

Area all buildings & structure with additions as shown: 178.34 m2
(includes shed and concrete retaining walls)
Parcel Area (m2): 1,062.92 m2
 $178.34 \text{ m}^2 = 16.79\% \text{ of } 1,062.92 \text{ m}^2$
therefore below max. Parcel Coverage per Zoning 40%



	Parcel property line
	Setback line
	Outline added roof in setback area
	Added open construction (deck) in setback area
	Paved driveway parking spots
	Concrete Retaining Wall
<359.69>	Elevation Ground Level at Building Corners
<<358.17>>	Elevation Ground Level at Columns



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1 : 2257

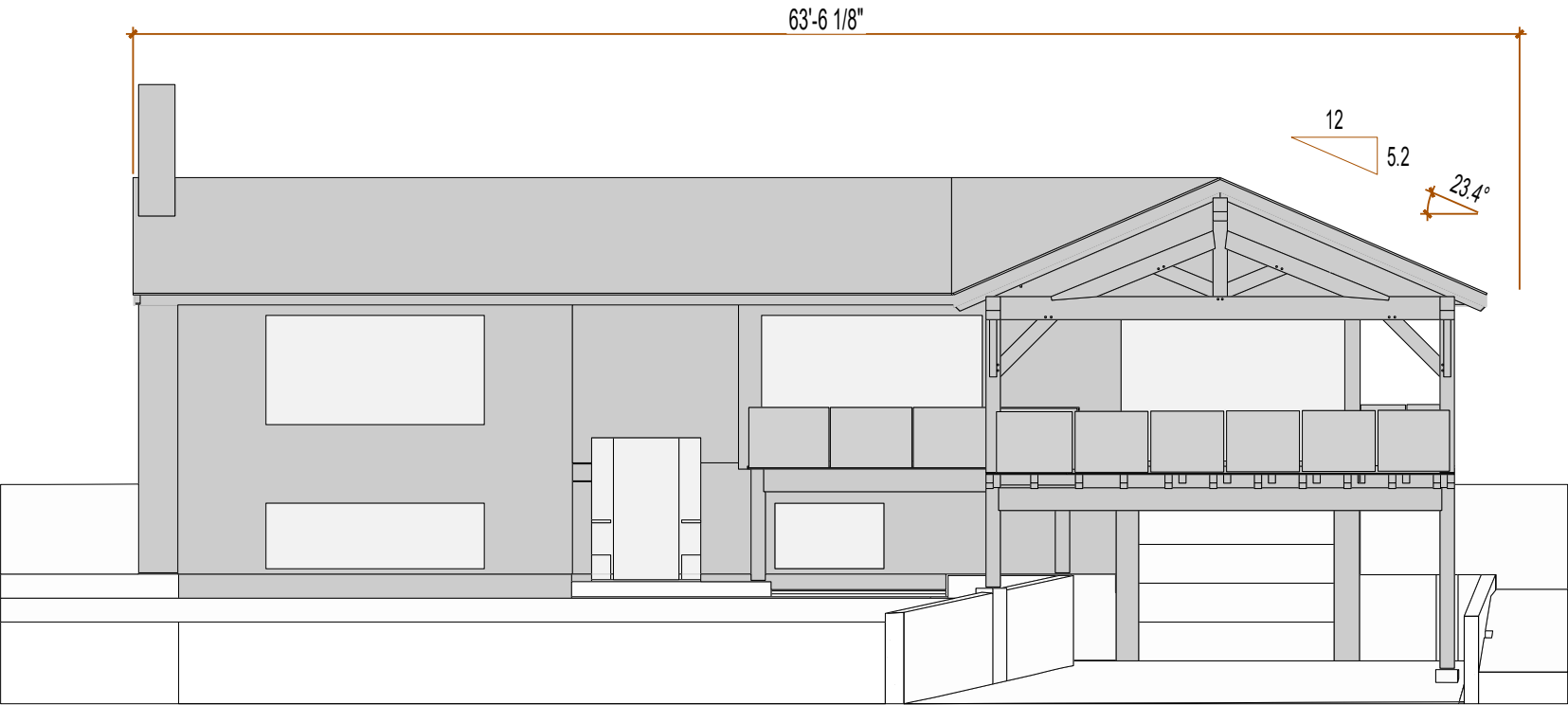
119 3RD ST

Designation: RS2
Bylaw Number: 2800
Max. Parcel Coverage: 40%

Primfolio:	71501471.030
Folio:	01471.030
Jurisdiction:	715
PID:	003-296-270
Parcel Area (m2)	1,062.92
Electoral Area:	I

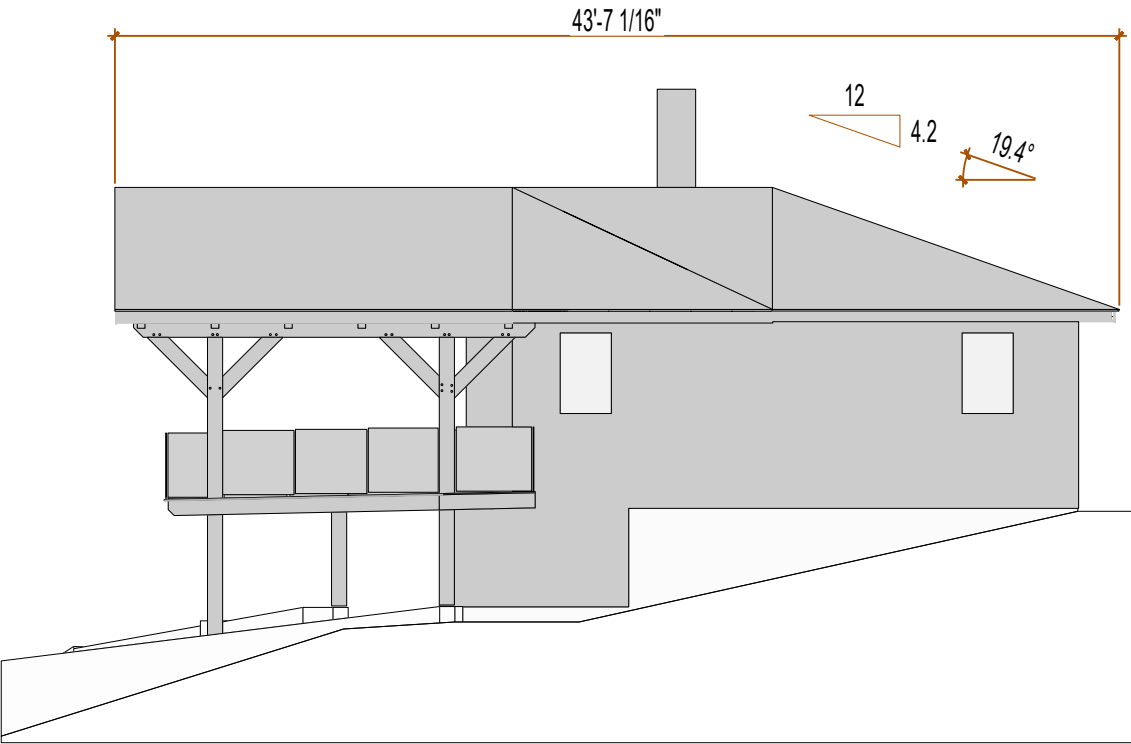
LOT 3, PLAN KAP32958
DISTRICT LOT 105S
SIMILKAMEEN DIV OF YALE
LAND DISTRICT

Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage : Development Variance Permit Appl.		Project : Renovation extension room & deck		Project No. : 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC Legal : PID:003-296-270, Lot:3, Plan:KAP32958		Scale : 1 : 250		Edition : 01			
Date : 2025-03-02 : Tender Documents : Stage abr. : TD01			 Uwe Bratz Penticton, BC, Canada info@matchpoints.ca +1 250 488-6098		Drawing title : Location Plan		after renovation			
2025-03-17 : Tender Documents : TD01					by : UB		Sheet : 2			
2025-03-20 : Tender Documents : TD01										
2025-04-15 : Development Variance Permit Appl. : DVP01										



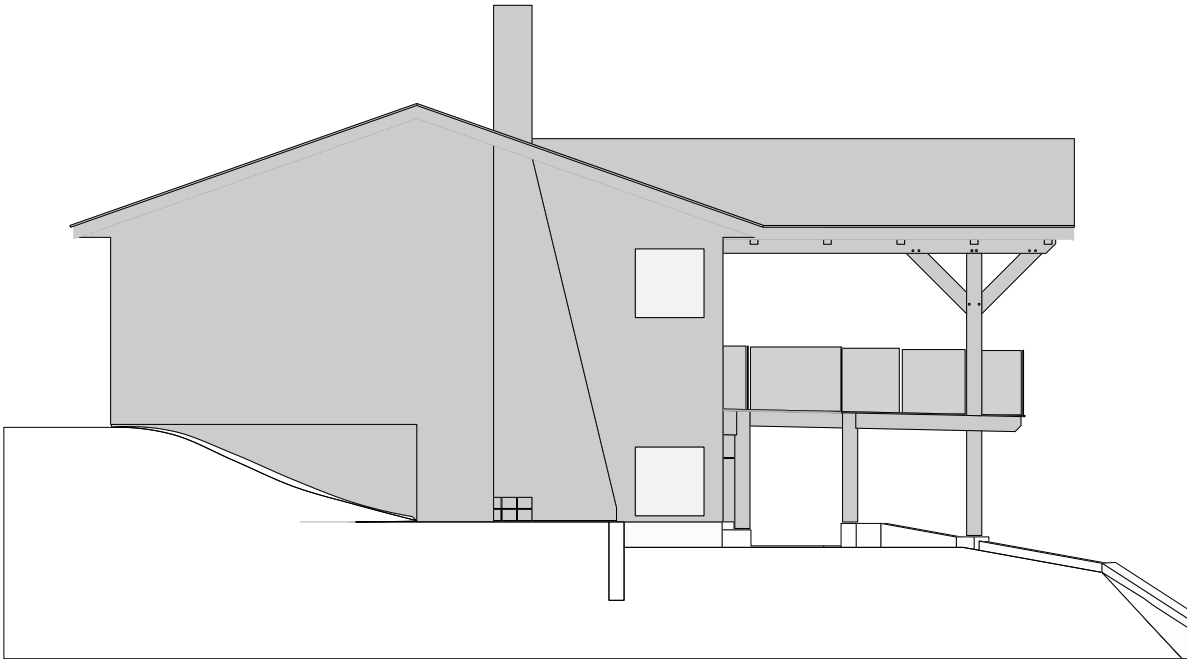
Elevation North-West

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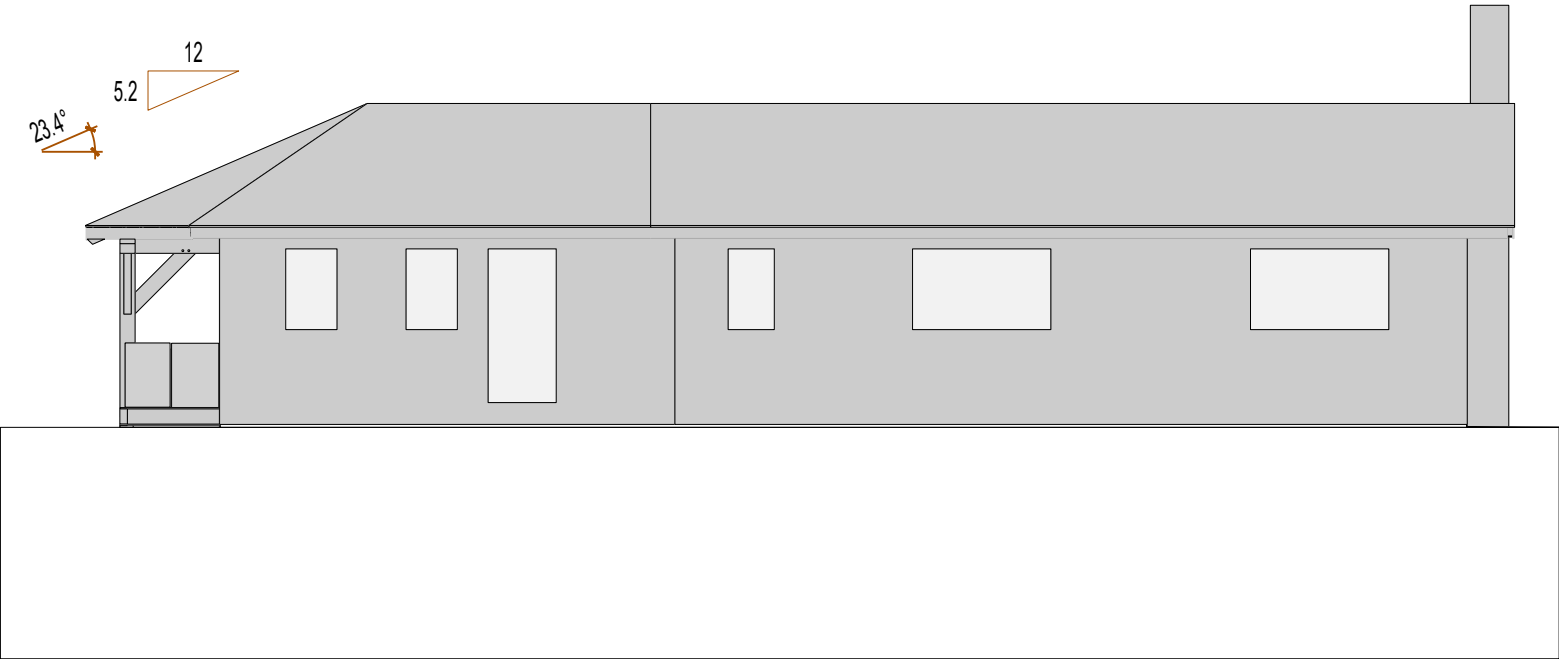
Elevation South-West

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Elevation North-East

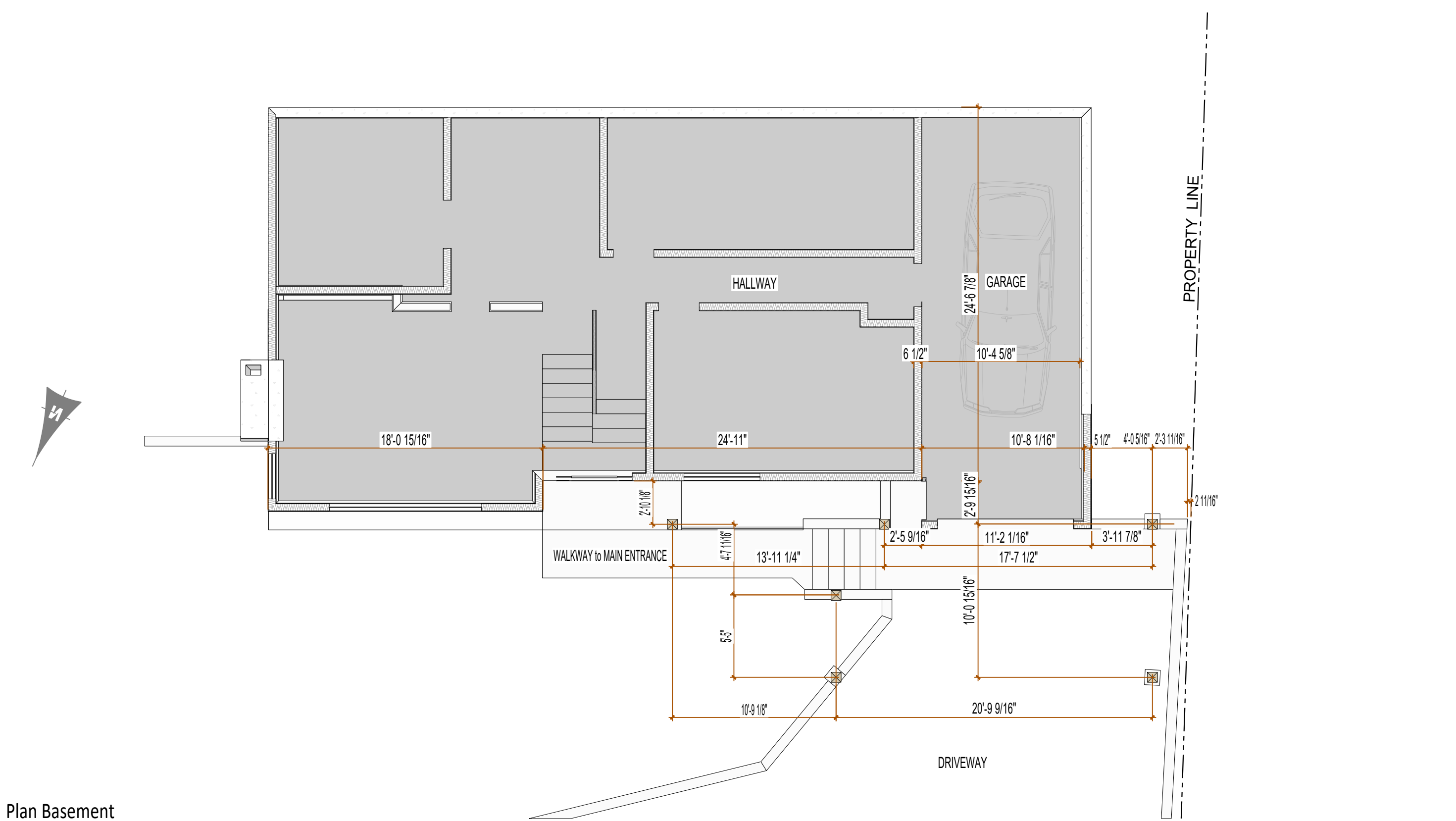
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Elevation North-East

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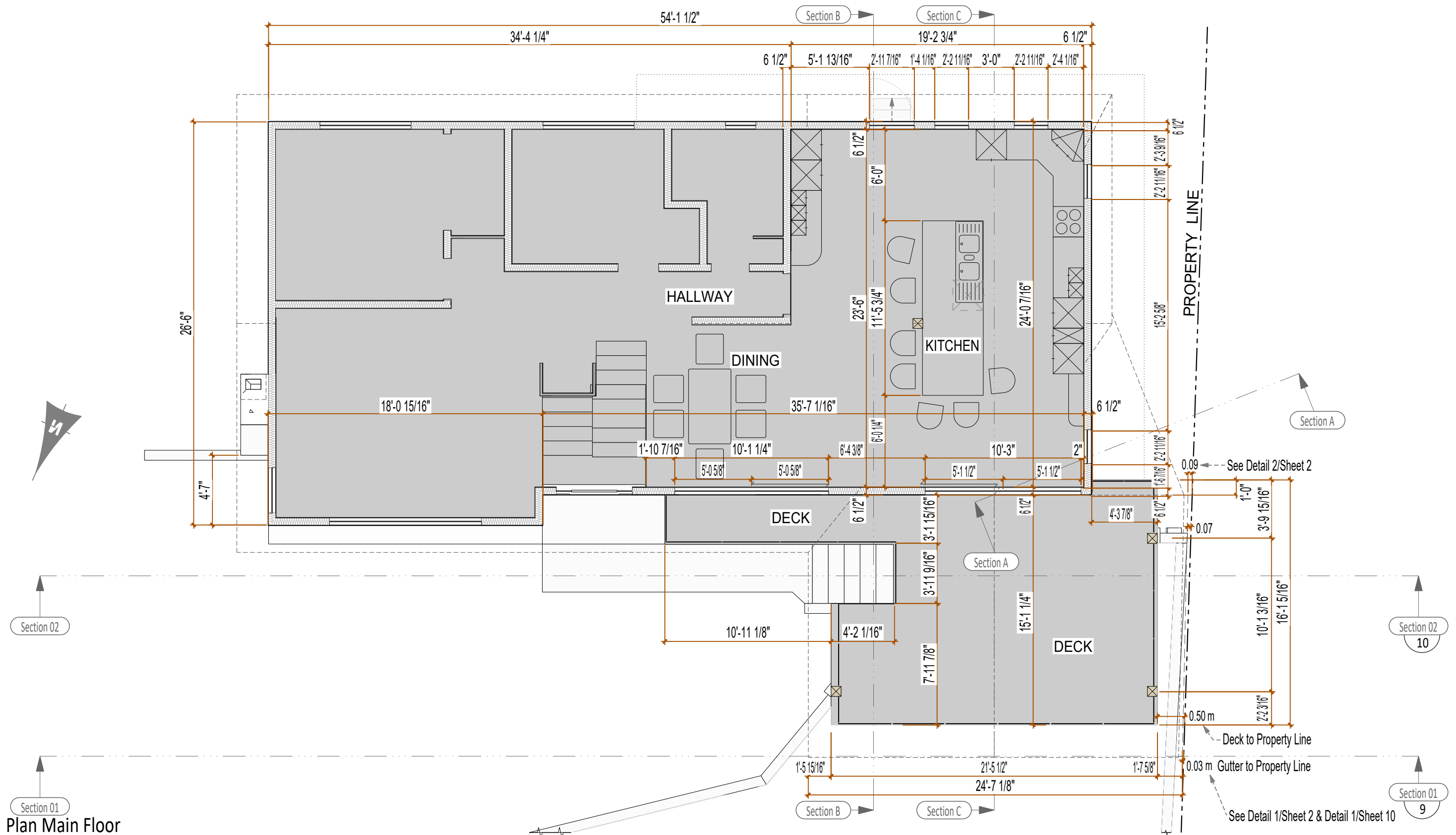
Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage Development Variance Permit Appl.		Project Renovation extension room & deck		Project No.: 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC Legal : PID:003-296-270, Lot:3, Plan:KAP32958			Scale 1 : 100		Edition 01		
Date		Stage abr.	 Uwe Bratz Penticton, BC, Canada info@matchpoints.ca +1 250 488-6098			Drawing title : Elevations		after renovation		
2025-03-02	Tender Documents	TD01				by : UB		Sheet : 3		
2025-03-17	Tender Documents	TD01								
2025-03-20	Tender Documents	TD01								
2025-04-15	Development Variance Permit Appl.	DVP01								



Plan Basement

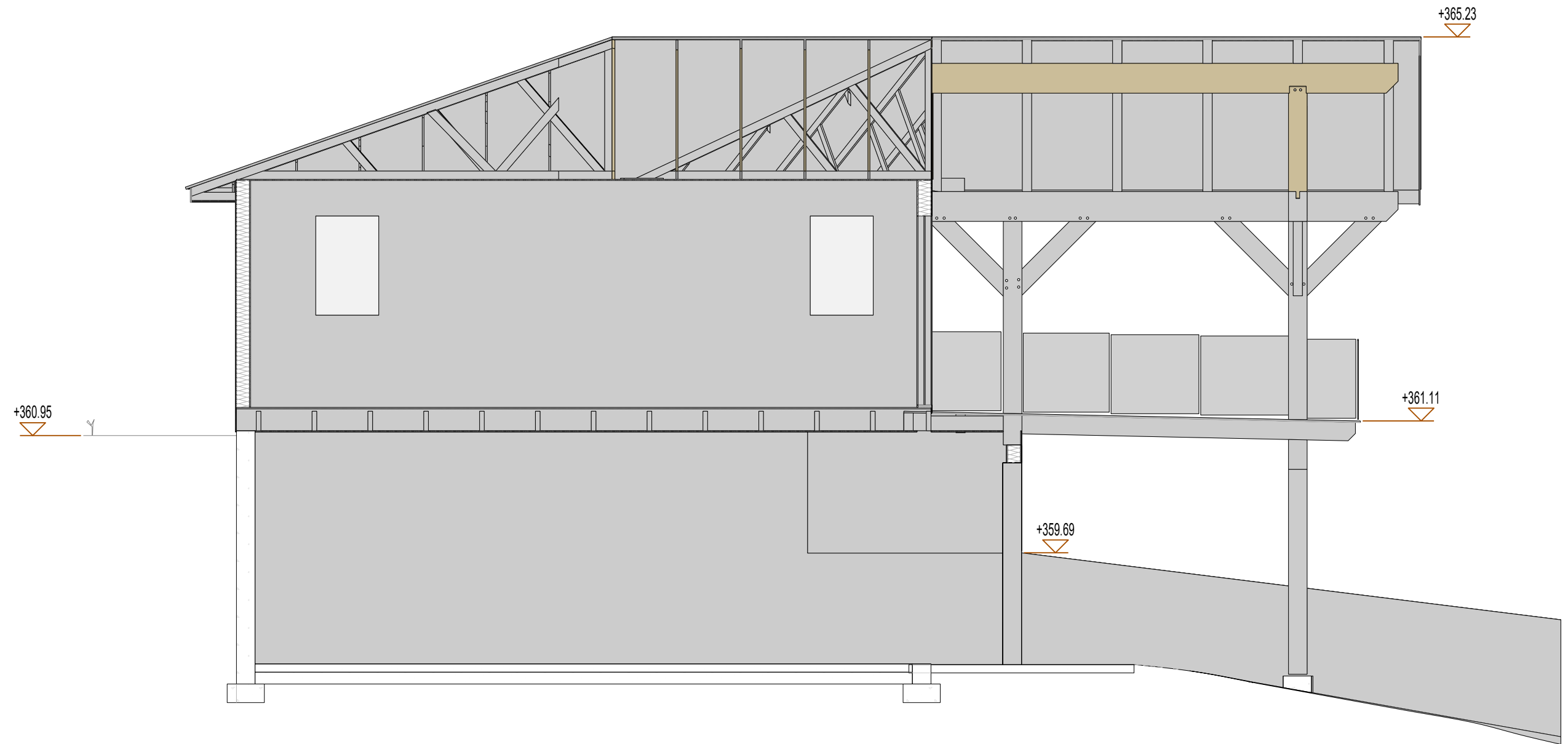
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Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage : Development Variance Permit Appl.		Project : Renovation extension room & deck		Project No. : 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC Legal : PID:003-296-270, Lot:3, Plan:KAP32958			Scale : 1 : 100		Edition 01		
Date		Stage abr.	 MATCHPOINTS.ca SITE SERVICE LTD Uwe Bratz Penticton, BC, Canada info@matchpoints.ca +1 250 488-6098			Drawing title : Plan Basement			after renovation	
2025-03-02	Tender Documents	TD01				by : UB			Sheet : 4	
2025-03-17	Tender Documents	TD01								
2025-03-20	Tender Documents	TD01								
2025-04-15	Development Variance Permit Appl.	DVP01								



Plan Main Floor

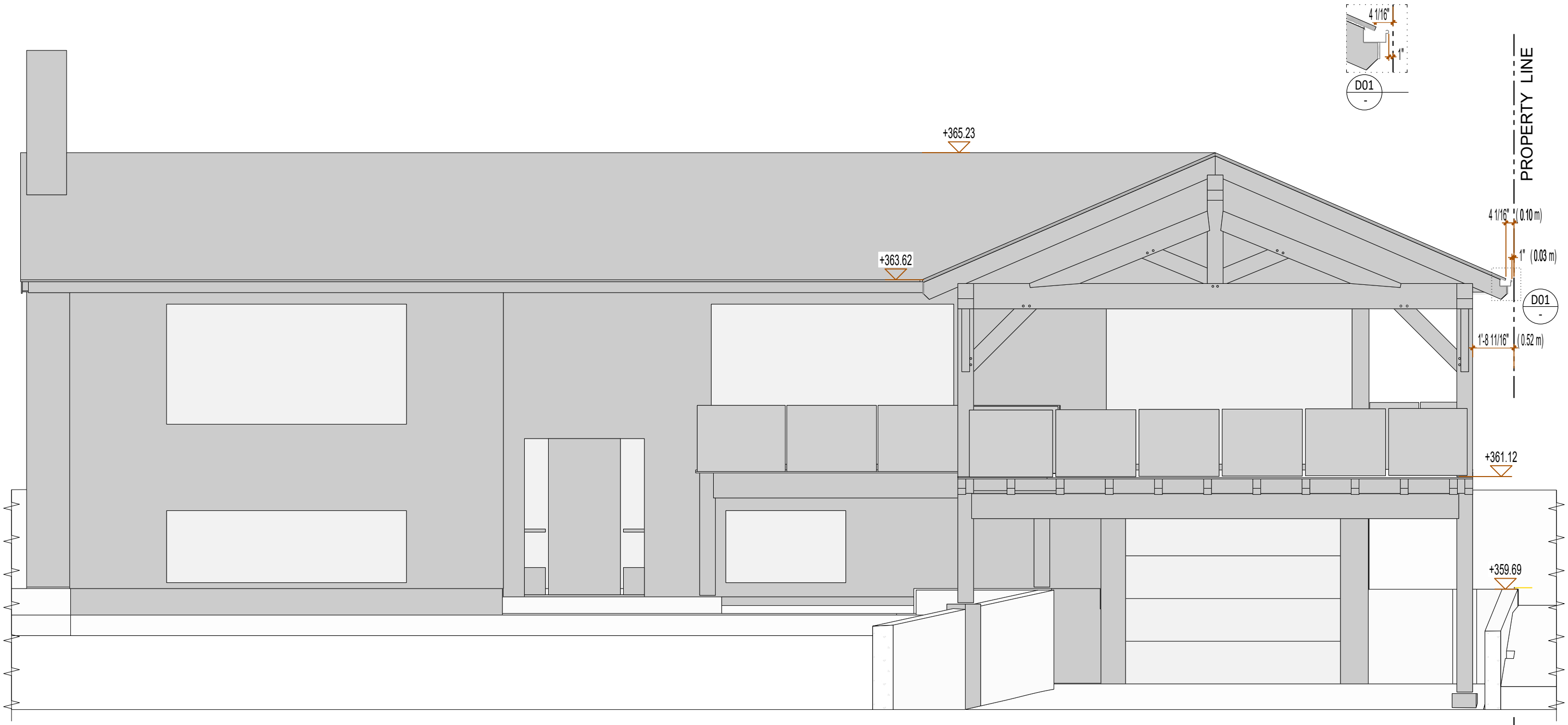
Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage : Development Variance Permit Appl.		Project : Renovation extension room & deck		Project No.: 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC			Scale : 1 : 100		Edition : 01		
Date : 2025-03-02			Legal : PID:003-296-270, Lot:3, Plan:KAP32958			Drawing title : Plan Main Floor		after renovation		
2025-03-17						by : UB		Sheet : 5		
2025-03-20										
2025-04-15										
Tender Documents										
Tender Documents										
Tender Documents										
Development Variance Permit Appl.										
Stage abr. : TD01										
TD01										
TD01										
DVP01										



Section C

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Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage : Development Variance Permit Appl.		Project : Renovation extension room & deck		Project No.: 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC Legal : PID:003-296-270, Lot:3, Plan:KAP32958			Scale 1 : 75		Edition 01		
Date : Stage abr.			 Uwe Bratz Penticton, BC, Canada info@matchpoints.ca +1 250 488-6098				Drawing title : Section C after renovation			
2025-03-02 : Tender Documents : TD01							by : UB			
2025-03-17 : Tender Documents : TD01										
2025-03-20 : Tender Documents : TD01										
2025-04-15 : Development Variance Permit Appl. : DVP01										



Section 01

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Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage : Development Variance Permit Appl.		Project : Renovation extension room & deck		Project No.: 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC Legal : PID:003-296-270, Lot:3, Plan:KAP32958			Scale 1 : 75		Edition 01		
Date : 2025-03-02 : Tender Documents : TD01			 MATCHPOINTS.ca SITE SERVICE LTD			Uwe Bratz Penticton, BC, Canada info@matchpoints.ca +1 250 488-6098			Drawing title : Section 01 after renovation	
Date : 2025-03-17 : Tender Documents : TD01						by : UB		Sheet : 10		
Date : 2025-03-20 : Tender Documents : TD01										
Date : 2025-04-15 : Development Variance Permit Appl. : DVP01										



Location Photo Axo North-West

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Architect : Matchpoints.ca Site Service Ltd.			Contractor : Joyden Carr		Project stage Development Variance Permit Appl.		Project Renovation extension room & deck		Project No.: 25010	
Engineer : Pentagon Engineering, Rob Linder			Address : 119 3rd Street, Kaleden V0H1K0, BC Legal : PID:003-296-270, Lot:3, Plan:KAP32958			Scale 1 : 75		Edition 01		
Date		Stage abr.	 Uwe Bratz Penticton, BC, Canada info@matchpoints.ca +1 250 488-6098			Drawing title : Location Photo		after renovation		
2025-03-02	Tender Documents	TD01				by : UB		Sheet : 12		
2025-03-17	Tender Documents	TD01								
2025-03-20	Tender Documents	TD01								
2025-04-15	Development Variance Permit Appl.	DVP01								