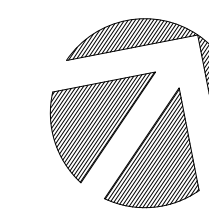


NORTH ARROW:



OWNER/CLIENT:

ISLAND VIEW LAND  
MANAGEMENT,  
FOR GAIN GROUP

GENERAL NOTES:

NO.	ISSUE	Y/M/D
5	RE-ISSUED FOR RZ/DP APPLICATION	26/06/05
4	RE-ISSUED FOR RZ/DP APPLICATION	26/03/09
3	RE-ISSUED FOR RZ/DP APPLICATION	25/11/03
2	ISSUED FOR RZ/DP APPLICATION	25/03/04
1	ISSUED FOR PRE APPLICATION REVIEW	24/11/13

SEAL:



CONSULTANT:



VAN 950 - 1500 W. Georgia Street Vancouver, V6G 2Z6  
VIC 104 - 3212 Jackie Road Victoria, V8B 0J5  
604.685.3529 | office@wa-arch.ca | wa-arch.ca

PROJECT NAME:  
**816 CLOVERDALE AVE.**

PROJECT ADDRESS:  
816 CLOVERDALE AND 3316 OAK STREET MIXED  
USE, SAANICH, BC

DRAWING TITLE:  
**SITE PLAN**

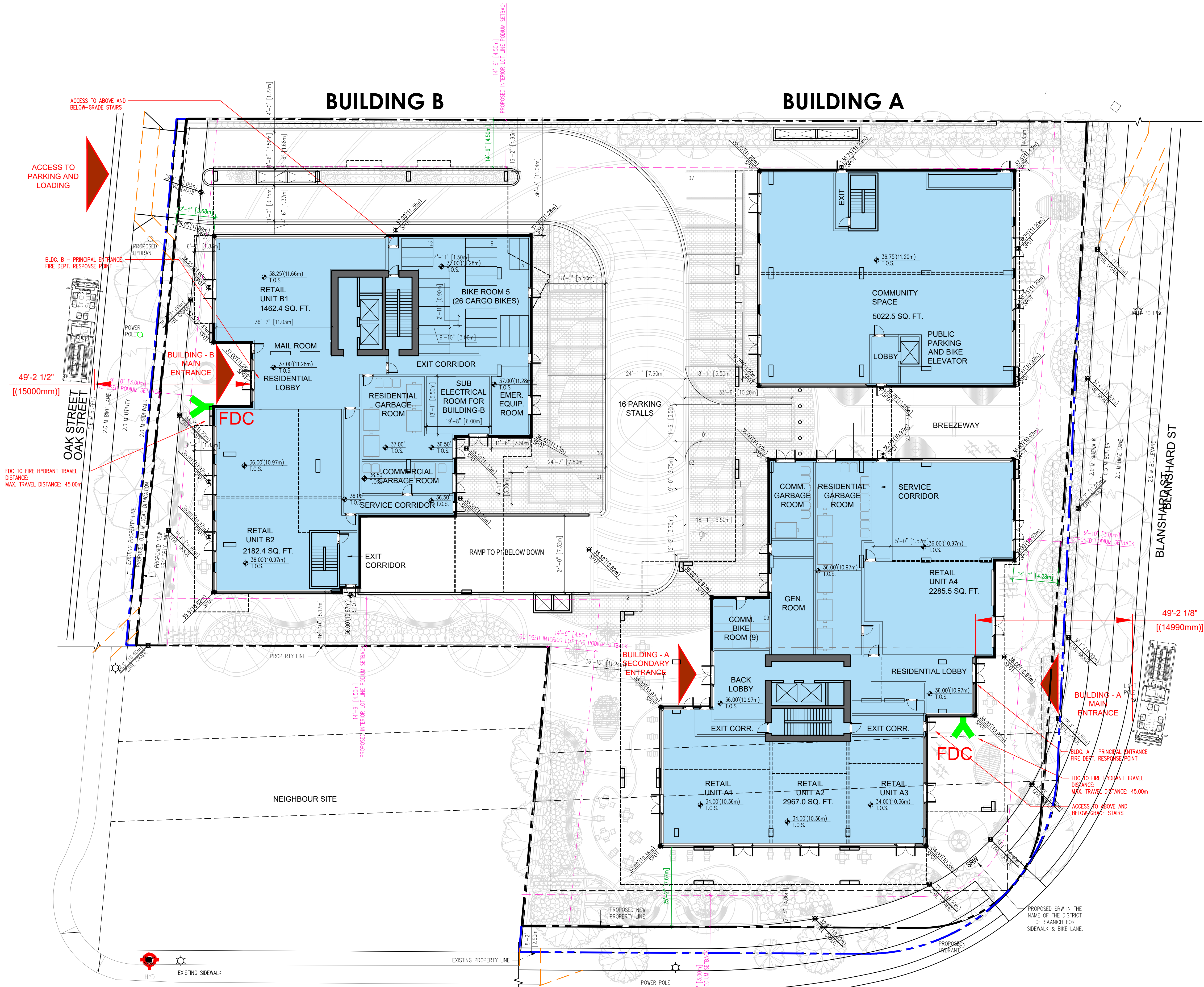
PROJECT NO: 24037 DRAWN BY: ER  
SCALE: 1/16"=1'-0" REVIEW BY: AW  
DWG NO: **A100**

**SITE LEGEND**

- FIRE HYDRANT - SEE CIVIL
- LAMP STANDARD  
SEE ELEC.
- PAD MOUNT TRANSFORMER  
SEE ELEC.
- LANDSCAPE  
SEE LANDSCAPE
- CONCRETE PAD  
SEE STRU.
- CURB LETDOWN
- BIKE RACK  
SEE LANDSCAPE
- BENCH  
SEE LANDSCAPE
- GARBAGE RECEPTACLE  
SEE LANDSCAPE
- EXISTING GRADE
- PROPOSED FINISH GRADE
- PROPERTY LINE
- RIGHT OF WAY
- SETBACK LINE
- RETAINING WALL
- SCORED AND PAINTED  
CROSSWALK, SEE CIVIL
- PAINTED BARRIER FREE PARKING  
STALL, SIGN C/W FLEXIBLE  
ACCESSIBLE SIGN POST.

**NOTES:**

- THE PROJECT IS LOCATED OUTSIDE THE 5KM RADIUS OF THE DOMINION ASTROPHYSICAL OBSERVATORY. AT 8.25KM. THIS PROJECT WILL STILL COMPLY WITH SECTION II SHIELDING REQUIREMENTS AND TABLE 'A' OF SCHEDULE B. ZONING BYLAW 8200.
- THE MATERIALITY FOR THE PROJECT WILL COMPLY WITH THE BIRD-FRIENDLY DESIGN GUIDELINES:
  - DESIGN BUILDING CONSISTENT WITH HIGH-PERFORMANCE BUILDING GUIDELINES.
  - AVOID LARGE AREAS OF GLAZING.
  - USE OF MIRRORRED GLASS AND GLASS REFLECTIVITY IS STRONGLY DISCOURAGED AND SHOULD BE AVOIDED.
  - INCORPORATE DESIGN TREATMENTS THAT INCREASE THE VISIBILITY OF GLASS.
  - REDUCE UNNECESSARY LIGHT-SPILL THROUGH SHIELDING.



**RECEIVED**  
JUNE 10 2026  
PLANNING DEPT.  
DISTRICT OF SAANICH

1 SITE PLAN  
A100 1/16"=1'-0"