

City of Vancouver
453 West 12th Avenue
Vancouver, British Columbia
Canada V5Y 1V4

Issue Date: Sep 29, 2024

Status: Issued

Applicant

Contractor

Location of Permit

Sheridan MacRae DBA: Metric
Architecture
Agent for Owner
671 b Market Hill
vancouver, BC V6Z 4B5

2333 W 6TH AVENUE
Vancouver, BC V6K 1W1

Related Permits: DP-2022-00134

Temporary Use Dates:

Specific Location: Building 2 (Infill)
2333 W 6th Av - One Dwelling Unit (2-
storey)

Address number assigned as per
approved plans for Fire and Emergency
response. The address number is to be
posted and to the building and to be
visible from the street in accordance with
the Building By-law prior to final
inspection.

Legal Description: LOT A BLOCK 262 DISTRICT LOT 526
GROUP 1 NEW WESTMINSTER
DISTRICT PLAN EPP129343

Land Coordinate: 64307867

Project Description

To construct a two storey Infill One-Family Dwelling (Building 2) with an attached 1-car garage having vehicular access from West 6th Avenue and to stratify lot.

Schdeule A, Schedule B (Architectural - Item 1.5), Schedule D, Sheridan Peter MacRae, P.Eng (604,875,4315), Schedule B (Structural), Seyed A. Pishvaei, P.Eng (604-992-9481), provided for this project.

Building Review Branch Notes:

1. This permit has been reviewed under the requirements of VBBL 2019
2. Entire building to be sprinklered to NFPA 13R
3. See related DP-2022-00134 & BP-2023-03247 (Building 1)

Uses

Type	Category	Specifics	Occupancy	Permitted / Required	Existing	Proposed	Units	Note
Dwelling Uses	Infill One-Family Dwelling							

Terms and Conditions

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- As Owner or Owner's agent, I have verified that the information contained within this document and associated applications and plans is correct, and describes a use, building or a work which complies with all relevant by-laws and statutes. I understand that personal information contained in this form will not be released to the public except as required by law; however all associated applications and plans will be made publicly available during the development or building application process. I acknowledge that responsibility for by-law compliance rests with the owner and the owner's employees, agents and contractors. I will indemnify and save harmless the City of Vancouver, its officials, employees and agents against all claims, liabilities, and expenses of every kind in respect to anything done or not done pursuant to this application or ensuring permit, including negligence and/or the failure to observe all by-laws, acts or regulations.
- WorkSafeBC (WSBC) requires a survey for hazardous materials be completed by a qualified person, as defined in OHSR 20.112, before any demolition or renovation work begins. Per OHSR 20.112(8), WSBC also requires a written confirmation that all hazardous materials identified in the survey have been either safely contained or removed. For all interior alterations where significant amounts of material are being removed the building inspector may ask at his/her discretion for a hazardous materials report. If hazardous materials are identified the building inspector will not perform any inspections until all the hazardous material have been safely contained or removed and confirmed by a qualified professional.
- Door when open and/or eaves or other appendages shall not project beyond any property line.
- Drain tile shall be inspected prior to backfilling.
- This permit has been issued without a mechanical plans examination on the basis of the professional assurances provided by the design professionals responsible for code compliance of the mechanical systems. The City may audit the design and conduct field inspections at their discretion.
- Installation of all unbonded post-tensioned concrete framing systems shall be inspected on a full-time, continuous basis by a specialist materials quality assurance organization personnel shall have attended an approved training course in the corrosion protection and installation of unbonded post-tensioned systems. The inspection agency will be required to submit daily inspection reports and a letter of assurance attesting that the post-tensioned concrete framing systems have been constructed in full conformance with the requirements of CSA A23.1, A23.3 and current industry standards.
- All new work shall comply with the Vancouver Building By-Law and amendments and all its referenced standards, including their associated conditions.
- Drawings for applicable trades permits shall be submitted and accepted as required prior to issuance of the trades permit
- One paper set of City of Vancouver-approved drawings (full-sized and to scale), displaying the City accepted stamp, is to be made available for viewing at the jobsite for City Inspectors.
- Separate Sign Permit required for all signage.
- Building to be sprinklered to NFPA 13R requirements.
- All work to the satisfaction of the District Building Inspector.
- All guards and windows used as guards shall be designed by a Registered Professional Engineer for the design loads specified under Part 4 of Division B of the Vancouver Building By-law. Sealed fabrication drawings shall be reviewed by the structural engineer of record. All glass guards and glass in guards are to be designed in accordance with CAN/CGSB-12.20-M or ASTM E1300.
- Both the construction and the ongoing operation of the building (including noise emanating from mechanical equipment) shall be in compliance with the provisions of Noise Control By-law No. 6555.
- If Tree protection is required, no work may be done within the critical root zone of any protected tree unless an ISA Certified Arborist is in attendance to supervise. Work includes demolition, excavation, construction and landscaping. All site work supervised by the arborist shall be documented in a post-construction arborist report and submitted to the Director of Planning in a timely manner.
- Sites must follow Provincial Orders and guidelines in force at all times, and in particular those responding to COVID-19.
- The location of this permit falls within the Broadway Subway Project area. There are potential impacts to construction access to sites and use of City streets for projects in this area due to the Broadway Subway construction. Please contact the City of Vancouver Rapid Transit Office (rapidtransitoffice@vancouver.ca) for more information.
- All plumbing work must comply with the Vancouver Building By-law. A summary of water safety and efficiency requirements is available at <https://vancouver.ca/operating-permit>
- Visit <https://worksafebc.com/builders> for details on how to submit a Notice of Project before you start construction for residential projects.
- A Movement Certificate issued by the Canadian Food Inspection Agency (CFIA) is required before moving soil outside of the Japanese beetle regulated area in Vancouver. Movement of soil and rooted plants is restricted year-round to prevent this invasive, regulated pest from spreading in BC. There are also restrictions on green waste and other plant materials from June 15 to October 15. To find out more about movement controls or to apply for a movement certificate, visit: <https://inspection.canada.ca/jb-construction>

Inspections

Description

Kitchen Trip Test

Non-encroachment/Plan Check



Building Permit

BP-2023-03248

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Occupancy

P9 - Final

P9 - Fire Separation

P9 - Forms/Foundation

P9 - Framing

P9 - Sheathing

P9 - Underslab

P9 - Insulation and vapor barrier

Drain tile

P9 - Rainscreen

Additional Notes

Book inspections by calling 3-1-1 within Vancouver or 604-873-7000 from outside Vancouver.

Permit Fees

Description	Amount	Tax Amounts	Fee Total	Fee Adjs	Pmts and Adjs	Balance
Building Permit Fee	\$2,216.00		\$2,216.00	\$0.00	\$2,216.00	\$0.00
Drain Tile Single Detached House Duplex	\$248.00		\$248.00	\$0.00	\$248.00	\$0.00
Utilities Development Cost Levy	\$3,267.00		\$3,267.00	\$0.00	\$3,267.00	\$0.00
Development Cost Charge - GVS&DD	\$3,335.00		\$3,335.00	\$0.00	\$3,335.00	\$0.00
Vancouver Development Cost Levy	\$5,524.20		\$5,524.20	\$0.00	\$5,524.20	\$0.00
Development Cost Charge - Translink	\$2,993.00		\$2,993.00	\$0.00	\$2,993.00	\$0.00
Development Cost Charge - Water	\$6,692.00		\$6,692.00	\$0.00	\$6,692.00	\$0.00
					Total:	\$0.00

This permit shall be kept available on the site for presentation to Police Officers or City Inspectors.