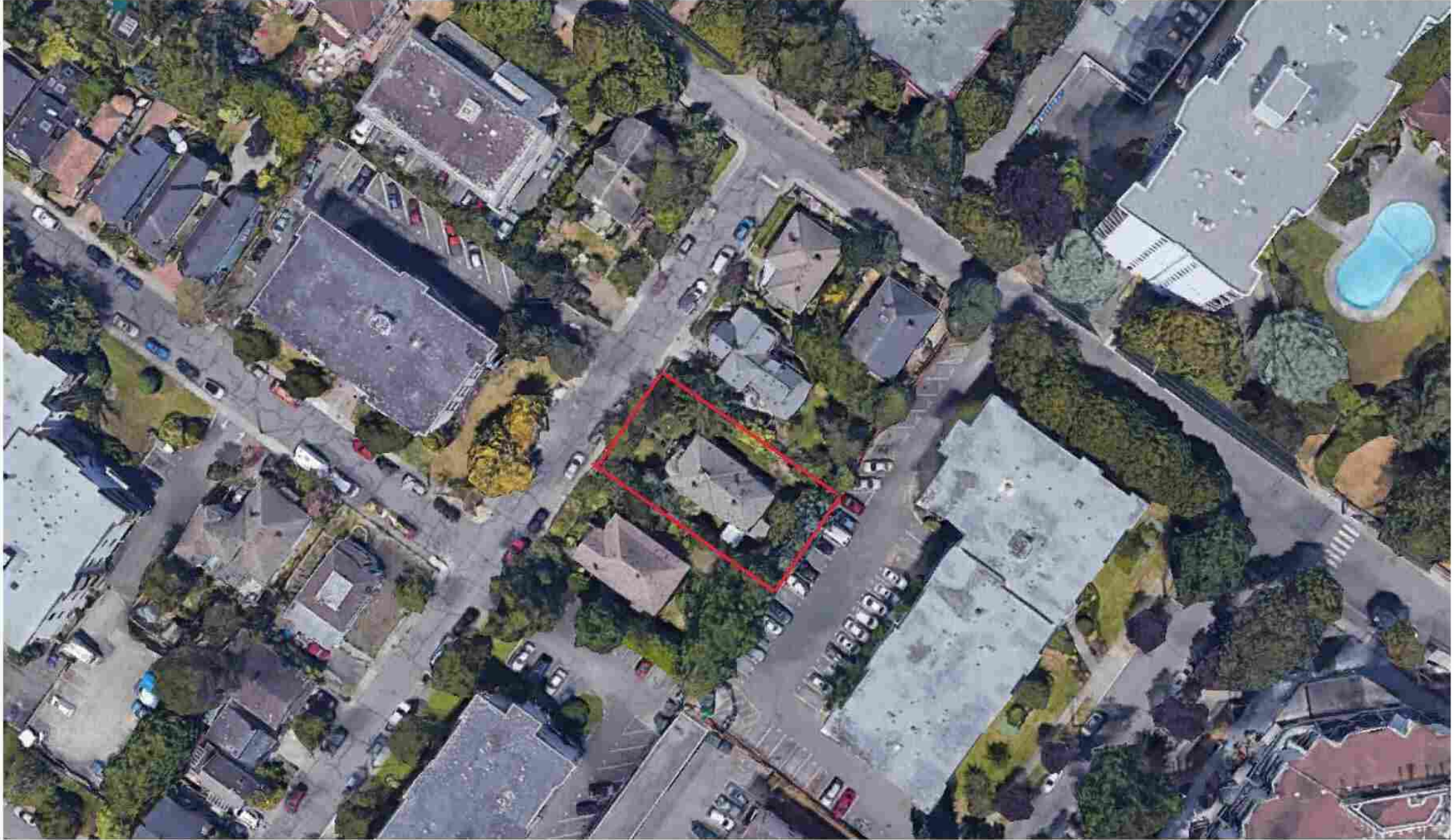
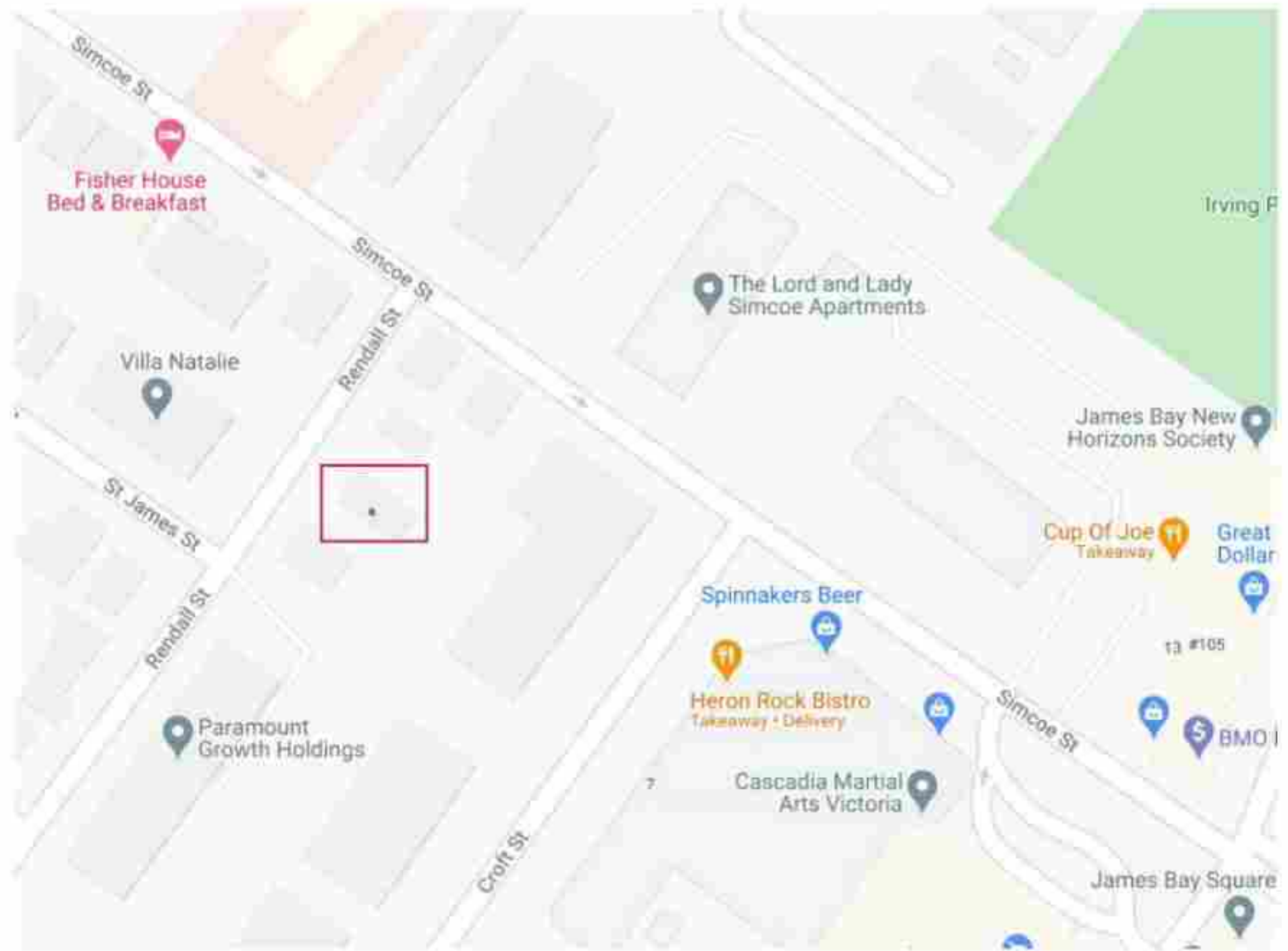


149 Rendall Street Rezoning Proposal

For information you may call/email:

Proponent: David Laks 604-698-7021 dlaks@shaw.ca









LOT INFORMATION:

1000 2500715
 1014 05207 20486
 1014 0511 1 AREA
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486

ELEVATIONS:

MAIN FLOOR
 MAIN FLOOR ADDITION
 ROOF PEAK

1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486
 1014 051101 1 (1) 20486

Heritage Assessment Panel Information

Heritage Assessment Panel Information

| Item | Value |
|--|-------------------------|
| Heritage Assessment Panel Number | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Name | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Address | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Date | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Status | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Category | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Sub-category | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Description | 1014 051101 1 (1) 20486 |
| Heritage Assessment Panel Notes | 1014 051101 1 (1) 20486 |



LEGEND

- TREE - CONIFEROUS
- TREE - DECIDUOUS
- SIGN POST
- POLE - HYDRO/TELEPHONE POLE
- VALVE - IRRIGATION
- METER - WATER
- DENOTE SPOT ELEVATION

EK SPECIES DIA

NOTES
 ELEVATIONS ARE IN METRES AND ARE REFERRED TO GEODETIC DATUM GYMONG LEUNG MONUMENT 8 493. EL ELEVATION 14 594 METRES
 THIS PLAN REPRESENTS FIELD SURVEY CONDUCTED ON MAY 4 2022



SITE PLAN OF LOT 48, BECKLEY FARM, VICTORIA CITY, PLAN 212

| | | | |
|--|--|--|--|
| <p>THIS PLAN REPRESENTS FIELD SURVEY CONDUCTED ON MAY 4 2022</p> <p>DATE OF SURVEY: 04/05/2022</p> <p>CONDUCTED BY: DAVID LAGS</p> | <p>THIS PLAN REPRESENTS FIELD SURVEY CONDUCTED ON MAY 4 2022</p> <p>DATE OF SURVEY: 04/05/2022</p> <p>CONDUCTED BY: DAVID LAGS</p> | <p>THIS PLAN REPRESENTS FIELD SURVEY CONDUCTED ON MAY 4 2022</p> <p>DATE OF SURVEY: 04/05/2022</p> <p>CONDUCTED BY: DAVID LAGS</p> | <p>THIS PLAN REPRESENTS FIELD SURVEY CONDUCTED ON MAY 4 2022</p> <p>DATE OF SURVEY: 04/05/2022</p> <p>CONDUCTED BY: DAVID LAGS</p> |
|--|--|--|--|

AVERAGE GRADE CALCULATION

| LINE | START | END | AVG |
|------|-------|-------|-------|
| 1 | 10.00 | 10.00 | 10.00 |
| 2 | 10.00 | 10.00 | 10.00 |
| 3 | 10.00 | 10.00 | 10.00 |
| 4 | 10.00 | 10.00 | 10.00 |
| 5 | 10.00 | 10.00 | 10.00 |
| 6 | 10.00 | 10.00 | 10.00 |
| 7 | 10.00 | 10.00 | 10.00 |
| 8 | 10.00 | 10.00 | 10.00 |
| 9 | 10.00 | 10.00 | 10.00 |
| 10 | 10.00 | 10.00 | 10.00 |
| 11 | 10.00 | 10.00 | 10.00 |
| 12 | 10.00 | 10.00 | 10.00 |
| 13 | 10.00 | 10.00 | 10.00 |
| 14 | 10.00 | 10.00 | 10.00 |
| 15 | 10.00 | 10.00 | 10.00 |
| 16 | 10.00 | 10.00 | 10.00 |
| 17 | 10.00 | 10.00 | 10.00 |
| 18 | 10.00 | 10.00 | 10.00 |
| 19 | 10.00 | 10.00 | 10.00 |
| 20 | 10.00 | 10.00 | 10.00 |
| 21 | 10.00 | 10.00 | 10.00 |
| 22 | 10.00 | 10.00 | 10.00 |
| 23 | 10.00 | 10.00 | 10.00 |
| 24 | 10.00 | 10.00 | 10.00 |
| 25 | 10.00 | 10.00 | 10.00 |
| 26 | 10.00 | 10.00 | 10.00 |
| 27 | 10.00 | 10.00 | 10.00 |
| 28 | 10.00 | 10.00 | 10.00 |
| 29 | 10.00 | 10.00 | 10.00 |
| 30 | 10.00 | 10.00 | 10.00 |
| 31 | 10.00 | 10.00 | 10.00 |
| 32 | 10.00 | 10.00 | 10.00 |
| 33 | 10.00 | 10.00 | 10.00 |
| 34 | 10.00 | 10.00 | 10.00 |
| 35 | 10.00 | 10.00 | 10.00 |
| 36 | 10.00 | 10.00 | 10.00 |
| 37 | 10.00 | 10.00 | 10.00 |
| 38 | 10.00 | 10.00 | 10.00 |
| 39 | 10.00 | 10.00 | 10.00 |
| 40 | 10.00 | 10.00 | 10.00 |
| 41 | 10.00 | 10.00 | 10.00 |
| 42 | 10.00 | 10.00 | 10.00 |
| 43 | 10.00 | 10.00 | 10.00 |
| 44 | 10.00 | 10.00 | 10.00 |
| 45 | 10.00 | 10.00 | 10.00 |
| 46 | 10.00 | 10.00 | 10.00 |
| 47 | 10.00 | 10.00 | 10.00 |
| 48 | 10.00 | 10.00 | 10.00 |
| 49 | 10.00 | 10.00 | 10.00 |
| 50 | 10.00 | 10.00 | 10.00 |
| 51 | 10.00 | 10.00 | 10.00 |
| 52 | 10.00 | 10.00 | 10.00 |
| 53 | 10.00 | 10.00 | 10.00 |
| 54 | 10.00 | 10.00 | 10.00 |
| 55 | 10.00 | 10.00 | 10.00 |
| 56 | 10.00 | 10.00 | 10.00 |
| 57 | 10.00 | 10.00 | 10.00 |
| 58 | 10.00 | 10.00 | 10.00 |
| 59 | 10.00 | 10.00 | 10.00 |
| 60 | 10.00 | 10.00 | 10.00 |
| 61 | 10.00 | 10.00 | 10.00 |
| 62 | 10.00 | 10.00 | 10.00 |
| 63 | 10.00 | 10.00 | 10.00 |
| 64 | 10.00 | 10.00 | 10.00 |
| 65 | 10.00 | 10.00 | 10.00 |
| 66 | 10.00 | 10.00 | 10.00 |
| 67 | 10.00 | 10.00 | 10.00 |
| 68 | 10.00 | 10.00 | 10.00 |
| 69 | 10.00 | 10.00 | 10.00 |
| 70 | 10.00 | 10.00 | 10.00 |
| 71 | 10.00 | 10.00 | 10.00 |
| 72 | 10.00 | 10.00 | 10.00 |
| 73 | 10.00 | 10.00 | 10.00 |
| 74 | 10.00 | 10.00 | 10.00 |
| 75 | 10.00 | 10.00 | 10.00 |
| 76 | 10.00 | 10.00 | 10.00 |
| 77 | 10.00 | 10.00 | 10.00 |
| 78 | 10.00 | 10.00 | 10.00 |
| 79 | 10.00 | 10.00 | 10.00 |
| 80 | 10.00 | 10.00 | 10.00 |
| 81 | 10.00 | 10.00 | 10.00 |
| 82 | 10.00 | 10.00 | 10.00 |
| 83 | 10.00 | 10.00 | 10.00 |
| 84 | 10.00 | 10.00 | 10.00 |
| 85 | 10.00 | 10.00 | 10.00 |
| 86 | 10.00 | 10.00 | 10.00 |
| 87 | 10.00 | 10.00 | 10.00 |
| 88 | 10.00 | 10.00 | 10.00 |
| 89 | 10.00 | 10.00 | 10.00 |
| 90 | 10.00 | 10.00 | 10.00 |
| 91 | 10.00 | 10.00 | 10.00 |
| 92 | 10.00 | 10.00 | 10.00 |
| 93 | 10.00 | 10.00 | 10.00 |
| 94 | 10.00 | 10.00 | 10.00 |
| 95 | 10.00 | 10.00 | 10.00 |
| 96 | 10.00 | 10.00 | 10.00 |
| 97 | 10.00 | 10.00 | 10.00 |
| 98 | 10.00 | 10.00 | 10.00 |
| 99 | 10.00 | 10.00 | 10.00 |
| 100 | 10.00 | 10.00 | 10.00 |











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SITE PLAN OF LOT 48, BECKLEY FARM, VICTORIA CITY, PLAN 212

McDavid Lags
 199 Rendall Street
 T-SQUARE DESIGN & CONSULTING
 350-365-5411
 DRAWING NO: 406-1



LEGEND

-  EXISTING CONCRETE SURFACE TO BE RETAINED
 -  EXISTING PORCH SURFACE TO BE RETAINED
 -  NEW PORCH SURFACE TO REPLACE EXISTING PORCH SURFACE
 -  EXISTING LANDSCAPE TO BE PROTECTED THROUGH CONSTRUCTION
 -  EXISTING LANDSCAPE TO BE REINSTATED
 -  EXISTING FENCE TO BE RETAINED
 -  EXISTING FENCE TO BE DEMOLISHED
 -  EXISTING CIRCULARS TO BE RETAINED
 -  EXISTING CIRCULARS TO BE REINSTATED
 -  EXISTING CIRCULARS TO BE DEMOLISHED
- 1:240 SHOWN (METERS)

NOTES

- DRAWING NOT TO BE SCALED. UNLESS NOTED, VERIFY ALL DIMENSIONS, DATUMS, AND LEVELS FROM TO CORNER POINT OF MDSB.
- ALL EXISTING LANDSCAPE, EXCEPT SHADINGS, ALL SURVEY INFORMATION, INCLUDING BASE ELEVATIONS, (ELEVATIONS) COMPILED BY MULLIKANY ASSOCIATES (LAND SURVEYING LTD)
- PLANTING MATERIAL INSTALLATION TO CONFORM TO BCCSA, BCCMA STANDARDS
- ALL EXISTING TREES TO BE PROTECTED THROUGH CONSTRUCTION AND REMAIN IN PLACE, LANDSCAPE TO BE REINSTATED TO MATCH OR BETTER
- ALL EXISTING FENCES TO CONFORM TO BCCSA/BCCMA STANDARDS - PROTECTION - 1.7' LEVEL 1 AND BOUNDARY MARKS



Van Orogen Enterprises Ltd.
 924 Water Street
 Victoria BC
 V8A 2Z1 phone 250-385-0288
 cell 250-754-8338

Scale: 1:100
 Date: 08/11
 Drawn by: [Signature]
 Checked by: [Signature]

Prepared landscape for: DAVIS LAKS
 101 REDBELL STREET