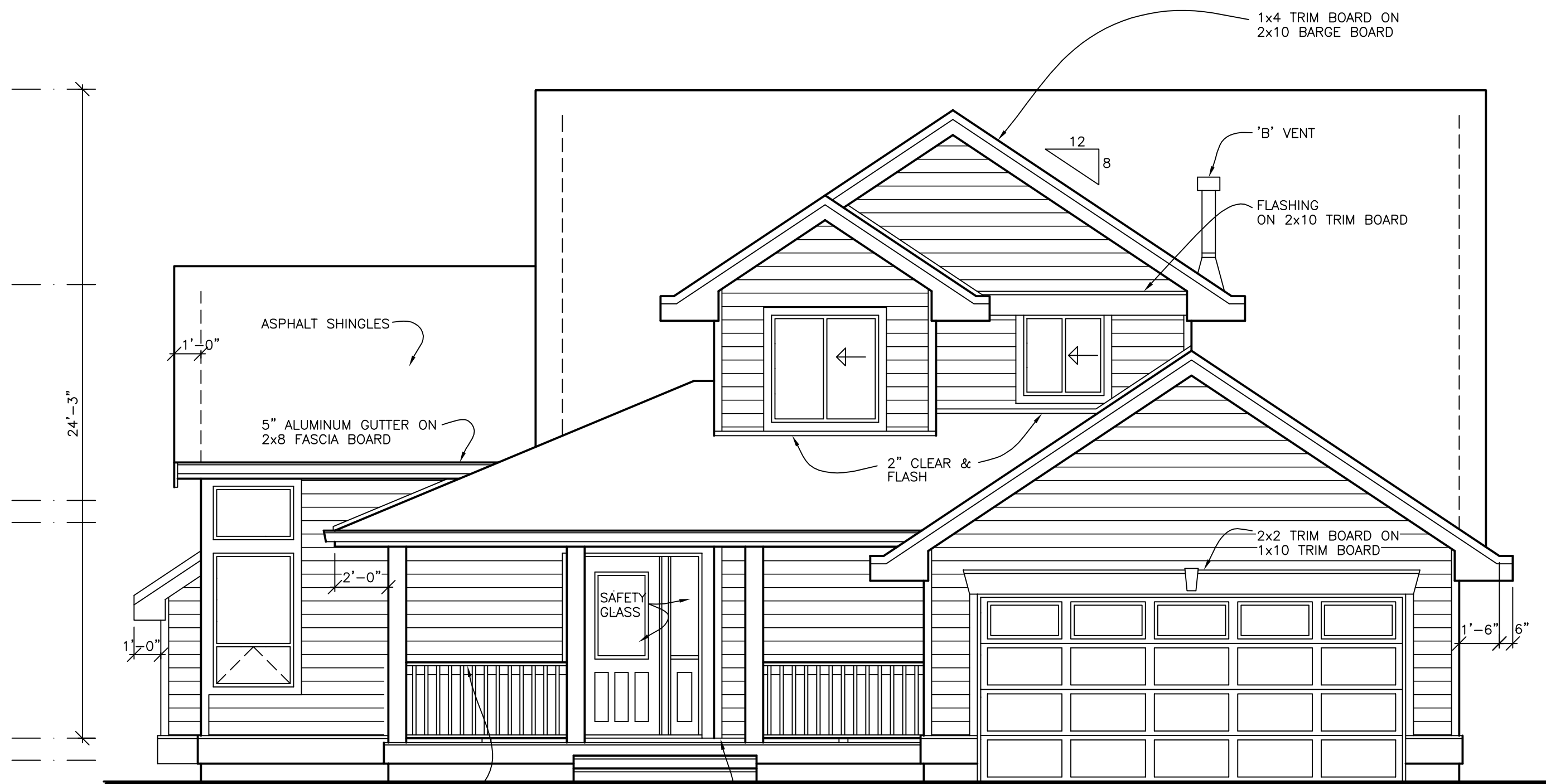


LEFT ELEVATION

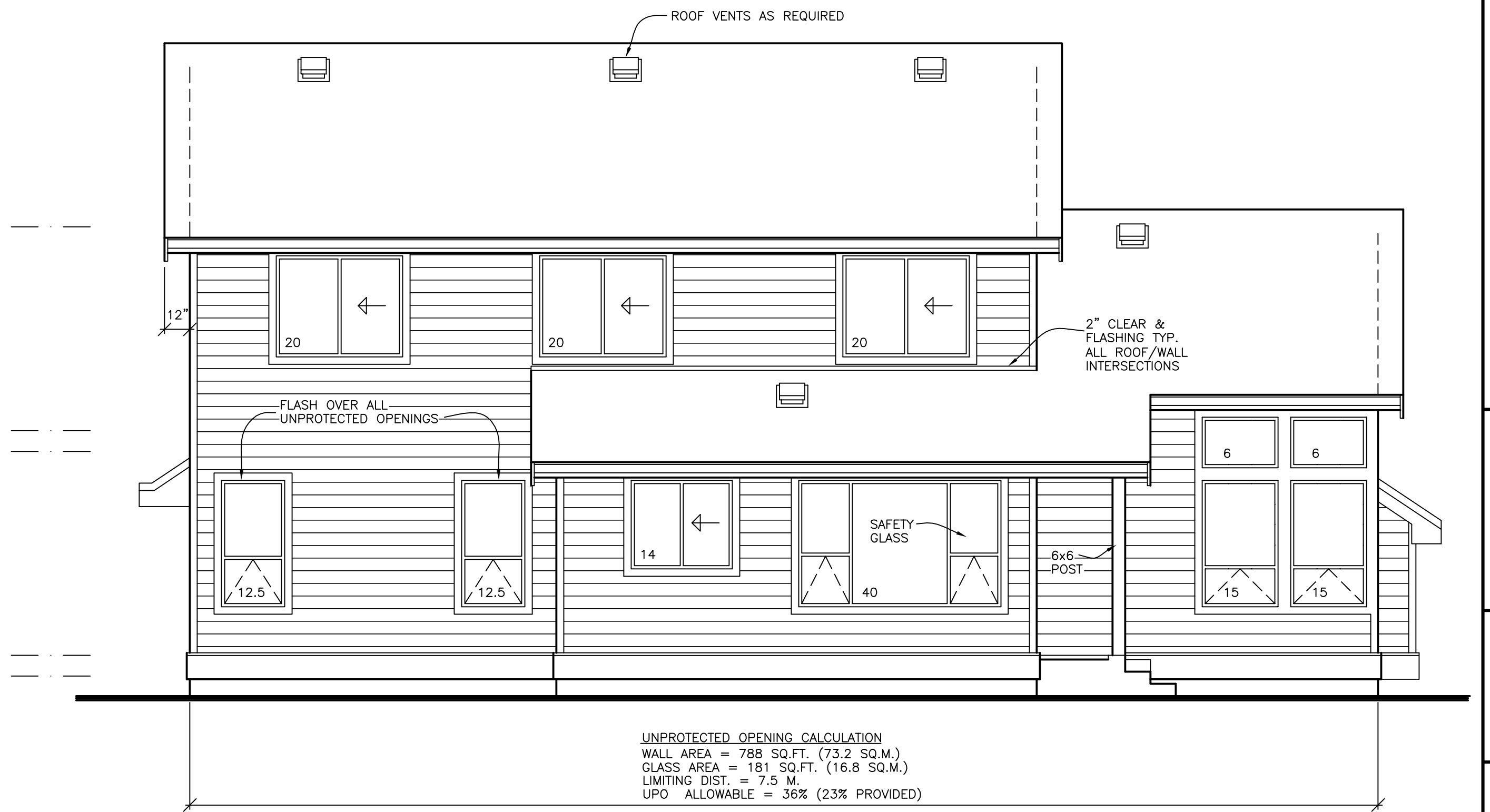
UNPROTECTED OPENING CALCULATION
WALL AREA = 262 SQ.FT. (24.3 SQ.M.)
GLASS AREA = 42 SQ.FT. (3.9 SQ.M.)
LIMITING DIST. = 7.5 M.
UPO ALLOWABLE = 100% (16% PROVIDED)



RIGHT ELEVATION



FRONT ELEVATION



REAR ELEVATION

UNPROTECTED OPENING CALCULATION
WALL AREA = 788 SQ.FT. (73.2 SQ.M.)
GLASS AREA = 181 SQ.FT. (16.8 SQ.M.)
LIMITING DIST. = 7.5 M.
UPO ALLOWABLE = 36% (23% PROVIDED)