

Project Directory

Client:
WESTPORT CONSTRUCTION
202 - 4695 HASTINGS STREET
BURNABY, BC V5C 2K6

Architect & Landscape Architect
Murdoch + Co.
PO Box 1394, #106- 4319 Main Street
Whistler, BC V0N 1B0

Surveyor:
Doug Bush
18-1370 Alpha Lake Road
Whistler, BC V0N 1B1

Environmental:
Cascade Environmental Resource Group Ltd.
Unit 3 – 1005 Alpha Lake Road
Whistler, BC V0N 1B1

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Contact: Doug Bush

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Contact: Candace Rose Taylor

Development Statistics

Civic Address: 2077 GARIBALDI DRIVE, WHISTLER, BC

Legal: LOT 3, D.L. 5412, GP.1, N.W.D., PLAN 16634

P.I.D.: 007-394-101

Zoning: RS-E1

SITE AREA: 8841.45 m² / 2.18 acres

95 168.57 sf

FLOOR SPACE RATIO

Permitted FSR: 0.31

PROPOSED FSR: (Total GFA / Site Area) 29944 sf / 95168.57 sf

HEIGHT

Maximum Height: 7.6 m PERMITTED (RS-E1) 10.7m PROPOSED (RM)

SETBACKS:

7.6m / 25'0" ft. (Side parcel line)

7.6m / 25'0" ft. (Rear Parcel Line)

20m / 65'7" ft. (from hwy 99)

TOTAL GROSS FLOOR AREA:

Maximum GFA: 4998 sq.ft. / 465m² permitted

EMPLOYEE TOWNHOMES	UNIT GFA	NO. OF UNITS		
UNIT A (2 BR)	1429.0 sf	132.758 m2	2	2858.0 sf 265.517 m2
UNIT B (2 BR)	1319.0 sf	122.539 m2	10	13190.0 sf 1225.391 m2
UNIT C (2 BR)	1347.0 sf	125.14 m2	2	2694.0 sf 250.281 m2
Total G.F.A.		14	18742.0 sf	1741.188 m2

MARKET TRIPLEXES	UNIT GFA	NO. OF UNITS		
UNIT D (3 BR)	1867.0 sf	173.45 m2	6	11202.0 sf 1040.699 m2
Total G.F.A.		6	11202.0 sf	1040.699 m2

Total GFA	20 UNITS	29944.0 sf	2781.89 m2
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Parking Calculation:

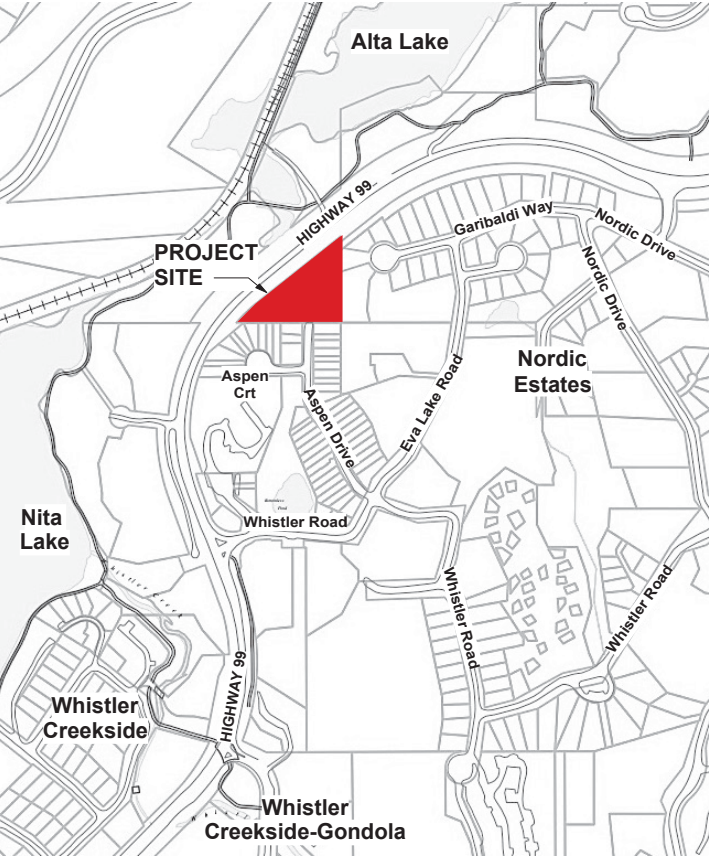
1 space per unit 55m2 (592 sf) GFA or less, 0.5 space per additional 40m2 to a mx. 2 spaces per unit.

14 units x 2.0 parking spaces = 28 cars

6 units x 2 parking spaces = 12 cars

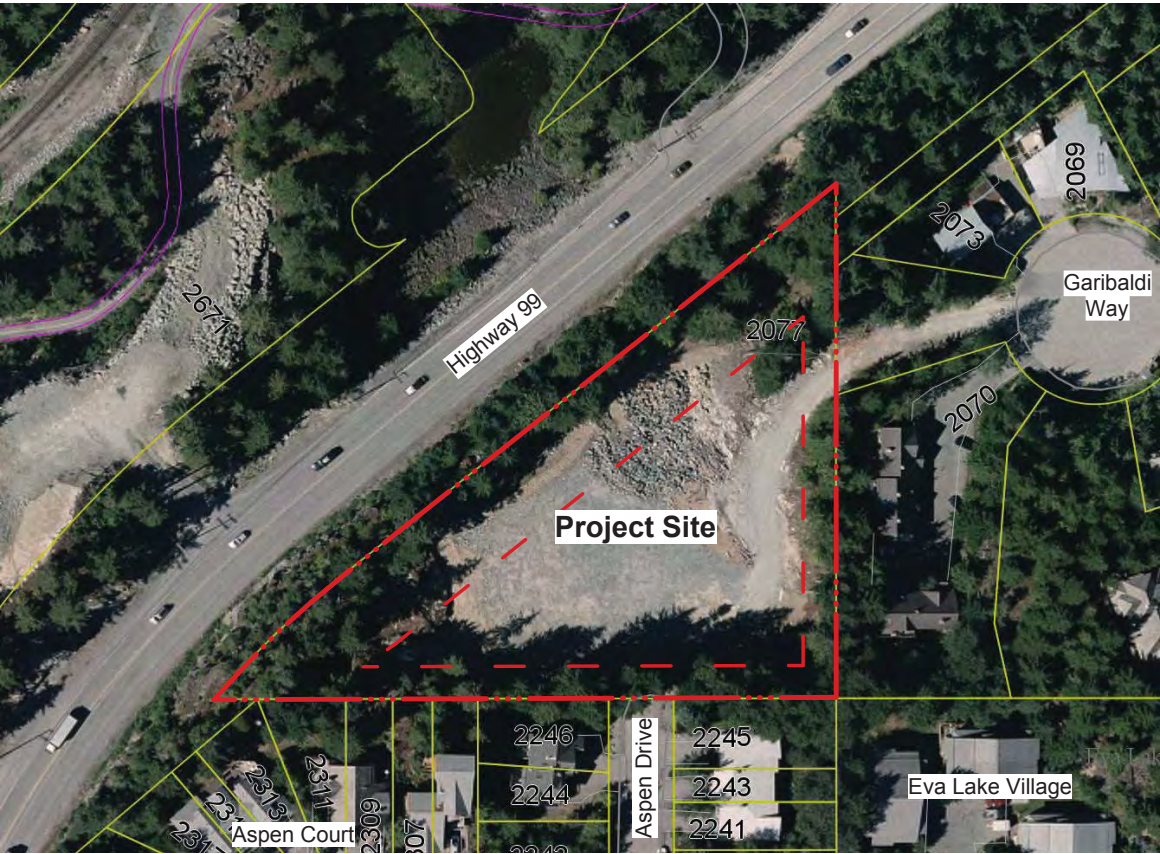
Total parking required = 40 cars

TOTAL PARKING PROVIDED: = 43 cars



site location & context

Drawing List	
A-0.0	COVER SHEET
G-0.1	Neighbourhood Context
G-0.2	Site Context: Transporation/Circulation/Amenities
A-0.1	Site Plan
A-0.2	Site Sections
A-0.3	Site Sections
A-2.2A	Lower Floor Plan - Employee Housing
A-2.2B	Lower Floor Plan - Market Triplex
A-2.3A	Main Floor Plan - Employee Housing
A-2.3B	Main Floor Plan - Market Triplex
A-2.4A	Upper Floor Plan - Employee Housing
A-2.4B	Upper Floor Plan - Market Triplex
3D-1	3D Massing
3D-2	3D Massing
3D-3	3D Massing



existing site

2077 Garibaldi Way

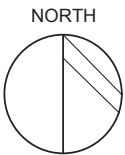
2077 Garibaldi Way, Whistler
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ISSUED FOR REVIEW	MARCH 12/18
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ISSUED FOR REVIEW	FEB.05/20
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SITE PLAN

2077 GARIBALDI WAY

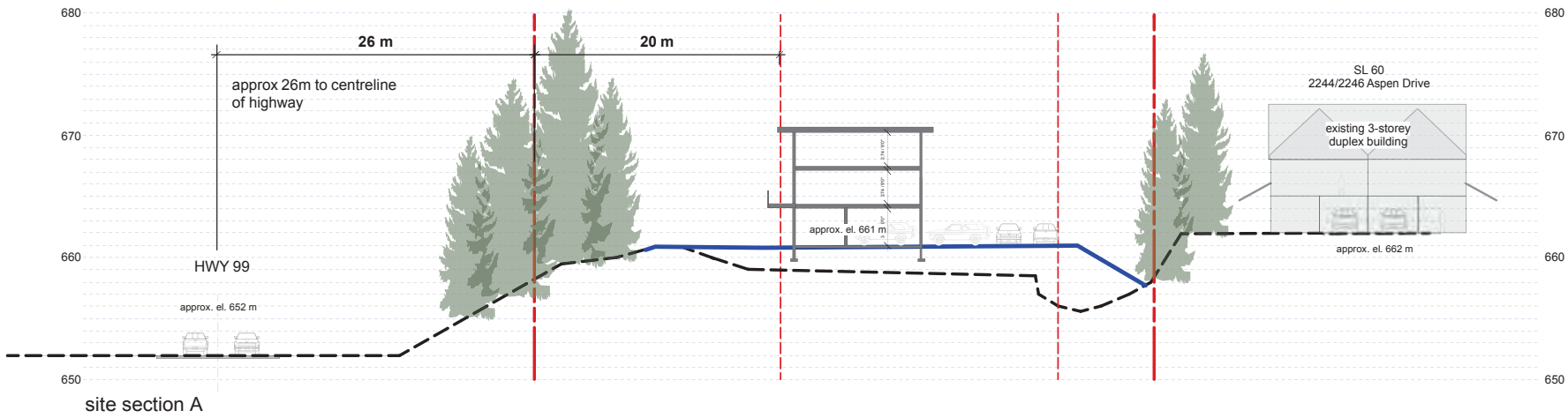
Whistler, BC

MURDOCH+COMPANY

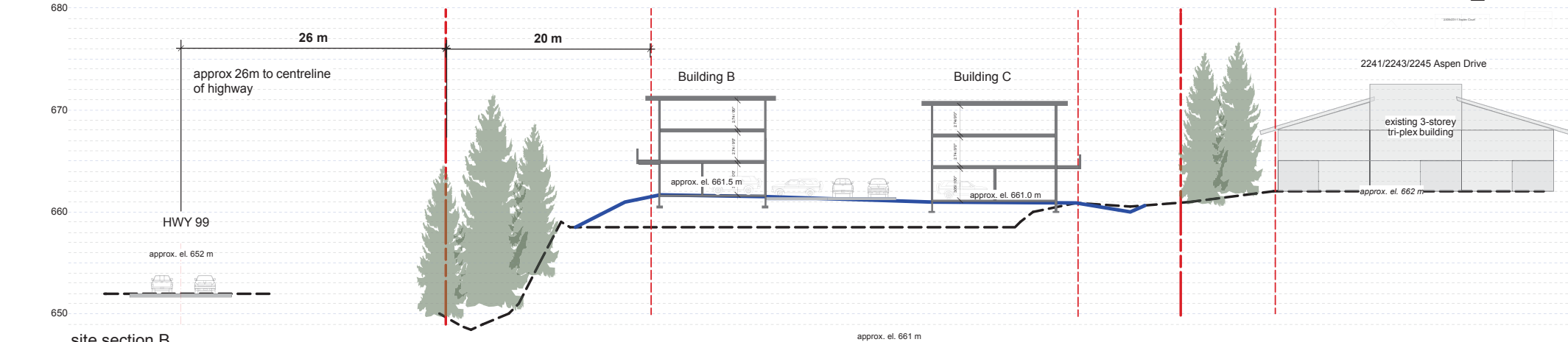
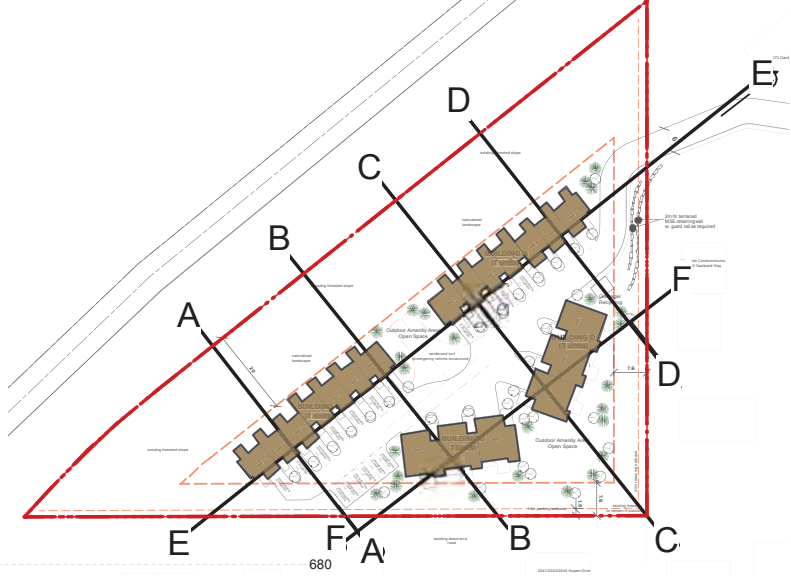
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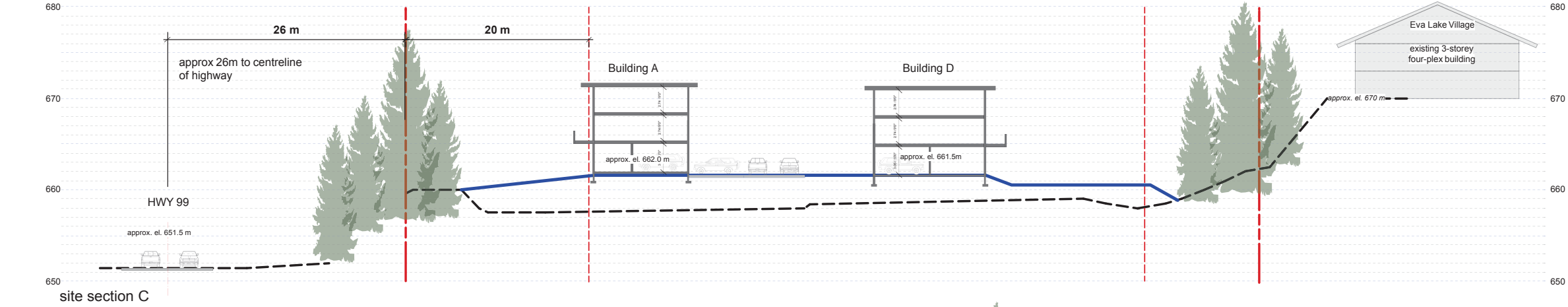
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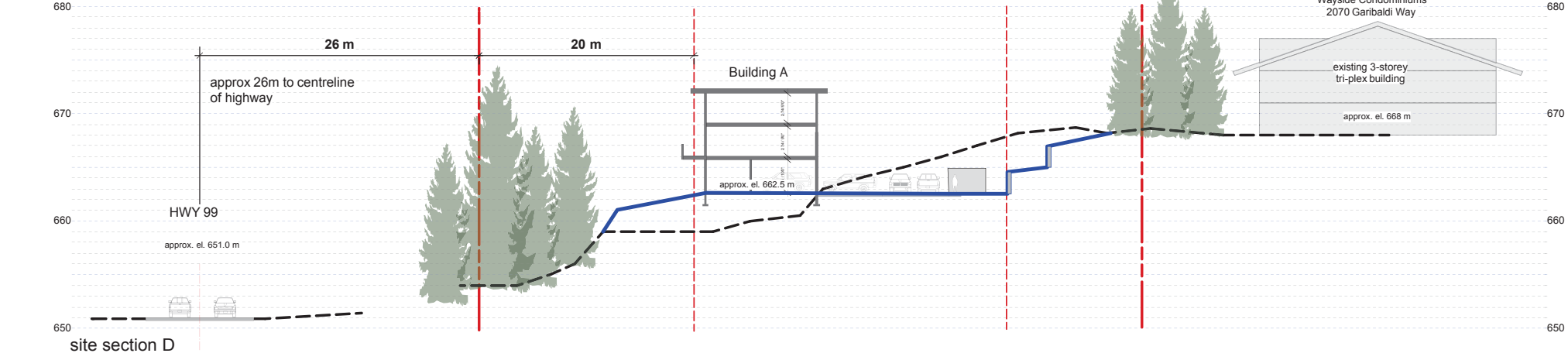
site section A



site section B



site section C



site section D

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Title
SITE SECTIONS

Project
2077 GARIBALDI WAY
Whistler, BC

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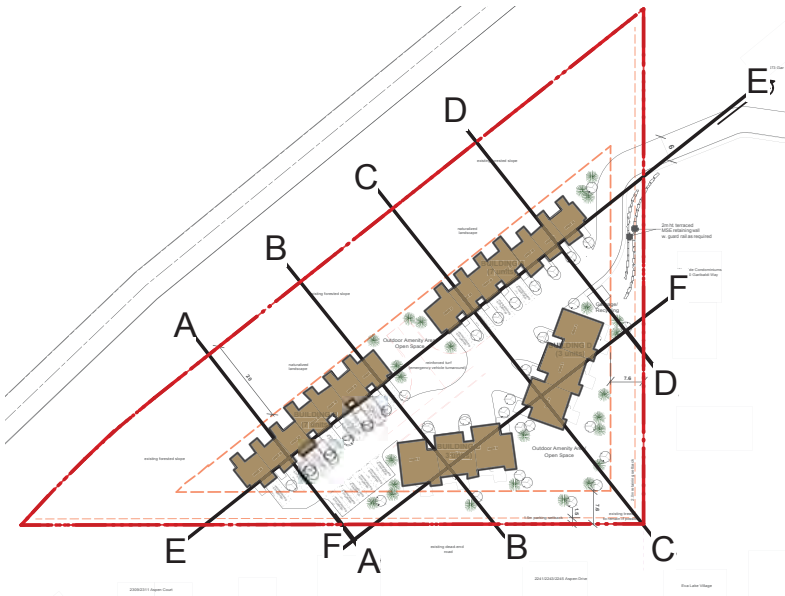
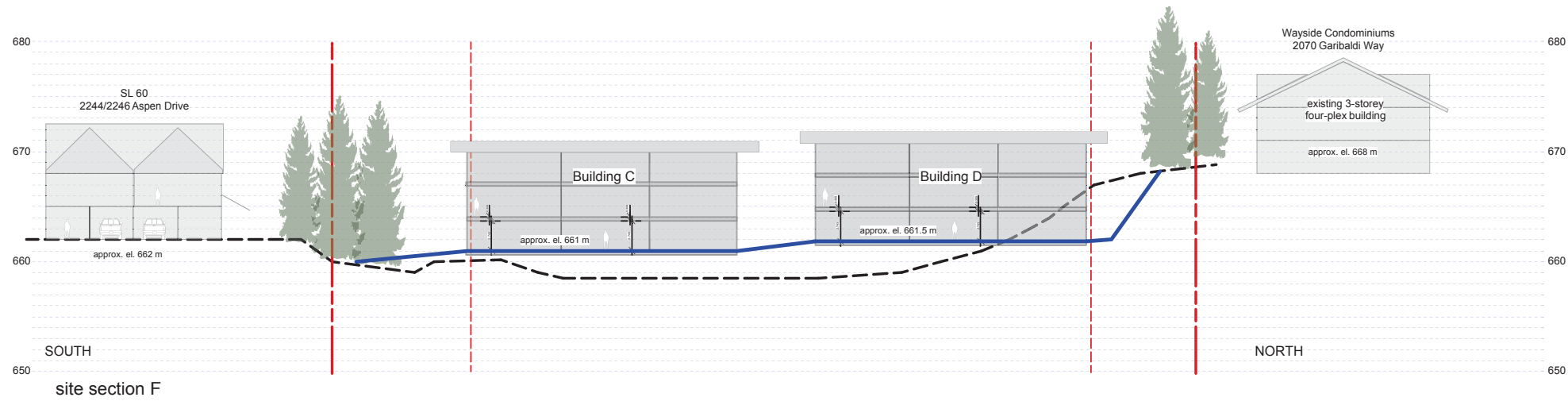
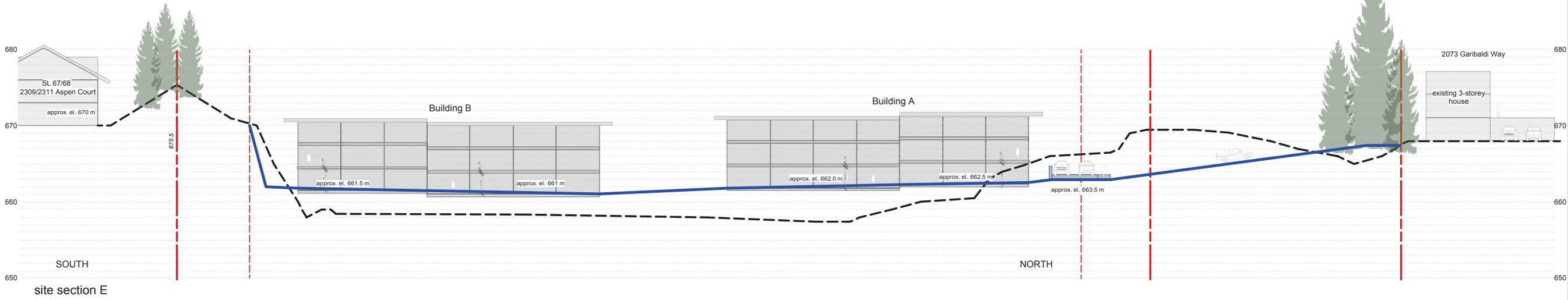
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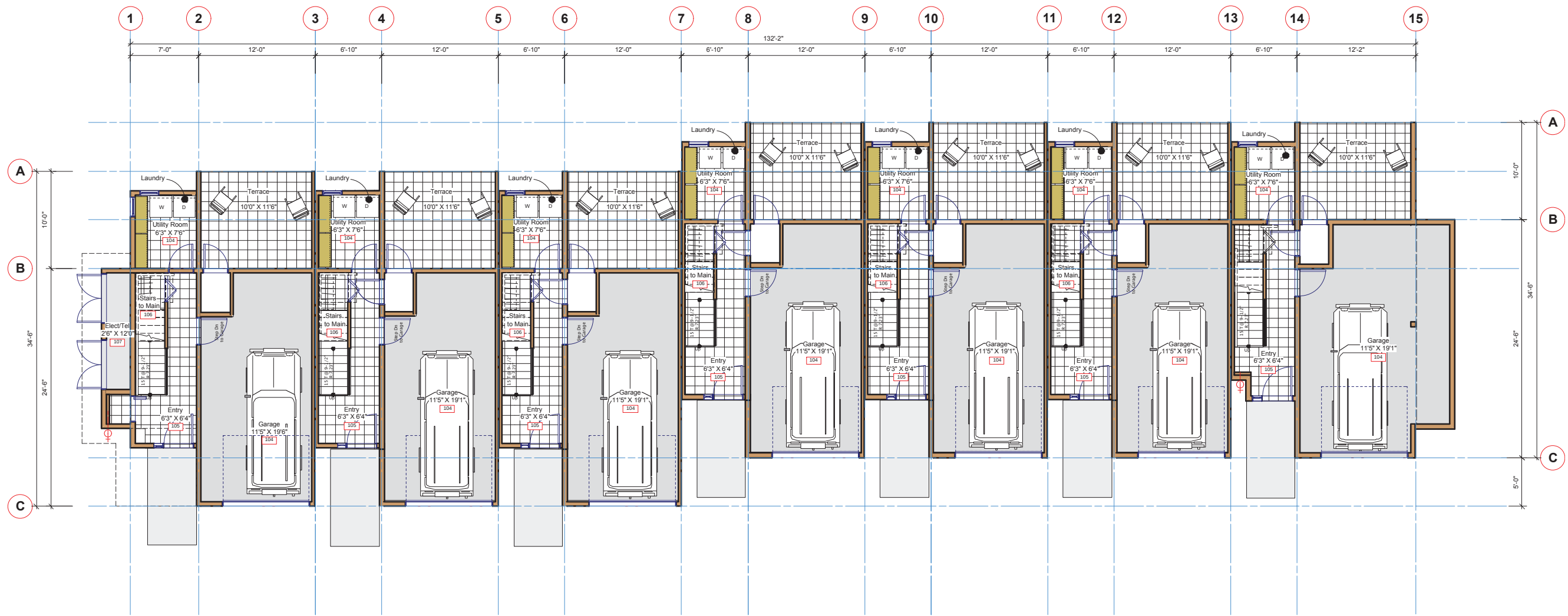
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1 LOWER FLOOR PLAN
A-2.2A 3/16" : 1'-0"

Title
LOWER FLOOR PLAN - EMPLOYEE HOUSING

Project
2077 GARIBALDI WAY
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Title
LOWER FLOOR PLAN - MARKET TRIPLEX

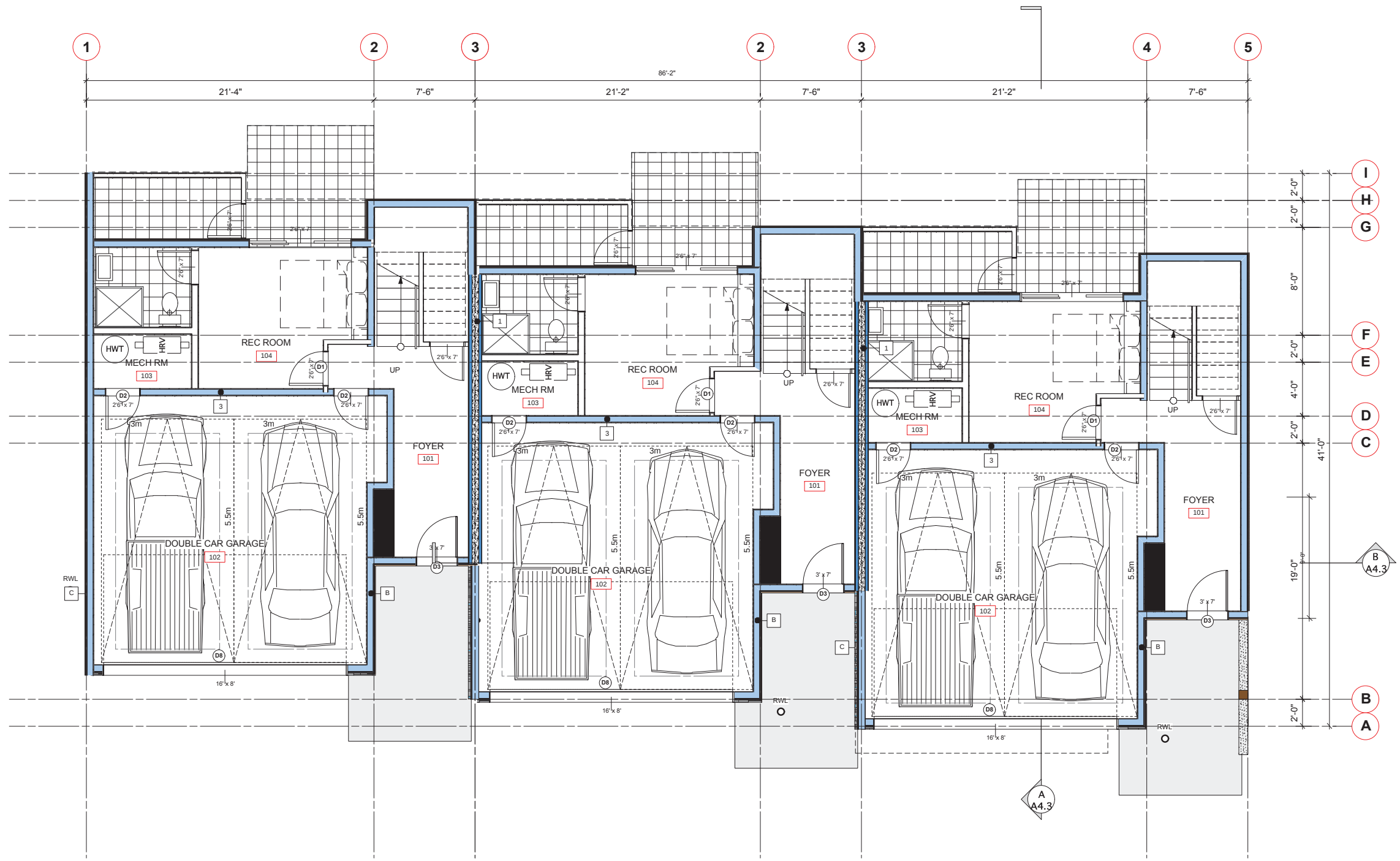
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16.10	A-2.2B

1 LOWER FLOOR PLAN
A-2.2B 1/4" : 1'-0"



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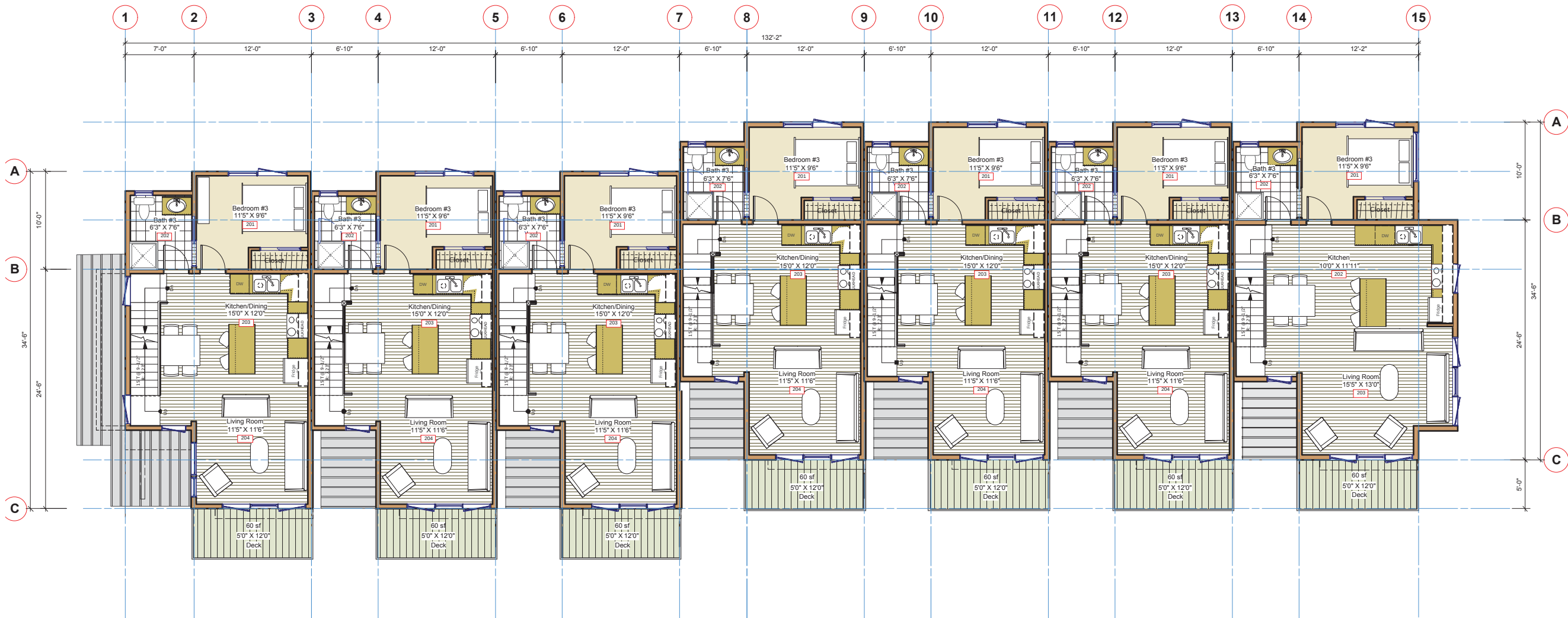
Title
MAIN FLOOR PLAN - EMPLOYEE HOUSING

Project
2077 GARIBALDI WAY
WHISTLER, BC

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16.10 **A-2.3A**



1 MAIN FLOOR PLAN
A-2.3A 3/16" : 1'-0"

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Title
MAIN FLOOR PLAN - MARKET TRIPLEX

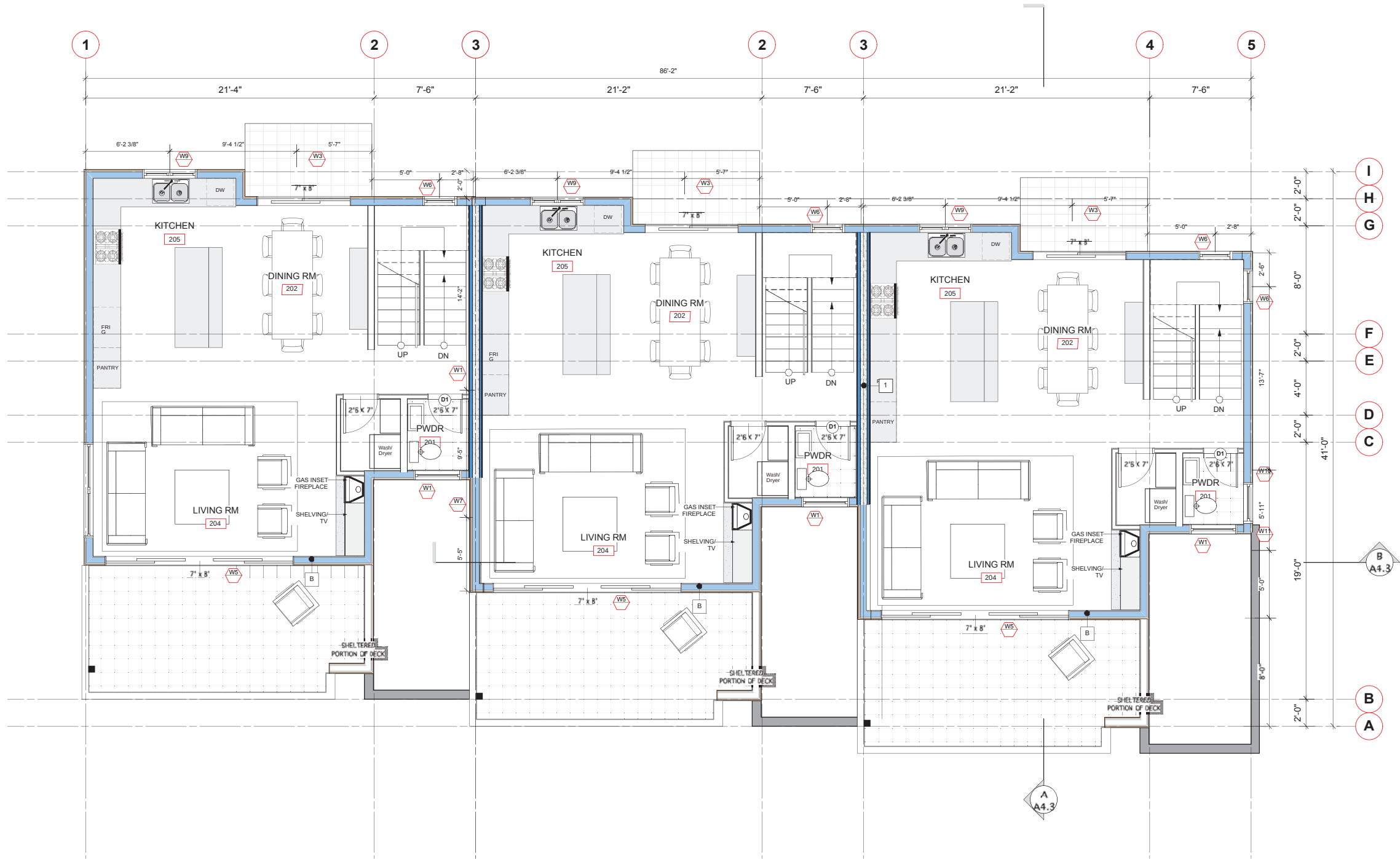
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16.10 **A-2.3B**

1 MAIN FLOOR PLAN
A-2.3B 1/4" : 1'-0"



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Title
UPPER FLOOR PLAN - EMPLOYEE HOUSING

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16.10 **A-2.4A**

UPPER FLOOR PLAN - EMPLOYEE HOUSING

UPPER FLOOR PLAN - EMPLOYEE HOUSING

The upper floor plan shows a symmetrical layout of 15 housing units arranged in a row. The plan is divided into three main sections by two central stairwells. Each unit is labeled with its room names and dimensions. The units are numbered 1 through 15. The plan includes a grid system with columns labeled 1 through 15 and rows labeled A, B, and C. Dimensions for the overall building and individual units are provided. The plan also shows common areas, stairs, and decks below.

1 UPPERFLOOR PLAN
A-2.4A 1/16" : 1'-0"

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Title
UPPER FLOOR PLAN - MARKET TRIPLEX

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2077 GARIBALDI WAY
WHISTLER, BC

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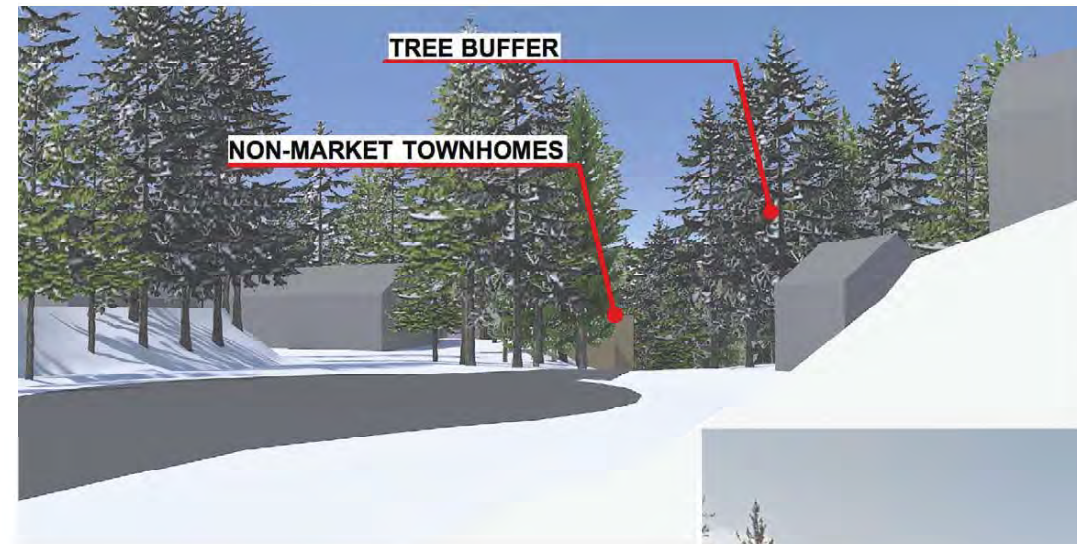
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Project No:
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Sheet No:
A-2.4B

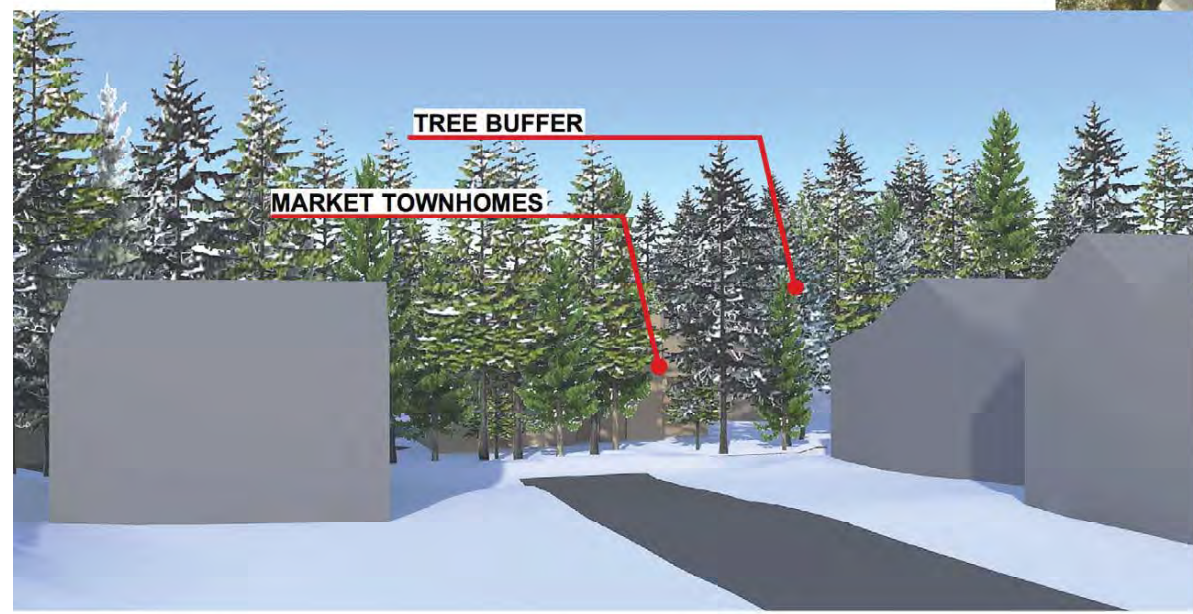
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UPPER FLOOR PLAN
1/4" : 1'-0"

A-2.4B UPPER FLOOR PLAN - MARKET TRIPLEX



**[1] DRIVEWAY ENTRY -
VIEW FROM GARIBALDI WAY**



**[2] ASPEN DRIVE -
VIEW ASPEN DRIVE**

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Title
3D MASSING

Project
GARIBALDI WAY
 2077 Garibaldi Way, Whistler, BC

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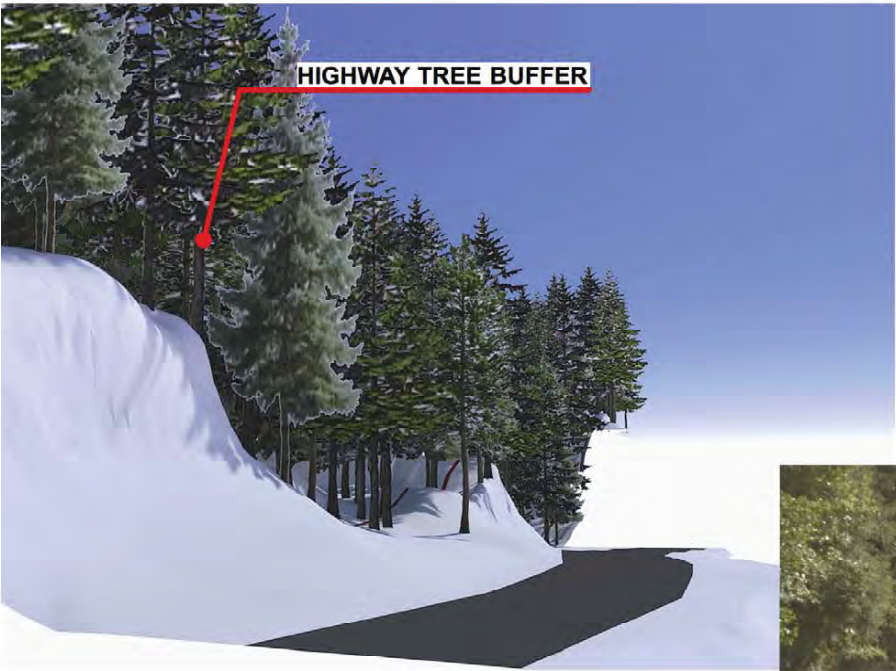
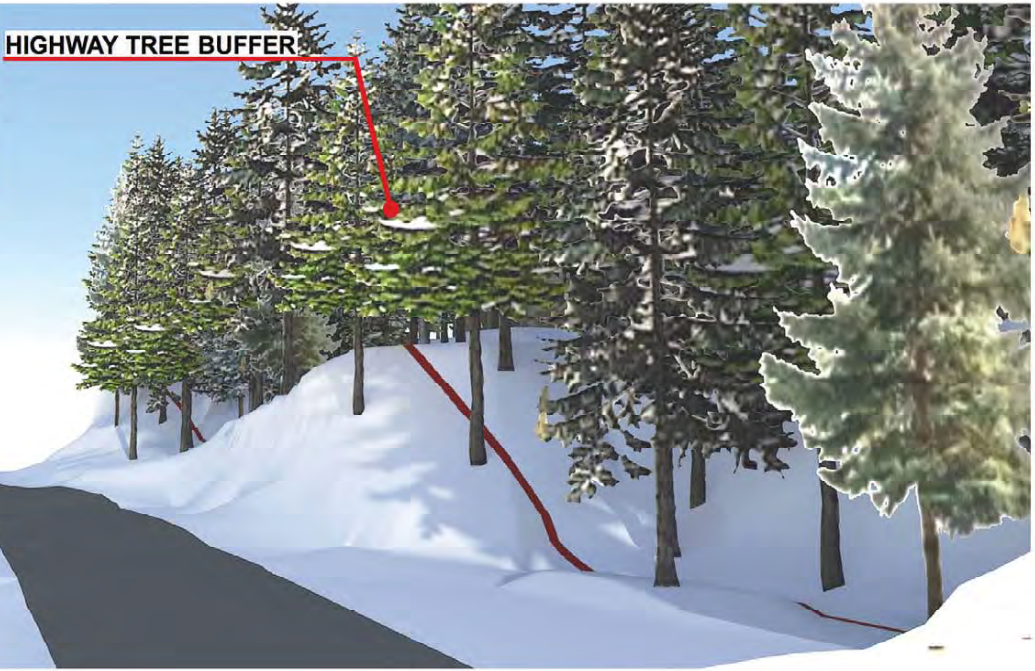
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Project No: 1610	Sheet No: 3D-1



VIEW LEGEND



**[4] HIGHWAY TREE BUFFER -
VIEW FROM SEA TO SKY - NORTH**



**[3] HIGHWAY TREE BUFFER -
VIEW FROM SEA TO SKY - NORTH**



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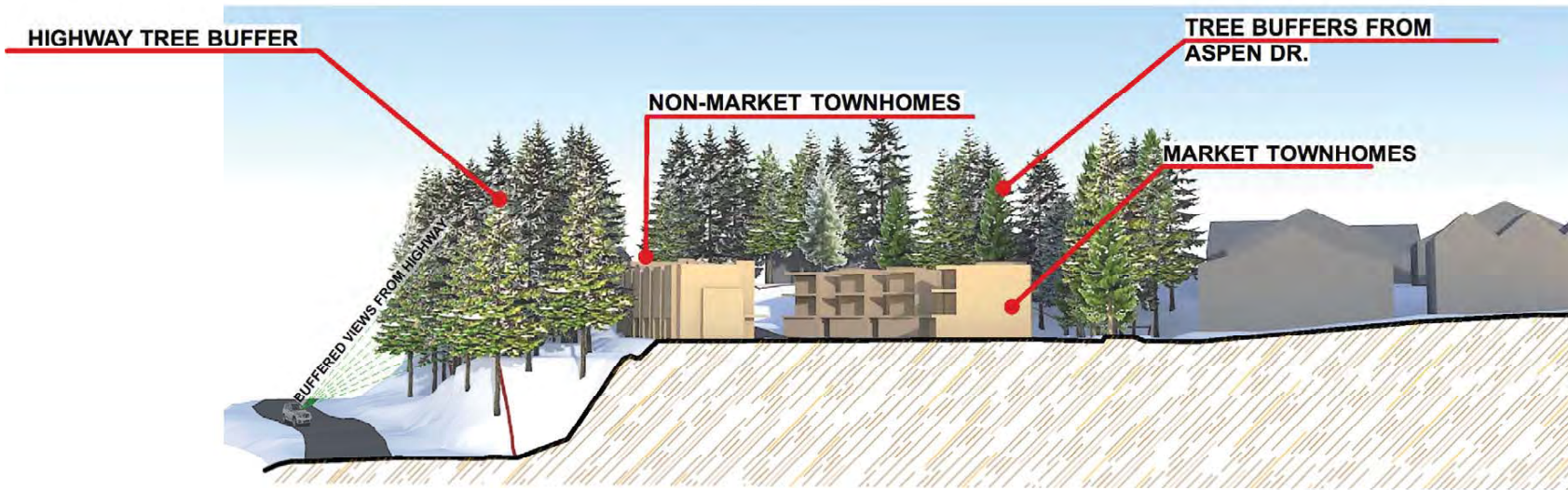
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2077 Garibaldi Way, Whistler, BC

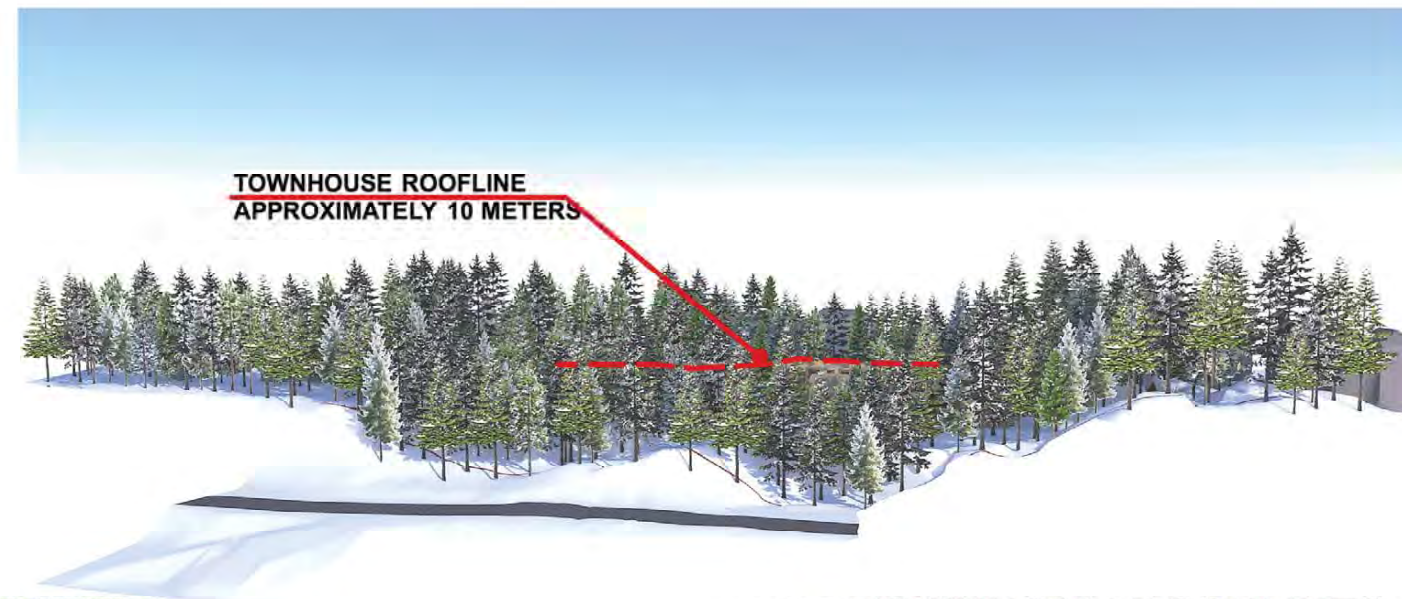
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Project No: 1610 Sheet No: **3D-2**



**[5] 3D - SECTION -
VIEW THROUGH SITE**



**[6] TOWNHOME ROOFLINES -
VIEW FROM WEST**



**[7] DRIVEWAY FROM GARIBALDI DRIVE -
INTERNAL VIEW TO GARIBALDI DRIVE**



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1610 **3D-3**