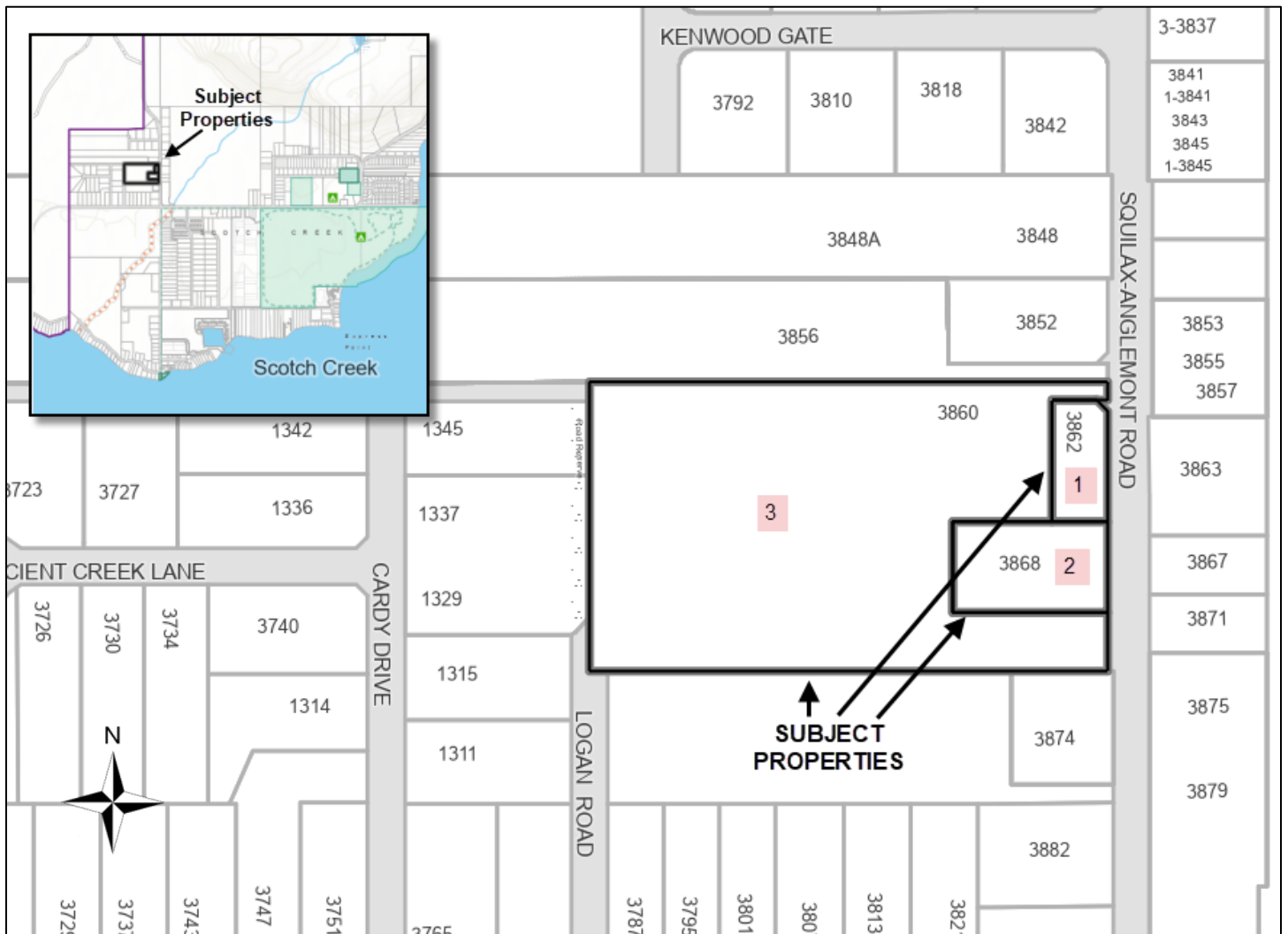
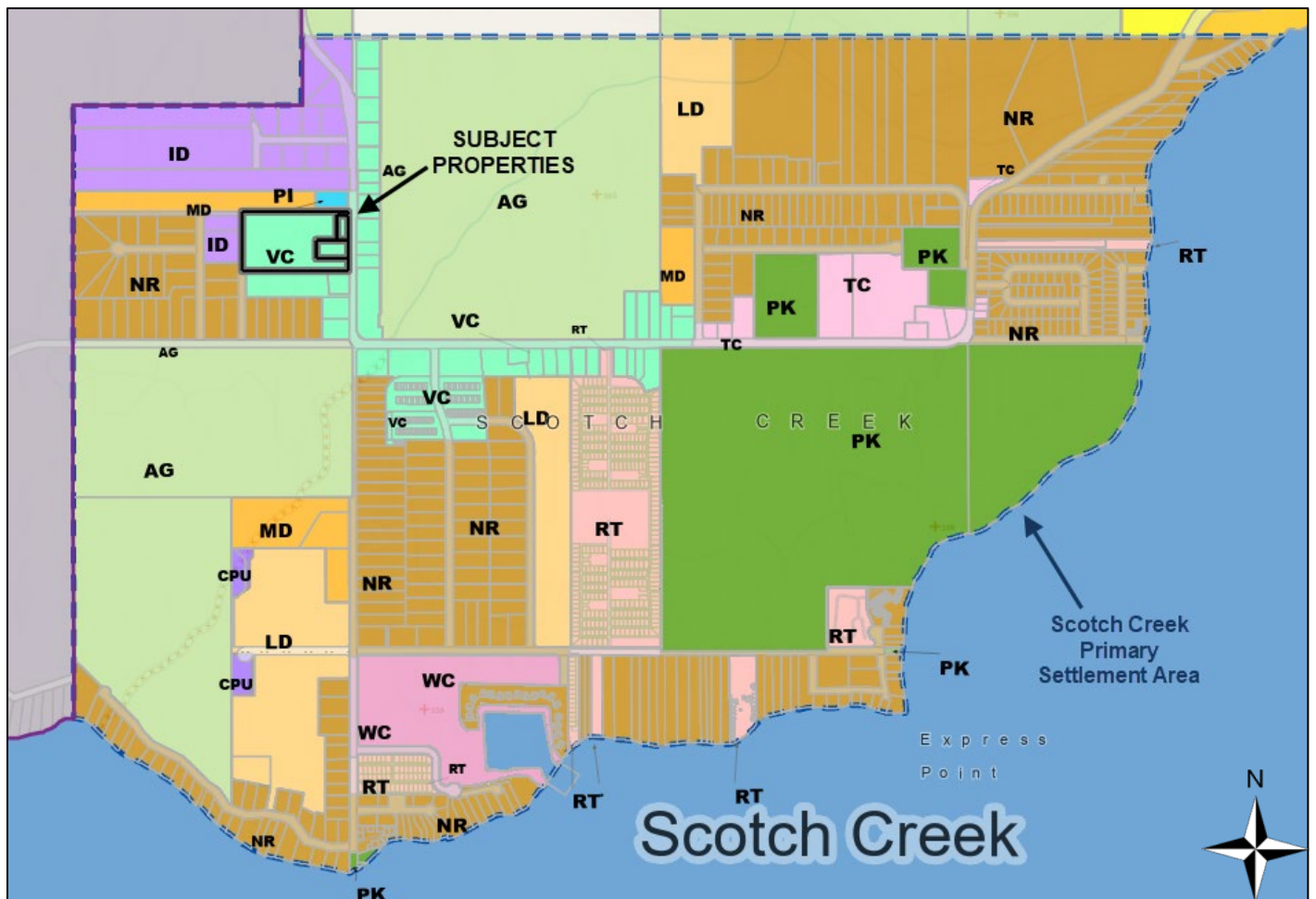
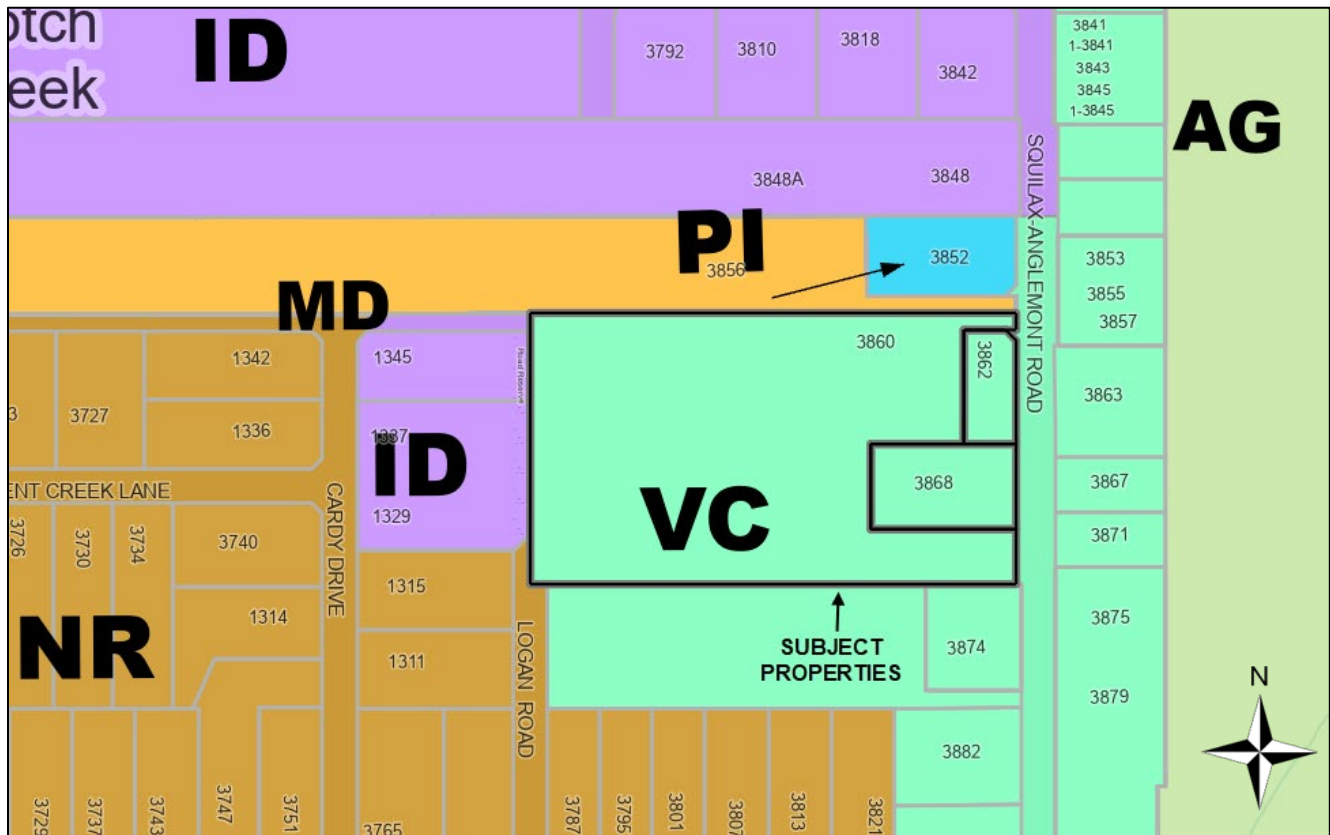


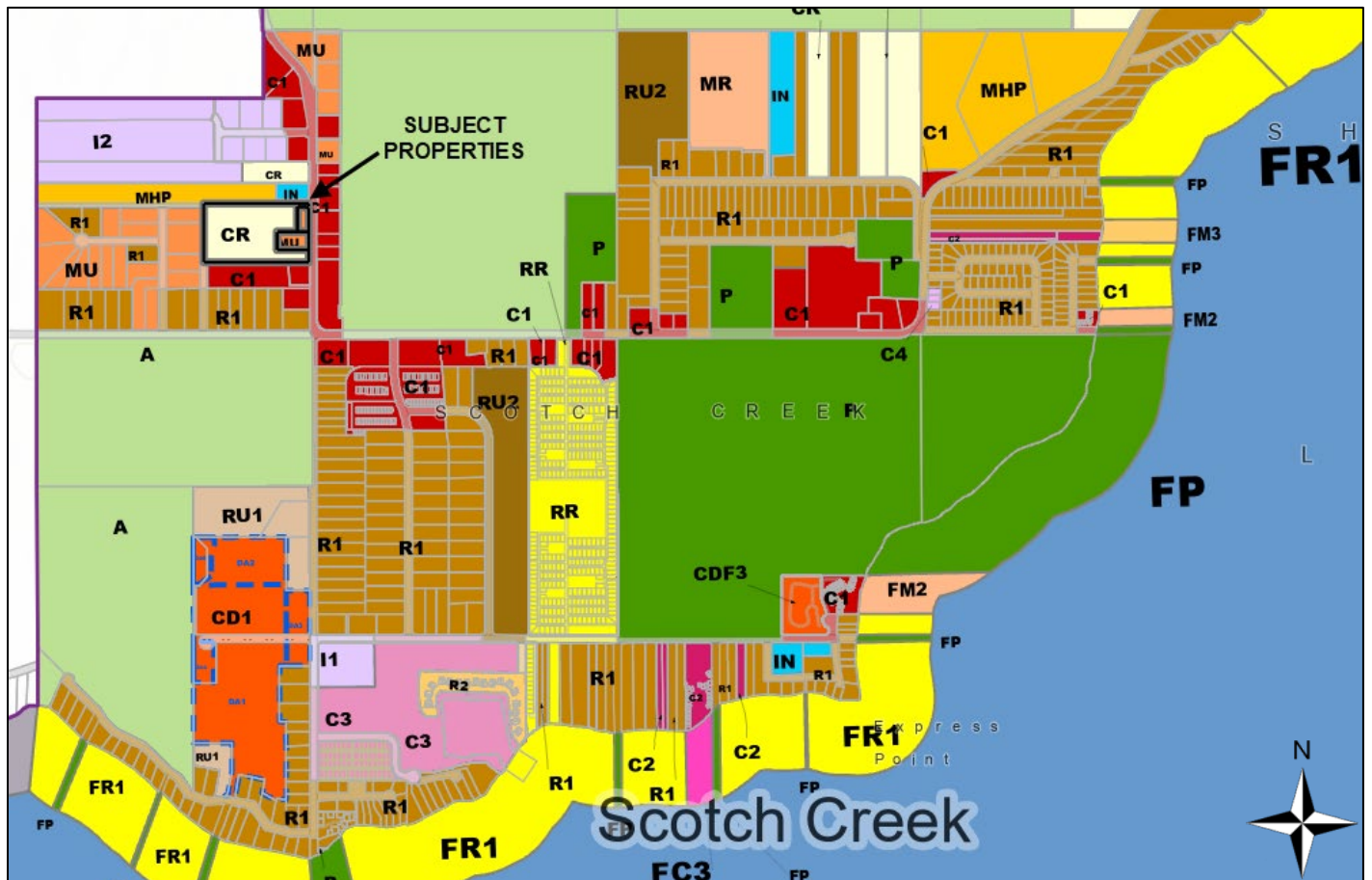
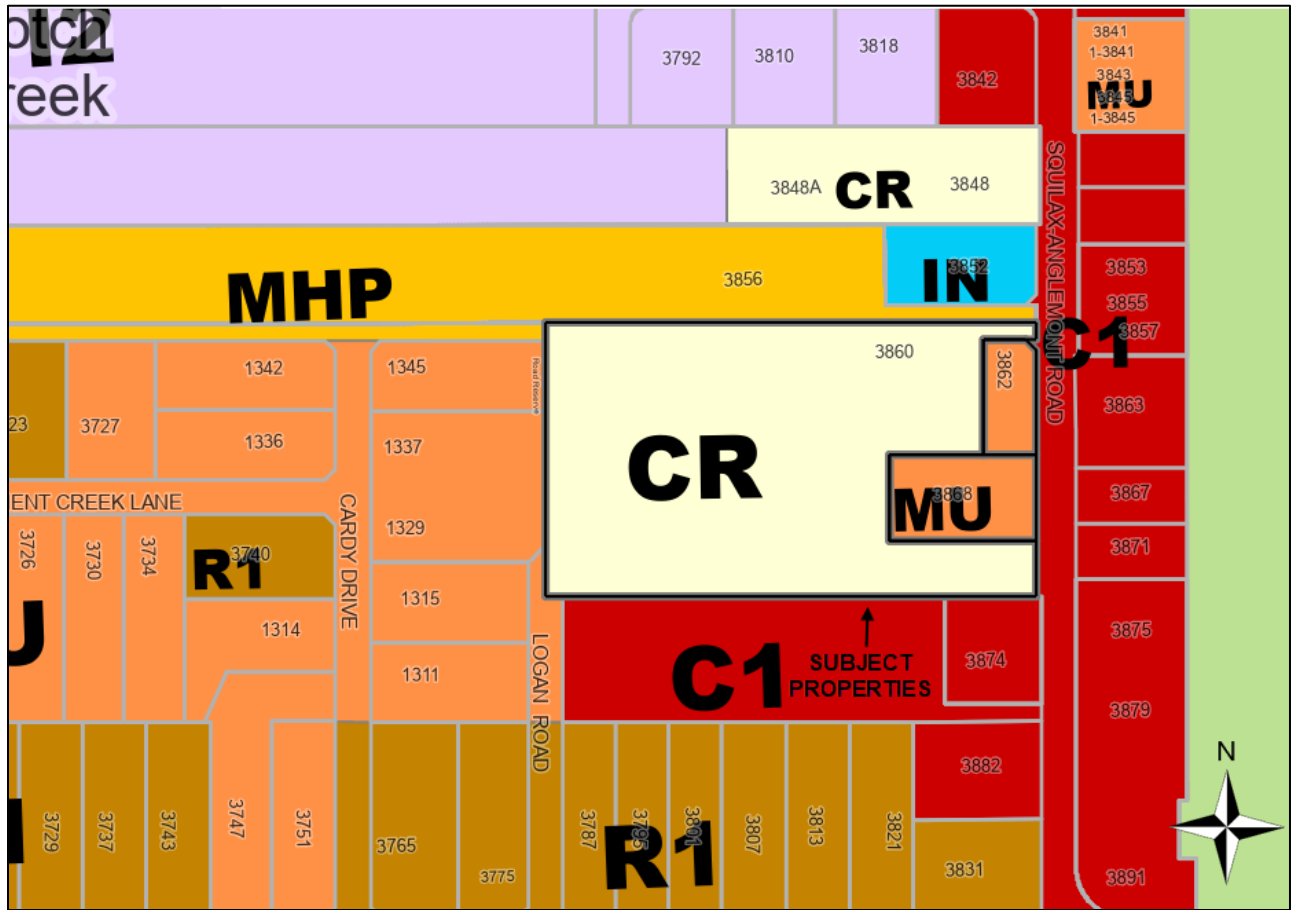
Location



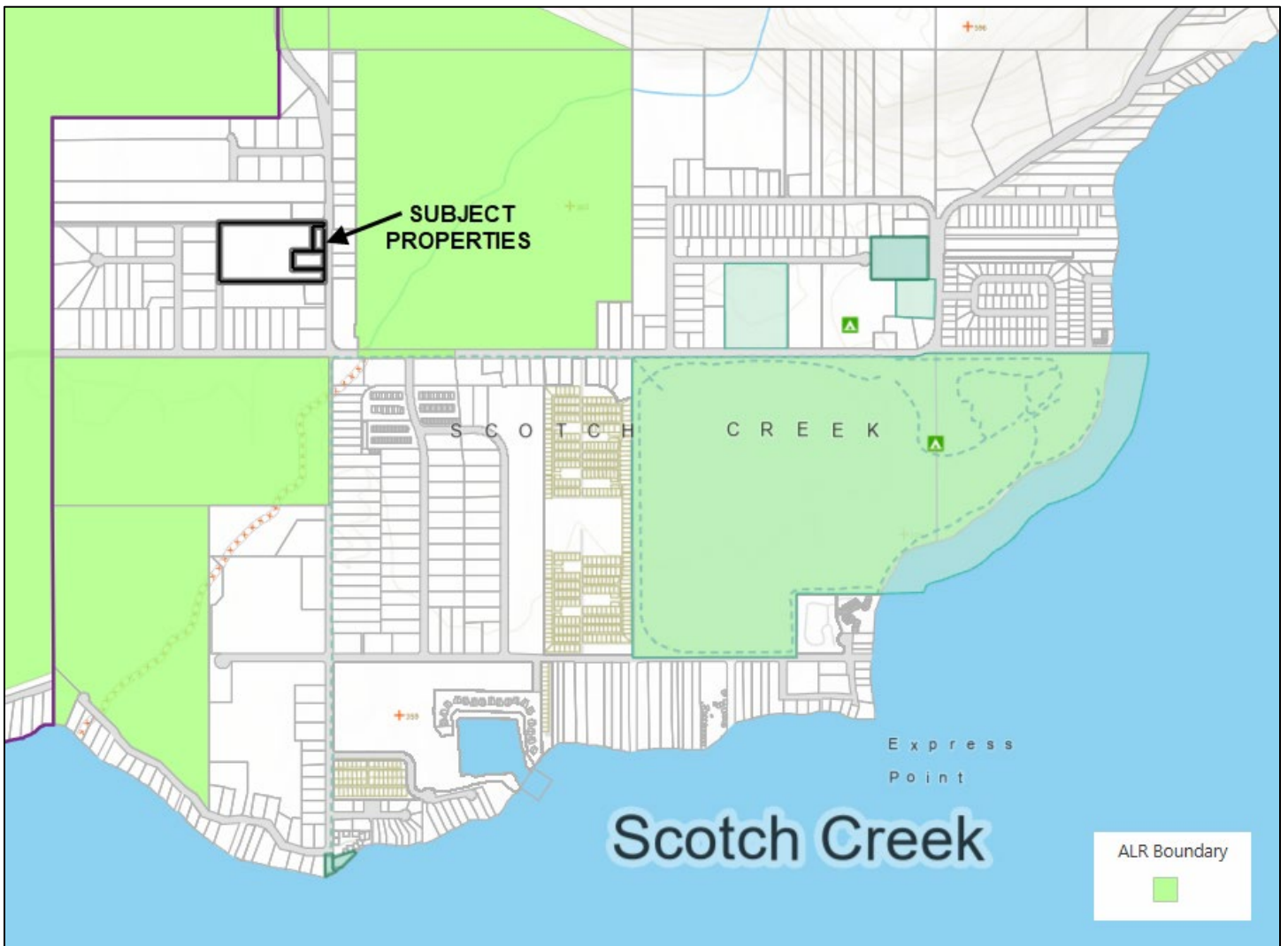
Electoral Area F Official Community Plan Bylaw No. 830



Scotch Creek/Lee Creek Zoning Bylaw No. 825

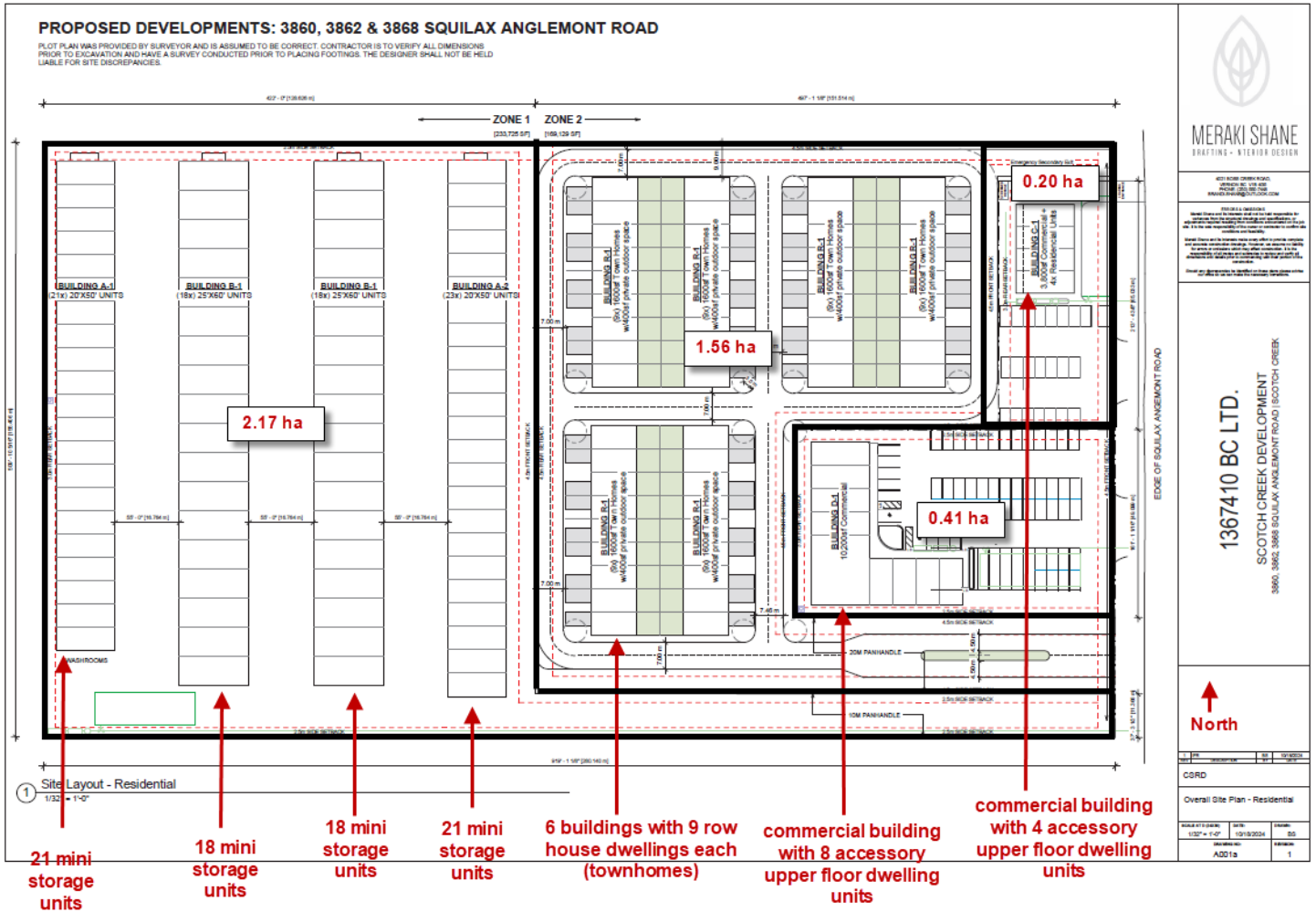


Agricultural Land Reserve

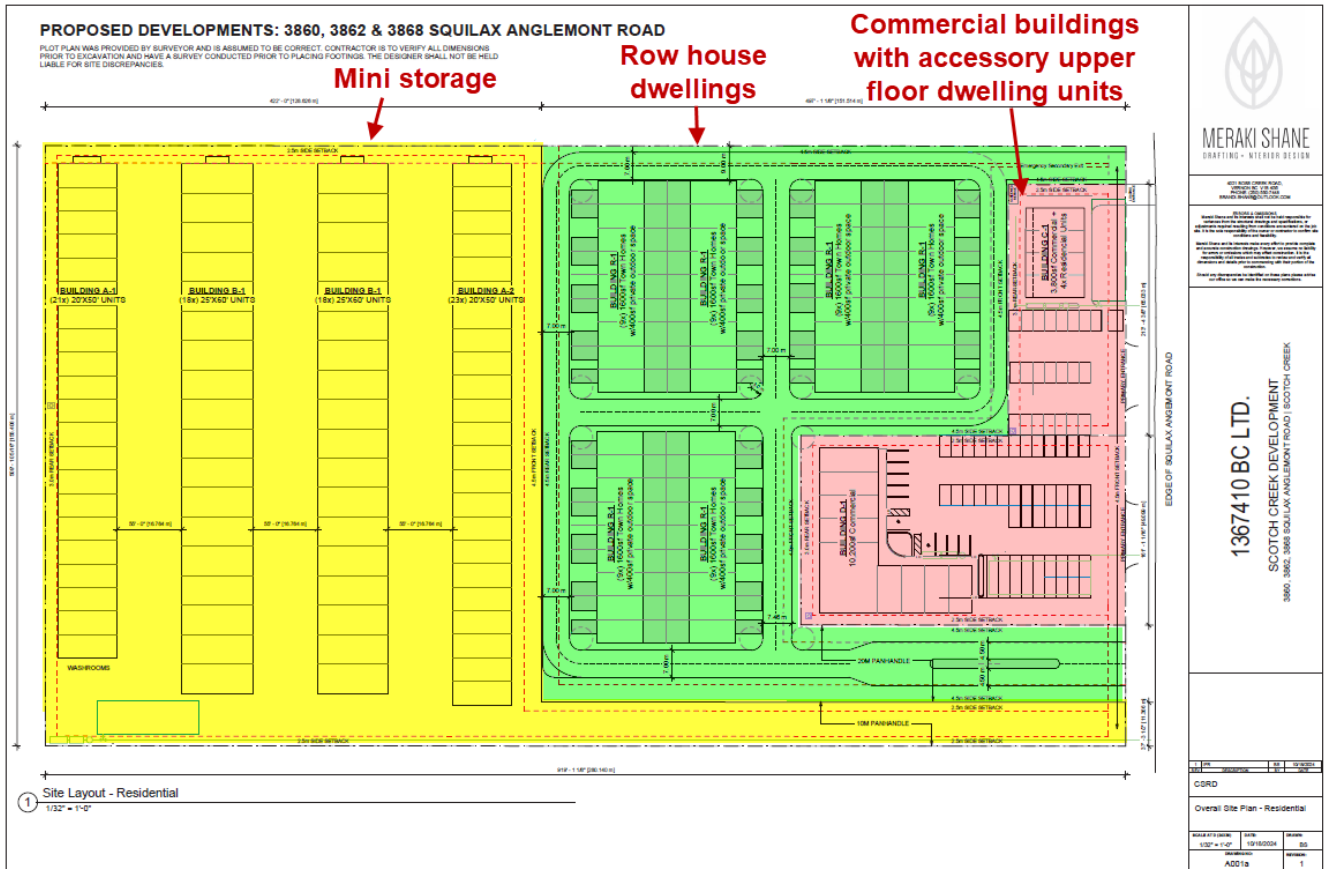


Site Plan Submitted by Applicant

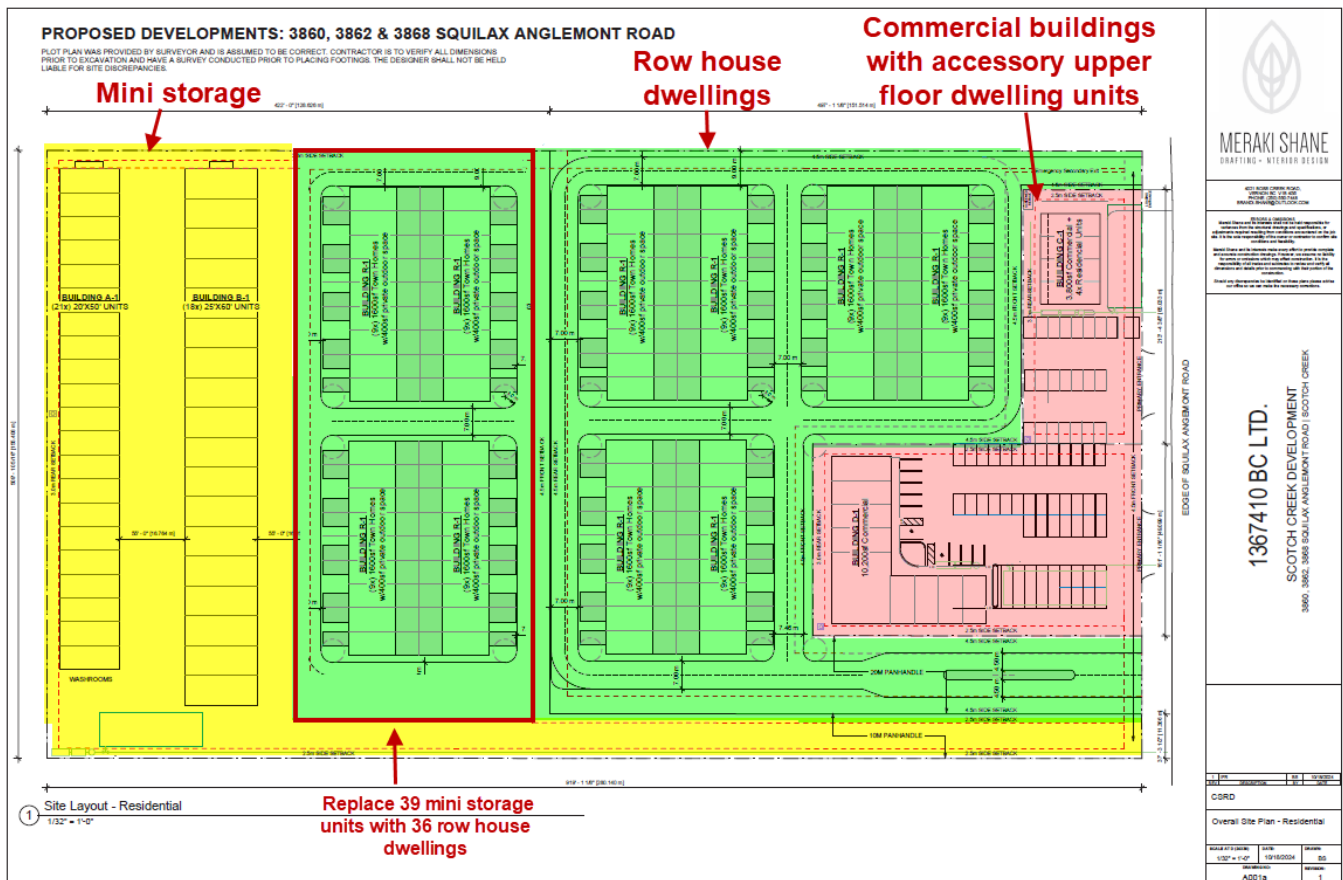
Red text added by staff



Applicant Site Plan (highlights added by staff)

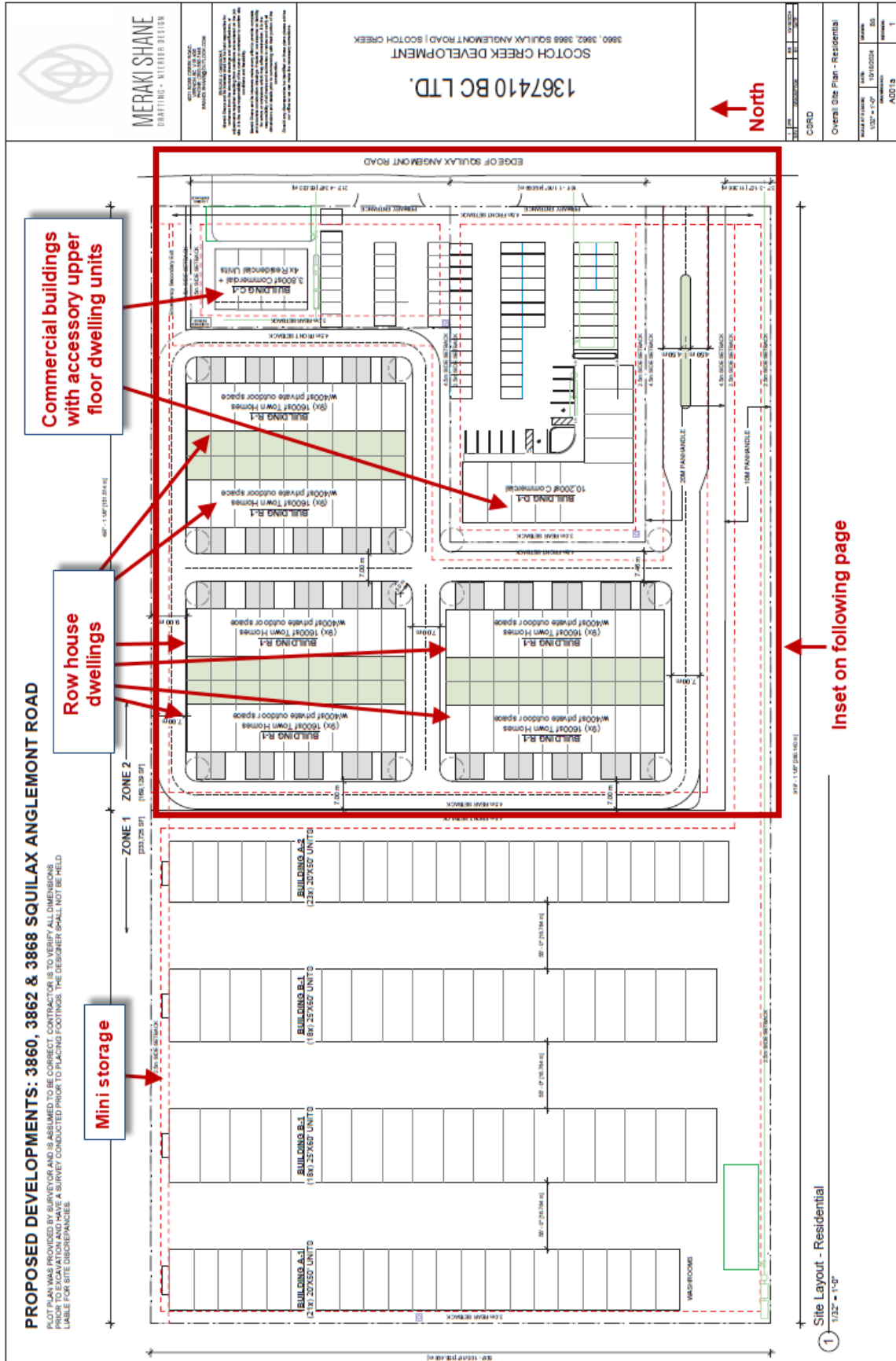


Staff Recommendation Site plan

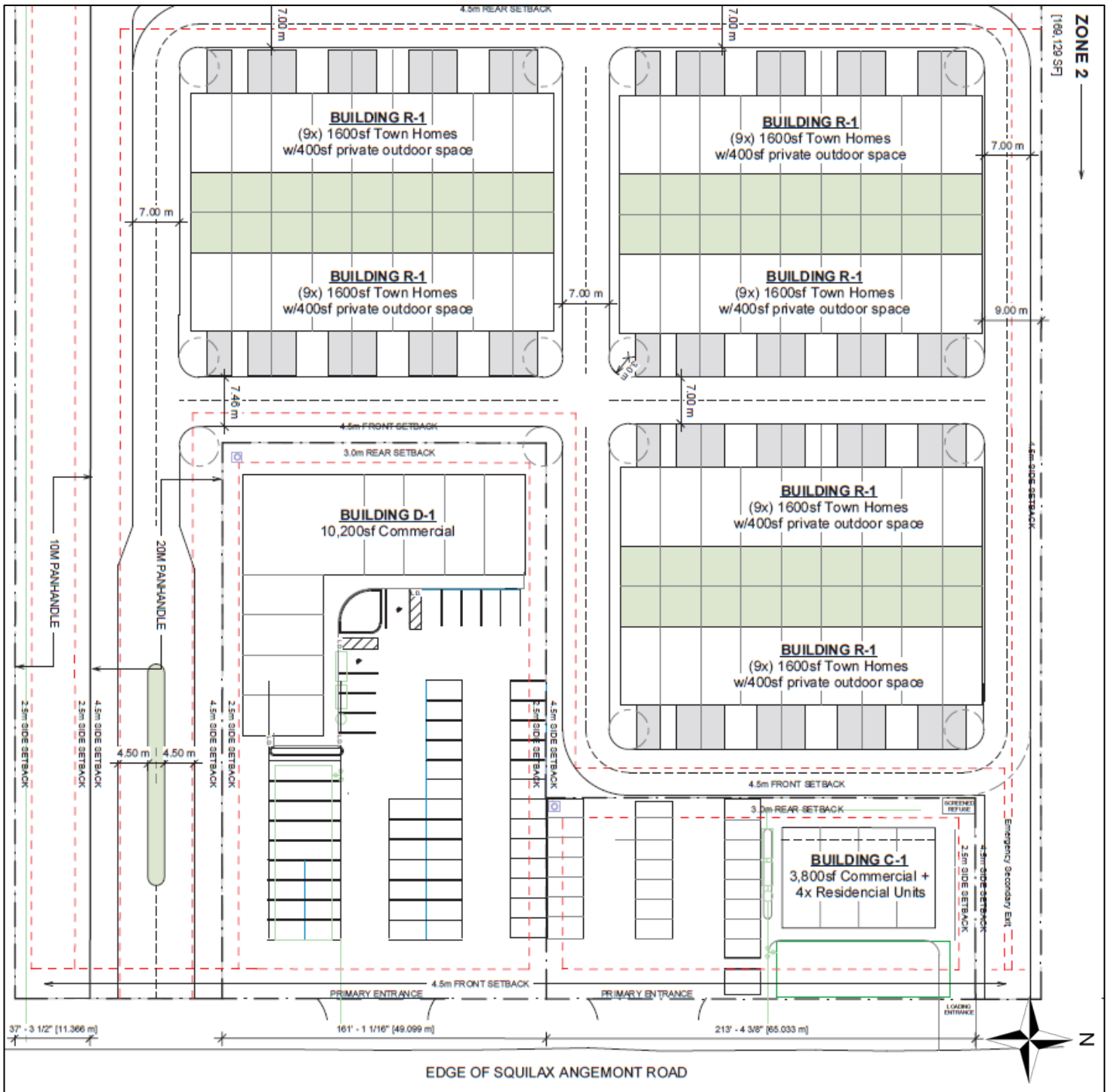


Site Plan Submitted by Applicant

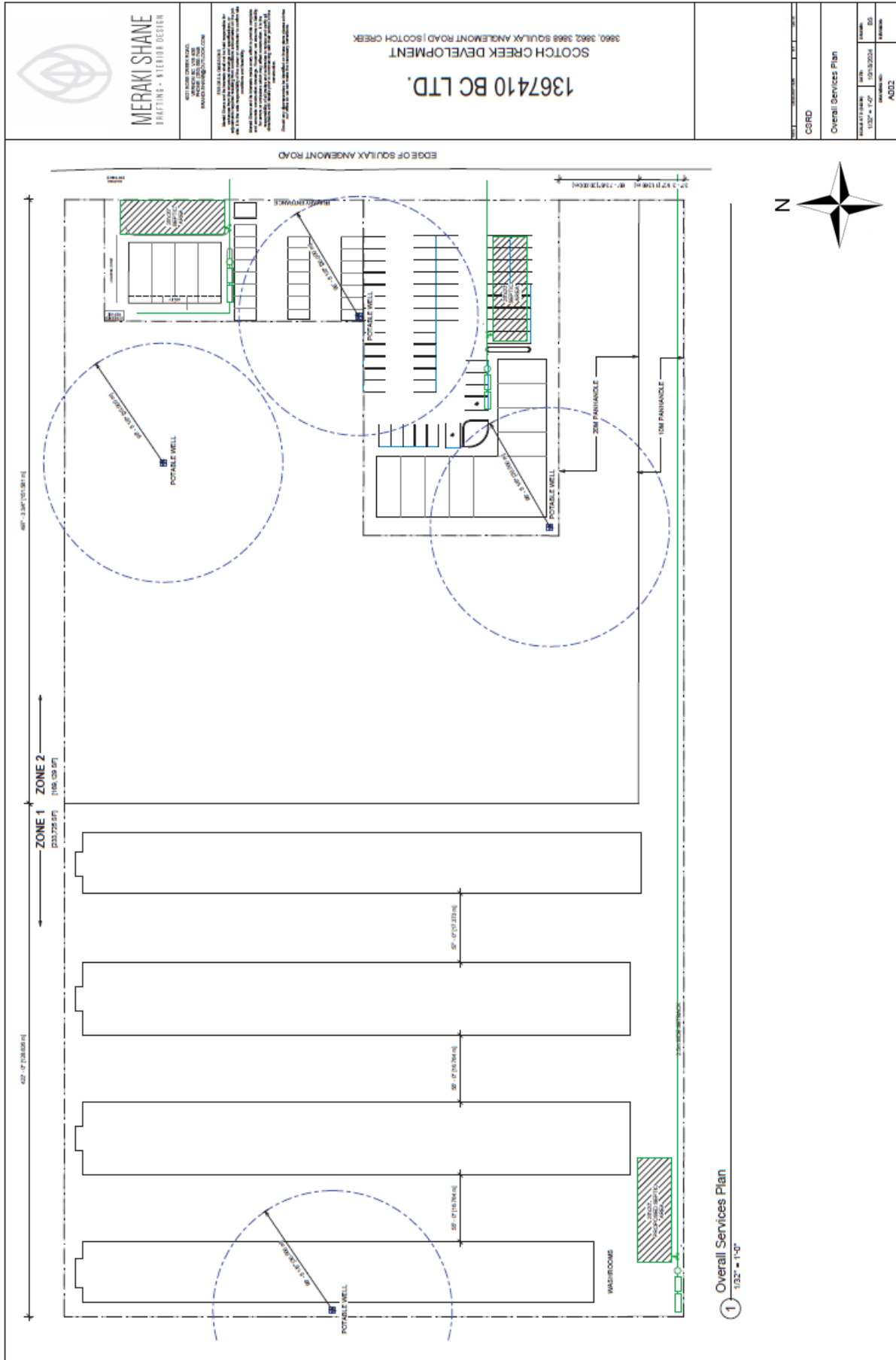
Red text added by staff



Site Plan – Inset



Site Plan – Wells and Septic



MERAKI SHANE
DRAFTING - STUDIO DESIGN

4000 KILBY STREET, SUITE 100
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PROFESSIONAL ENGINEER
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www.merakishane.com

SCOTCH CREEK DEVELOPMENT | SCOTCH CREEK
3960, 3962, 3968 SQUILAX ANGELOUT ROAD

1367410 BC LTD.

CORD

Overall Services Plan

DATE: 12/12/2024
1:32" = 1'-0"
SHEET NO. 00
PROJECT NO. A002

[illegible]

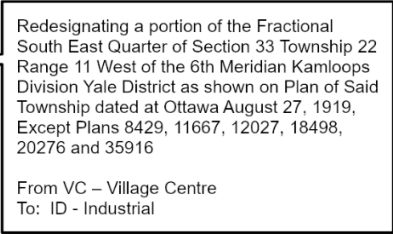
Fall 2023 Orthophoto



Google Street View – October 2023



(Applicant's Proposal)



Rezoning Lots A & B Section 33
Township 22 Range 11 West of the
6th Meridian Kamloops Division
Yale District Plan 35916

From: MU - Mixed Use
To: CDF6 - Comprehensive Development 6
DA - Development Area 1

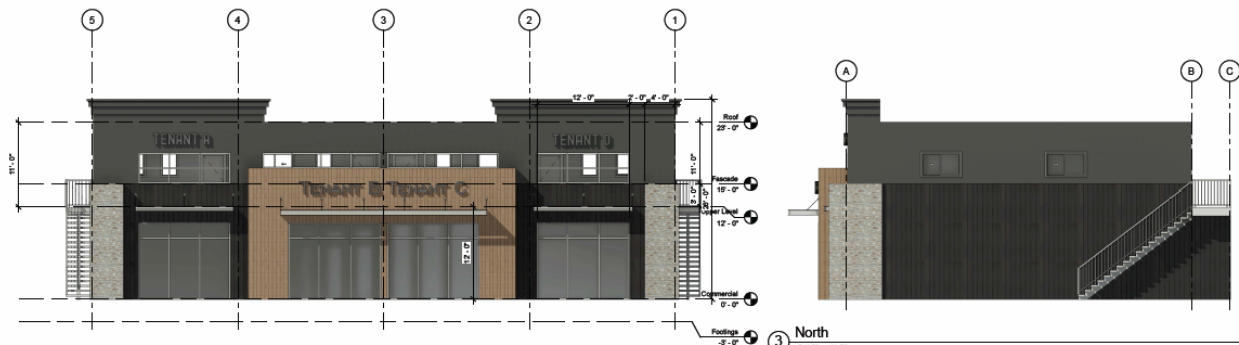
Rezoning the eastern portion of the Fractional South East Quarter of Section 33 Township 22 Range 11 West of the 6th Meridian Kamloops Division Yale District as shown on Plan of Said Township dated at Ottawa August 27, 1919, Except Plans 8429, 11667, 12027, 18498, 20276 and 35916

From: CR – Country Residential
To: CDF6 – Comprehensive Development 6
DA2 - Development Area 2

Rezoning the western portion and panhandle of the Fractional South East Quarter of Section 33 Township 22 Range 11 West of the 6th Meridian Kamloops Division Yale District as shown on Plan of Said Township dated at Ottawa August 27, 1919, Except Plans 8429, 11667, 12027, 18498, 20276 and 35916

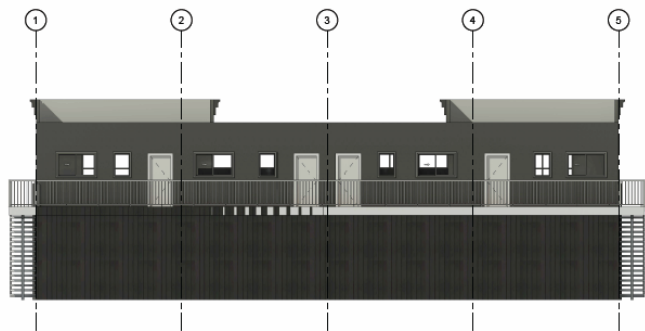
From CR – Country Residential
To: CDF6 – Comprehensive Development 6
DA3 - Development Area 3

Drawings for 3862 Squilax-Anglemont Road



1 East
3/16" = 1'-0"

3 North
3/16" = 1'-0"



2 West
3/16" = 1'-0"



4 South
3/16" = 1'-0"



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1367410 BC LTD.
SCOTCH CREEK COMMERCIAL BUILDING
3862 SQUILAX-ANGLEMONT ROAD | SCOTCH CREEK

1	1367410 BC LTD.	1367410 BC LTD.
2	SCOTCH CREEK COMMERCIAL BUILDING	SCOTCH CREEK COMMERCIAL BUILDING
3	3862 SQUILAX-ANGLEMONT ROAD SCOTCH CREEK	3862 SQUILAX-ANGLEMONT ROAD SCOTCH CREEK

CSRD

Elevations

SCALE AND DATE	DATE	DATE
3/16" = 1'-0"	02/01/2024	02/01/2024
DATE	DATE	DATE
A200		B

[illegible]

Commercial on main floor with up to four accessory upper floor dwelling units

Unit A Unit 3000 SF
Option to Convert Unit 3000 SF

Unit B Primary Unit 3000 SF

Unit C Unit 1000 SF
Option to Convert Unit 1000 SF

Parking

Primary Entrance

3868 Proposed Site Plan
3/32" = 1'-0"

10/1/2024

3868 Squilax Anglemont Road

3860 & 3862 Squilax Anglemont Road | SCOTCH CREEK

1367410 BC LTD.

SCOTCH CREEK STORAGE CENTER

MERAKI SHANE
DRAFTING - INTERIOR DESIGN

4000 BURNING TREE ROAD
VANCOUVER, BC V6N 1A1
TEL: 604.271.1234 FAX: 604.271.1235
WWW.MERAKISHANE.COM

PROJECT: 3868 PROPOSED SITE PLAN
DATE: 10/1/2024
DRAWN BY: MERAKI SHANE
CHECKED BY: MERAKI SHANE
APPROVED BY: MERAKI SHANE

Example of proposed mini storage for 3860 Squilax-Anglemont Road



Sample Floor Plan for Row House Dwelling

