DEVELOPMENT DATA

ZONING : EXISTING - RS -1
PROPOSED - COMPREHENSIVE DEVELOPMENT(C.D.) BASED ON RM-3

SITE AREA (GROSS):	36,667 Sq. Ft.	0.842 acres	3406.4 M^2	0.341 Ha.
ROAD DEDICATION:	1,324 Sq. Ft.	0.031 acres	122.9 M^2	0.013 Ha.
SITE AREA (NET):	35,343 Sq. Ft.	0.811 acres	3283.5 M^2	0.328 Ha.
DENSITY (NET) :	98.6 U.P.A.	243.6 U.P.Ha.	(80 UNITS)	
F.A.R.:	2.05	75,121 Sq. Ft.	6979.0 M^2 (EXCLUDING PARKING STORAGE)	
GROSS FLOOR AREA:	3.13	114,825 Sq. Ft.	10,667.6 M^2(INCLUDING PARKING STORAGE)	
SITE COVERAGE (NET) :	48%	16,900 Sq. Ft.	1,570.1 M^2	

SETBACKS :
- NORTH : 4.5M
- EAST : 6.0M 1.6M (GARAGE)
- SOUTH : 4.5M
- WEST : 6.0M

BUILDING HEIGHT :
- STORIES : 6 STORIES, WITH 1ST STOREY MAX 2M ABOVE EXISTING GRADE
- HEIGHT : 20.362M (66'-9 5/8")
- AVERAGE GRADE : 8.8125M = (9.34+ 9.40+ 8.52+ 8.23)/4

PARKING :

REQUIRED :

1 BED	1.1 SPACES x 45 UNITS =	49.5 SPACES
2 BED	1.3 SPACES x 30 UNITS =	39 SPACES
3 BED	1.5 SPACES x 5 UNITS =	7.5 SPACES
VISITOR :	0.2 SPACES PER UNIT =	16 SPACES
TOTAL :		112 SPACES

PROVIDED :

RESIDENTIAL :	96 SPACES
VISITOR :	16 SPACES
TOTAL :	112 SPACES

(INCL'D 6 H/C SPACE >5%
& 20 SMALL CAR SPACE =18%)

AMENITY :

REQUIRED :
INDOOR : 2.3 M^2 PER UNIT = 184 M^2

PROVIDED :
INDOOR : 205.3 M^2 (2,210 S.F.)
OUTDOOR (OPEN SPACE): 326.4 M^2 (3,513 S.F.)

BICYCLE LOCKERS :
REQUIRED : 0.5 PER UNIT = 40
PROVIDED : 40

STORAGE LOCKERS :
REQUIRED : 1 PER UNIT = 80
PROVIDED : 82

UNIT SUMMARY

1 BEDROOM APARTMENT :	45 UNITS	56.25%
2 BEDROOM APARTMENT :	30 UNITS	37.5%
3 BEDROOM APARTMENT :	5 UNITS	6.25%
TOTAL :	80 UNITS	100%

(INCL'D 16 ADAPTABLE UNIT 20%)

UNIT BREAKDOWN

UNIT TYPE 'A'		1 BED +DEN	602 S.F.	35 UNITS	21,070 S.F.
UNIT TYPE 'A1'		1 BED +DEN	603 S.F.	4 UNITS	2,412 S.F.
UNIT TYPE 'A2'	-ADAPTABLE	1 BED	658 S.F.	1 UNITS	658 S.F.
UNIT TYPE 'B'		1 BED	562 S.F.	1 UNITS	562 S.F.
UNIT TYPE 'C'		1 BED +DEN	607 S.F.	4 UNITS	2,428 S.F.
UNIT TYPE 'D'		2 BED	494 S.F.	11 UNITS	10,549 S.F.
UNIT TYPE 'E'		2 BED	844 S.F.	1 UNITS	844 S.F.
UNIT TYPE 'F'		2 BED +DEN	970 S.F.	3 UNITS	2,910 S.F.
UNIT TYPE 'G'	-ADAPTABLE	2 BED +DEN	998 S.F.	3 UNITS	2,994 S.F.
UNIT TYPE 'G1'	-ADAPTABLE	2 BED	843 S.F.	1 UNITS	983 S.F.
UNIT TYPE 'H'	-ADAPTABLE	2 BED	848 S.F.	4 UNITS	3,392 S.F.
UNIT TYPE 'H1'	-ADAPTABLE	2 BED	838 S.F.	7 UNITS	5,866 S.F.
UNIT TYPE 'K'		3 BED	1,054 S.F.	5 UNITS	5,245 S.F.
			TOTAL :	80 UNITS	59,963 S.F.

PRELIMINARY BUILDING CODE SUMMARY

GENERAL INFORMATION PER DIVISION C
SENTENCE 2.2.2.1(2) OF THE B.C. BUILDING CODE 2018

RESIDENTIAL BUILDING

a) NEW BUILDING - RESIDENTIAL
GROUP C TO PART 3 OF DIVISION B
AS PER DIVISION A, SUBCLAUSE 1.3.3.2 (1) (c) (i)

b) APPLICABLE CODE: B.C.B.C. 2018 EDITION

c) APPLICABLE UNDER PART 3

d) MAJOR OCCUPANCY: RESIDENTIAL
GROUP C, UP TO 6 STOREYS
ARTICLE 3.2.2.50
SPRINKLERED

e) BUILDING AREA: 22,702 S.F. / 6,9145 M^2
BUILDING HEIGHT: 6 STOREYS

f) STREETS: FACES 2 STREETS

g) ACCESSIBLE ENTRANCE: 1

h) ACCESSIBLE FACILITIES: 2 ELEVATORS, INDOOR AND OUTDOOR AMENITY

STORAGE GARAGE

a) NEW BUILDING - LOW HAZARD INDUSTRIAL OCCUPANCIES
GROUP F TO PART 3 OF DIVISION B
AS PER DIVISION A, SUBCLAUSE 1.3.3.2 (1) (c) (i)

b) APPLICABLE CODE: B.C.B.C. 2018 EDITION

c) APPLICABLE UNDER PART 3

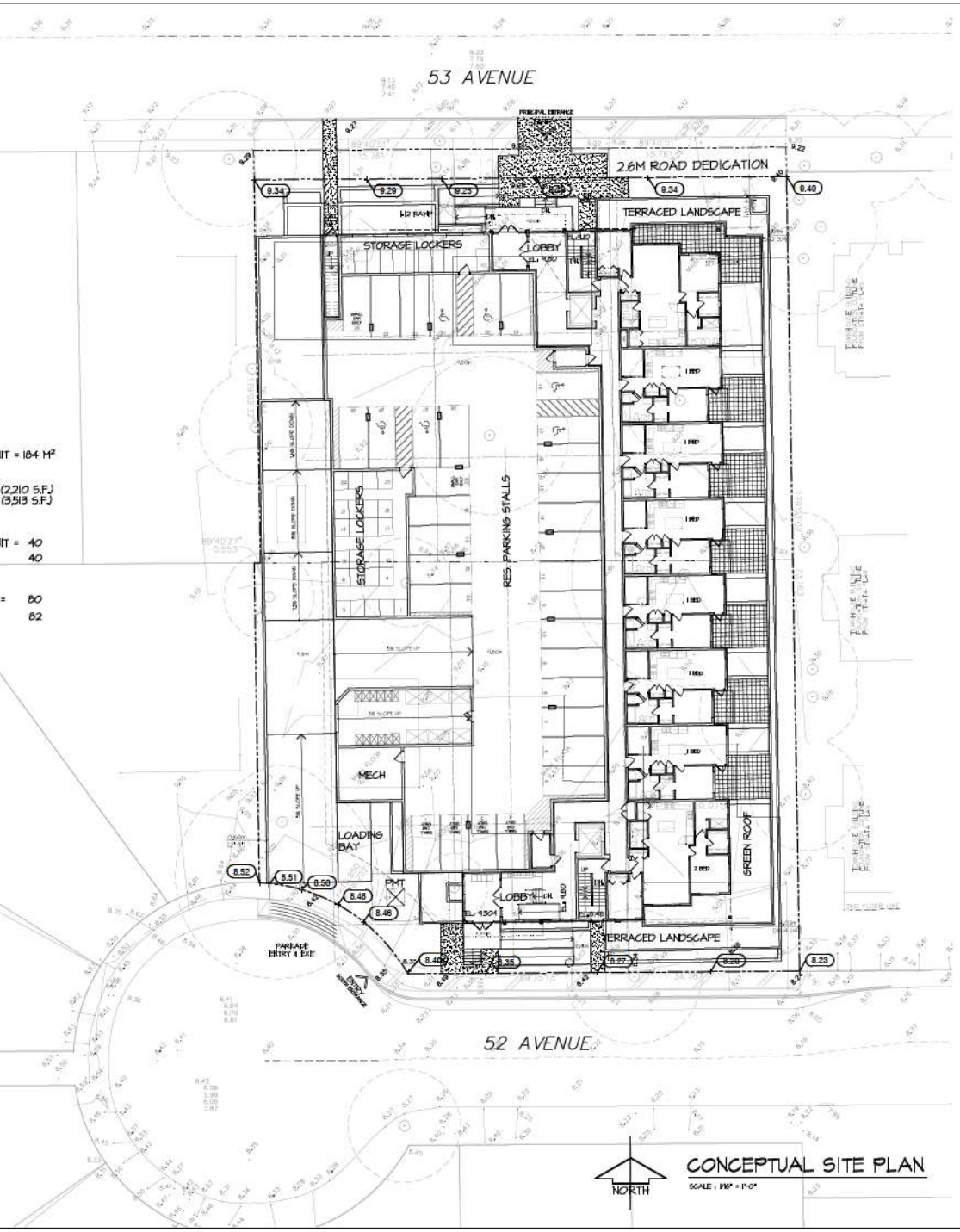
d) MAJOR OCCUPANCY: LOW HAZARD INDUSTRIAL OCCUPANCIES
GROUP F, DIVISION 3
ARTICLE 3.2.2.60
SPRINKLERED

e) BUILDING AREA: 28,825 S.F. / 2,187 M^2
BUILDING HEIGHT: N/A

f) STREETS: FACES 2 STREETS

g) ACCESSIBLE ENTRANCE: 1

h) ACCESSIBLE FACILITIES: 2 ELEVATORS, & H/C PARKING STALLS



CONCEPTUAL SITE PLAN
SCALE : 1/16" = 1'-0"

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REV'N	DATE	DWN	CKD	ISSUE	DATE	BY	ISSUED FOR

(B-Size)

DESIGN : H.D.
DRAWN :
DATE : May 24 24
SCALE : 1/16" = 1'-0"

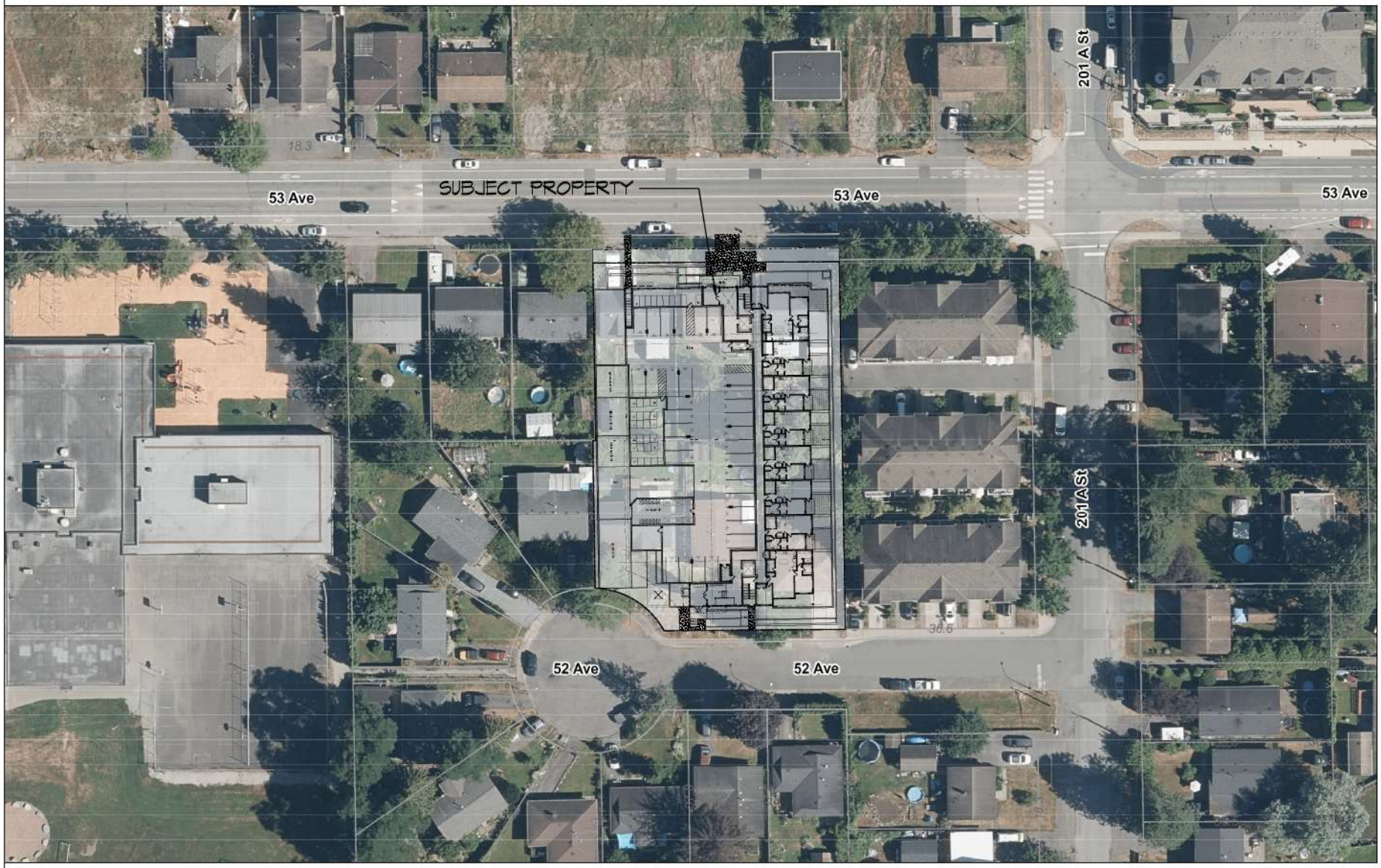
CLIENT : T.H. CREST HOMES (2022) LTD

PROJECT : 20304/0050 & 20304/1053 LANGLEY CITY

SHEET CONTENTS : CONCEPTUAL SITEPLAN & DEVELOPMENT DATA

barnett dembek
ARCHITECTS INC
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-1.0
PROJECT NO. 22011	REV. NO.



NORTH

CONTEXT PLAN

SCALE : 1" = 30'-0"

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REVN	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CH-CONTEXT.dwg

DESIGN : MD.	DRAWN :
DATE : May 24 24	SCALE : 1" = 30'-0"

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : CONTEXT PLAN

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-1.1
PROJECT NO. 22011	REV. NO.

MARCH 21, 09:00 AM
*DST

JUNE 21, 09:00 AM
*DST

SEPTEMBER 21, 09:00 AM
*DST

MARCH 21, 12:00 PM
*DST

JUNE 21, 12:00 PM
*DST

SEPTEMBER 21, 12:00 PM
*DST

MARCH 21, 3:00 PM
*DST

JUNE 21, 3:00 PM
*DST

SEPTEMBER 21, 3:00 PM
*DST

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REVN	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CLIENT : T.M. CREST HOMES (2022) LTD

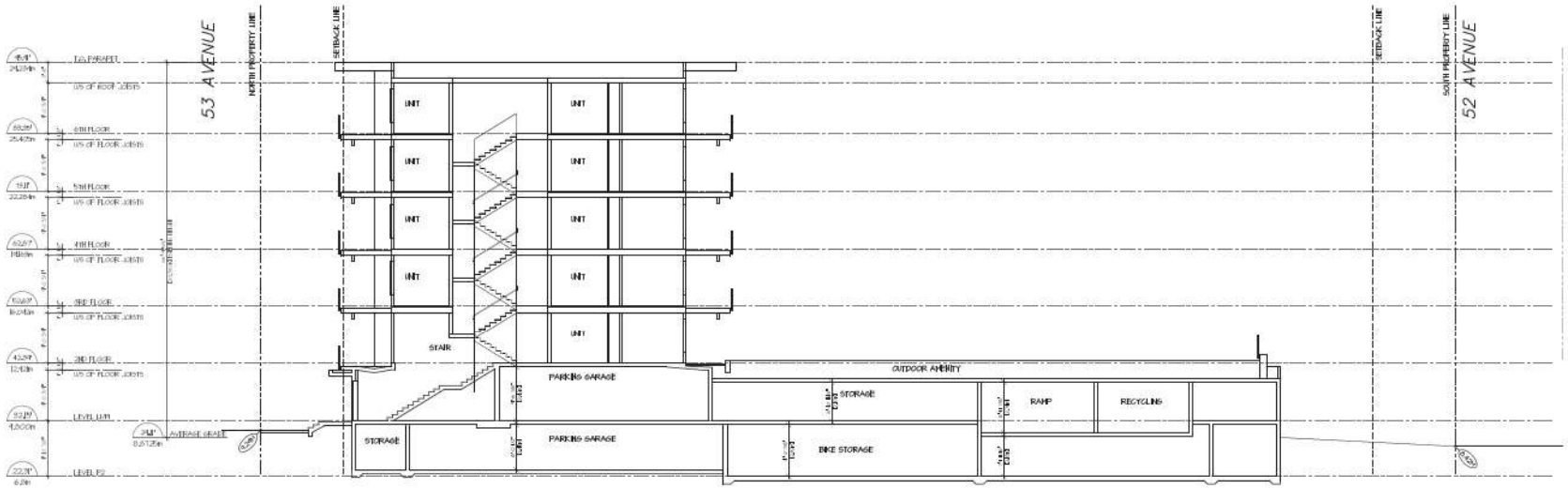
PROJECT : 20814060 & 20814753 LANGLEY CITY

SHEET CONTENTS : SHADOW ANALYSIS

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 1/8" = 1'-0"

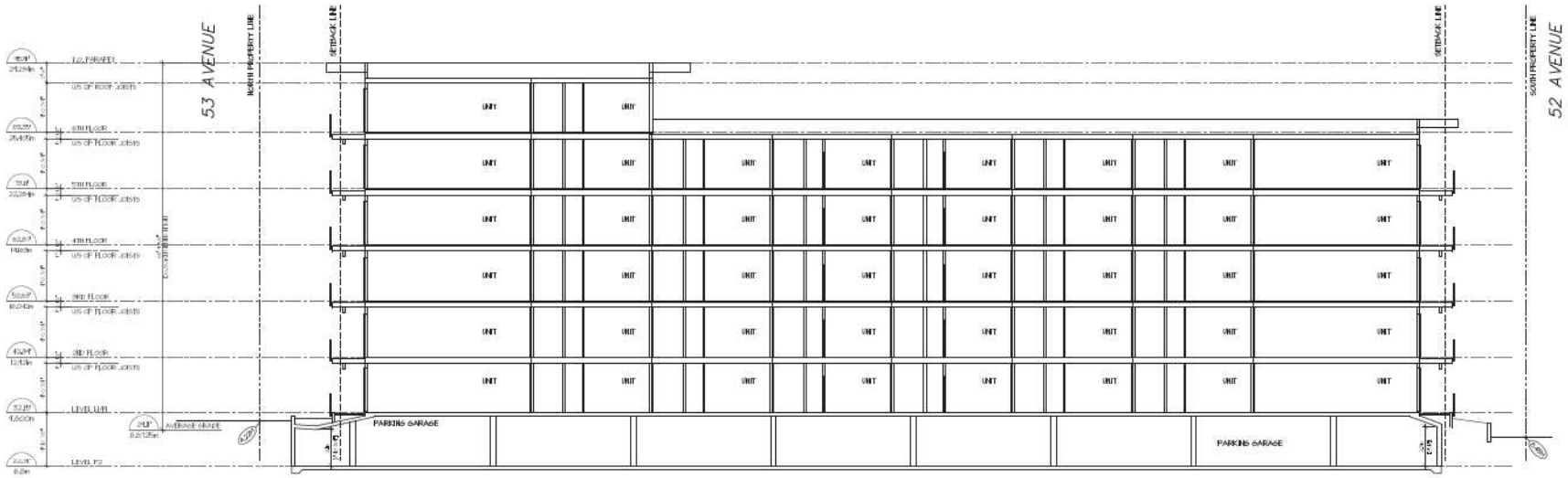
barnett dembek
ARCHITECTS INC.
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-1.2
PROJECT NO.	REV. NO.
22011	



SECTION A

SCALE : 3/32" = 1'-0"



SECTION B

SCALE : 3/32" = 1'-0"

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(8.5"x11")

DESIGN : HG.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

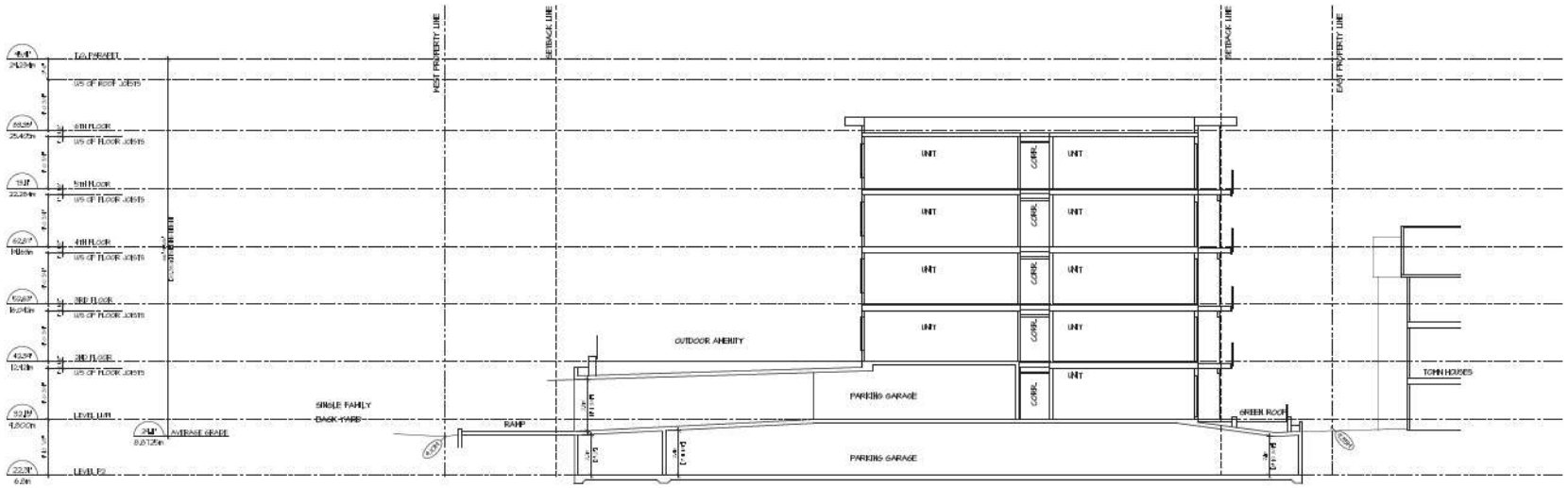
SHEET CONTENTS : BUILDING SECTIONS

barnett dembek ARCHITECTS INC

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

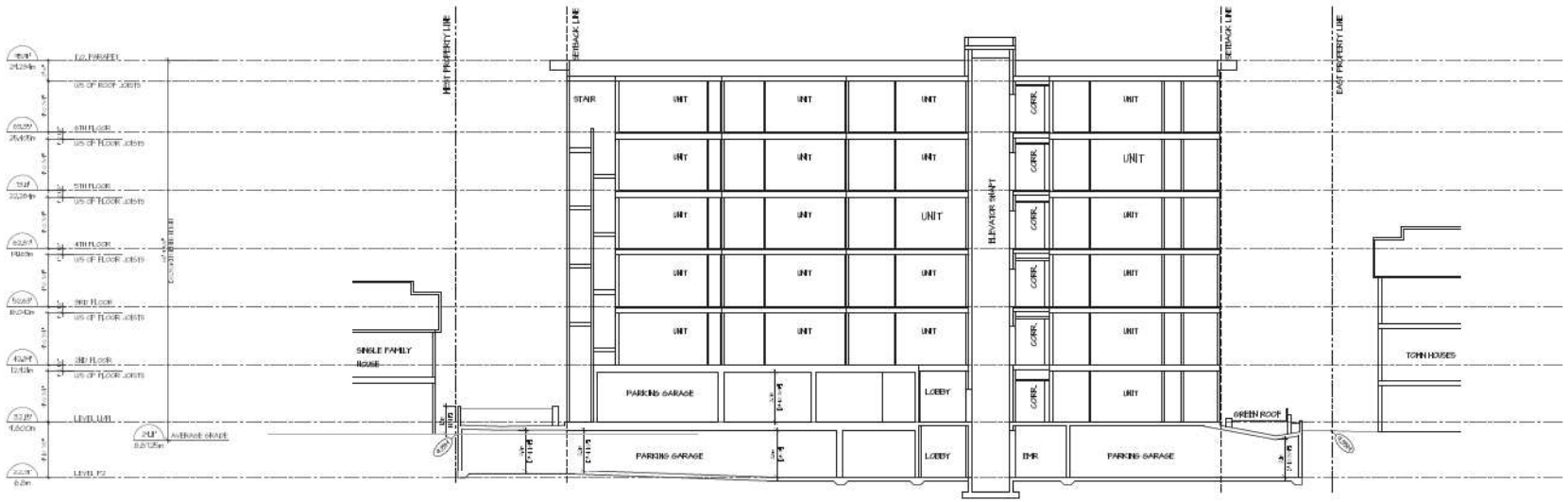
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-2.1
PROJECT NO. 22011	REV. NO.



SECTION C

SCALE : 3/32" = 1'-0"



SECTION D

SCALE : 3/32" = 1'-0"

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(8.5"x11")

DESIGN : HD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814065 & 20814053 LANGLEY CITY

SHEET CONTENTS : BUILDING SECTIONS

barnett dembek
ARCHITECTS INC
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-2.2
PROJECT NO.	REV. NO.
22011	

STREET ELEVATION FROM 52 AVE

STREET ELEVATION FROM 53 AVE

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(@ STREET Lang)

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : N.T.S.

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

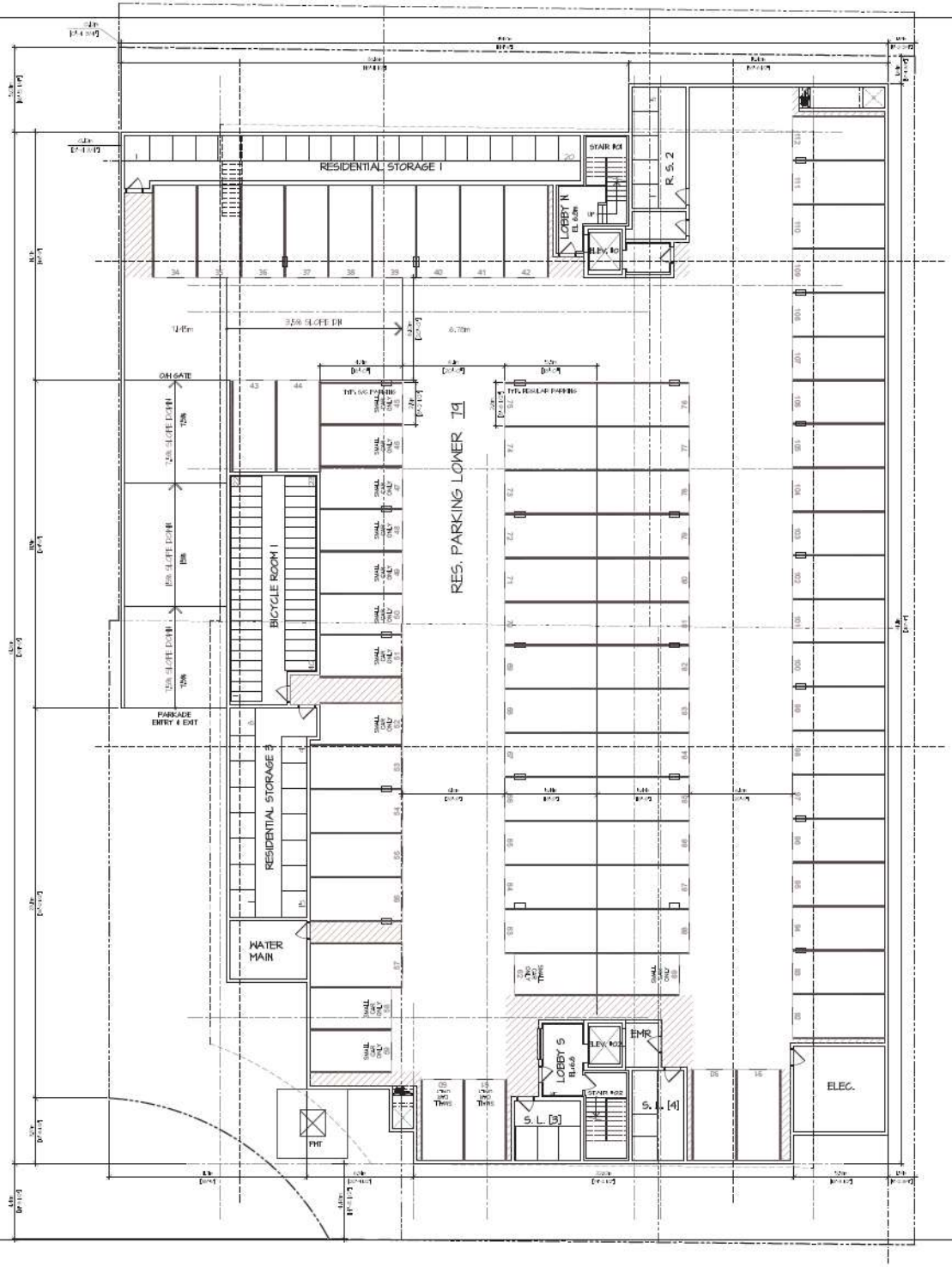
SHEET CONTENTS : STREET ELEVATIONS

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-23
PROJECT NO.	REV. NO.
22011	



CPTED REQUIREMENTS FOR UNDERGROUND PARKING

THE FOLLOWING IS A SUMMARY OF CPTED REQUIREMENTS FOR THE UNDERGROUND PARKING AS RECOMMENDED BY THE RCMP.

a) PAINT THE UNDERGROUND PARKING WALLS & COLUMNS WHITE.
b) INSTALL HARD-WIRED VIDEO SURVEILLANCE EQUIPMENT IN U/G PARKING.
c) AVOID HIDDEN CORNERS AND INSTALL CONVEX MIRRORS AS NEEDED IN U/G PARKING AND STAIRWELLS.
d) PROVIDE VISION PANELS IN ALL DOORS IN U/G PARKING LEADING TO PUBLICLY ACCESSIBLE AREAS.
e) ELEVATOR LOBBY IN U/G PARKING AREA SHOULD BE GLAZED TO PERMIT NATURAL SURVEILLANCE.
f) ENSURE ADEQUATE LIGHTING THROUGHOUT THE U/G PARKING.
g) PROVIDE ROUGH SURFACE FINISH ON RAMPS TO DETER SKATEBOARDERS.

NOTE:
ALL PARKING STALLS AGAINST WALLS HAVE 0.3m EXTRA WIDTH.

NOTE:
ALL DEADEND DRIVEAISLES AND PARKING STALLS ARE 0.6m LONGER AND WIDER THAN THE MINIMUM STALL WIDTH.

NOTE:
ALL PARKING STALLS AND DRIVEAISLES TO CONFORM WITH LANGLEY CITY ZONING-BYLAW-2100

NOTE:
SUPPLY AND INSTALL ELEVATOR CALL BUTTONS IN A HORIZONTAL MANNER COMPLIANT WITH BCBC AND SAFETY BC REQUIREMENTS

NOTE:
10% OF RESIDENT PARKING STALLS MUST BE PROVIDED WITH LEVEL 2 EV CHARGERS, WITH REMAINING RESIDENTS STALLS PRE-WIRED AND VISITOR STALLS PRE-DUCTED FOR FUTURE INSTALLATION.

79 PARKING STALLS
LEVEL P2

SCALE : 3/32" = 1'-0" 28805 SQFT/GARAGE

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(R-BUILding)

DESIGN : MD, DRAWN : | DATE : May 24 24 | SCALE : 3/32" = 1'-0"

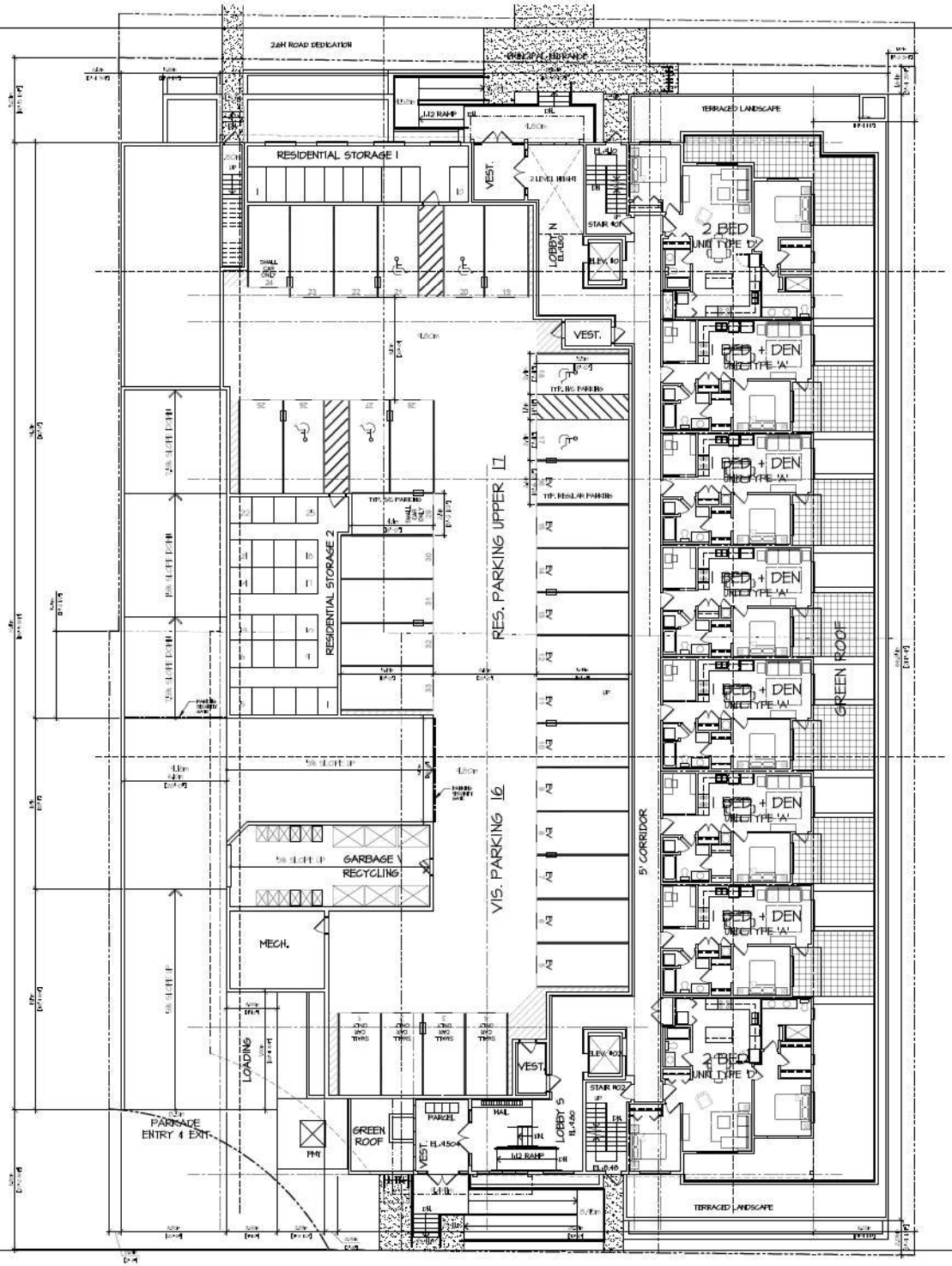
CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : U/G PARKING GARAGE

barnett dembek ARCHITECTS INC
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-3.1
PROJECT NO. 22011	REV. NO.



CPTED REQUIREMENTS FOR UNDERGROUND PARKING

THE FOLLOWING IS A SUMMARY OF CPTED REQUIREMENTS FOR THE UNDERGROUND PARKING AS RECOMMENDED BY THE RCMP.

a) PAINT THE UNDERGROUND PARKING WALLS & COLUMNS WHITE.
b) INSTALL HARD-WIRED VIDEO SURVEILLANCE EQUIPMENT IN U/G PARKING.
c) AVOID HIDDEN CORNERS AND INSTALL CONVEX MIRRORS AS NEEDED IN U/G PARKING AND STAIRWELLS.
d) PROVIDE VISIOR PANELS IN ALL DOORS IN U/G PARKING LEADING TO PUBLICLY ACCESSIBLE AREAS.
e) ELEVATOR LOBBY IN U/G PARKING AREA SHOULD BE GLAZED TO PERMIT NATURAL SURVEILLANCE.
f) ENSURE ADEQUATE LIGHTING THROUGHOUT THE U/G PARKING.
g) PROVIDE ROUGH SURFACE FINISH ON RAMPS TO DETER SKATEBOARDERS.

NOTE:
ALL PARKING STALLS AGAINST WALLS HAVE 0.3m EXTRA WIDTH.

NOTE:
ALL DEADEND DRIVEAISLES AND PARKING STALLS ARE 0.6m LONGER AND WIDER THAN THE MINIMUM STALL WIDTH.

NOTE:
ALL PARKING STALLS AND DRIVEAISLES TO CONFORM WITH LANGLEY CITY ZONING-BYLAW-2100

NOTE:
SUPPLY AND INSTALL ELEVATOR CALL BUTTONS IN A HORIZONTAL MANNER COMPLIANT WITH BCBC AND SAFETY BC REQUIREMENTS

NOTE:
10% OF RESIDENT PARKING STALLS MUST BE PROVIDED WITH LEVEL 2 EV CHARGERS, WITH REMAINING RESIDENTS STALLS PRE-WIRED AND VISITOR STALLS PRE-DUCTED FOR FUTURE INSTALLATION.

NOTE:
PROVIDE CONDUIT TO PRINCIPAL ENTRY DOORS FOR FUTURE POWER DOOR OPERATIONS

NOTE:
SUPPLY AND INSTALL ELEVATOR CALL BUTTONS IN A HORIZONTAL MANNER COMPLIANT WITH BCBC AND SAFETY BC REQUIREMENTS

6 1-BED
2 2-BED
TOTAL 8 UNITS

35 PARKING STALLS

NORTH

SCALE : 3/32" = 1'-0"

LEVEL L1/P1

8387 SQ.FT.
11295 SQ.FT.(GARAGE)

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REVN	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

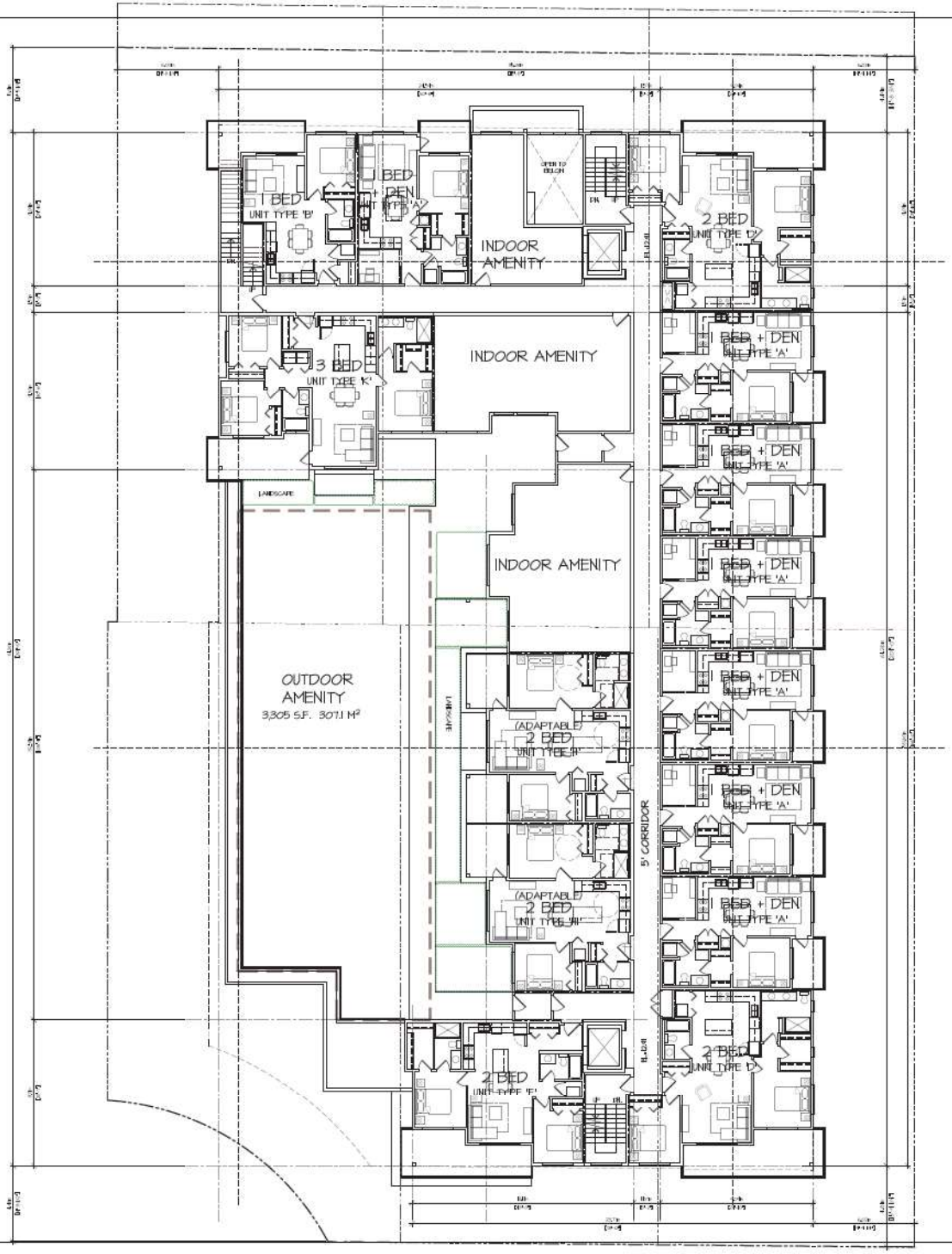
CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : UPPER PARKING GARAGE & RESIDENTIAL LEVEL 1

barnett dembek ARCHITECTS INC.
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-3.2
PROJECT NO. 22011	REV. NO.



NOTE:
SUPPLY AND INSTALL ELEVATOR CALL BUTTONS IN A HORIZONTAL MANNER COMPLIANT WITH BCBC AND SAFETY BC REQUIREMENTS

8 1-BED
5 2-BED
1 3-BED
TOTAL 14 UNITS

RESIDENTIAL LEVEL 2

SCALE : 3/32" = 1'-0"

14,884 SQFT.
2,210 SQFT.(INDOOR AMENITY INCLUDED)

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(8 BUILDING)

DESIGN : HD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

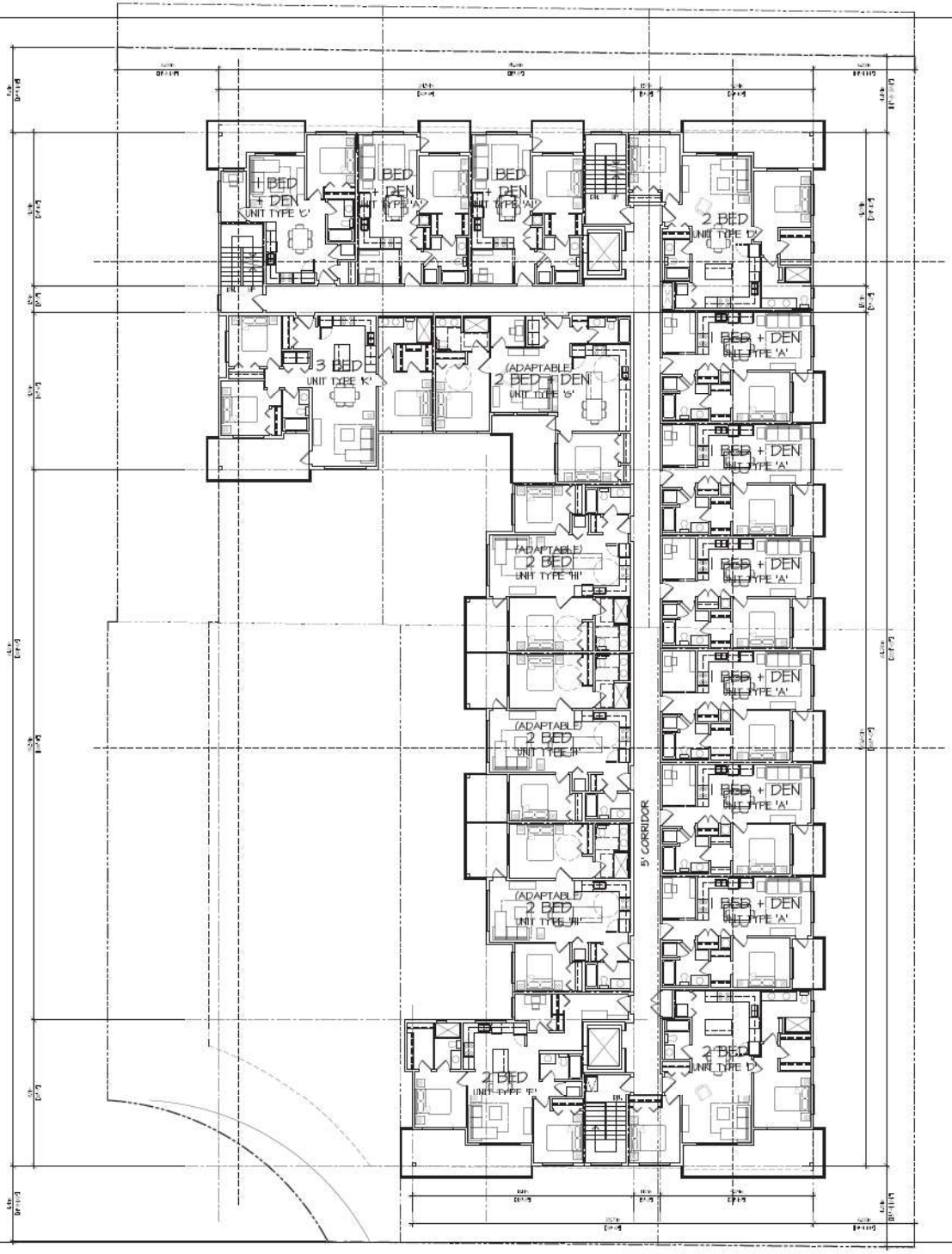
CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4051 LANGLEY CITY

SHEET CONTENTS : RESIDENTIAL LEVELS 2

barnett dembek ARCHITECTS INC
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-3.3
PROJECT NO. 22011	REV. NO.



NOTE:
SUPPLY AND INSTALL ELEVATOR CALL BUTTONS IN A HORIZONTAL MANNER COMPLIANT WITH BCBC AND SAFETY BC REQUIREMENTS

9 1-BED
7 2-BED
1 3-BED
TOTAL 17 UNITS

RESIDENTIAL LEVEL 3~5

SCALE : 3/32" = 1'-0"

8030 SQFT.

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(8.0 Ledge)

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

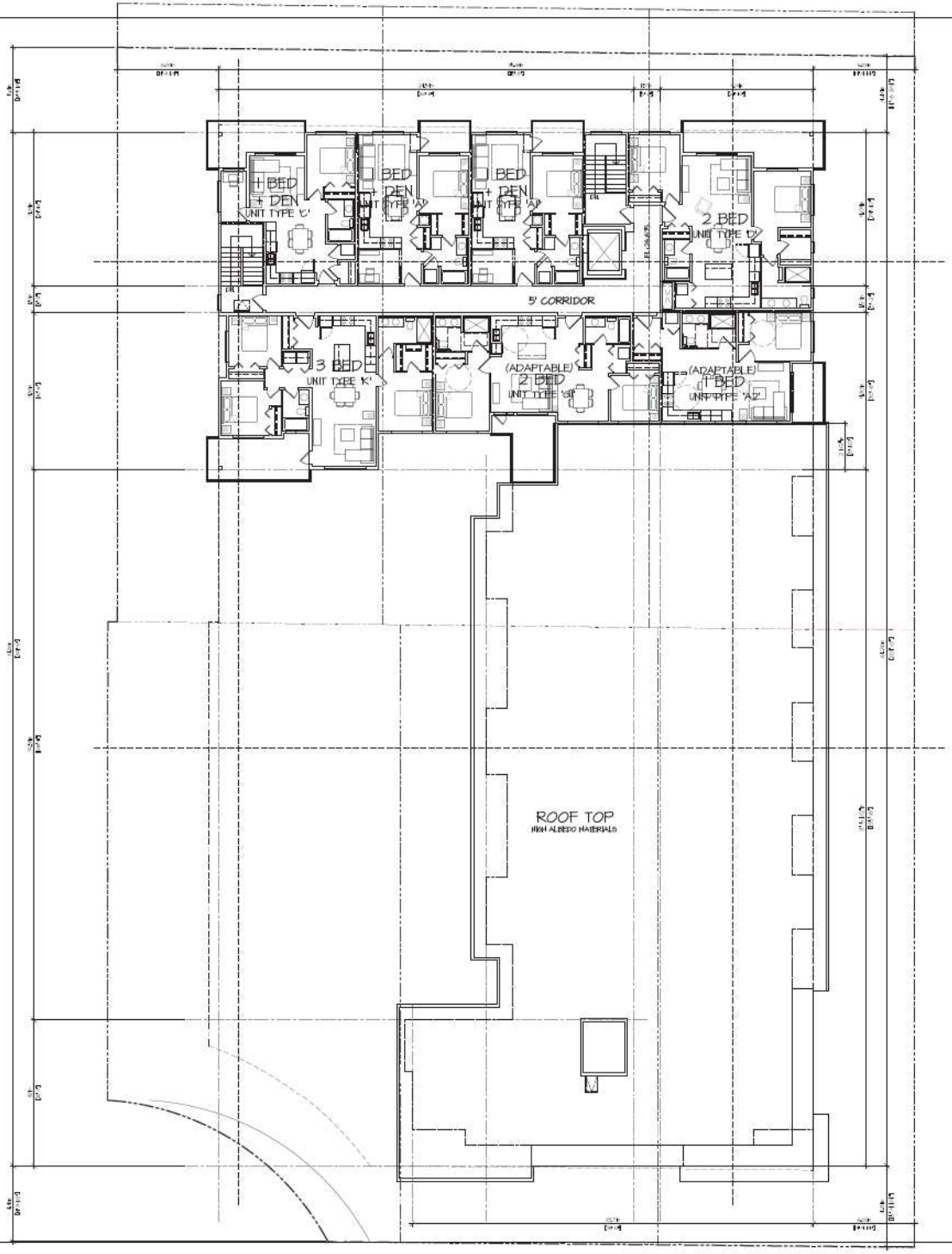
CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4051 LANGLEY CITY

SHEET CONTENTS : RESIDENTIAL LEVEL 3~5

barnett dembek ARCHITECTS INC
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-3.4
PROJECT NO. 22011	REV. NO.



NOTE:
SUPPLY AND INSTALL ELEVATOR CALL BUTTONS IN A HORIZONTAL MANNER COMPLIANT WITH BCBC AND SAFETY BC REQUIREMENTS

NOTE: PROVIDE HIGH ALBEDO, 2 PLY SBS ROOFING WITH WHITE GRANULAR FINISH

4 1-BED
2 2-BED
1 3-BED
TOTAL 7 UNITS

RESIDENTIAL LEVELS 6

SCALE : 3/32" = 1'-0"

6262 SQ.FT.

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(B.B.Kelley)

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

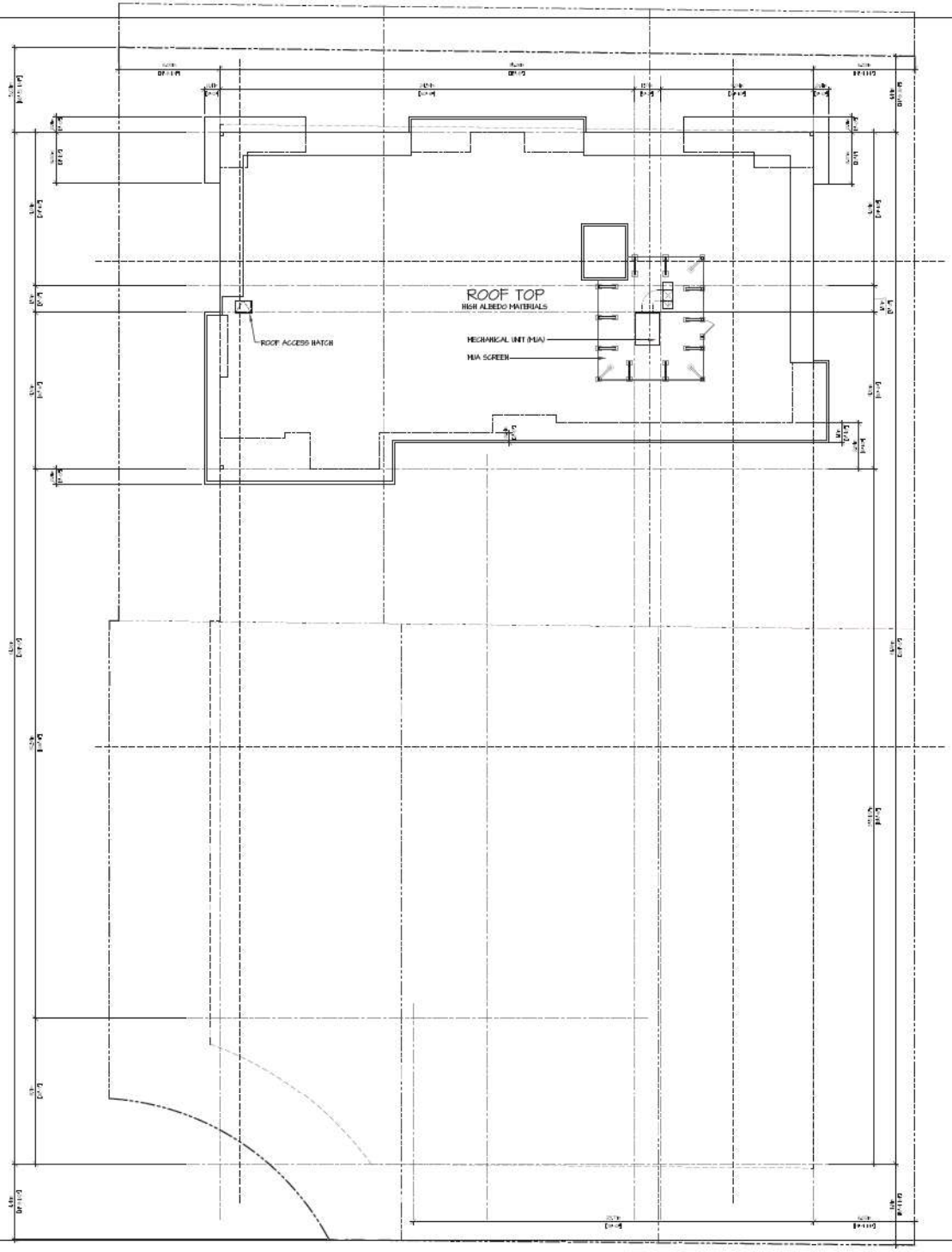
CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : RESIDENTIAL LEVELS 6

barnett dembek
ARCHITECTS INC.
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-3.5
PROJECT NO. 22011	REV. NO.



NOTE: PROVIDE HIGH ALBEDO, 2 PLY SBS ROOFING WITH WHITE GRANULAR FINISH

ROOF PLAN

SCALE : 3/32" = 1'-0"

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

(8.5"x14")

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : ROOF PLAN

barnett dembek ARCHITECTS INC.
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-3.6
PROJECT NO. 22011	REV. NO.

SCHEDULE OF FINISHES

1. HARDIEPANEL VERTICAL SIDING SIERRA 8 - WITH WOOD GRAIN FINISH
   COLOUR : BENJAMIN MOORE - BLACK BEAUTY 2128-10
   COMBINE WITH - IRON MOUNTIAN 2134-30
2. FIBRE-CEMENT PANEL SIDING C/W FRY REGLETS
   COLOUR: BENJAMIN MOORE - A LA MODE 2104-70
3. PAINTED ARCHITECTURAL FINISHED CONCRETE
   C/W REVEALS AS SHOWN
   COLOUR: BENJAMIN MOORE - A LA MODE 2104-70
4A. FIBER CEMENT CLAD CANOPY / FASCIA
   COLOUR: BENJAMIN MOORE - A LA MODE 2104-70
4B. FIBER CEMENT CLAD CANOPY / FASCIA
   COLOUR: BENJAMIN MOORE- BLACK BERRY 2114-20
5. CAP FLASHING - COLOUR TO MATCH ADJACENT SIDING
6. VINYL WINDOWS C/W TRIM AS SHOWN - WHITE
7. STOREFRONT ALUMINUM FRAMED WINDOWS & DOORS
   ANODIZED ALUMINUM & FIXED TEMPERED GLAZING
   COLOUR: BENJAMIN MOORE- BLACK BERRY 2114-20
8. POWDER COAT ALUMINUM RAILING C/W SAFETY GLASS PANELS
   COLOUR: MATTE BLACK
9. WHITE 8" HIGH INDIVIDUAL LETTERS AND NUMBERS
   OFFSET FROM FINISH SUBSTRATE ON 1" NEOPRENE SPACES
   AND COMPLETE WITH REAR MOUNTED LED JEWEL LIGHTING

NORTH ELEVATION (ALONG 53 AVE)

SCALE : 3/32" = 1'-0"

WEST ELEVATION

SCALE : 3/32" = 1'-0"

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REVN	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : BUILDING ELEVATIONS NORTH & WEST

DESIGN : MD.

DRAWN :

DATE : May 24 24

SCALE : 3/32" = 1'-0"

barnett dembek ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-4.1
PROJECT NO. 22011	REV. NO.

SCHEDULE OF FINISHES

1. HARDIEPANEL VERTICAL SIDING SIERRA 8 - WITH WOOD GRAIN FINISH
   COLOUR : BENJAMIN MOORE - BLACK BEAUTY 2128-10
   COMBINE WITH IRON MOUNTIAN 2134-30
2. FIBRE-CEMENT PANEL SIDING C/W FRY REGLETS
   COLOUR: BENJAMIN MOORE - A LA MODE 2104-70
3. PAINTED ARCHITECTURAL FINISHED CONCRETE
   C/W REVEALS AS SHOWN
   COLOUR: BENJAMIN MOORE - A LA MODE 2104-70
4A. FIBER CEMENT CLAD CANOPY / FASCIA
   COLOUR: BENJAMIN MOORE - A LA MODE 2104-70
4B. FIBER CEMENT CLAD CANOPY / FASCIA
   COLOUR: BENJAMIN MOORE- BLACK BERRY 2114-20
5. CAP FLASHING - COLOUR TO MATCH ADJACENT SIDING
6. VINYL WINDOWS C/W TRIM AS SHOWN - WHITE
7. STOREFRONT ALUMINUM FRAMED WINDOWS & DOORS
   ANODIZED ALUMINUM & FIXED TEMPERED GLAZING
   COLOUR: BENJAMIN MOORE- BLACK BERRY 2114-20
8. POWDER COAT ALUMINUM RAILING C/W SAFETY GLASS PANELS
   COLOUR: MATTE BLACK
9. WHITE 8" HIGH INDIVIDUAL LETTERS AND NUMBERS
   OFFSET FROM FINISH SUBSTRATE ON 1" NEOPRENE SPACES
   AND COMPLETE WITH REAR MOUNTED LED HALO LIGHTING

SOUTH ELEVATION (ALONG 52 AVE)

SCALE : 3/32" = 1'-0"

EAST ELEVATION

SCALE : 3/32" = 1'-0"

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REVN	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 3/32" = 1'-0"

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4153 LANGLEY CITY

SHEET CONTENTS : BUILDING ELEVATIONS SOUTH & EAST

barnett dembek ARCHITECTS INC.
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-4.2
PROJECT NO. 22011	REV. NO.

COLOUR LEGEND

HARDIEPANEL VERTICAL SIDING
SIERRA 8 - WITH WOOD GRAIN FINISH
BENJAMIN MOORE - BLACK BEAUTY 2128-10
COMBINE WITH -IRON MOUNTIAN 2134-30

APARTMENT SIDING/ TRIM
JAMES HARDIE
BENJAMIN MOORE - A LA MODE 2109-70

APARTMENT SIDING/ TRIM
JAMES HARDIE
BENJAMIN MOORE- BLACK BERRY 2119-20

PAINTED ARCHITECTURAL FINISHED CONCRETE
BENJAMIN MOORE - A LA MODE 2109-70

MATERIAL LEGEND

1 HARDIEPANEL VERTICAL SIDING
SIERRA 8 - WITH WOOD GRAIN FINISH
BENJAMIN MOORE - BLACK BEAUTY 2128-10
COMBINE WITH -IRON MOUNTIAN 2134-30

2 APARTMENT SIDING/ TRIM
JAMES HARDIE
BENJAMIN MOORE - A LA MODE 2109-70

3 PAINTED ARCHITECTURAL FINISHED CONCRETE
C/W REVEALS AS SHOWN
COLOUR: BENJAMIN MOORE - A LA MODE 2109-70

4A FIBER CEMENT CLAD CANOPY / FASCIA
JAMES HARDIE
BENJAMIN MOORE - A LA MODE 2109-70

4B STEEL CANOPY
SIMILAR TO JAMES HARDIE
BENJAMIN MOORE- BLACK BERRY 2119-20

5 CAP FLASHING
COLOUR TO MATCH ADJACENT SIDING

6 VINYL FRAMED WINDOWS
-ARGON FILLED; LOW E COATED

7 CLEAR ANODIZED ALUMINUM FRAME WINDOWS
BENJAMIN MOORE- BLACK BERRY 2119-20 (LOW LUSTRE)
C/W MATCHING CLOSURE PANELS AT CORNERS, OVER AND UNDER WINDOWS
-ARGON FILLED; LOW E COATED ON SOUTH

5A POWDER COAT ALUMINUM PICKET RAILING
MATTE BLACK

5B POWDER COAT ALUMINUM RAILING
C/W SAFETY GLASS PANELS
MATTE BLACK

9 WHITE 8" HIGH INDIVIDUAL LETTERS AND NUMBERS OFFSET FROM FINISH SUBSTRATE ON 1" NEOPRENE SPACES AND COMPLETE WITH REAR MOUNTED LED JEWEL LIGHTING

10 PRE-FINISHED THRU-WALL FLASHING
COLOUR TO MATCH ADJACENT SIDING

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CITY-MATERIALS.dwg

DESIGN : MD. DRAWN : DATE : May 24 24 SCALE : N.T.S.

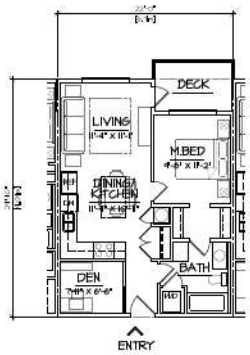
CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20834/0050 & 20834/4753 LANGLEY CITY

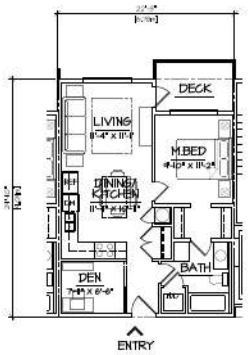
SHEET CONTENTS : COLOUR & MATERIAL BOARD

barnett dembek
ARCHITECTS INC.
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

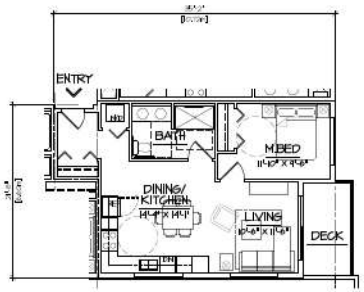
CLIENT NO.	SHEET NO.
	AC-43
PROJECT NO.	REV. NO.
22011	



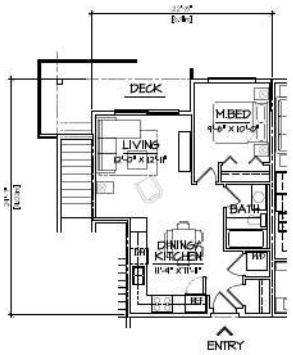
UNIT ' A '
1 BED + DEN 612 S.F.



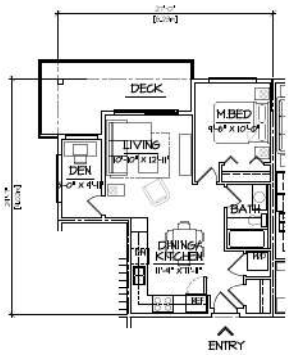
UNIT ' A1 '
1 BED + DEN 613 S.F.



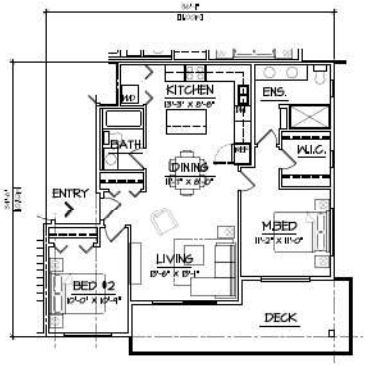
UNIT ' A2 ' ADAPTABLE
1 BED 658 S.F.



UNIT ' B '
1 BED 562 S.F.

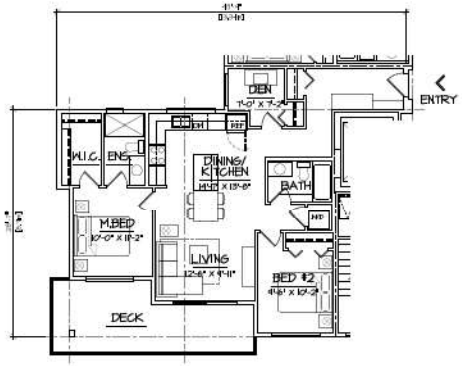


UNIT ' C '
1 BED + DEN 607 S.F.

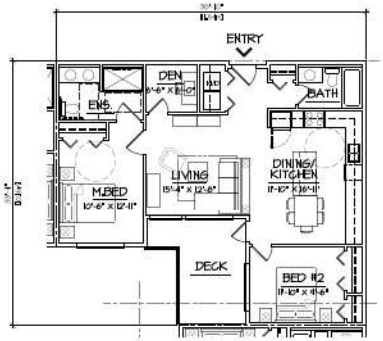


UNIT ' D '
2 BED 959 S.F.

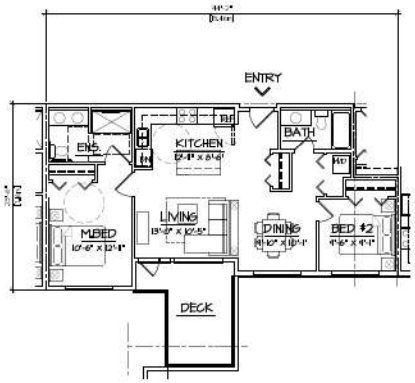
UNIT ' E '
2 BED 844 S.F.



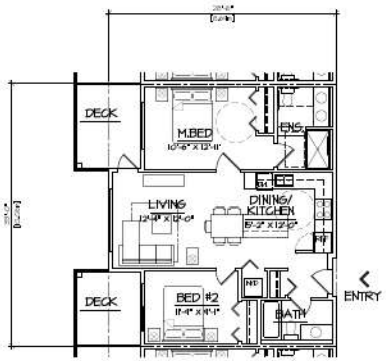
UNIT ' F '
2 BED + DEN 970 S.F.



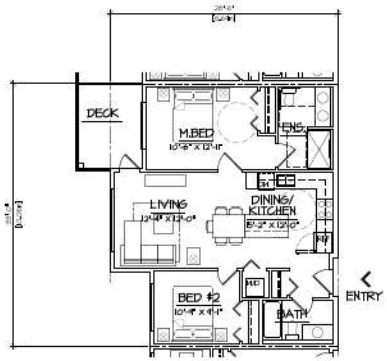
UNIT ' G '
2 BED + DEN ADAPTABLE 948 S.F.



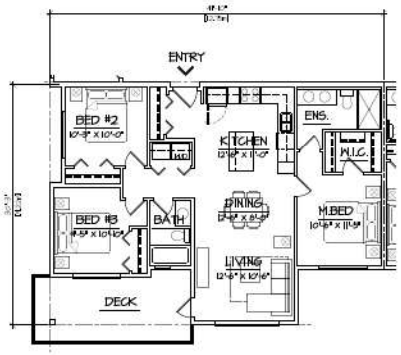
UNIT ' G1 ' ADAPTABLE
2 BED 843 S.F.



UNIT ' H ' ADAPTABLE
2 BED 848 S.F.



UNIT ' H1 ' ADAPTABLE
2 BED 838 S.F.



UNIT ' K '
3 BED 1054 S.F.

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REVN	DATE	DRFN	CKD	ISSUE	DATE	BY	ISSUED FOR

(All Ft.&In.)

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : 1/8" = 1'-0"

CLIENT : T.M. CREST HOMES (2022) LTD
PROJECT : 20194/4050 & 20194/4159 LANGLEY CITY
SHEET CONTENTS : UNIT PLANS

barnett dembek
ARCHITECTS INC
UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8
PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-5.1
PROJECT NO.	REV. NO.
22011	

AERIAL VIEW FROM NORTHWEST

N.T.S.

AERIAL VIEW FROM NORTHEAST

N.T.S.

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CAD File:

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : N.T.S.

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814060 & 20814053 LANGLEY CITY

SHEET CONTENTS : AERIAL VIEW FROM NORTH

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-6.1
PROJECT NO.	REV. NO.
22011	

AERIAL VIEW FROM SOUTHWEST

N.T.S.

AERIAL VIEW FROM SOUTHEAST

N.T.S.

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REVN	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CAD File:

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : N.T.S.

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : AERIAL VIEW FROM SOUTH

barnett dembek
ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-6.2
PROJECT NO. 22011	REV. NO.

PERSPECTIVE FROM 53 AVENUE - PRINCIPAL ENTRANCE

N.T.S.

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CAD File:

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : N.T.S.

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20134/4050 & 20134/4053 LANGLEY CITY

SHEET CONTENTS : PERSPECTIVE FROM 53 AVENUE - PRINCIPAL ENTRANCE -1

barnett dembek ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-63
PROJECT NO.	REV. NO.
22011	

PERSPECTIVE FROM 53 AVENUE - PRINCIPAL ENTRANCE

N.T.S.

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CAD File:

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : N.T.S.

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20814/4050 & 20814/4053 LANGLEY CITY

SHEET CONTENTS : PERSPECTIVE FROM 53 AVENUE - PRINCIPAL ENTRANCE -2

barnett dembek ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-6.4
PROJECT NO. 22011	REV. NO.

PERSPECTIVE FROM 52 AVENUE - SOUTH ENTRANCE

N.T.S.

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REV'N	DATE	DRN	CKD	ISSUE	DATE	BY	ISSUED FOR

CAD File:

DESIGN : MD.
DRAWN :
DATE : May 24 24
SCALE : N.T.S.

CLIENT : T.M. CREST HOMES (2022) LTD

PROJECT : 20134050 & 20134053 LANGLEY CITY

SHEET CONTENTS : PERSPECTIVE FROM 52 AVENUE - SOUTH ENTRANCE -1

barnett dembek ARCHITECTS INC.

UNIT 135,
7536 130 STREET,
SURREY, B.C.
V3W 1H8

PHONE: (604) 597-7100
FAX: (604) 597-2099
EMAIL: mail@bdarkitex.com

CLIENT NO.	SHEET NO.
	AC-65
PROJECT NO. 22011	REV. NO.

PERSPECTIVE FROM 52 AVENUE - SOUTH ENTRANCE

N.T.S.

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