



Coast Garibaldi Office, Box 1040, 5571 Inlet Ave., Sechelt, V6N 3A0 Tel 1604-885-5164  
 North Vancouver Office, 132 W Esplanade, North Vancouver, V7M 1A2 Tel 604-983-6700  
 Richmond Office, 8100 Granville, Richmond, V6Y 3T6 Tel 604-233-3147  
 Squamish Office, Box 220 1140 Hunter Pl., Squamish, V8B 0A2 Tel 1604-892-2293  
 Vancouver Office, 1200-601 West Broadway, Vancouver, V5Z 4C2 Tel 604-675-3800

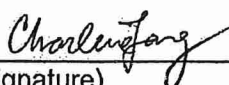
### FOOD PREMISES PLAN REVIEW

Date (Plan Reviewed) 13/01/2020	Date (Plan Received) 10/01/2020	Nexus NX201910117993
Premises Name India Cultural Centre of Canada		EHO/Work Area CT/ EH-208
Address 8600 No. 5 Road, Richmond		Building Permit #
Discussed with applicant: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Applicant Name Wai Lui	Applicant Phone 604-737-6061

Environmental Health has reviewed the plans for: FS1 <input checked="" type="checkbox"/>	
<input type="checkbox"/> Proposed	<input checked="" type="checkbox"/> Renovation by existing owner
<input checked="" type="checkbox"/> Plans APPROVED subject to the following conditions:	
<input checked="" type="checkbox"/>	A copy of the VCH-approved plans with this review sheet must be kept on premises during construction and available at all times
<input checked="" type="checkbox"/>	Any revisions to the VCH-approved plans will require re-submission for health approval
<input checked="" type="checkbox"/>	No accumulation of smoke, grease, water vapour and objectionable odors permitted. Ventilation must comply with Municipal, Fire and Building Code requirements
<input checked="" type="checkbox"/>	Final finish: floors, walls in food preparation, storage and display areas smooth and impervious
<input checked="" type="checkbox"/>	Final finish: Ceilings above food preparation, storage, display areas smooth & impervious, no exposed utility lines
<input checked="" type="checkbox"/>	Floor and wall joints to be coved
<input checked="" type="checkbox"/>	Floor drains in the food preparation area (as required)
<input checked="" type="checkbox"/>	Adequately sized dry storage area
<input checked="" type="checkbox"/>	Building designed to prevent entry of pests
<input checked="" type="checkbox"/>	Adequate lighting with protective shields over food preparation and storage areas
<input checked="" type="checkbox"/>	Approved potable water source
<input checked="" type="checkbox"/>	Adequate hot water supply
<input checked="" type="checkbox"/>	Hand wash sink located in food preparation area
<input checked="" type="checkbox"/>	Two-compartment pot sink with drain board
<input checked="" type="checkbox"/>	Approved commercial dishwasher
<input type="checkbox"/>	Three-compartment pot sink with drain board
<input checked="" type="checkbox"/>	Janitorial sink located in suitable area
<input checked="" type="checkbox"/>	Installation of two-compartment pot sink in dishwashing room as per revised floor plans sent via email (attached for reference)
<input checked="" type="checkbox"/>	AND submission of revised affected drawings (plumbing, architectural) to COR

<b>Operator Requirements:</b>	
<input checked="" type="checkbox"/>	Final health inspection and approval required prior to opening for business
<input checked="" type="checkbox"/>	Complete and submit a <input checked="" type="radio"/> food operating permit application form or <input type="radio"/> Non-permitted facility application form
<input checked="" type="checkbox"/>	Provide copy of Food Safe certification or equivalent
<input checked="" type="checkbox"/>	Written Food Safety and Sanitation plan
<input checked="" type="checkbox"/>	Provide copy of Certificate of Incorporation for corporately owned premises
<input checked="" type="checkbox"/>	Construction or alteration of a food premises must follow requirements outlined in the <i>Public Health Act, Food Premises Regulations, B.C. Reg. 210/99</i> and supporting documents.
<input checked="" type="checkbox"/>	Contact other local government, Provincial or Federal inspection agencies for approval

<input type="checkbox"/>	<b>Plans NOT APPROVED:</b>
<input type="checkbox"/>	Require detailed floor/equipment plans of food preparation/storage areas
<input type="checkbox"/>	
<input type="checkbox"/>	

  
 EHO (Signature)  
 Food Premises Plan Review (Rev. 2019)

Charlene Tang  
 Reviewed By: (Print)

# 8600 NO.5 ROAD

## BUILDING PERMIT APPLICATION

### INDIA CULTURAL CENTRE OF CANADA - GURDWARA NANAK NIWAS



#### ARCHITECTURAL DRAWINGS

##### PROJECT DATA & DETAILS

A0.0 COVER SHEET, DRAWING INDEX	N/A
A0.1 SITE SURVEY	1/4" = 1'-0"
A0.2 DEMOLITION MAIN LEVEL FLOOR PLAN	3/8" = 1'-0"

##### SITE PLAN

A1.0 SITE PLAN	1/32" = 1'-0"
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##### FLOOR PLANS

A2.1 MAIN LEVEL FLOOR PLAN	1/8" = 1'-0"
A2.2 UPPER LEVEL FLOOR PLAN	1/8" = 1'-0"
A2.3 ROOF PLAN	1/8" = 1'-0"
A2.4 ENLARGED KITCHEN / STORAGE FLOOR PLAN	1/4" = 1'-0"

##### ELEVATIONS

A3.1 NORTH ELEVATION & EAST ELEVATION	1/8" = 1'-0"
A3.2 SOUTH ELEVATION & WEST ELEVATION	1/8" = 1'-0"

##### SECTIONS

A4.1 SECTION A-A & SECTION B-B	1/8" = 1'-0"
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##### WALL SECTIONS

A5.1 ROOF / WALL CONSTRUCTION SECTION	1" = 1'-0"
---------------------------------------	------------

LOT AREA: 388.71 ft x 328.08 ft = 127,527.97 sq.ft.

MAXIMUM F.A.R. PERMITTED: 0.5  
MAXIMUM F.A.R. = 127,527.97 sq.ft x 0.5 = 63,763.98 sq.ft.

FLOOR AREAS:  
Existing Main Floor Area: 18,123.33 sq.ft.  
Addition to Main Floor: 818.73 sq.ft.  
Existing Upper Floor Area: 8,148.95 sq.ft.  
Total Floor Area: 27,091.01 sq.ft. *olp.*

MAXIMUM LOT COVERAGE: 35%  
LOT COVERAGE = 18,942.06 sq.ft. / 127,527.97 sq.ft. = 0.1485 = 14.85% *olp.*

##### SETBACK FROM PROPERTY LINES:

	Required	Provided	Notes
Road Setback	±134'	±134'	* SET BACK
Side Yard	±24.606'	±122' / ±138'	NO CHANGE
Rear Yard	±24.606'	±795.50-802.02'	

##### MAXIMUM HEIGHTS:

	Permissible	Provided
Building	39.37'	38.0' (Existing)
Structures	39.37'	56.5' (Existing)

##### PARKING REQUIREMENTS

Assembly: 10 spaces / 1,076.43 sq.ft. Gross Area

Main Floor Area: 18,942.06 sq.ft.  
18,942.06 sq.ft. / 1,076.43 sq.ft. x 10 = 175.97 ✓

Upper Floor Area: 8,148.95 sq.ft.  
8,148.95 sq.ft. / 1,076.43 sq.ft. x 10 = 75.70 ✓

Total Parking Required: 251.67 = 252 ✓  
Parking Provided: 308 (Existing, 4 Handicapped Spaces Included)

The City has relied exclusively on the undersigned registered professional for the adequacy of the plans in conformance with the current edition of the B.C. Building Code in reviewing the plans submitted with this application for a building permit.

*Nick J. Milkovich*  
Registered Professional

Permit Issued by: \_\_\_\_\_ Date: \_\_\_\_\_

**City of Richmond Building Approvals**  
City review of documents stamped:  
Permit No. **19 875824**

- does not relieve the Owner of Lands referred to in this document from full responsibility for work being carried out in compliance with City and Provincial enactments;
- is subject to terms and conditions printed on the permit and prescribed in the City bylaws.

Reviewed by: *PLN* Date: *Feb 20, 2020*

<b>CONSULTANTS:</b>	<b>ARCHITECT</b>	<b>STRUCTURAL ENGINEER</b>
	<b>NICK MILKOVICH ARCHITECTS INC.</b> 303 - 375 W 5th Ave, Vancouver, BC V5Y 1J6 Wai Lui, Project Architect wai@milkovicharchitects.com 604.737.6061	<b>BIANCO LAM CONSULTING STRUCTURAL ENGINEERS</b> 855 West 23rd Ave, Vancouver, BC V5Z 2X1 John R. Steiner, Project Engineer office@biancolam.com 604.687.8812
	<b>LAND SURVEYOR</b>	<b>MECHANICAL ENGINEER</b>
	<b>LNLS METRO VANCOUVER LAND SURVEYORS</b> 1528 Kingsway, Vancouver, B.C. V5N 2R9 Louis Ngan, Project Manager louis@lnls.ca 604.327.1535	<b>AME GROUP CONSULTING MECHANICAL ENGINEERS</b> 1100 - 808 W. Hastings St, Vancouver, BC V6C 2X4 Taio Waldhaus, Project Engineer TaioWaldhaus@amegroup.ca 604.684.5995
	<b>GEOTECHNICAL ENGINEER</b>	
	<b>HORIZON ENGINEERING INC.</b> 220 - 18 Gostick Place, North Vancouver, B.C. V7M 3G3 Karim Karimzadegan, Project Engineer karim@horizoneng.ca 604.990.0546	

<b>CLIENT:</b>	<b>INDIA CULTURAL CENTRE OF CANADA</b>  Mr. Balbir "Bob" S. Jawanda, President Gurdwara Nanak Niwas 8600 No.5 Road, Richmond, BC V6Y 2V4 (604)649-5366 nanak.niwas@hotmail.com
<b>ADDRESS OF PROJECT:</b>	<b>INDIA CULTURAL CENTRE OF CANADA</b>  Gurdwara Nanak Niwas 8600 No.5 Road, Richmond, BC V6Y 2V4
<b>LEGAL ADDRESS:</b>	LOT 19 SEC 19 BLK 4N RG 5W PL NWP39242 Lot 19, Block 4N, Plan NWP39242, Section 19, Range 5W, New Westminster Land District, Except Plan EPP6 1660
<b>ZONING:</b>	AG1, ASY

<b>MAJOR OCCUPANCY CLASSIFICATION (EXISTING &amp; ADDITION)</b> PLACE OF WORSHIP = ASSEMBLY USE GROUP A, DIVISION 2	
<b>ROOM NAME: KITCHEN (INCLUDES DRY STORAGE ROOMS &amp; DISHWASHING ROOM)</b> GROSS FLOOR AREA: 2705.41sf / 251.33 m2 NET FLOOR AREA: 2165.95 sf / 201.22 m2 @ 9.30 m2 / person = 22 # OF EXITS: 1 TOTAL EXIT WIDTH: 1727 mm OCCUPANT LOAD = 22 @ 8.1 mm / person = 134 mm	
<b>ROOM NAME: LAUNDRY / CLEANING</b> GROSS FLOOR AREA: 126.27 sf / 11.73 m2 NET FLOOR AREA: 92.54 sf / 8.60 m2 @ 4.6 m2 / person = 2 # OF EXITS: 1 TOTAL EXIT WIDTH: 1727 mm OCCUPANT LOAD = 2 @ 8.1 mm / person = 12 mm	
<b>ALL CONSTRUCTION TO COMPLY WITH BCBC 2018</b>	
<ul style="list-style-type: none"> <li>Occupancy Group: A2</li> <li>Building Construction: Non-combustible</li> <li>Max. flame spread rating</li> <li>150 for interior wall finishes and</li> <li>25 for interior ceiling finishes.</li> <li>Provide exit sign, exit directional sign, and emergency lighting.</li> <li>Provide disabled access.</li> <li>Provide ventilation to all areas.</li> </ul>	<p><i>* SEE ATTACHED PLAN REVIEW SHEET FROM VANCOUVER COASTAL HEALTH.</i></p> <p><b>CITY OF RICHMOND</b> FEB 19 2020 <b>RECEIVED</b></p>

nick milkovich architects inc

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tel 604.737.6061 fax 604.737.6091  
e-mail nma@milkovicharchitects.com web www.milkovicharchitects.com

**consultant**

**seal**

**issued**

1. ISSUED FOR BP APPLICATION	2019/10/09
2. RE-ISSUED FOR BP APPLICATION	2019/11/29
3. RE-ISSUED FOR BP APPLICATION	2020/02/07

**revisions**

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**key plan**

**project title**

**INDIA CULTURAL CENTRE OF CANADA**  
8600 NO. 5 ROAD, RICHMOND, B.C.

**drawing title**

**COVER SHEET PROJECT DATA DRAWING LIST**

drawn	WLI	project north
checked		
scale	N.T.S.	
drawing date	2020/02/07	printed 2020/02/07
project no.	19001	drawing no.
rev.		<b>A0.0</b>

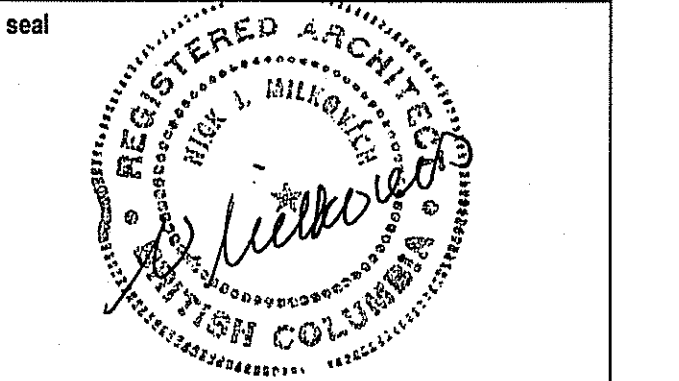
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key plan

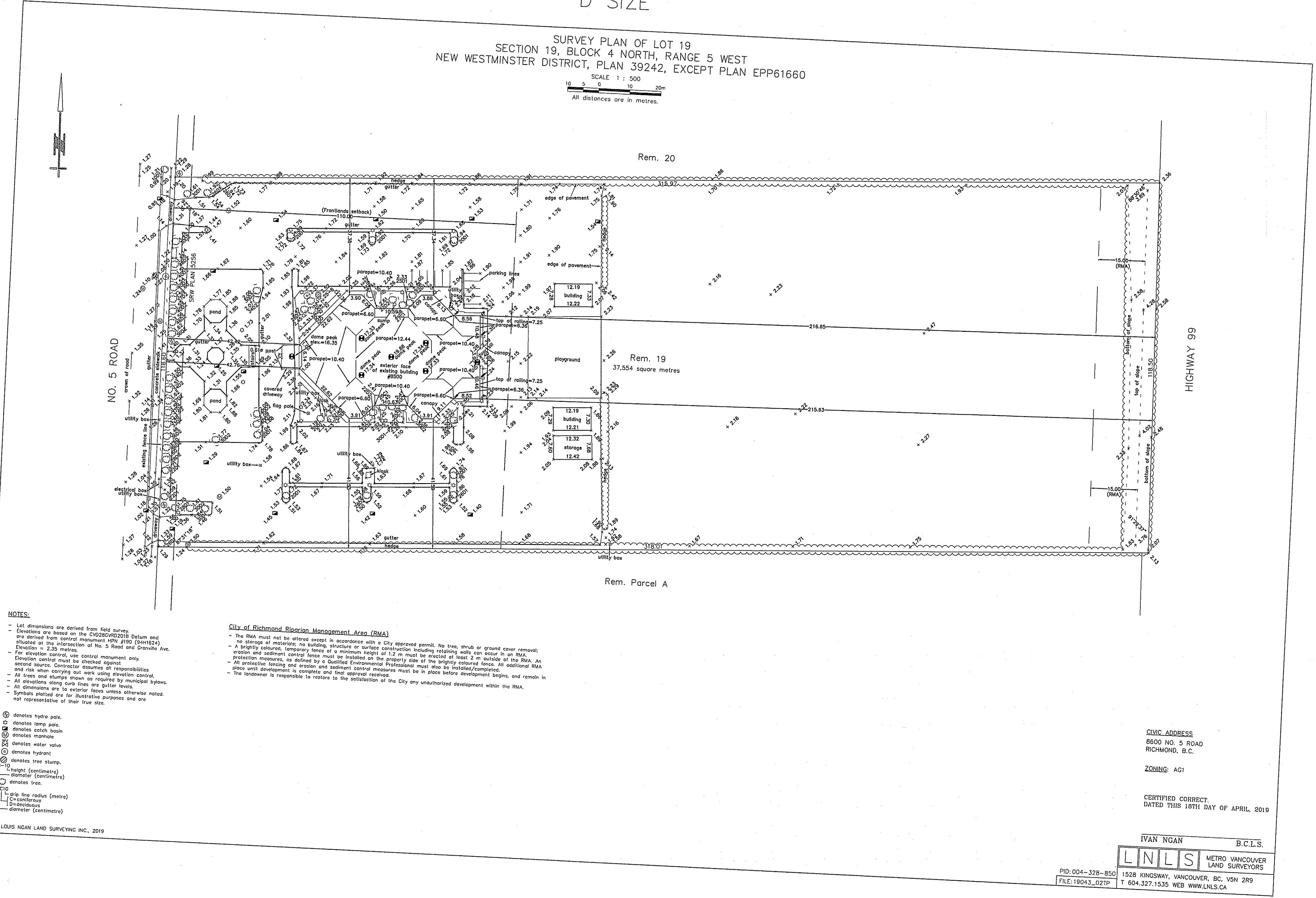
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**INDIA CULTURAL CENTRE  
OF CANADA**  
8600 NO. 5 ROAD,  
RICHMOND, B. C.

drawing title  
**SITE SURVEY**  
**19 875824**

drawn	WLI	project north
checked		
scale	1/64" = 1'-0"	
drawing date	2019/10/09	printed
project no.	19001	drawing no.
rev.		<b>A0.1</b>

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\\smp01\2019 10 08 - New Survey Drawings\1

D SIZE  
SURVEY PLAN OF LOT 19  
SECTION 19, BLOCK 4 NORTH, RANGE 5 WEST  
NEW WESTMINSTER DISTRICT, PLAN 39242, EXCEPT PLAN EPP61660  
SCALE 1 : 500  
All distances are in metres.



NOTES:  
- Lot dimensions are derived from field survey.  
- Elevations are based on the CY2008/2018 Datum and are derived from control monument VTY 8192 (Elev=225) situated at the intersection of No. 5 Road and Granite Ave. Elevation = 2.0 metres.  
- For elevation control, site control monument only, cannot locate. Contractor assumes all responsibility and risk when carrying out work using elevation control.  
- All trees and stumps shown as required by municipal bylaws.  
- All dimensions are to exterior faces unless otherwise noted.  
- Symbols plotted are for illustrative purposes and are not representative of their true size.

City of Richmond Roaming Management Area (RMA)  
- The RMA must not be altered except in accordance with a City approved permit. No tree, shrub or ground cover removal, no change of materials, no building, structure or surface construction, including retaining walls, can occur in an RMA.  
- A brightly coloured, temporary fence of a minimum height of 1.2 m must be erected at least 2 m outside of the RMA. An erosion and sediment control fence must be installed on the property side of the brightly colored fence. In addition, RMA protection measures, as defined by a Building Enforcement Professional must also be installed/compacted.  
- All protective fencing and erosion and sediment control measures must be in place before development begins, and remain in place until development is complete and final approved received.  
- The landowner is responsible to restore to the satisfaction of the City any unauthorized development within the RMA.

- ⊙ denotes hydro pole.
- ⊙ denotes lamp pole.
- ⊙ denotes catch basin.
- ⊙ denotes manhole.
- ⊙ denotes water valve.
- ⊙ denotes hydrant.
- ⊙ denotes tree stump.
- ⊙ height (centimetre).
- ⊙ diameter (centimetre).
- ⊙ denotes tree.
- ⊙ 500 line radius (metre).
- ⊙ conductor.
- ⊙ conductor.
- ⊙ denotes (centimetre).

CIVIC ADDRESS  
8600 NO. 5 ROAD  
RICHMOND, B.C.

ZONING: AG1

CERTIFIED CORRECT.  
DATED THIS 18TH DAY OF APRIL, 2019

IVAN NGAN B.C.L.S.  
L N L S METRO VANCOUVER  
LAND SURVEYORS  
1928 KINGSWAY, VANCOUVER, BC, V5N 2R9  
T 604.327.1535 WEB WWW.LNLS.CA

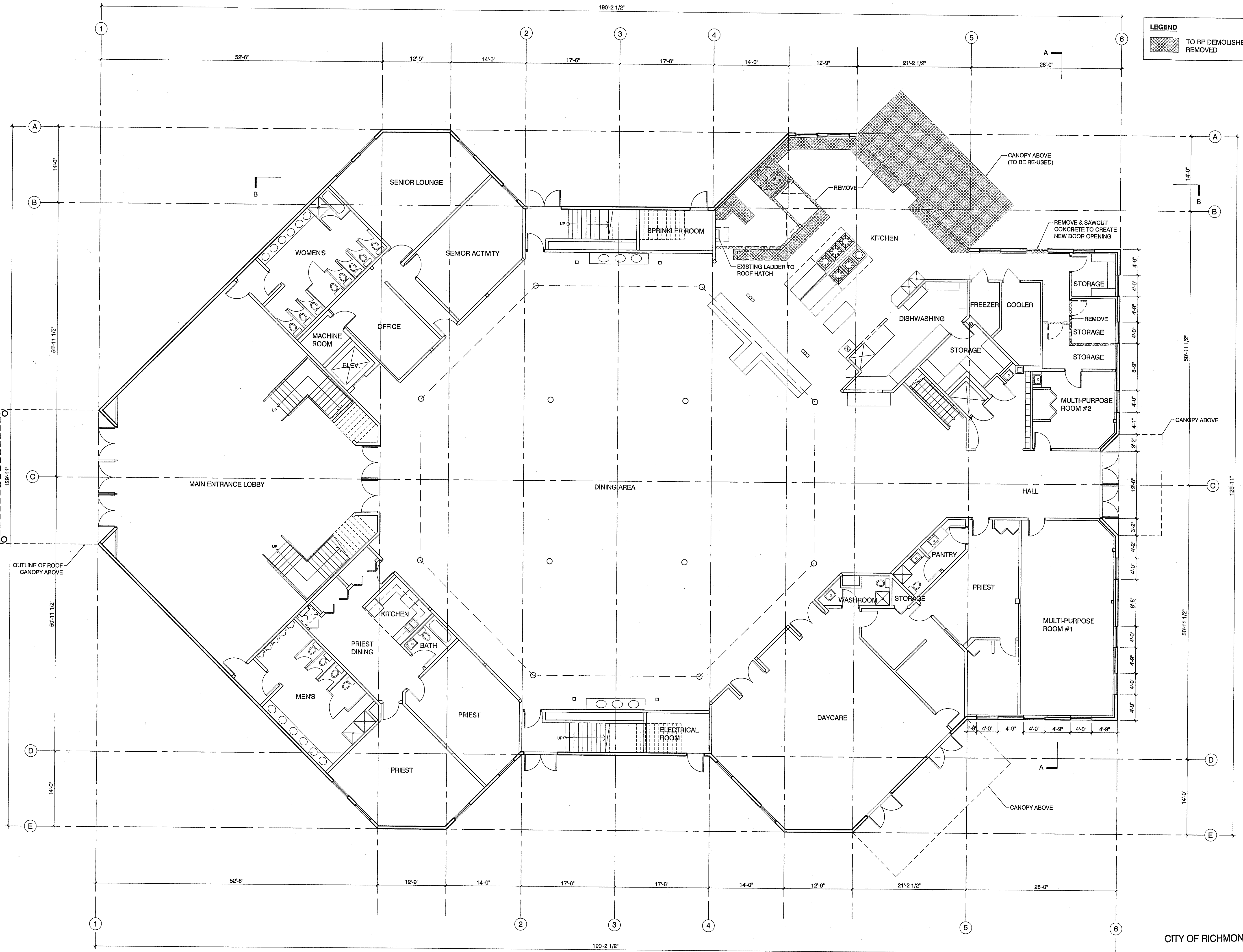
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**LEGEND**  
 TO BE DEMOLISHED / REMOVED

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**key plan**

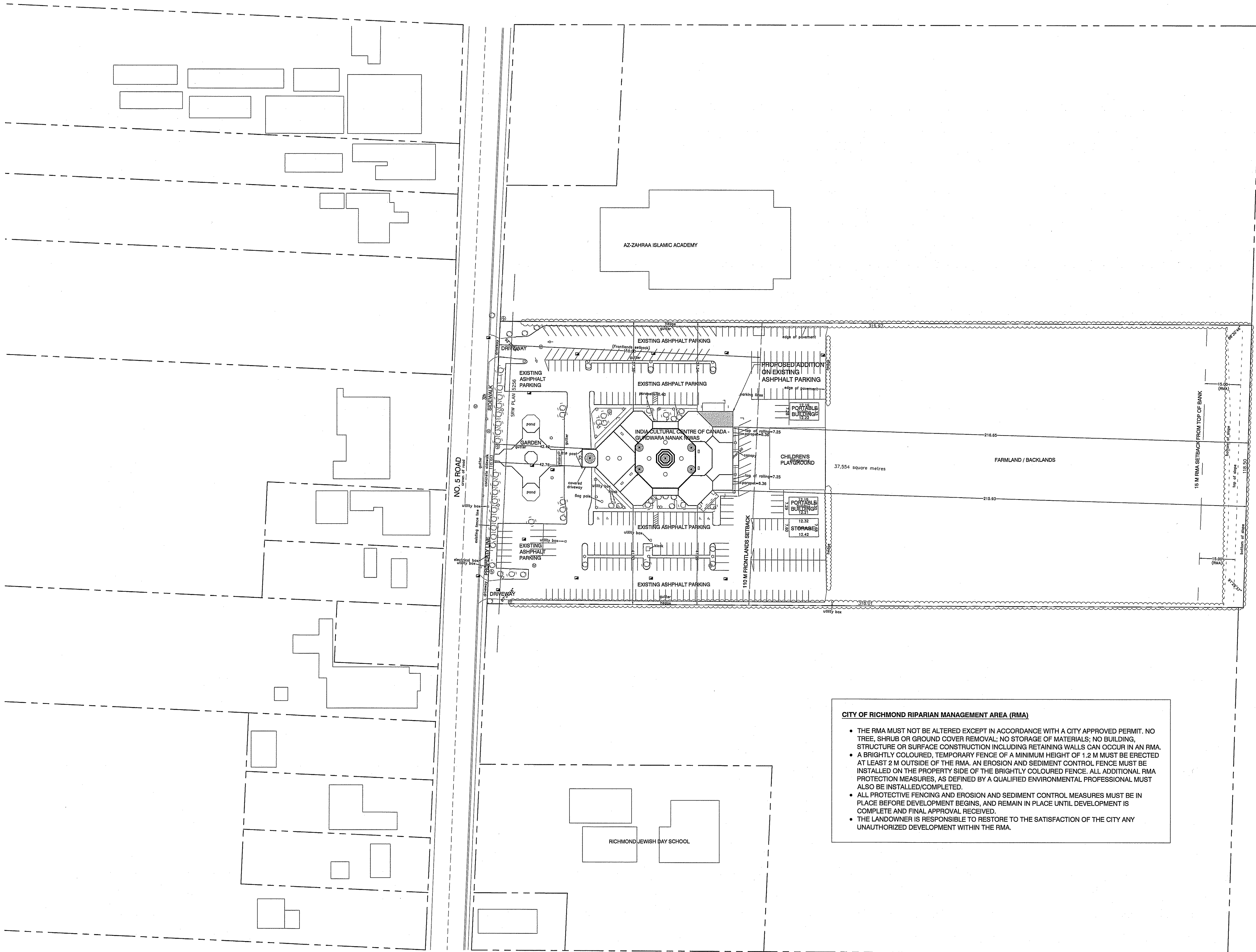
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**INDIA CULTURAL CENTRE OF CANADA**  
 8600 NO. 5 ROAD,  
 RICHMOND, B. C.

**drawing title**  
 DEMOLITION  
 MAIN LEVEL FLOOR PLAN  
 19 875824

drawn	IWL	project north	
checked		scale	1/8" = 1'-0"
drawing date	2019/11/28	printed	2020/02/07
project no.	19001	drawing no.	<b>A0.2</b>
rev.			

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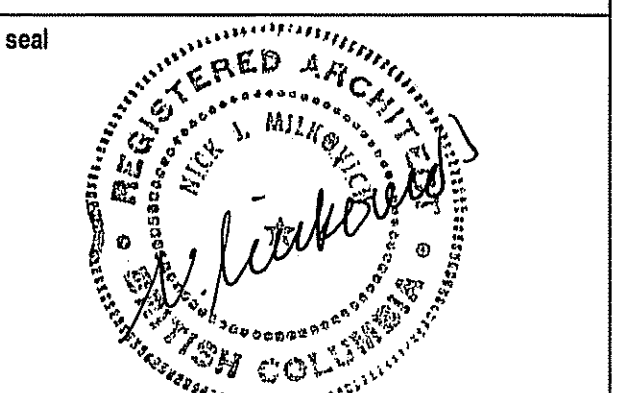


**CITY OF RICHMOND RIPARIAN MANAGEMENT AREA (RMA)**

- THE RMA MUST NOT BE ALTERED EXCEPT IN ACCORDANCE WITH A CITY APPROVED PERMIT. NO TREE, SHRUB OR GROUND COVER REMOVAL; NO STORAGE OF MATERIALS; NO BUILDING, STRUCTURE OR SURFACE CONSTRUCTION INCLUDING RETAINING WALLS CAN OCCUR IN AN RMA.
- A BRIGHTLY COLOURED, TEMPORARY FENCE OF A MINIMUM HEIGHT OF 1.2 M MUST BE ERRECTED AT LEAST 2 M OUTSIDE OF THE RMA. AN EROSION AND SEDIMENT CONTROL FENCE MUST BE INSTALLED ON THE PROPERTY SIDE OF THE BRIGHTLY COLOURED FENCE. ALL ADDITIONAL RMA PROTECTION MEASURES, AS DEFINED BY A QUALIFIED ENVIRONMENTAL PROFESSIONAL MUST ALSO BE INSTALLED/COMPLETED.
- ALL PROTECTIVE FENCING AND EROSION AND SEDIMENT CONTROL MEASURES MUST BE IN PLACE BEFORE DEVELOPMENT BEGINS, AND REMAIN IN PLACE UNTIL DEVELOPMENT IS COMPLETE AND FINAL APPROVAL RECEIVED.
- THE LANDOWNER IS RESPONSIBLE TO RESTORE TO THE SATISFACTION OF THE CITY ANY UNAUTHORIZED DEVELOPMENT WITHIN THE RMA.

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project title  
**INDIA CULTURAL CENTRE OF CANADA**  
 8600 NO. 5 ROAD,  
 RICHMOND, B. C.

drawing title  
**SITE PLAN**

19 875824

drawn	project north
checked	
scale	1/64" = 1'-0"
drawing date	printed
2019/11/28	2020/02/07
project no.	drawing no.
19001	A1.0
rev.	

HIGHWAY 89

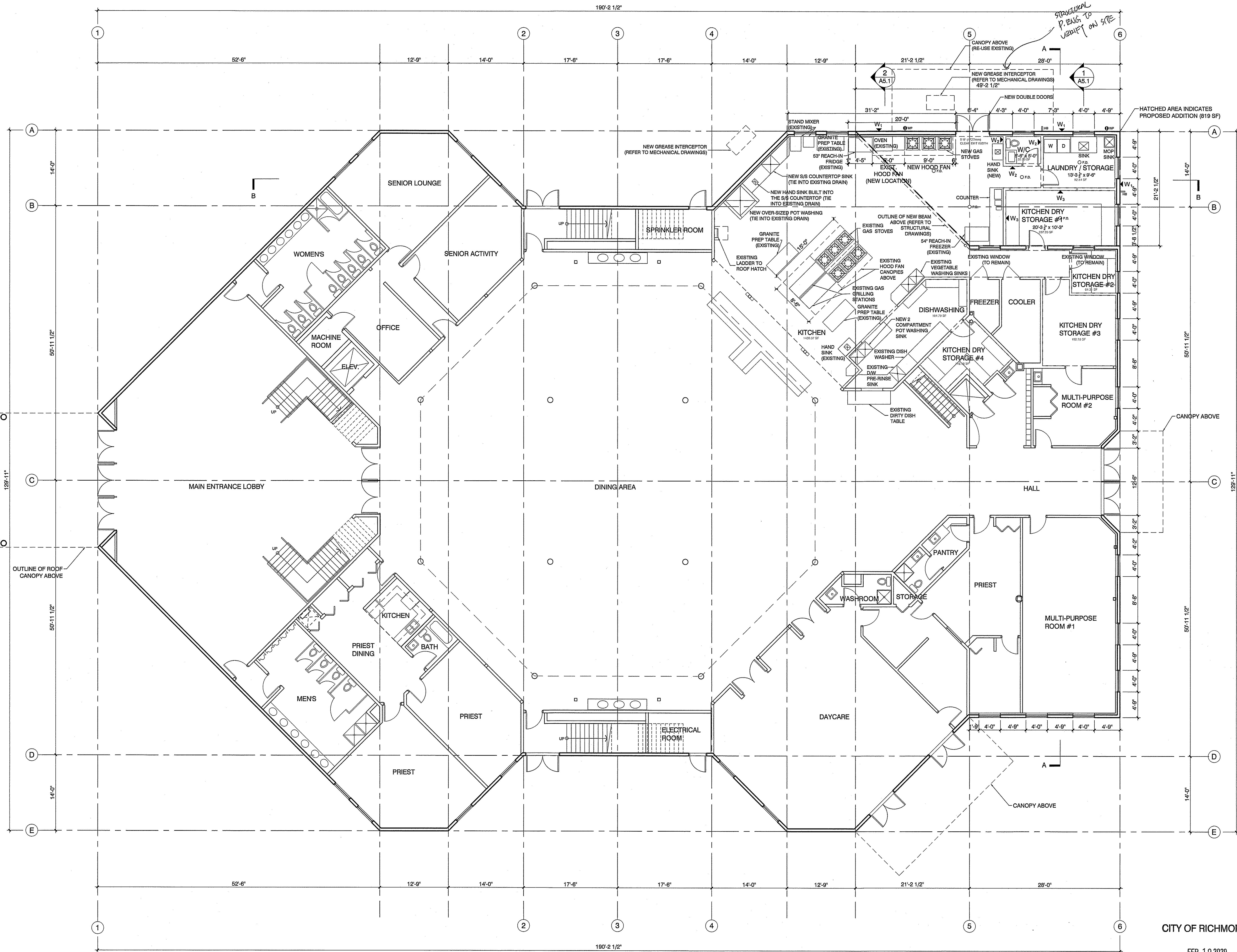
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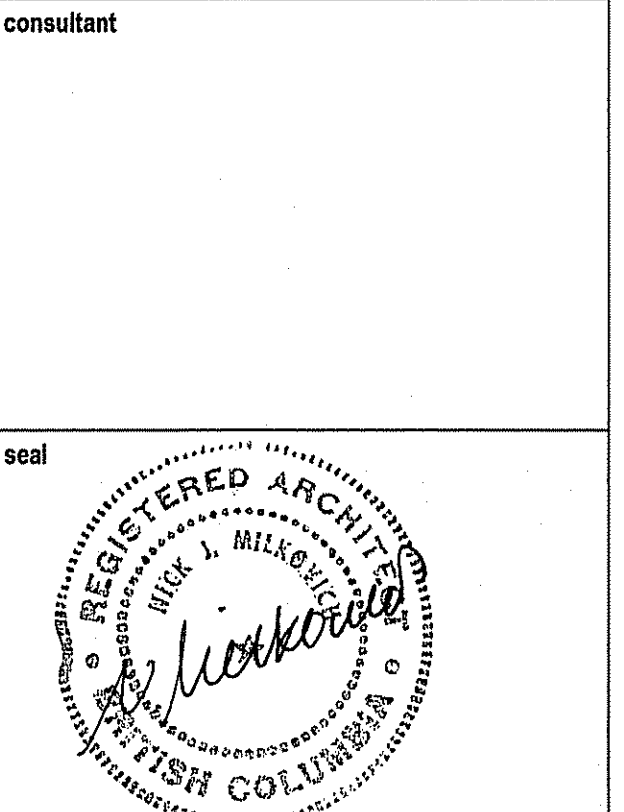
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key plan

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 8600 NO. 5 ROAD,  
 RICHMOND, B.C.

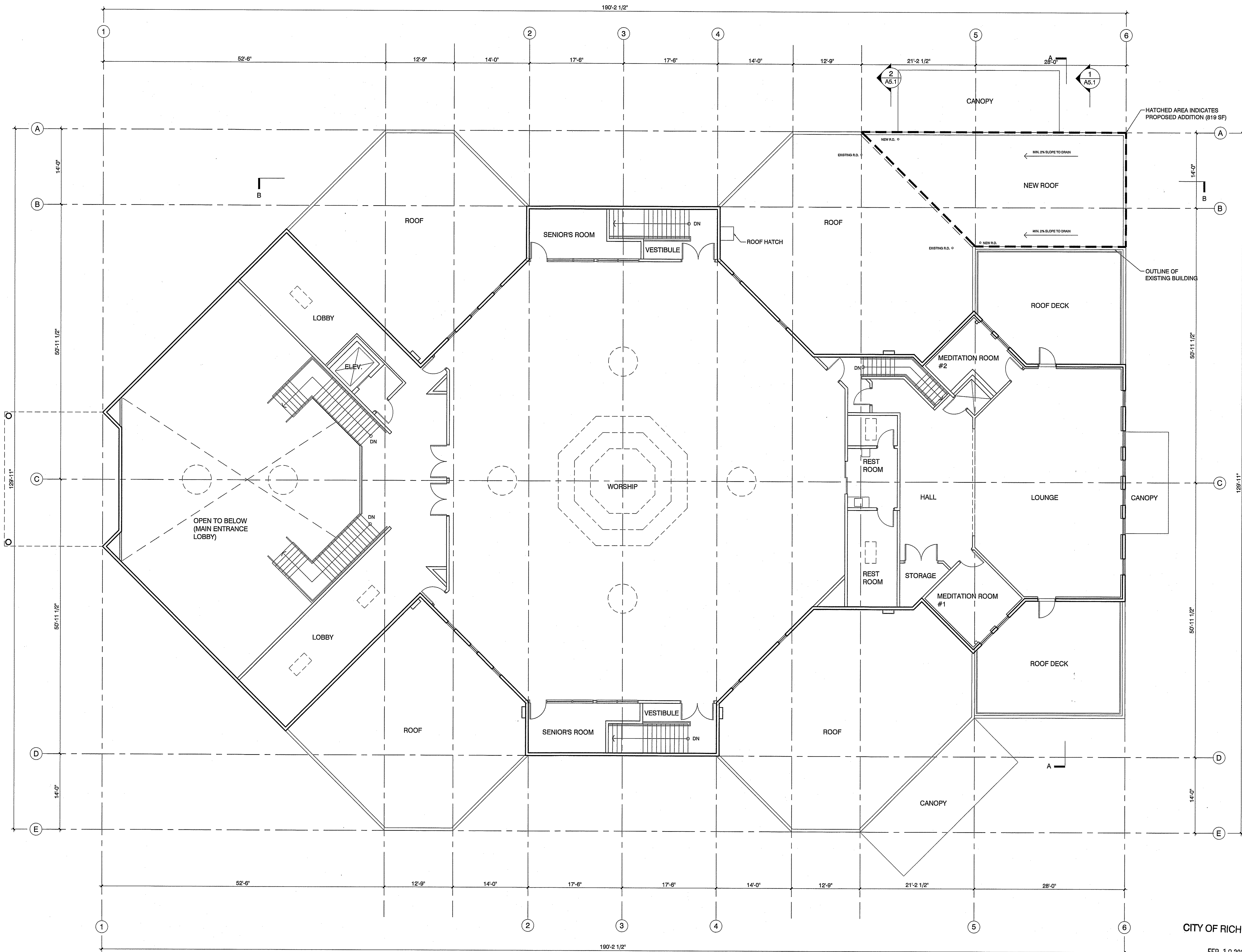
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**MAIN LEVEL FLOOR PLAN**  
**19 875824**

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drawing date	2020/02/06	2020/02/07	
project no.	19001	drawing no.	<b>A2.1</b>

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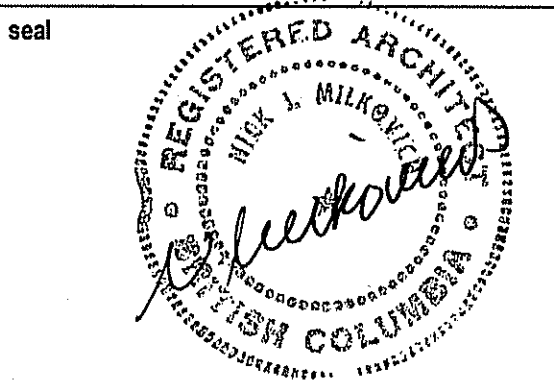
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key plan

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**INDIA CULTURAL CENTRE  
 OF CANADA**  
 8600 NO. 5 ROAD,  
 RICHMOND, B. C.

drawing title  
**UPPER LEVEL FLOOR PLAN**

19 875824

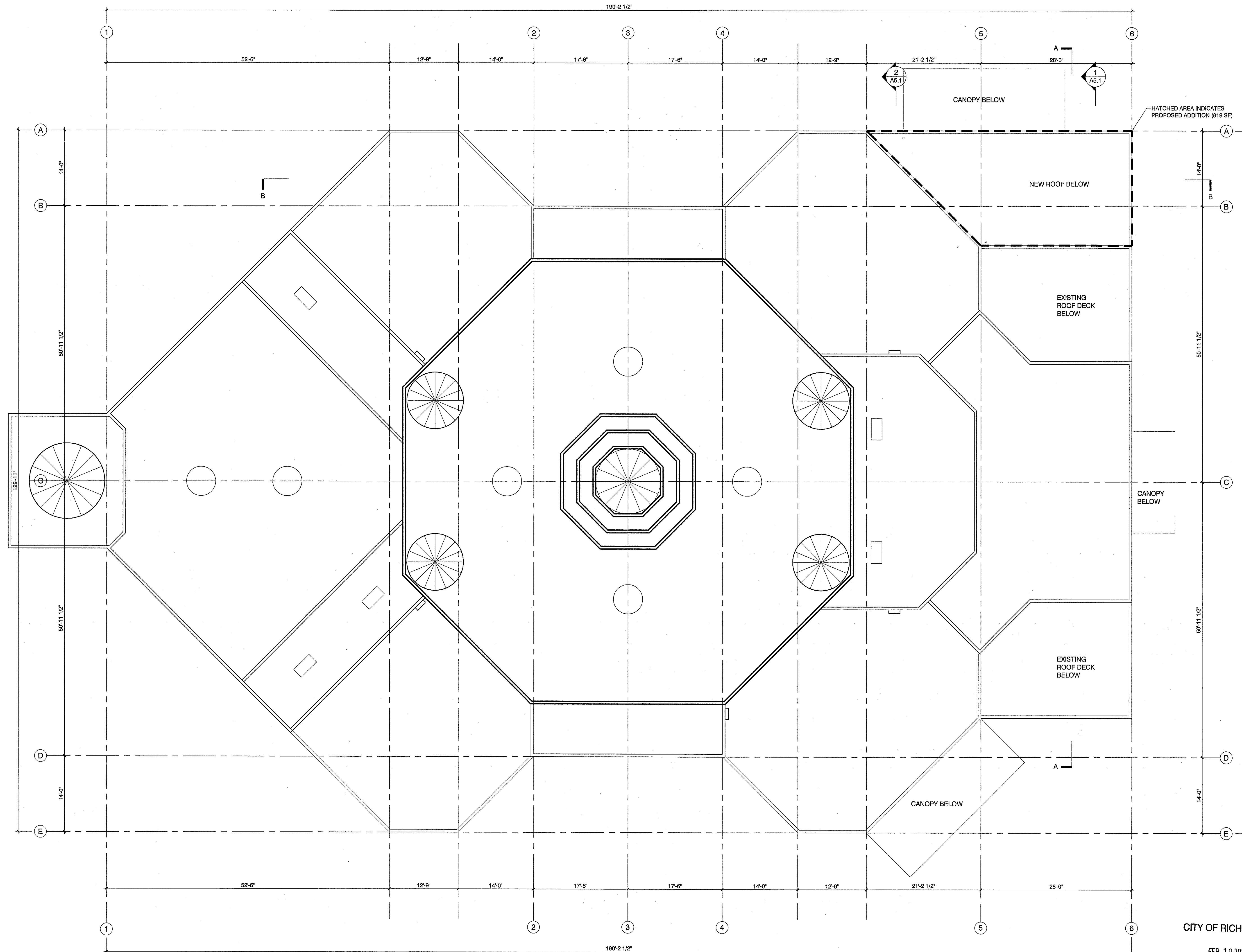
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rev.			

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 3. RE-ISSUED FOR BP APPLICATION 2020/02/07

revisions  
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key plan

project title  
**INDIA CULTURAL CENTRE OF CANADA**  
 8600 NO. 5 ROAD,  
 RICHMOND, B. C.

drawing title  
**ROOF PLAN**

19 875824

drawn	WLI	project north	
checked		scale	1/8" = 1'-0"
drawing date	2019/06/18	printed	2020/02/07
project no.	19001	drawing no.	<b>A2.3</b>

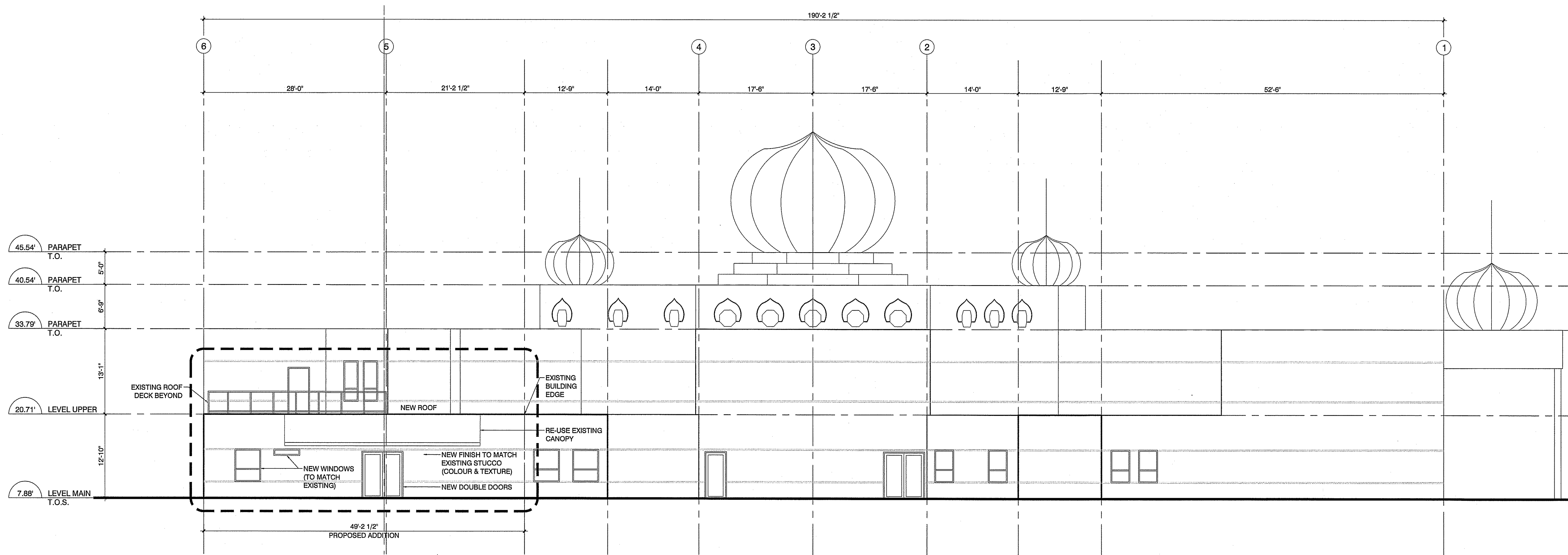
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 User: Nick  
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 FEB 19 2020  
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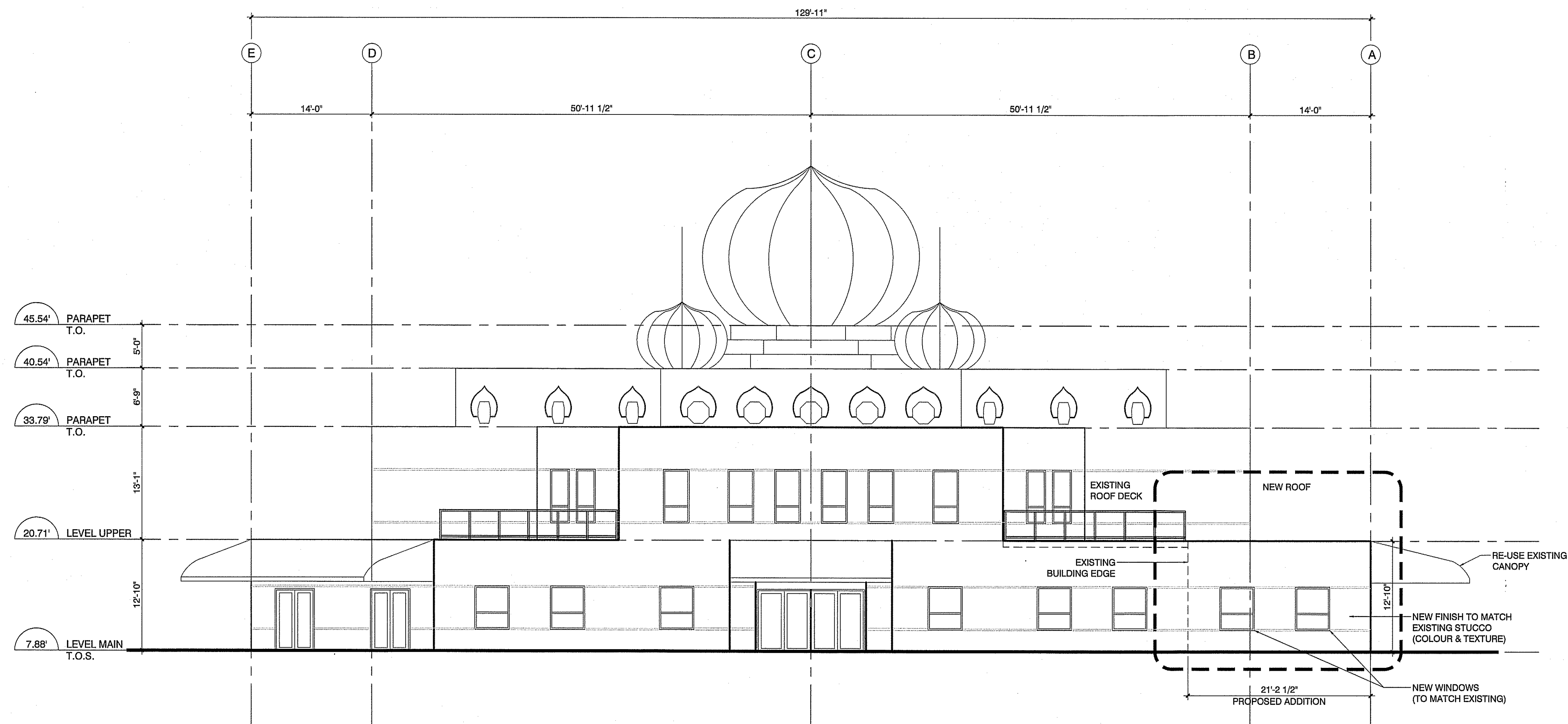
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1 NORTH ELEVATION  
1/8" = 1'-0"



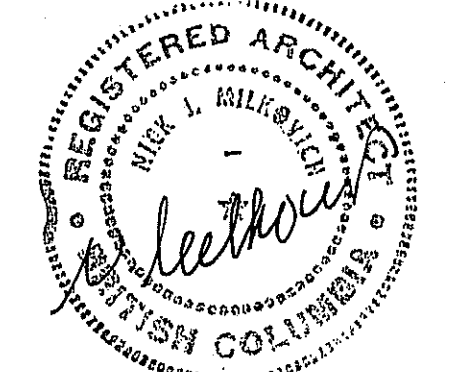
2 EAST ELEVATION  
1/8" = 1'-0"

nick milkovich architects inc

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consultant

seal



issued

- |                                 |            |
|---------------------------------|------------|
| 1. ISSUED FOR BP APPLICATION    | 2019/10/09 |
| 2. RE-ISSUED FOR BP APPLICATION | 2019/11/29 |
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key plan

project title

INDIA CULTURAL CENTRE  
OF CANADA  
8600 NO. 5 ROAD,  
RICHMOND, B.C.

drawing title

NORTH ELEVATION  
EAST ELEVATION

19 875824

drawn	[WLI]	project north
checked		
scale	1/8" = 1'-0"	
drawing date	2019/11/28	printed
project no.	19001	drawing no.
rev.		<b>A3.1</b>

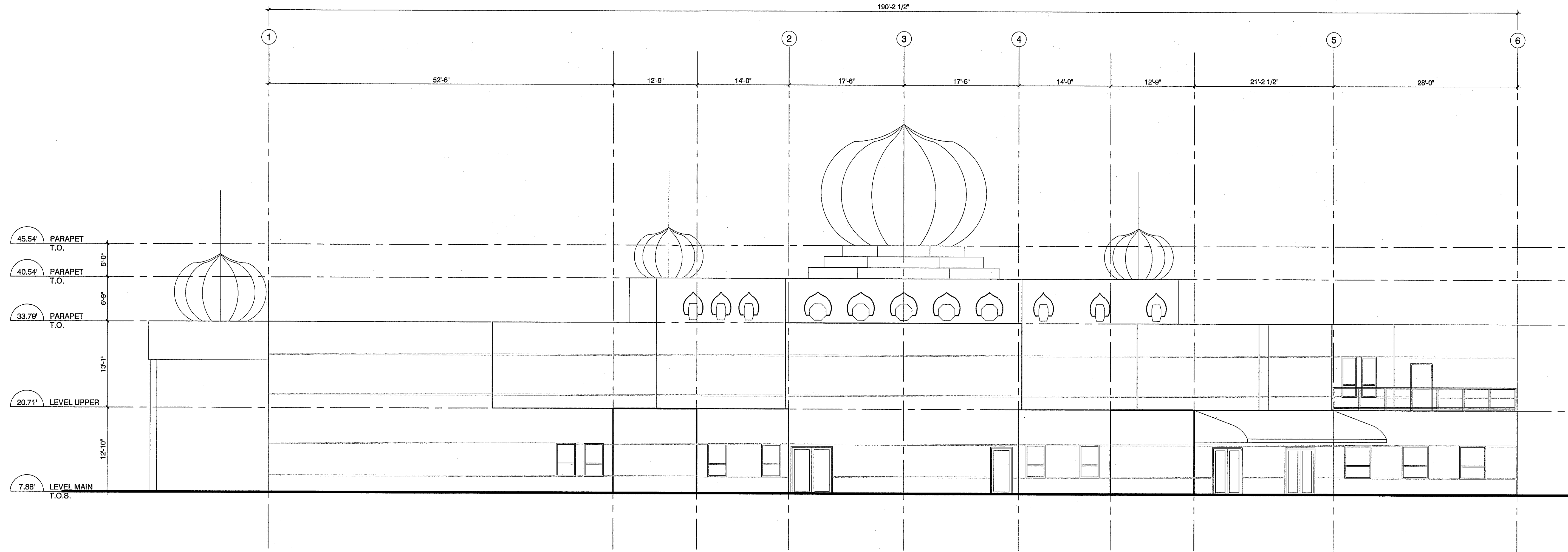
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19-08-07

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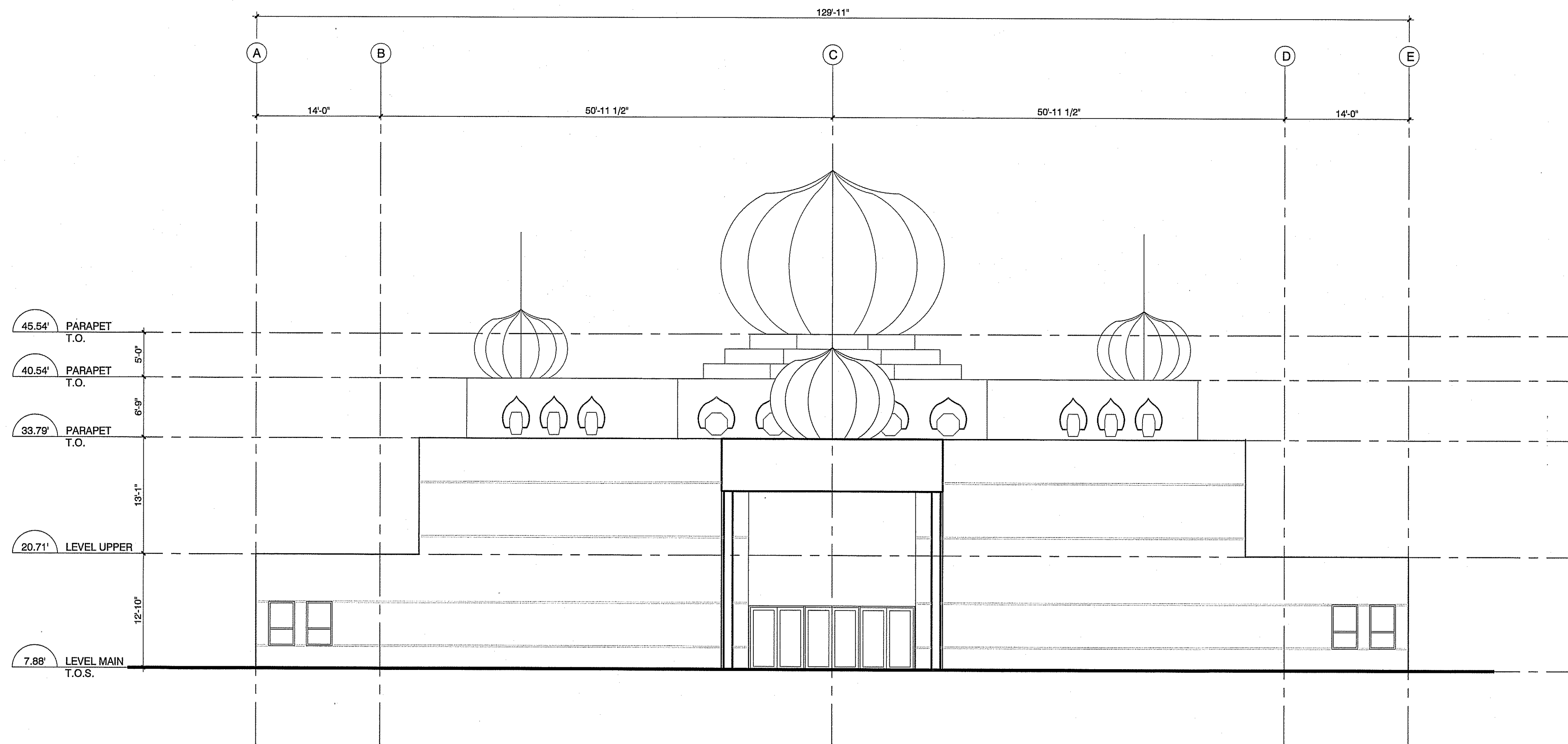
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1 SOUTH ELEVATION  
1/8" = 1'-0"



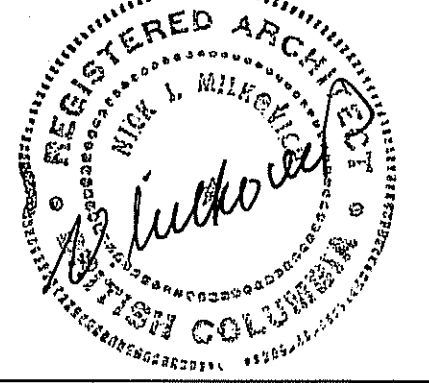
2 WEST ELEVATION  
1/8" = 1'-0"

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issued

- |                                 |            |
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key plan

project title

INDIA CULTURAL CENTRE  
OF CANADA  
8600 NO. 5 ROAD,  
RICHMOND, B.C.

drawing title

SOUTH ELEVATION  
WEST ELEVATION

19 875824

drawn

WLI

checked

scale

1/8" = 1'-0"

drawing date

2019/11/28

project no.

19001

rev.

1

project north

printed

2020/02/07

drawing no.

A3.2

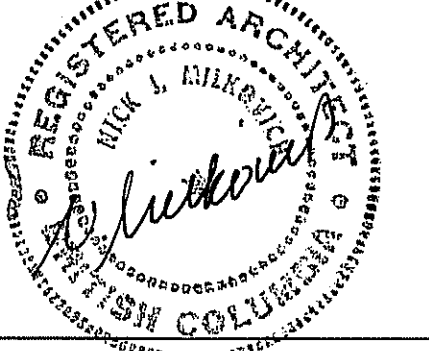
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key plan

project title

**INDIA CULTURAL CENTRE OF CANADA**  
 8600 NO. 5 ROAD,  
 RICHMOND, B.C.

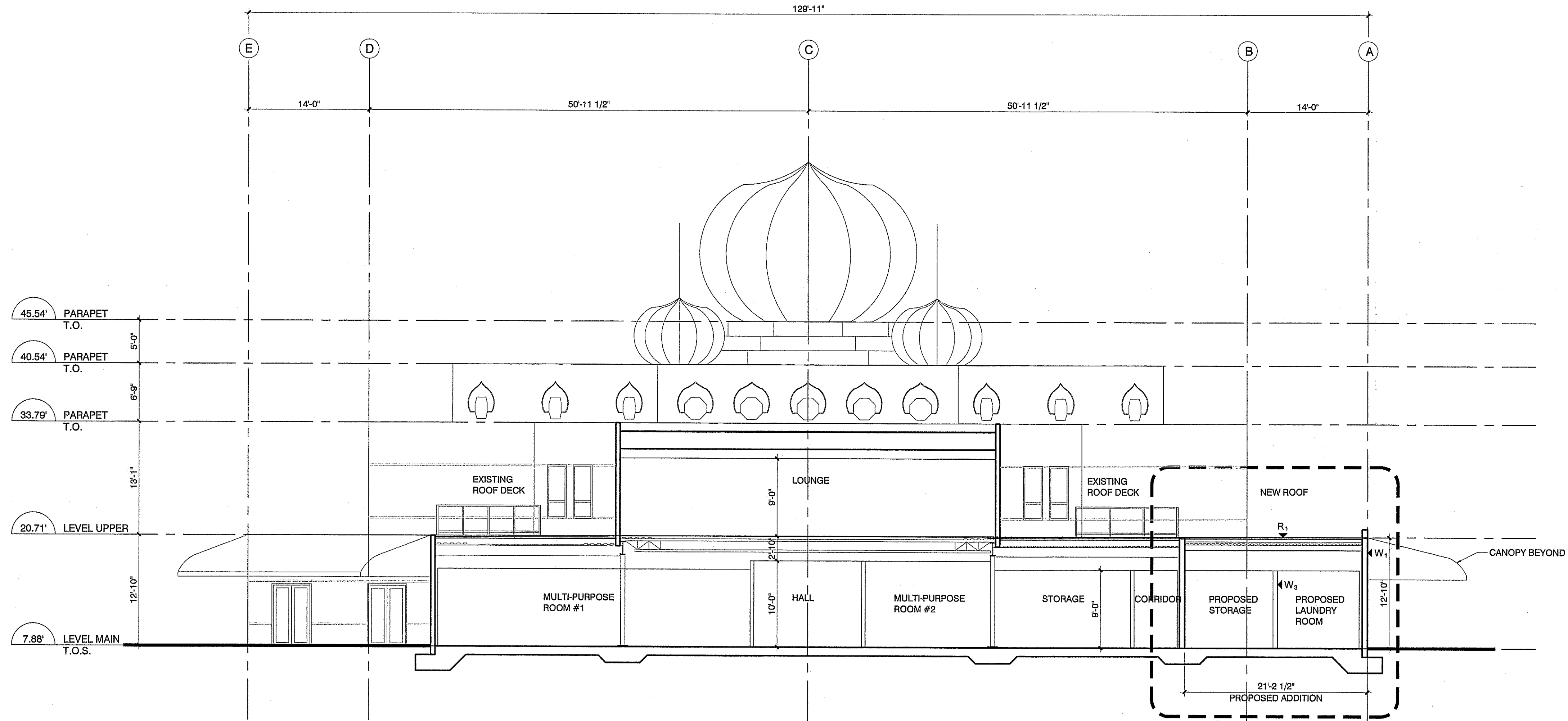
drawing title

**SECTION A-A  
 SECTION B-B**

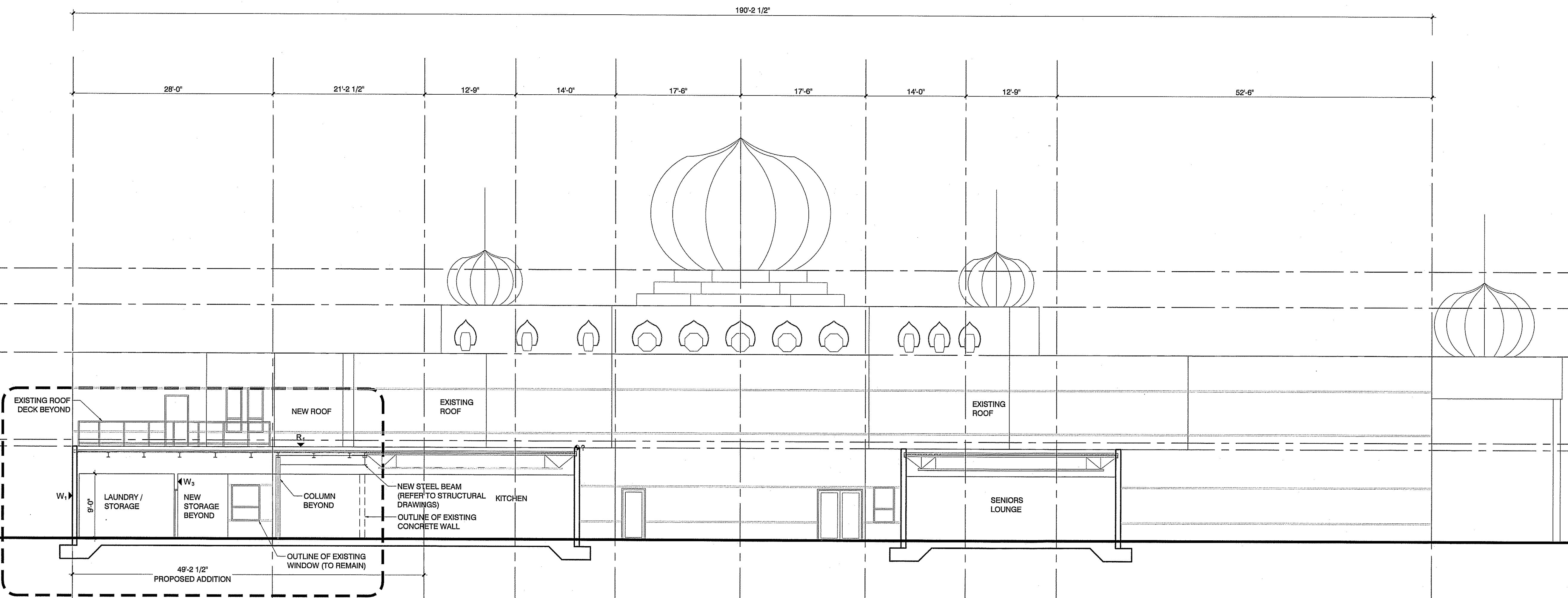
19 875824

drawn	IWL	project north
checked		
scale	1/8" = 1'-0"	
drawing date	2019/06/18	printed
project no.	19001	2020/02/07
rev.		<b>A4.1</b>

File Name: Feb 07, 2020 - 10:23am xref  
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 User: nma  
 Plot: 9



1 SECTION A-A  
 1/8" = 1'-0"



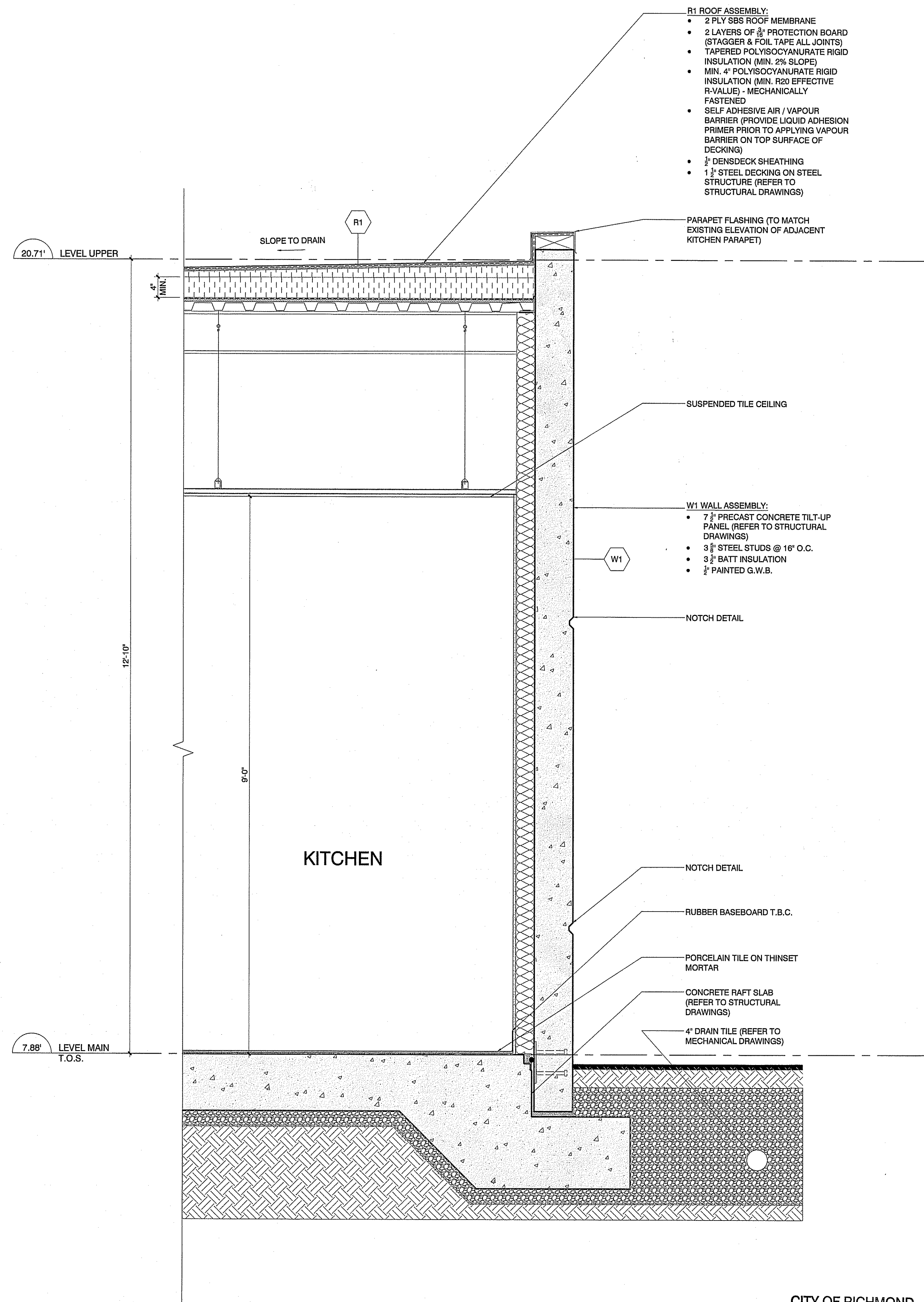
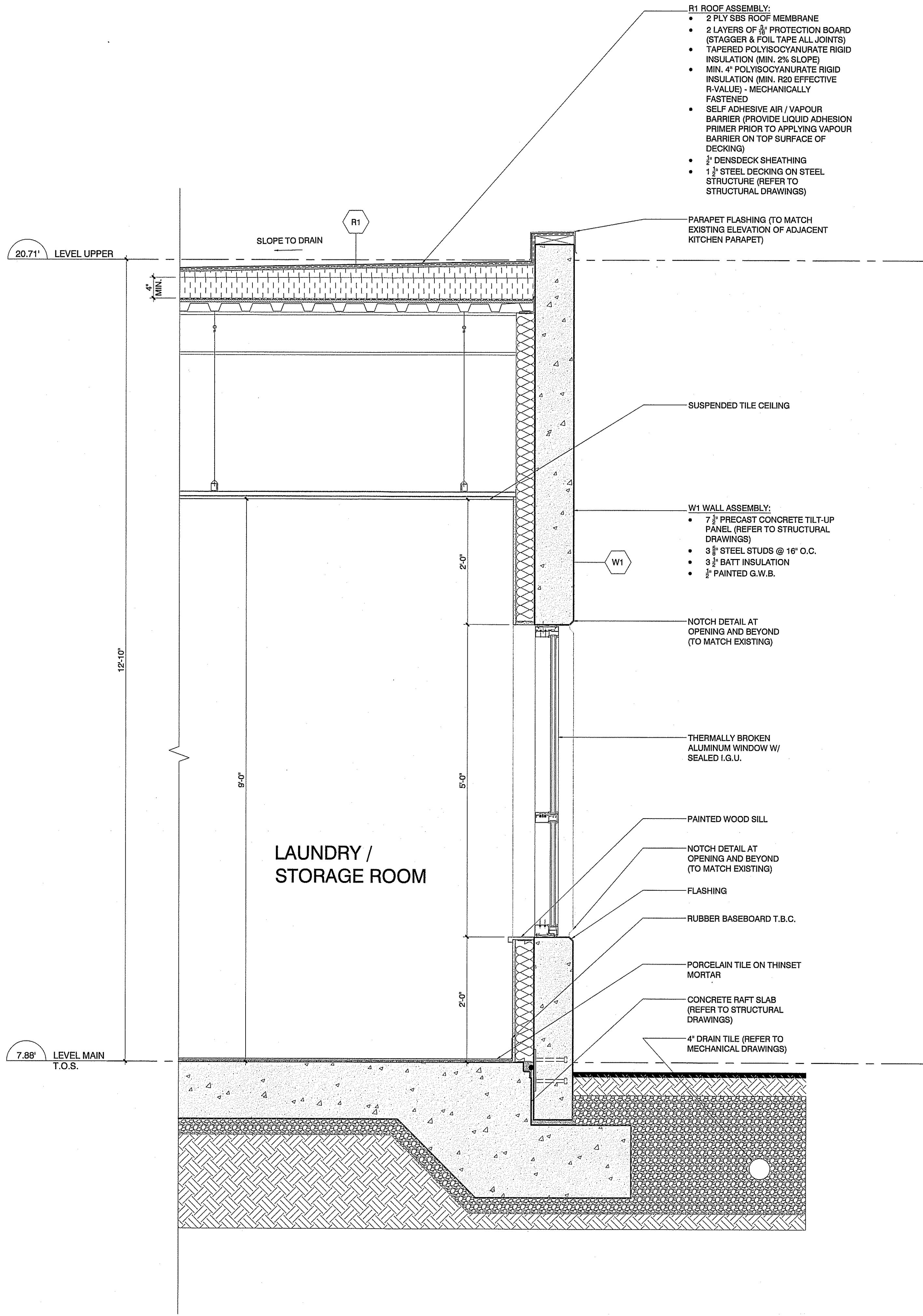
2 SECTION B-B  
 1/8" = 1'-0"

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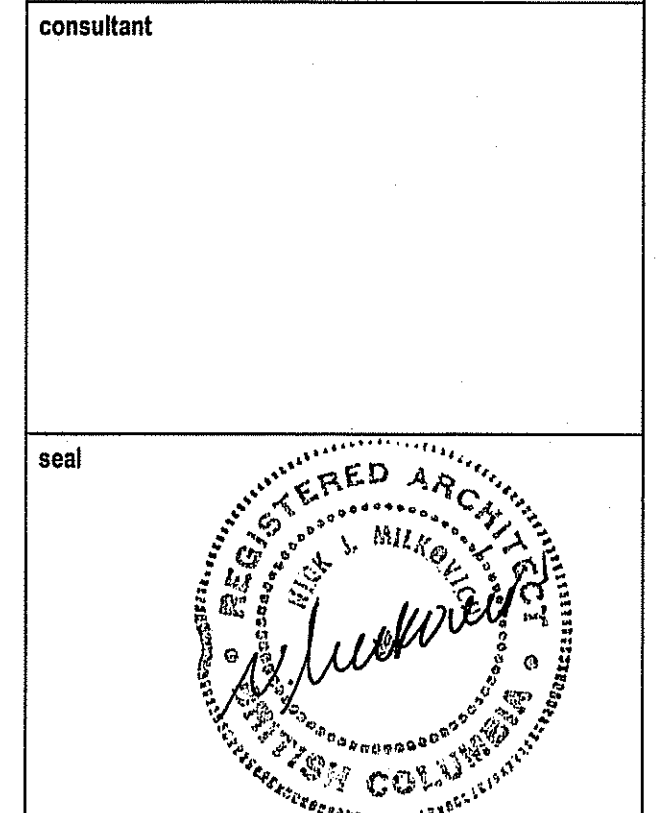
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1 ROOF / WALL SECTION THROUGH LAUNDRY / STORAGE ROOM  
A5.1 1" = 1'-0"

2 ROOF / WALL SECTION THROUGH KITCHEN  
A5.1 1" = 1'-0"

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**INDIA CULTURAL CENTRE OF CANADA**  
8600 NO. 5 ROAD,  
RICHMOND, B. C.

drawing title

**ROOF / WALL CONSTRUCTION SECTIONS**

19 875824

drawn	IWL	project north
checked		
scale	1/8" = 1'-0"	
drawing date	2019/11/28	printed
project no.	19001	drawing no.
rev.		<b>A5.1</b>

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