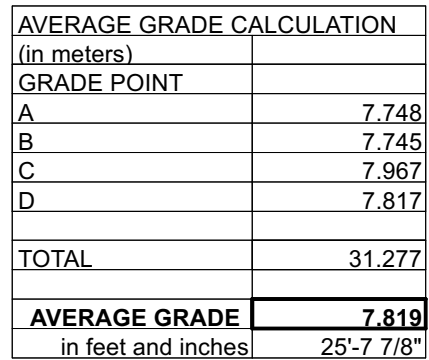


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NOTE: All dimensions are shown in millimeters.

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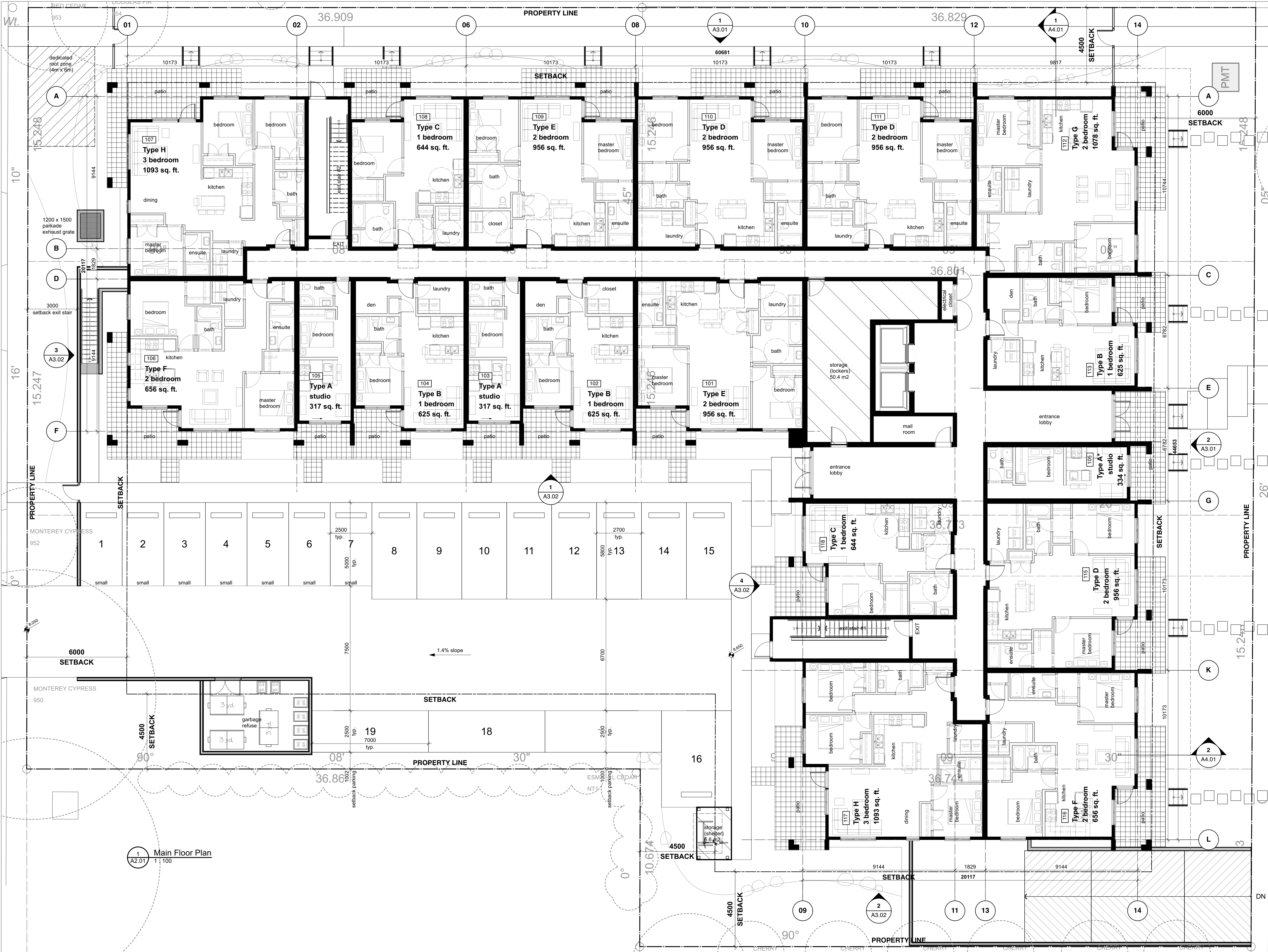


project name
Sidney - Highstreet
Third and Fourth Street, Sidney BC

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REGISTERED ARCHITECT
ROBERT ALAN WHEATER
2025-07-14
BRITISH COLUMBIA

1	14 JUL 2025	Re-issued for Reasoning / DVP
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0 2500 5000mm

1" = 100'

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KELOWNA, BC, V1Y 6S4
778.946.6237

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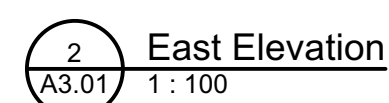
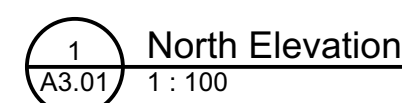
project name
Sidney - Highstreet
Third and Fourth Street, Sidney BC

project number
Main Floor Plan

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revision no.
A2.01

revision no.
1



- 1 STONE VENEER, DARK GREY
- 2 FIBER CEMENT, GREL, PAINTER
OFF WHITE
- 3 FIBER CEMENT SIDING,
WOOD ENISH, 2025-07-14
- 4 PARCEO CONCRETE
LIGHT GREY
- 5 TRIPLE GLAZEL, HERMELL, BROWN
VINYL WINDOWS & DOORS
- 6 TEMPERED GLASS SHORR
ALUMINUM WINDOW WALL SYSTEM
- 7 METAL DOOR FRAME/METAL DOOR, PAINTED
- 8 PREFINISHED METAL ROLL UP DOOR
- 9 PREFINISHED ALUMINUM GUARD WITH
TEMPERED GLASS PANEL
- 10 PREFINISHED METAL FLASHING & PARAPET
FASCIA
- 11 THRU WALL PREFINISHED METAL FLASHING

1	14 JUL 2025	Re-Issued for Rezoing	
Rev: 0	Date: 03 FEB 2025	Description:	Issued for Rezoing
print date	14 JUL 2025	drawing file	2442-A200 Floor
drawn by	gar	checked by	
scale	1 : 100	project number	

NOTE: All dimensions are shown in millimeters



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working title North & East Elevations	
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PROPERTY LINE



1 South Elevation
A3.02 1:100



2 South Elevation
A3.02 1:100

PROPERTY LINE



3 West Elevation
A3.02 1:100



4 West Elevation
A3.02 1:100

MATERIALS & FINISH KEY

- STONE VENEER, DARK GREY
- FIBER CEMENT PANEL, PAINTED OFF WHITE
- FIBER CEMENT SILING, WOOD FINISH 2025-07-14
- PARGED CONCRETE LIGHT GREY
- TRIPLE GLAZED THERMALLY BROKEN VINYL WINDOWS & DOORS
- TEMPERED GLASS FOR ALUMINUM WINDOW WALL SYSTEM
- METAL DOOR FRAME/METAL DOOR, PAINTED
- PREFINISHED METAL ROLL UP DOOR
- PREFINISHED ALUMINUM GUARD WITH TEMPERED GLASS PANEL
- PREFINISHED METAL FLASHING & PARAPET FASCIA
- THRU WALL PREFINISHED METAL FLASHING

1	14 JUL 2025	Re-issued for Reasoning / DVP
Rev	0	03 FEB 2025 Description Issued for Reasoning / DVP
proj date	14 JUL 2025	drawing file 2442-A200 Floor Plans
drawn by	gar	checked by csw
scale	1:100	project number 2442

0 2500 5000mm
1:100

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project name

Sidney - Highstreet
3rd and 4th Street

drawn by

South & West Elevations

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A3.02

revision no.

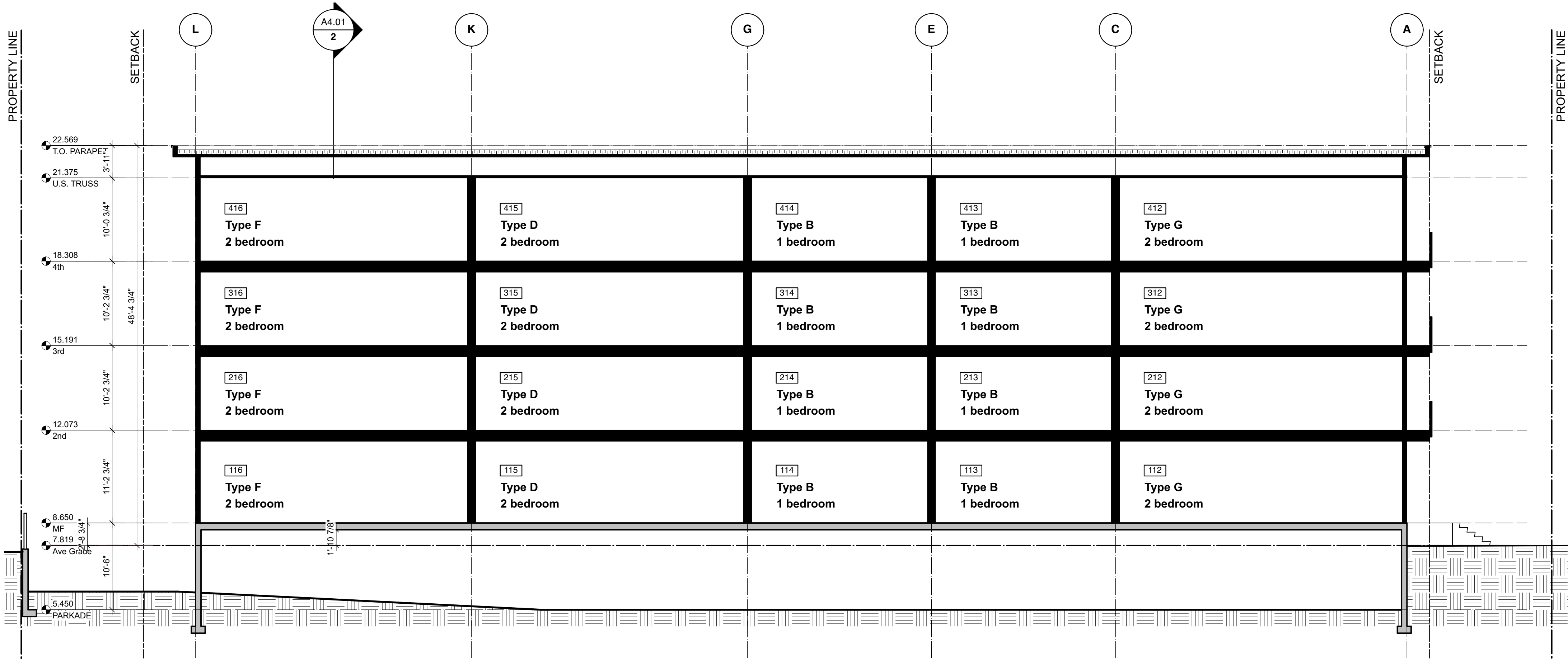
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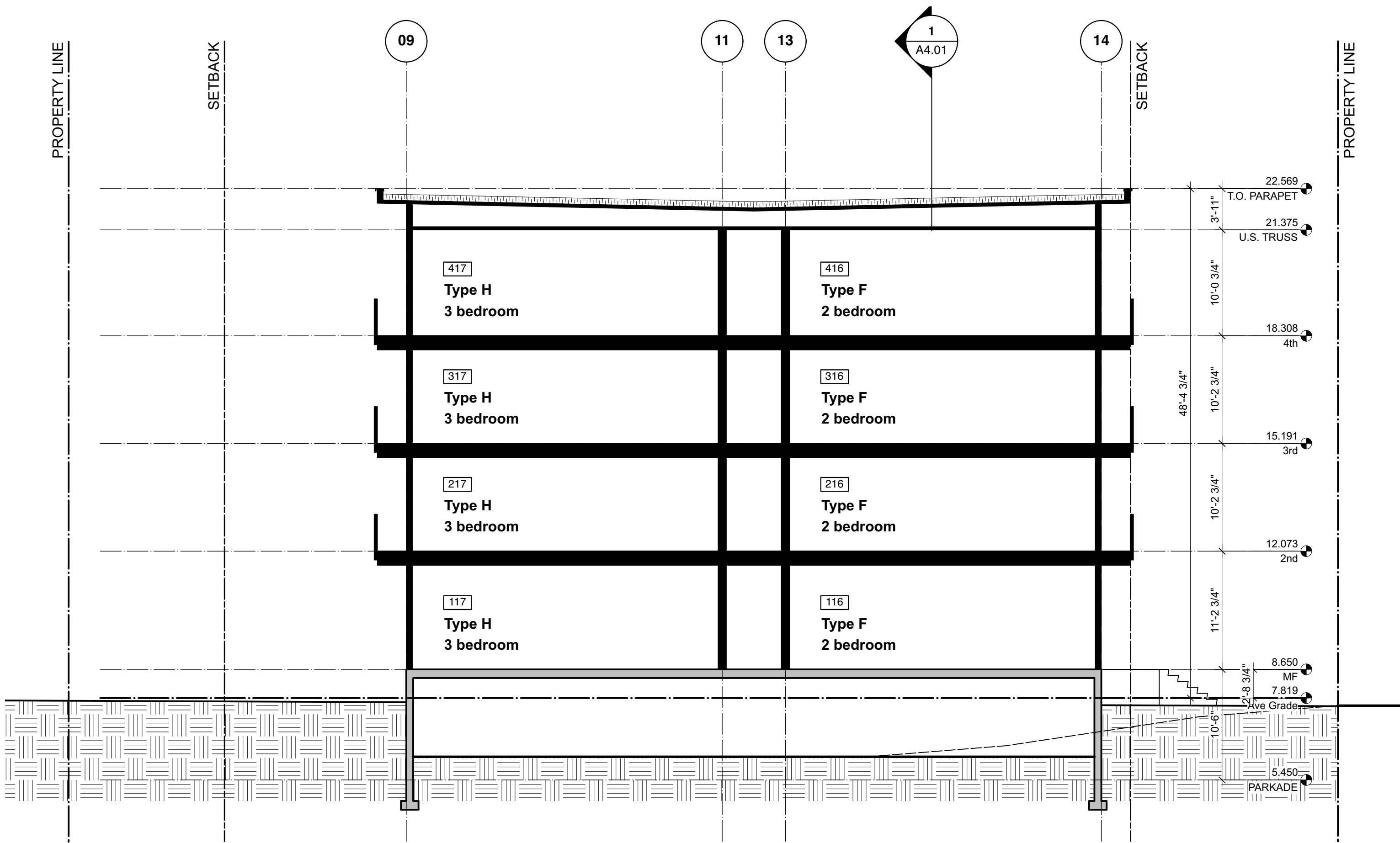
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plot date:		14 JUL 2025	drawing file:	2442-A200 Floor Plan	
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NOTE: All dimensions are shown in millimeters.

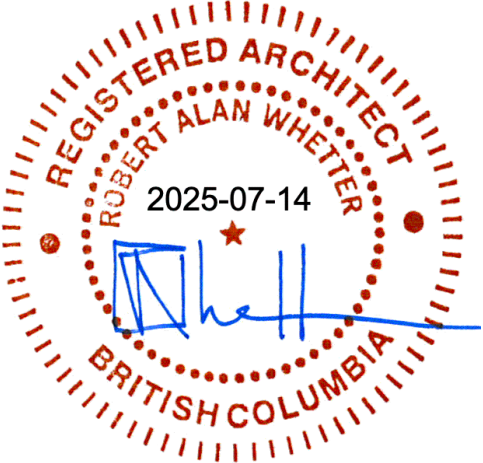
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1 East Elevation
A4.01 1 : 100

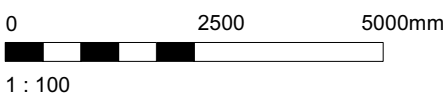


2 North Elevation
A4.01 1 : 100



1	14 JUL 2025	Re-issued for Reasoning / DVP
Rev	0	03 FEB 2025
Date		Description
		Issued for Reasoning / DVP
print date	14 JUL 2025	drawing file
		2442-A200 Floor Plans
drawn by	gar	checked by
		CBW
scale	1 : 100	project number
		2442

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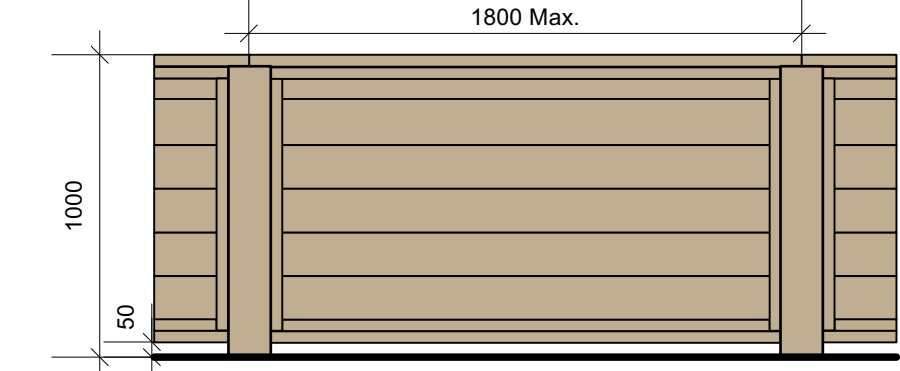
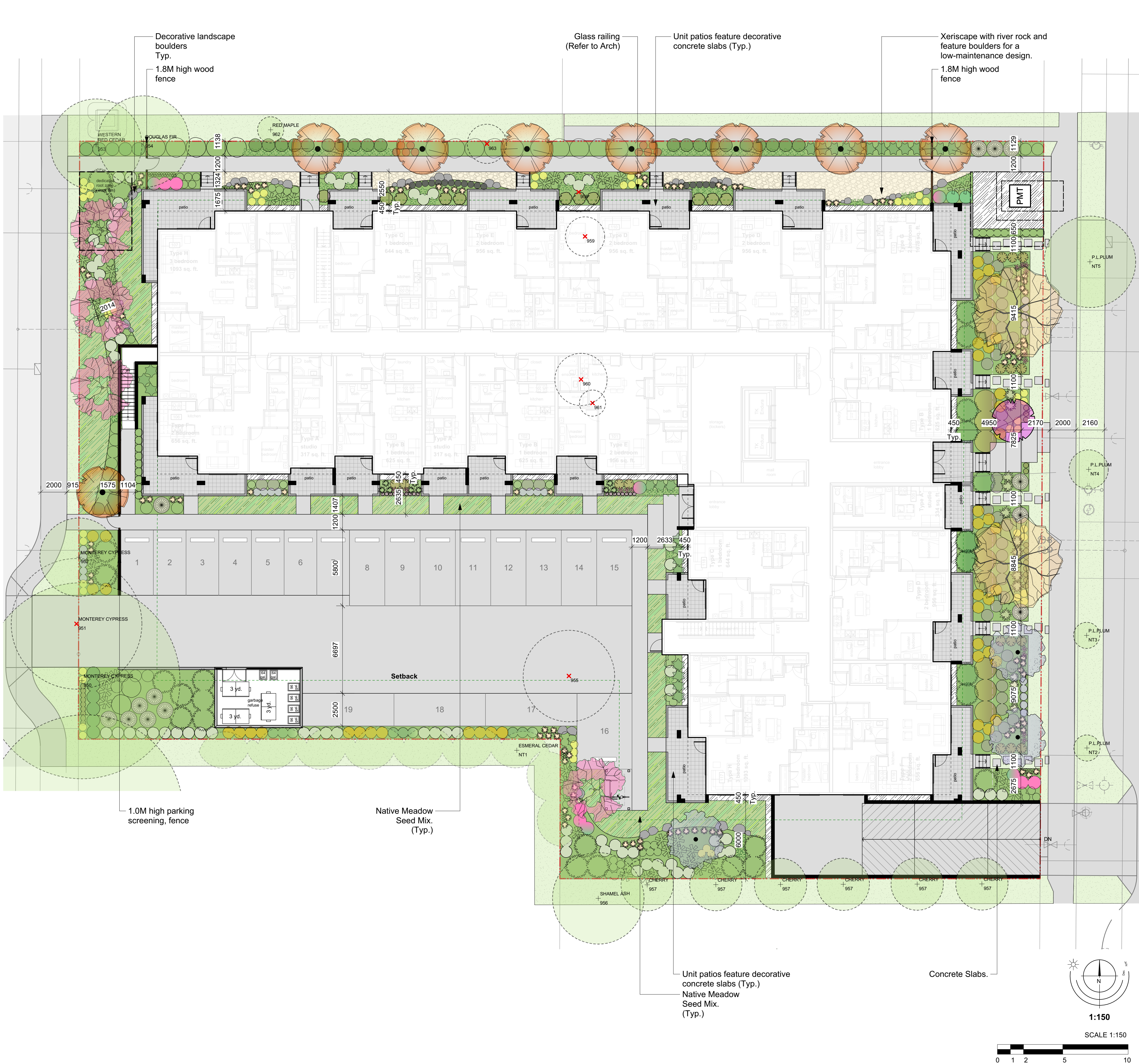
Sidney - Highstreet
3rd and 4th Street

Building Sections

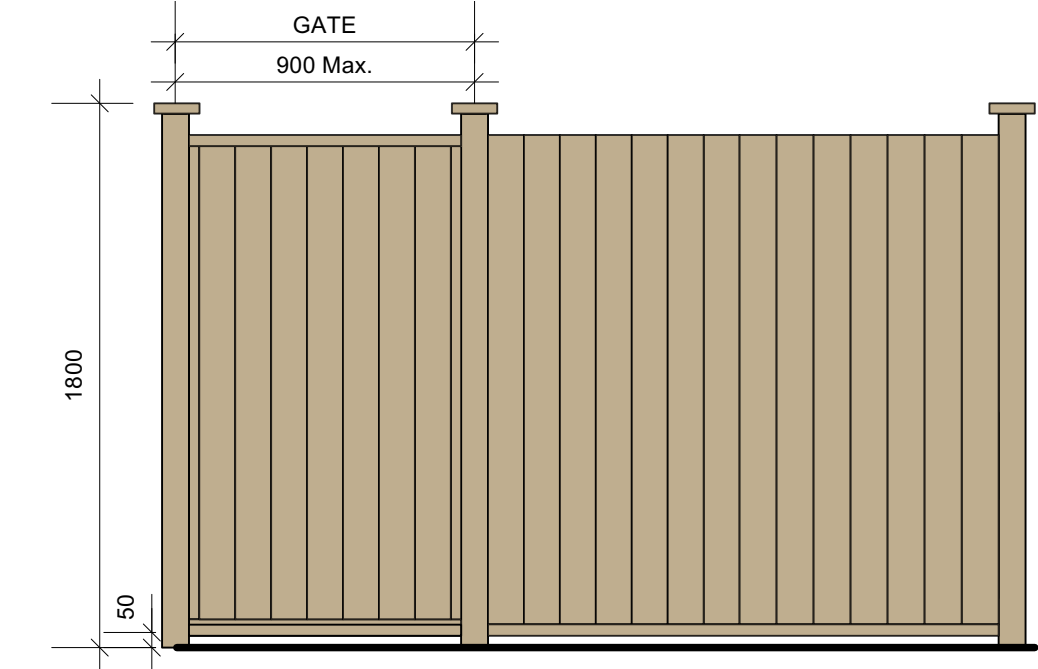
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A4.01

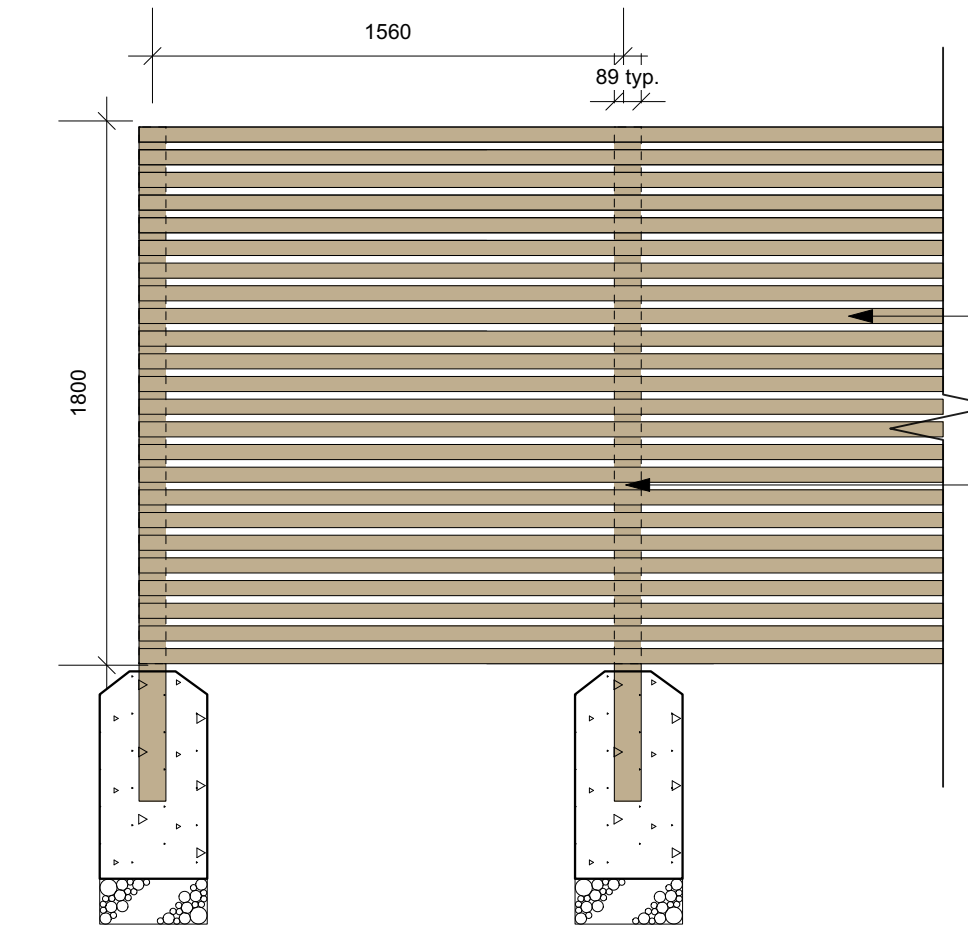
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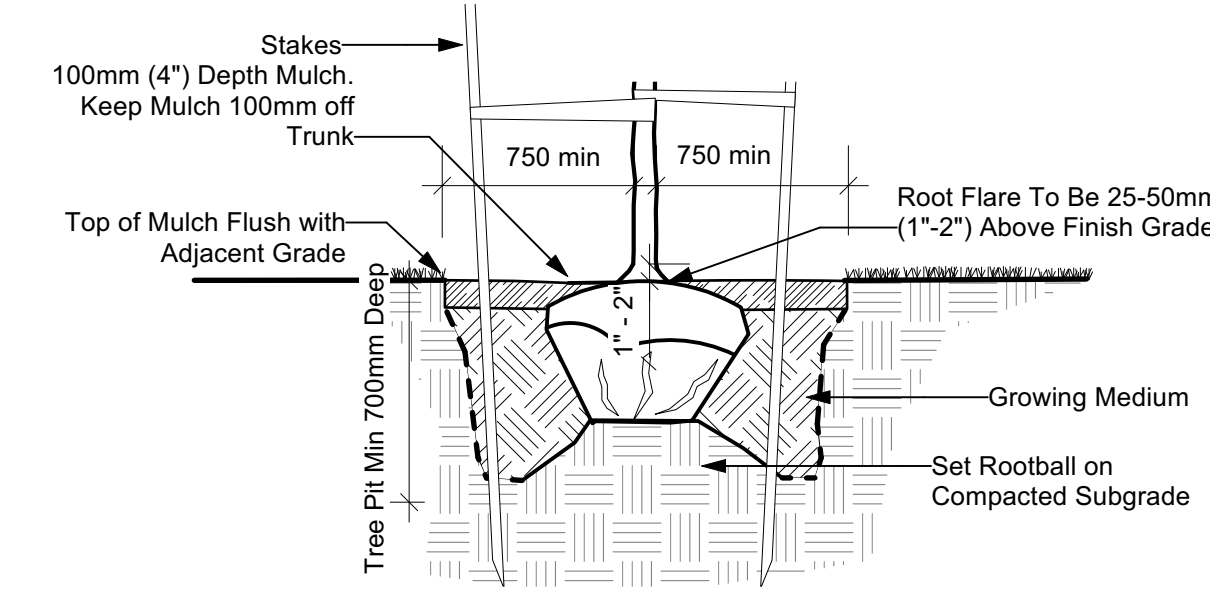
1 1.0M Ht. Wood Privacy Screen - Typ.
1:25



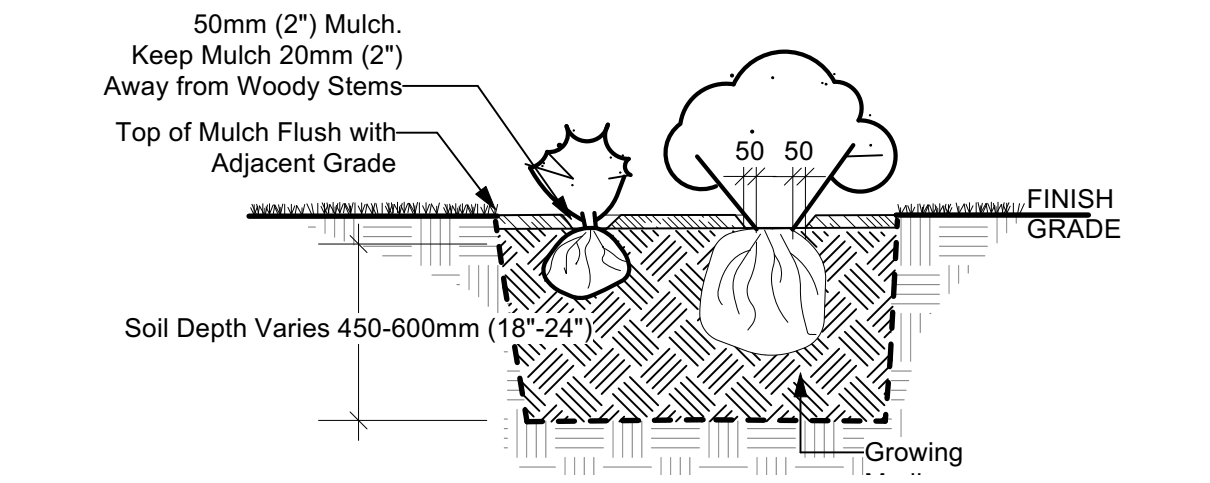
2 1.80M Ht. Wood Fence - Typ.
1:25



5 1.80M Ht. Wood Waste Enclosure Screen
1:25



3 Tree Planting at Grade - Typical Detail
Scale: 1:30



4 Shrub Planting at Grade - Typical Detail
Scale: 1:30

RECOMMENDED PLANT SPECIES LIST

Trees			
Total: 18	Botanical Name	Common Name	Size
	Cornus kousa 'Salom'	Red Flowering Kousa Dogwood	5cm cal
	Koeleruteria paniculata	Golden Rain Tree	5.0 cm cal
	Magnolia 'Little Gem'	Little Gem Magnolia	5cm cal
	Parrotia persica	Persian Ironwood	6cm cal
	Prunus sargentii	Columnar Sargent Cherry	6cm cal
Large Shrubs			
Total: 90	Botanical Name	Common Name	Size
	Holodiscus discolor	Oceanspray	#5 pot
	Mahonia aquifolium	Tall Oregon Grape	#5 pot
	Philadelphus 'Belle Etoile'	Belle Etoile Mock Orange	#7 pot
	Ribes sanguineum	Red Flowering Currant	#5 pot
	Rosemarinus officinalis 'Blue Spire'	Blue Spire Rosemary	#5 pot
Medium Shrubs			
Total: 168	Botanical Name	Common Name	Size
	Cistus x hybridus	White Rockrose	#5 pot
	Cornus sanguinea 'Midwinter Fire'	Red Twig Dogwood	#5 pot
	Hydrangea macrophylla 'Lanarth White'	Lanarth White Hydrangea	#3 pot
	Mahonia aquifolium	Tall Oregon Grape	#3 pot
	Nandina domestica 'Plum Passion'	Plum Passion Heavenly Bamboo	#3 pot
	Rosa gymnocarpa	Balding Rose	#3 pot
	Spiraea thunbergii 'Ogon'	Golden Bridalweath Spirea	#3 pot
	Symphoricarpos albus	Snowberry	#3 pot
Small Shrubs			
Total: 151	Botanical Name	Common Name	Size
	Gaultheria shallon	Sisal	#1 pot
	Lavandula officinalis	English Lavender	#1 pot
	Mahonia repens	Creeping Oregon Grape	#1 pot
	Nandina domestica 'Fire Power'	Fire Power Heavenly Bamboo	#1 pot
	Rhododendron 'Janet Blair'	Rhododendron	#5 pot
Perennials, Annuals and Ferns			
Total: 426	Botanical Name	Common Name	Size
	Blechnum spicant	Deer Fern	#1 pot
	Calamagrostis x acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	#1 pot
	Camassia quamash	Common Camas	#1 pot
	Echinacea purpurea 'Magnus'	Purple Coneflower	#1 pot
	Helictotrichon sempervirens	Blue Oat Grass	#1 pot
	Nasella tenuissima	Mexican Feather Grass	#1 pot
	Ophiopogon planiscapus 'Nigrescens'	Black Mondo Grass	#1 pot
	Perovskia atriplicifolia	Russian Sage	#1 pot
	Polyschum munitum	Sword Fern	#1 pot
	Salvia officinalis	Common Sage	#1 pot
	Stipa tenuissima	Mexican Feather Grass	#1 pot
Groundcovers			
Total: 59	Botanical Name	Common Name	Size
	Arctostaphylos uva ursi 'Vancouver Jade'	Vancouver Jade Kinnickinnick	#1 pot
	Fragaria chiloensis	Coastal Strawberry	#1 pot
	Thymus praecox arcticus	Wild Thyme	#1 pot
Vines			
Total: 4	Botanical Name	Common Name	Size
	Hydrangea anomala petiolaris	Climbing Hydrangea	#1 pot

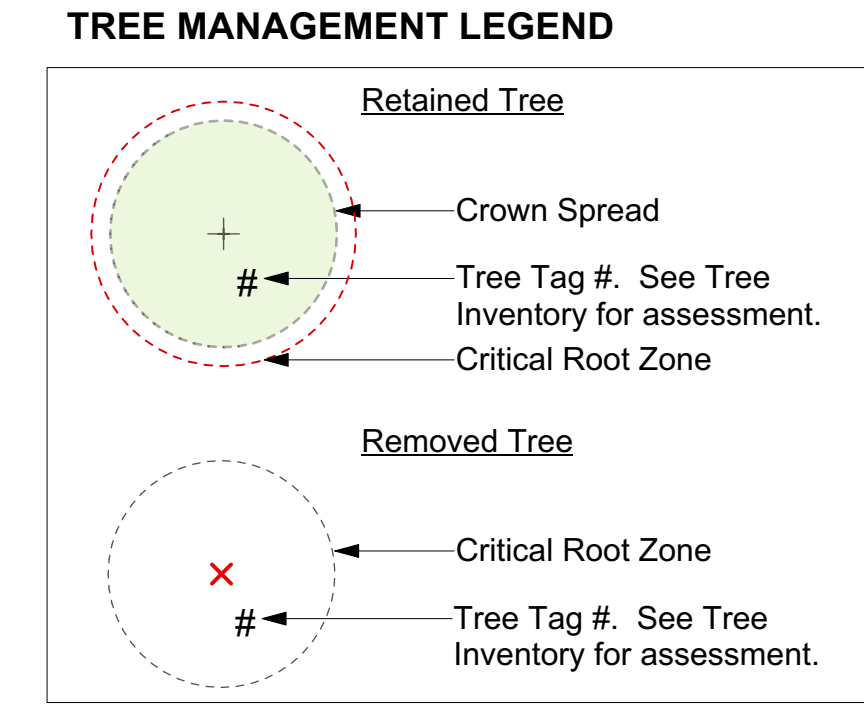
Revision Notes

L-1-2: Updates based on new arch / civil plans: adjustments to planters, and planting design adapted to planting areas.

L-3: Updates based on new arch / civil plans: adjustments to planters, access paths, and planting design adapted to planting areas.

L-4: Entrance gates added at the northern pathway

L-5: Planting list reviewed and updated.



1. All work to be completed to current BCSLA Landscape Standards
2. All soft landscape to be irrigated with an automatic irrigation system

Rev. C: Feb 03 - 25
Rev. E: July 18 - 25
Rev. D: May 21 - 25
Rev. B: Jan 23 - 25
Rev. A: Nov 19 - 24

9981 Fourth Street | Landscape Concept Plan