



**City of Richmond**  
Planning and Development Department

## Report to Development Permit Panel

---

**To:** Development Permit Panel  
**From:** Brian J. Jackson, MCIP  
Director of Development  
**Date:** January 19, 2010  
**File:** DV 09-480570  
**Re:** **Application by Matthew Cheng Architect Inc. for a Development Variance  
Permit at 9700 No. 3 Road**

---

### Staff Recommendation

That a Development Variance Permit be issued which would vary the provisions of Richmond Zoning Bylaw 8500 to increase the maximum lot coverage for buildings in the Medium Density Townhouses (RTM1) zone from 40% to 44.55% and that the proposed changes to the architectural form and landscaping plans be considered in General Compliance with the approved Development Permit (DP 07-386208).

Brian J. Jackson, MCIP  
Director of Development

EL:blg  
Att.

## Staff Report

### Origin

Matthew Cheng Architect Inc. has applied to the City of Richmond for permission to vary the maximum lot coverage for buildings of Medium Density Townhouses (RTM1) from 40% to 44.55% to accommodate the 20-unit townhouse development under construction at 9700 No. 3 Road.

### Background

The current Development Permit (DP 07-386208) was approved by Council on January 26, 2009. The Development Permit allows for development of 20 townhouse units on the subject site. The following variances were approved in association with the Development Permit:

- 1) Reduction of the minimum front yard setback requirement from 6.0 m to 5.10 m for the buildings and 4.30 m for porch/balcony projections; and
- 2) Development of tandem parking spaces in eight (8) of the 20 townhouse units.

### Surrounding Developments

The subject site is located on No. 3 Road between Saunders Road and Williams Road and near a designated Neighbourhood Service Centre. Surrounding development includes:

To the North: A single-family home on a property zoned Single Detached (RS1/E) and an older duplex on a lot zoned Two-Unit Dwellings (RD1) beyond;

To the East: Single-family homes on lots zoned Single Detached (RS1/E) fronting onto Pigott Road;

To the South: A vacant site zoned Gas & Service Station (CG2); and

To the West: Across No. 3 Road, a townhouse development on a site zoned Low Density Townhouses (RTL1).

### Finding of Facts

The Building Permits for the subject development were issued on June 12, 2009. Subsequently, the applicant sought for a General Compliance to the current Development Permit for minor amendments to the architecture and landscaping designs. As part of the review process, staff noticed a calculation error on the development data. Staff had subsequently discovered that the architect has not been updating the data on "lot coverage for buildings" when minor changes to the building design were made in the Development Permit stage.

In an effort to bring the Development Permit in compliance with the Building Permit, the developer has submitted a Development Variance Permit application to increase the maximum lot coverage for buildings of Medium Density Townhouses (RTM1) from 40% to 44.55%. Please refer to the updated Development Application Data Sheet (**Attachment 1**) for a comparison of the proposed development data with the relevant Bylaw requirements. A stop-work order was issued and no Final Inspection (occupancy permit) will be issued until this Development Variance Permit has been considered and issued by Council.

## Staff Comments

### Proposed Variance

The original lot coverage for buildings of 39.99% as stated in the Development Statistics on the Development Permit drawings was an error. The final lot coverage for building is 44.55%. The applicant is proposing to mitigate the impact of the increased lot coverage of buildings by providing additional permeable paving on the internal drive aisle and upsizing the planting materials along No. 3 Road. The lot coverage for permeable paving will be increased from 8.57% to 13.45% (a 4.88% increase). A summary of improvements to the landscape design is provided in **Attachment 2**.

Staff supports the variance as it has resulted from the road dedication and predominant two-storey massing over the site (twelve (12) two-storey units vs. eight (8) three-storey units). The two-storey massing provides a good transition from the three-storey townhouse units to the adjacent single-family homes. The increase of permeable area improves site permeability while larger plant sizes contribute maturity to the development identity and streetscape elevation.

### General Compliance to Current Development Permit (DP 07-386208)

#### *Modifications to Architectural Design:*

A number of minor amendments to the building elevations are proposed. A summary of the changes on the architectural plans is provided in **Attachment 3**; changes are highlighted on the attached drawings in "clouds". Staff have reviewed the proposed changes and have no concerns. The proposed exterior modifications maintain the quality of the development and retain the basic form and character of the development.

#### *Modifications to Landscape Design:*

A number of minor amendments to the landscaping designs are proposed due to the grade changes and the location of hydro kiosks. Two (2) bylaw-sized trees on site, located along the south property line, were to be retained on site as indicated in the approval Development Permit. However, due to the increase in site grade in accordance to the Flood Plain Designation and Protection Bylaw 8204, the two (2) bylaw-sized trees were removed through Tree Permit (TP 09-479448). In addition, due to the relocation of the hydro kiosks, landscaping along the front yard and side yards are required to be rearranged. The proposed changes to landscaping detail are minor in nature and of greater value to the approved plans. The revised plans do not differ appreciably from the approved plans.

In summary, a total of 39 bylaw-sized trees were removed to facilitate the subject development. Based on the 2:1 tree replacement ratio goal stated in the Official Community Plan (OCP), 78 replacement trees are required. The revised landscape design includes the planting of only 61 new trees. The applicant is proposing to provide cash-in-lieu (\$500/replacement tree) for the balance of the required replacement trees (i.e. \$8,500). A \$5,000 cash-in-lieu has been provided prior to the issuance of the original Development Permit (DP 07-386208); therefore, an additional \$3,500 cash-in-lieu is required.

**Conclusions**

This Development Variance Permit application is required to accommodate a calculation error on lot coverage for buildings made at the Development Permit stage. The applicant is proposing to mitigate the impact of the increased lot coverage of buildings by providing additional permeable paving on the internal drive aisle and upsizing the planting materials along No. 3 Road. The proposed changes to the architectural form and landscaping design are minor in nature. The revised design maintains the quality of the development and retains the basic form and character of the development. On this basis, staff recommend that the Development Variance Permit be approved and that the revised plans be considered to be in general compliance with the approved Development Permit (DP 07-386208).



Edwin Lee  
Planning Technician -- Design  
(4121)

EL:blg

The following are to be met prior to forwarding this application to Council for approval:

- City acceptance of the developer's offer to voluntarily contribute \$3,500 to the City's Tree Compensation Fund.



# City of Richmond

6911 No. 3 Road  
 Richmond, BC V6Y 2C1  
 www.richmond.ca  
 604-276-4000

# Development Application Data Sheet

Development Applications Division

**DV 09-480570**

**Attachment 1**

Address: 9700 No. 3 Road

Applicant: Matthew Cheng Architect Inc.

Owner: Sonus Developments No. 3 Ltd.

Floor Area Gross: 3,384 m<sup>2</sup>

Floor Area Net: 2,423 m<sup>2</sup>

	Existing	Proposed
<b>Site Area:</b>	3738.70 m <sup>2</sup>	3630.07 m <sup>2</sup>
<b>Land Uses:</b>	Townhouse (in construction)	Townhouse
<b>OCP Designation:</b>	Low-Density Residential	No Change
<b>Zoning:</b>	Medium Density Townhouses (RTM1)	No Change
<b>Number of Units:</b>	20 (under construction)	20

On Future Subdivided Lots	Bylaw Requirement	Proposed	Variance
Floor Area Ratio:	0.7	0.667	none permitted
Lot Coverage for buildings:	Max. 40%	44.55%	<b>variance supported</b>
Setback – Front Yard:	Min. 6.00 m	5.10 m for building 4.30 m for projection	variance granted (DP 07-386208)
Setback – Side Yard (north):	Min. 3.00 m	3.00 m	None
Setback – Side Yard (south):	Min. 3.00 m	3.01 m	None
Setback – Rear Yard:	Min. 3.00 m	4.50 m	None
Height (m):	Max. 11.00 m	10.73 m	None
Lot Size:	Min. Width = 30 m Min. Depth = 35 m	Min. Width = 83.45 m Min. Depth = 44.81 m	None
Off-street Parking Spaces – Residential / Visitor:	30 and 4	40 and 4	None
Off-street Parking Spaces – Accessible:	1	1	None
Total off-street Spaces:	34	44	None
Tandem Parking Spaces	not permitted	16	variance granted (DP 07-386208)
Amenity Space – Indoor:	Min. 70 m <sup>2</sup>	\$21,000 cash in lieu	None
Amenity Space – Outdoor:	Min. 120 m <sup>2</sup>	120 m <sup>2</sup>	None

# ITO & ASSOCIATES INC. LANDSCAPE ARCHITECTURE

1942 East 5<sup>th</sup> Avenue, Vancouver, B.C. V5N 1M2 T/F 604. 255.5009 E: itovan@mac.com

January 13, 2010

To: **CITY OF RICHMOND**  
**Urban Development Department**  
 6911 No.3 Road  
 Richmond, B.C. V6Y 2C1

Att. Mr. Edwin Lee

Re: **20 units Townhomes Development**  
**at 9700 No.3 Road, Richmond**

The following plants have been modified since previously approved plan for DP  
 All the changes were made in the plating bed facing No. 3 Road.  
 These plants are reflected in the plant list shown on sheet #3b

Qty. Botanical Name(symbol)

Tree:

-1. Acer palmatum (AP)

11. Picea omorica (PCO) have been increased in size from 3.5mht to 4.0mht.

Shrubs

-8. Azelea japonica (AJ)

-4. Camelia (CJ)

17. Erica carnia (EC)

2. Escallonia (EAB)

2. Hydrangea (HMP)

-16. Leugothoe (LA)

21. Ligustrum (LJ)

-2. Pieris (PJ)

5. Prunus otto I (POL)

4. Rhododendron (RH) 2. Rosa (RF)

27. Sarcococca (SH)

-2. Skimmia (SK)

2. Spiraea (SJA)

-6. Viburnum (VD)

Ground covers

-20 Arctostaphylos (AUU)

35. Gaultheria(GS)

Perennials/Annuals/Ferns/Grass

-6. Bergenia (BC)

-22, Carex (CMA)

2, Festuca (FG)

-1. Hemerocallis (H)

7. Polystichum (PLM)

40 Annuals (ANN)

In conclusion, total 11 trees have been increased in size from 3.5m to 4.0mht.  
 four 1m.ht. Rhododendron, two #3pot, twenty one#2pot, fifty five10cm pot has been added.  
 one 8cm tree, and 20. #1 pot has been decreased as result of available area.

Yours truly,

T. ITO & ASSOCIATES INC.

  
 Toshiyasa Ito, BCSLA CSLA  
 Principal

File#06L65



# MATTHEW CHENG ARCHITECT INC.

#202 - 670 Evans Ave., Vancouver, BC, Canada V6A 2K9  
TEL: (604) 731-3012 FAX: (604) 731-3908 Email: matthew@mcai.ca

January 14, 2010

Edwin Lee  
Planning Department  
City of Richmond  
6911 No. 3 Road,  
Richmond, B.C.  
V6Y 2C1

RE: DP Revision of 9700 No.3 Road, Richmond, B.C.

1. Each change is bubbled and numbered on the plans and a corresponding comment is provided on the written rationale.

Sheet 4a:

No.1 to 12: The Foundation of the fireplaces was omitted in the DP set. They are corrected.

Sheet 4b:

No.13: Window was added to balance the elevation.

No.14: There was a drafting error in the DP set. The slope of the roof should be shallower to match the rest of the building.

No.15: The window was changed from 2030 to 3020 since 2030 is too low for window to bathtub.

Sheet 4c:

No.16 to 18: The foundation of the fireplace was omitted in the DP set. It is corrected.

No.19 to 20: The window has been changed from 3030 to 3020.

No.21a & 21b: The window was mirrored by mistake and is corrected.

No.32a / 32b & 32c trim has been change from more trim to single

Sheet 4d:

No.23 to 24: The window has been changed from 3030 to 3020.

No.25 to 27: The foundation of the fireplace was omitted in the DP set. It is corrected.

No.29: Instead of placing the window above the bed, 2030 windows are proposed on either side of the bed for better interior layout.

No. 30: There was a drafting error of this unit in the DP set. The slope of the roof should be shallower to match the rest of the buildings.

No.31 There was a drafting error of this unit in the DP set. The slope of the roof above mail box is corrected

Sheet #01&02

No. 22 & 28 BC Hydro Advice as to relocate the transformer close to the Drive way so that the access will be in the property.

Matthew Cheng, MAIBC  
Matthew Cheng Architect Inc.





**City of Richmond**  
Planning and Development Department

## Development Variance Permit

**No. DV 09-480570**

To the Holder: MATTHEW CHENG ARCHITECT INC.

Property Address: 9700 NO. 3 ROAD

Address: c/o MATTHEW CHENG  
UNIT 202 - 670 EVANS AVENUE  
VANCOUVER, BC V6A 2K9

1. This Development Variance Permit is issued subject to compliance with all of the Bylaws of the City applicable thereto, except as specifically varied by this Permit.
2. This Development Variance Permit applies to and only to those lands shown cross-hatched on the attached Schedule "A" and any and all buildings, structures and other development thereon.
3. The "Richmond Zoning Bylaw 8500" is hereby varied to increase the maximum lot coverage for buildings from 40% to 44.5% provided that buildings and structures, off-street parking and loading facilities, roads and parking areas, and landscaping and screening are to be constructed generally in accordance with Plans #1 to #4 attached hereto.
4. The land described herein shall be developed generally in accordance with the terms and conditions and provisions of this Permit and any plans and specifications attached to this Permit which shall form a part hereof.
5. If the Holder does not commence the construction permitted by this Permit within 24 months of the date of this Permit, this Permit shall lapse.

This Permit is not a Building Permit.

AUTHORIZING RESOLUTION NO. \_\_\_\_\_  
DAY OF \_\_\_\_\_, \_\_\_\_\_

ISSUED BY THE COUNCIL THE

DELIVERED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, \_\_\_\_\_

\_\_\_\_\_  
MAYOR





**MATTHEW CHENG ARCHITECT INC.**

100-100 WEST AVE., VANCOUVER, B.C. V6P 1E8  
 TEL: (604) 276-1111 FAX: (604) 276-1112  
 WWW.MATTHEWCHENGARCHITECT.COM

THIS DOCUMENT IS THE PROPERTY OF MATTHEW CHENG ARCHITECT INC. AND IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREIN. ANY REUSE OR REPRODUCTION OF THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF MATTHEW CHENG ARCHITECT INC. IS STRICTLY PROHIBITED. ALL RIGHTS ARE RESERVED. CONTACT: MATTHEW CHENG ARCHITECT INC.

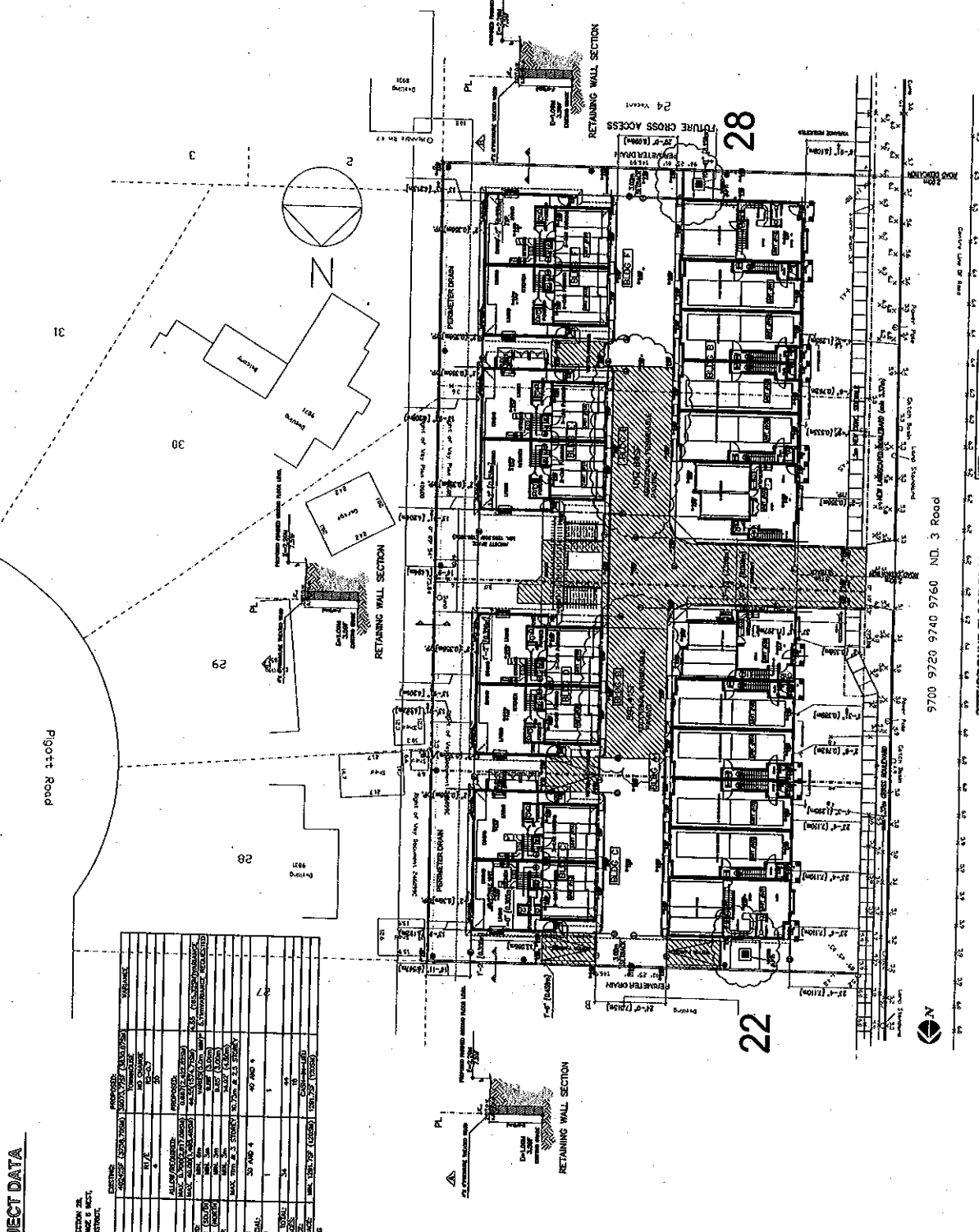
1. JAN 12/02 REV. PERMITS APPL.  
 2. AUG 03/07 REV. ACCESS  
 3. DEC 07/07 REV. PERMITS APPL.  
 4. FEB 04/08 REV. PERMITS APPL.  
 5. MAR 07/08 REV. PERMITS APPL.

PROJECT TITLE  
**20-UNIT TOWNHOUSE**  
 9700, 9720, 9740, 9760  
 NO.3 RD, RICHMOND, B.C.

SHEET NO.  
**PROJECT DATA**  
**CONTEXT/SITE PLAN**

JAN 15 2010

DATE	15 JAN 2010
DRAWN BY	MC
CHECKED BY	MC
PROJECT NUMBER	1/10 - 11-07
SCALE	1/8" = 1'-0"
PROJECT NAME	20-UNIT TOWNHOUSE
CLIENT	NO.3 RD, RICHMOND, B.C.
DATE	JAN 13 2010



**PROJECT DATA**

PROPOSED LOT 4, SITUATED AS  
 BLOCK 4, NEARLY 8 ACRES,  
 NEW WESTMINSTER DISTRICT,  
 PLAN REF: ...

ITEM	DESCRIPTION	REMARKS
1	EXISTING ZONING	RS-1 (RESIDENTIAL SINGLE-FAMILY)
2	PROPOSED ZONING	RS-1 (RESIDENTIAL SINGLE-FAMILY)
3	PROPOSED LOT AREA	10,000 SQ. FT.
4	PROPOSED LOT AREA	10,000 SQ. FT.
5	PROPOSED LOT AREA	10,000 SQ. FT.
6	PROPOSED LOT AREA	10,000 SQ. FT.
7	PROPOSED LOT AREA	10,000 SQ. FT.
8	PROPOSED LOT AREA	10,000 SQ. FT.
9	PROPOSED LOT AREA	10,000 SQ. FT.
10	PROPOSED LOT AREA	10,000 SQ. FT.
11	PROPOSED LOT AREA	10,000 SQ. FT.
12	PROPOSED LOT AREA	10,000 SQ. FT.
13	PROPOSED LOT AREA	10,000 SQ. FT.
14	PROPOSED LOT AREA	10,000 SQ. FT.
15	PROPOSED LOT AREA	10,000 SQ. FT.
16	PROPOSED LOT AREA	10,000 SQ. FT.
17	PROPOSED LOT AREA	10,000 SQ. FT.
18	PROPOSED LOT AREA	10,000 SQ. FT.
19	PROPOSED LOT AREA	10,000 SQ. FT.
20	PROPOSED LOT AREA	10,000 SQ. FT.
21	PROPOSED LOT AREA	10,000 SQ. FT.
22	PROPOSED LOT AREA	10,000 SQ. FT.
23	PROPOSED LOT AREA	10,000 SQ. FT.
24	PROPOSED LOT AREA	10,000 SQ. FT.
25	PROPOSED LOT AREA	10,000 SQ. FT.
26	PROPOSED LOT AREA	10,000 SQ. FT.
27	PROPOSED LOT AREA	10,000 SQ. FT.
28	PROPOSED LOT AREA	10,000 SQ. FT.
29	PROPOSED LOT AREA	10,000 SQ. FT.
30	PROPOSED LOT AREA	10,000 SQ. FT.
31	PROPOSED LOT AREA	10,000 SQ. FT.
32	PROPOSED LOT AREA	10,000 SQ. FT.
33	PROPOSED LOT AREA	10,000 SQ. FT.
34	PROPOSED LOT AREA	10,000 SQ. FT.
35	PROPOSED LOT AREA	10,000 SQ. FT.
36	PROPOSED LOT AREA	10,000 SQ. FT.
37	PROPOSED LOT AREA	10,000 SQ. FT.
38	PROPOSED LOT AREA	10,000 SQ. FT.
39	PROPOSED LOT AREA	10,000 SQ. FT.
40	PROPOSED LOT AREA	10,000 SQ. FT.
41	PROPOSED LOT AREA	10,000 SQ. FT.
42	PROPOSED LOT AREA	10,000 SQ. FT.
43	PROPOSED LOT AREA	10,000 SQ. FT.
44	PROPOSED LOT AREA	10,000 SQ. FT.
45	PROPOSED LOT AREA	10,000 SQ. FT.
46	PROPOSED LOT AREA	10,000 SQ. FT.
47	PROPOSED LOT AREA	10,000 SQ. FT.
48	PROPOSED LOT AREA	10,000 SQ. FT.
49	PROPOSED LOT AREA	10,000 SQ. FT.
50	PROPOSED LOT AREA	10,000 SQ. FT.

DV 09480570

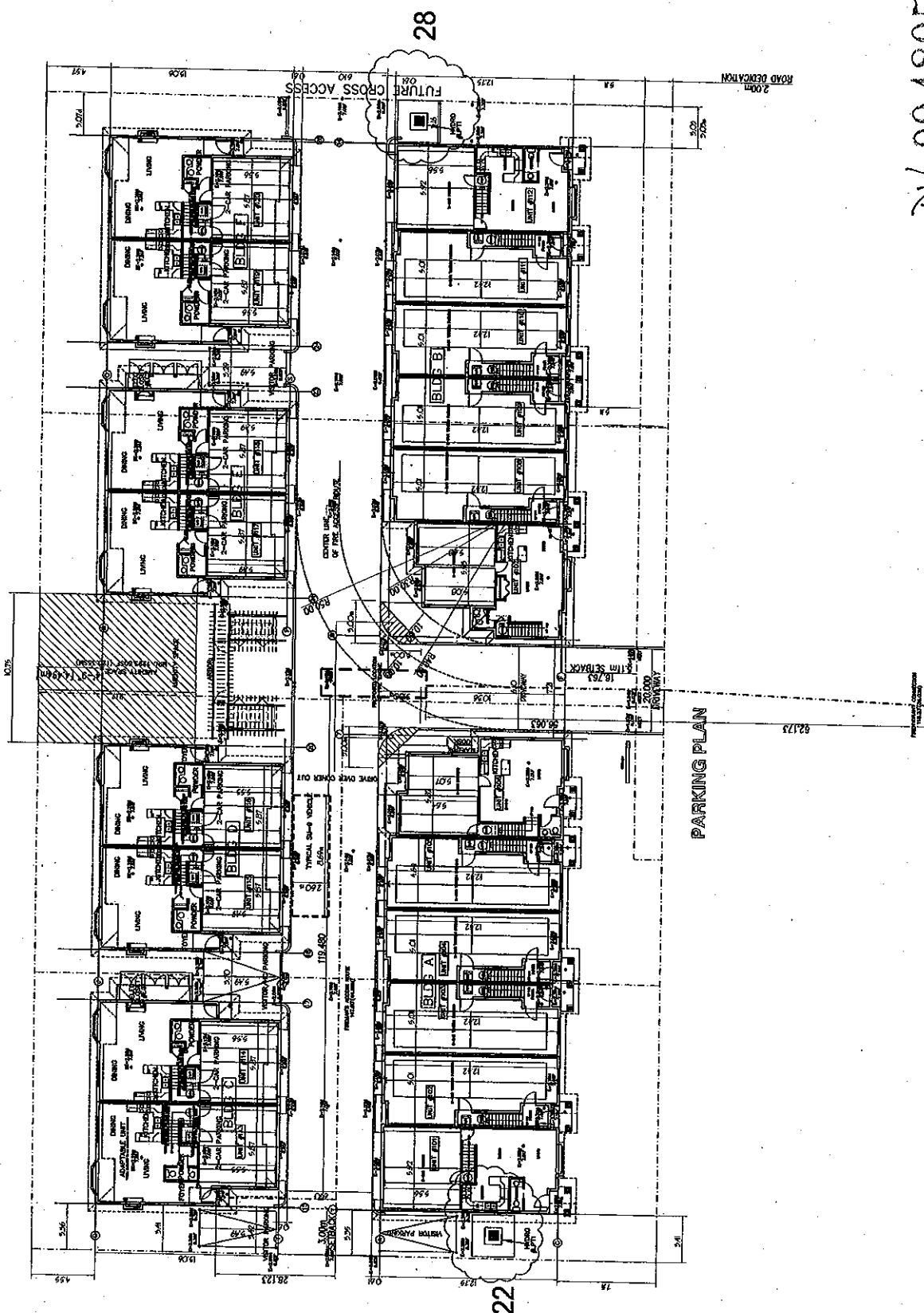
**SITE/GROUND FLOOR PLAN**




9700 9720 9740 9760 NO. 3 ROAD

NOTE: Dimensions will be coordinated at the property.

#1

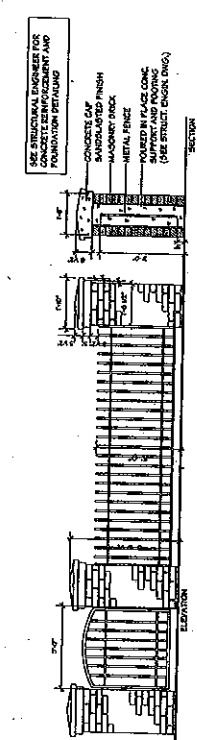


JAN 15 2010  
 DV 09480570 #2

 <p><b>MATTHEW CHENG ARCHITECT INC.</b>        ARCHITECTS &amp; PLANNERS        1000 SHEPPARD AVENUE EAST, SUITE 100        SCARBOROUGH, ONTARIO M1B 3Y9        TEL: (416) 291-8888        FAX: (416) 291-8889        WWW.MCHENGARCHITECT.COM</p>	<p>NO. DATE REVISION</p>	<p>NO. DATE REVISION</p>	<p>COMMENTS</p>	<p>20-UNIT TOWNHOUSE DEVELOPMENT          9700, 9720, 9740, 9760          NO.3 RD. RICHMOND.B.C.</p>	<p>SHEET NO. 2          PARKING PLAN</p>	<p>DATE: JAN. 15 2010          DRAWN BY: [Name]          CHECKED BY: [Name]          PROJECT NUMBER: [Number]</p>
				<p>THIS DRAWING IS NOT TO BE CALLED, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES AND AUTHORITIES. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY HIM/HIS FIRM AND DOES NOT EXTEND TO THE CONSTRUCTION OF THE PROJECT.</p>		



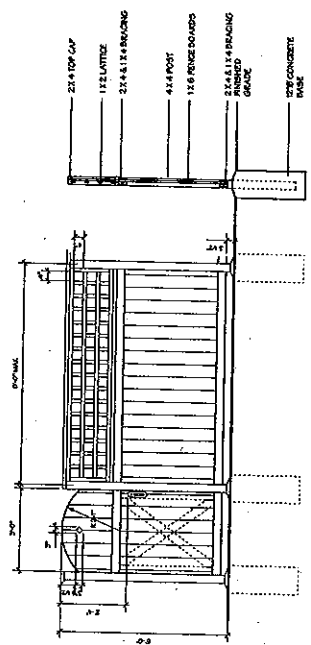




SEE STRUCTURAL ENGINEER FOR  
GATE HARDWARE AND  
FOUNDATION DETAILING

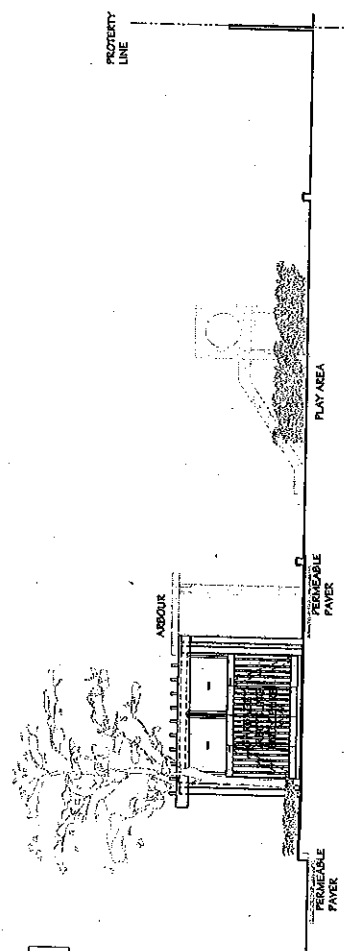
- CONCRETE CAP
- SANDGRADED FINISH
- ANCHORED BRICK
- METAL FINISH
- CONCRETE BRICK
- SUPPORT AND FOOTING
- (SEE STRUCTURAL ENGINEER)

1 METAL FENCE/POST DETAIL  
SCALE: 1/8"=1'-0"

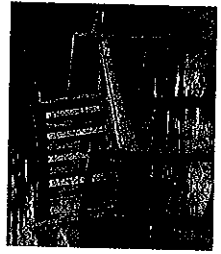


NOTE:  
ALL WOOD USED FOR DETAILS IN THIS  
DRAWING SET SHALL BE S.A.S. PRESURE  
TREATED LUMBER. ALL METAL SHALL BE  
STAINLESS STEEL UNLESS OTHERWISE  
SPECIFIED. ALL METAL SHALL BE GALVANNEAL  
UNLESS OTHERWISE SPECIFIED.  
ALL WALLS AND OTHER METAL COMPONENTS  
SHALL BE GALVANIZED.

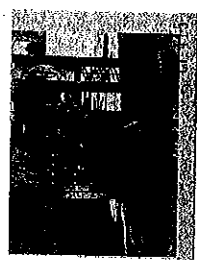
2 6" HT WOOD FENCE DETAIL  
SCALE: 1/8"=1'-0"



4 SECTION/AMENITY AREA  
SCALE: 1/8"=1'-0"



BENCH:  
SARITA BY  
SARITA FURNITURE  
888-472-7482



PLAY EQUIPMENT  
CT-415  
CABADIAN PLAYSYSTEMS LTD.  
604-272-2200

**ITO**  
& ASSOCIATES  
LANDSCAPE ARCHITECT  
248 East 88 Avenue  
Vancouver, BC  
V6L 1A5  
Phone: (604) 681-1000  
Fax: (604) 681-1001  
Email: info@ito.ca

Project:  
9700 NO.3 RD.  
RICHMOND, B.C.

Drawing No.:  
DETAIL

JAN 15 2010

DV 09480570

NO.	DATE	BY	CHKD.	APP.
1				
2				
3				
4				
5				
6				
7				
8				
9				
10				

#3C

1. 1/4" = 1'-0" (SEE PLAN)  
 2. 1/4" = 1'-0" (SEE PLAN)  
 3. 1/4" = 1'-0" (SEE PLAN)  
 4. 1/4" = 1'-0" (SEE PLAN)  
 5. 1/4" = 1'-0" (SEE PLAN)  
 6. 1/4" = 1'-0" (SEE PLAN)  
 7. 1/4" = 1'-0" (SEE PLAN)  
 8. 1/4" = 1'-0" (SEE PLAN)  
 9. 1/4" = 1'-0" (SEE PLAN)  
 10. 1/4" = 1'-0" (SEE PLAN)  
 11. 1/4" = 1'-0" (SEE PLAN)  
 12. 1/4" = 1'-0" (SEE PLAN)  
 13. 1/4" = 1'-0" (SEE PLAN)  
 14. 1/4" = 1'-0" (SEE PLAN)  
 15. 1/4" = 1'-0" (SEE PLAN)  
 16. 1/4" = 1'-0" (SEE PLAN)  
 17. 1/4" = 1'-0" (SEE PLAN)  
 18. 1/4" = 1'-0" (SEE PLAN)  
 19. 1/4" = 1'-0" (SEE PLAN)  
 20. 1/4" = 1'-0" (SEE PLAN)  
 21. 1/4" = 1'-0" (SEE PLAN)  
 22. 1/4" = 1'-0" (SEE PLAN)  
 23. 1/4" = 1'-0" (SEE PLAN)  
 24. 1/4" = 1'-0" (SEE PLAN)  
 25. 1/4" = 1'-0" (SEE PLAN)  
 26. 1/4" = 1'-0" (SEE PLAN)  
 27. 1/4" = 1'-0" (SEE PLAN)  
 28. 1/4" = 1'-0" (SEE PLAN)  
 29. 1/4" = 1'-0" (SEE PLAN)  
 30. 1/4" = 1'-0" (SEE PLAN)  
 31. 1/4" = 1'-0" (SEE PLAN)  
 32. 1/4" = 1'-0" (SEE PLAN)  
 33. 1/4" = 1'-0" (SEE PLAN)  
 34. 1/4" = 1'-0" (SEE PLAN)  
 35. 1/4" = 1'-0" (SEE PLAN)  
 36. 1/4" = 1'-0" (SEE PLAN)  
 37. 1/4" = 1'-0" (SEE PLAN)  
 38. 1/4" = 1'-0" (SEE PLAN)  
 39. 1/4" = 1'-0" (SEE PLAN)  
 40. 1/4" = 1'-0" (SEE PLAN)  
 41. 1/4" = 1'-0" (SEE PLAN)  
 42. 1/4" = 1'-0" (SEE PLAN)  
 43. 1/4" = 1'-0" (SEE PLAN)  
 44. 1/4" = 1'-0" (SEE PLAN)  
 45. 1/4" = 1'-0" (SEE PLAN)  
 46. 1/4" = 1'-0" (SEE PLAN)  
 47. 1/4" = 1'-0" (SEE PLAN)  
 48. 1/4" = 1'-0" (SEE PLAN)  
 49. 1/4" = 1'-0" (SEE PLAN)  
 50. 1/4" = 1'-0" (SEE PLAN)

**ITO**  
 & ASSOCIATES  
 Landscape Architects  
 1840 East 27th Avenue  
 Vancouver, BC  
 V6L 1M2  
 Phone: (604) 275-5008  
 Fax: (604) 275-5009  
 Email: info@ito.ca

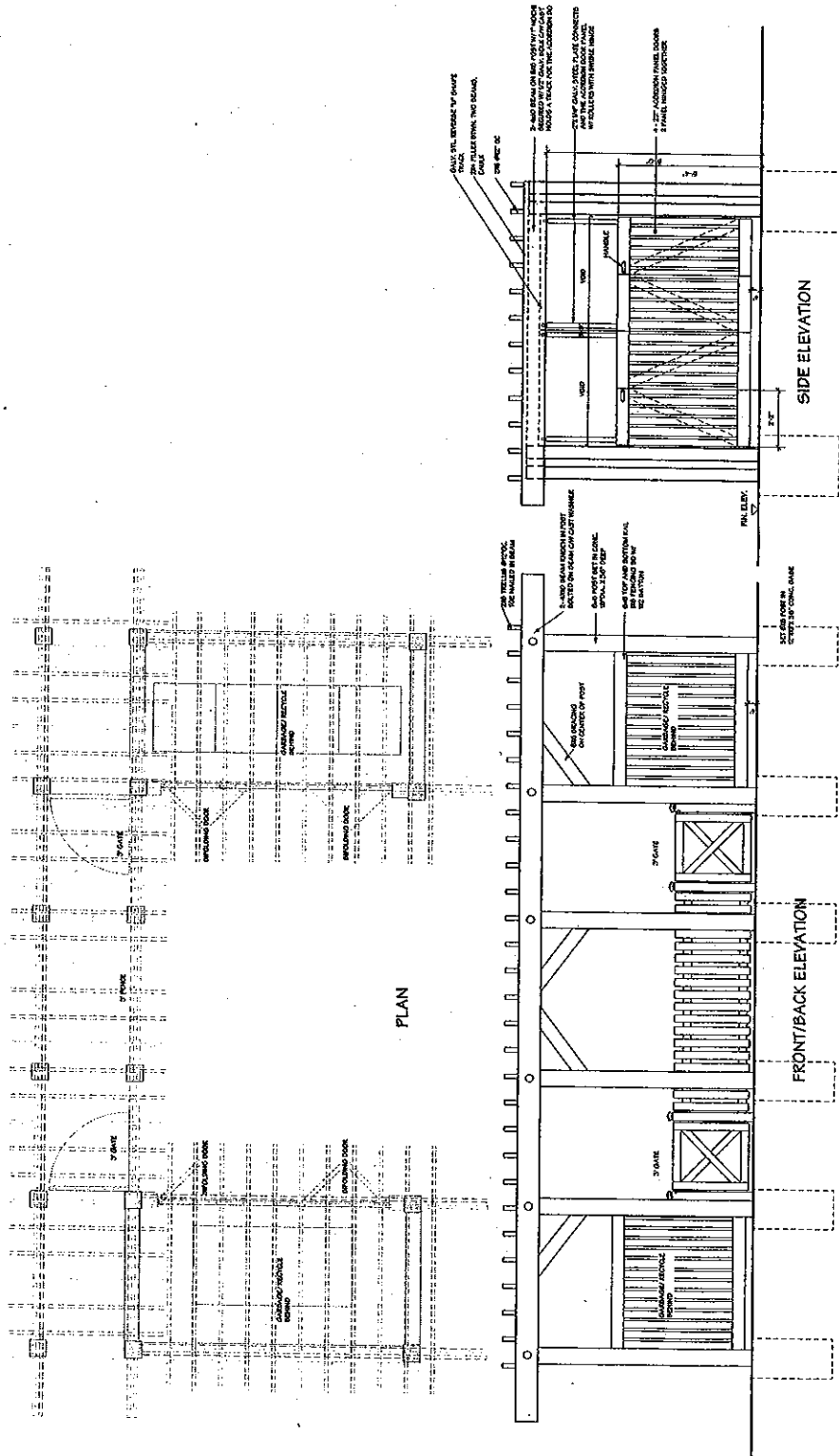
9700 NO.3 RD.  
 RICHMOND, B.C.

DRAWING TITLE  
**DETAIL**

JAN 15 2010  
 DV 09 480570

NO.	DATE	BY	CHKD.
1	12/15/09	MM	MM
2	12/15/09	MM	MM
3	12/15/09	MM	MM
4	12/15/09	MM	MM
5	12/15/09	MM	MM

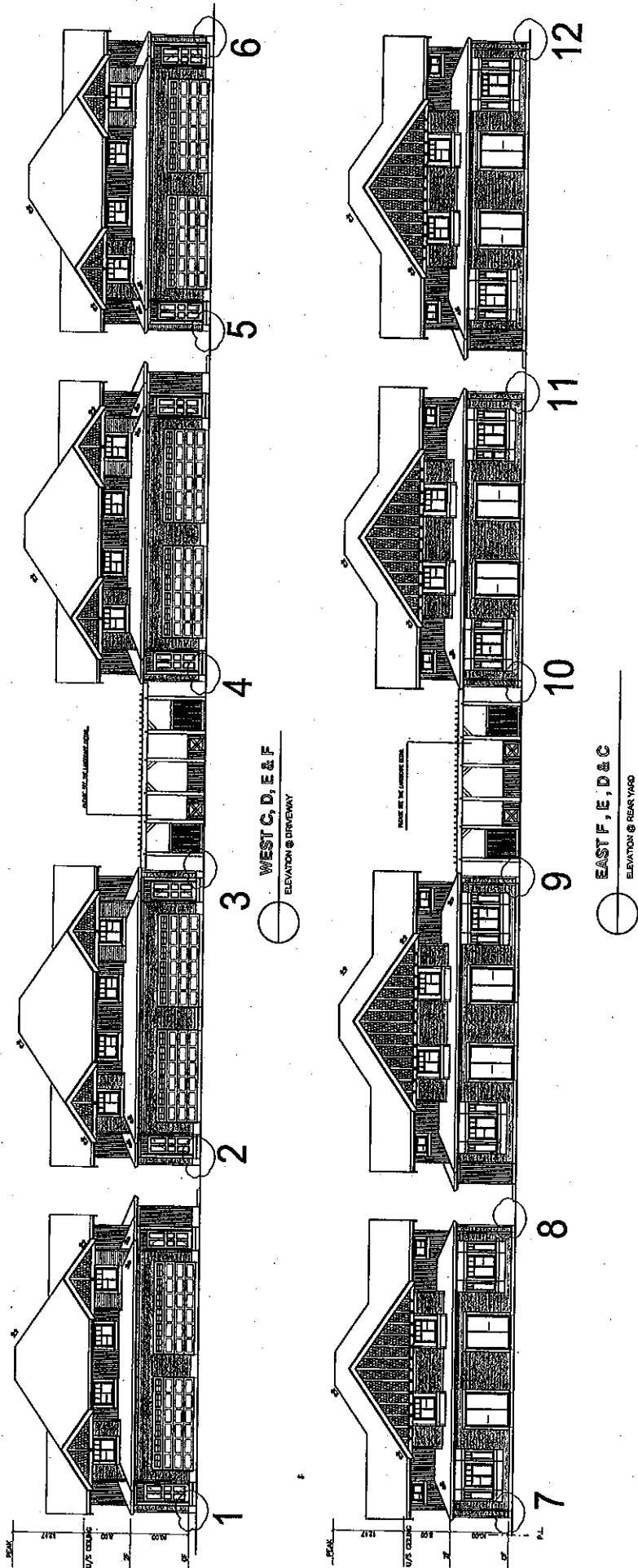
#3d




**1 ARBOUR AT AMENITY AREA**  
 SCALE 1/2" = 1'-0"

3d



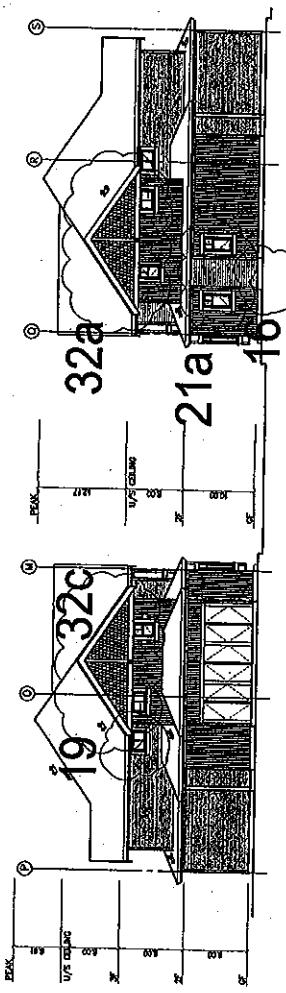


JAN 15 2010  
 DV 09480570

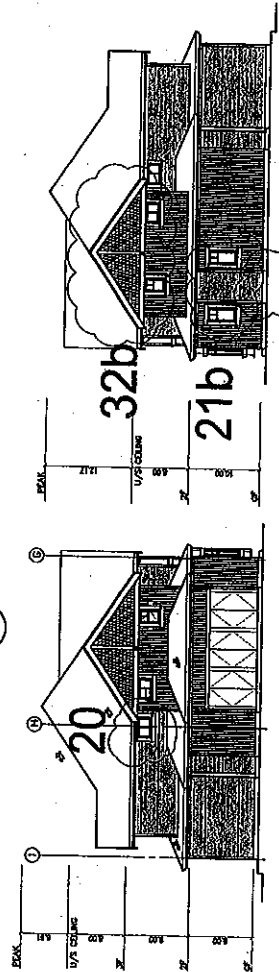
 <p><b>MATTHEW CHENG ARCHITECT INC.</b>        100-48 WEST CRYSTAL MANORVILLE, VA 22124        (703) 770-0077        (703) 770-0078</p>	<p>THE DRAWINGS SHALL BE USED FOR THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FINISHES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DIMENSIONS AND FINISHES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DIMENSIONS AND FINISHES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DIMENSIONS AND FINISHES.</p>	<p>20-UNIT TOWNHOUSE        5700, 5720, 5740, 5760        NO. 3 RD, RICHMOND, B.C.</p>	<p>EAST ELEVATION (C, D, E &amp; F)        WEST ELEVATION (C, D, E &amp; F)</p>	<p>DATE: 01/15/10</p>	<p>SCALE: AS SHOWN</p>	<p>PROJECT: 09480570</p>	<p>DATE: 01/15/10</p>	<p>PROJECT: 09480570</p>	<p>DATE: 01/15/10</p>	<p>PROJECT: 09480570</p>
				<p>DATE: 01/15/10</p>	<p>SCALE: AS SHOWN</p>	<p>PROJECT: 09480570</p>	<p>DATE: 01/15/10</p>	<p>PROJECT: 09480570</p>	<p>DATE: 01/15/10</p>	<p>PROJECT: 09480570</p>

#4a

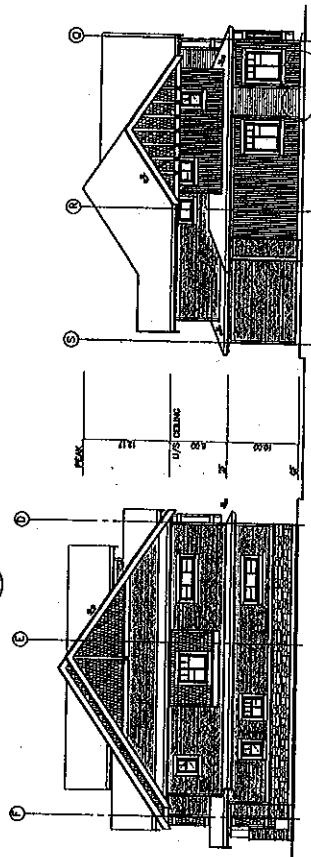




SOUTH E & NORTH ELEVATION F




SOUTH C & NORTH D ELEVATION



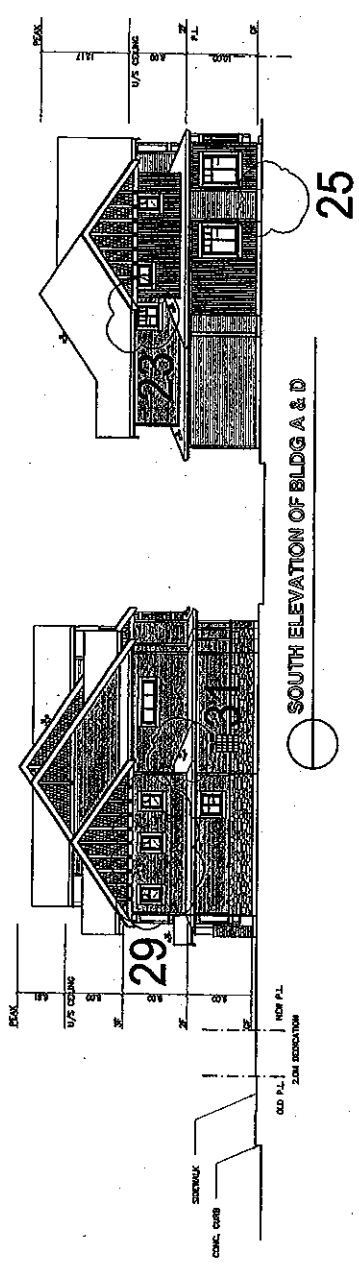
SOUTH BLDG B & SOUTH BLDG F

JAN 15 2010

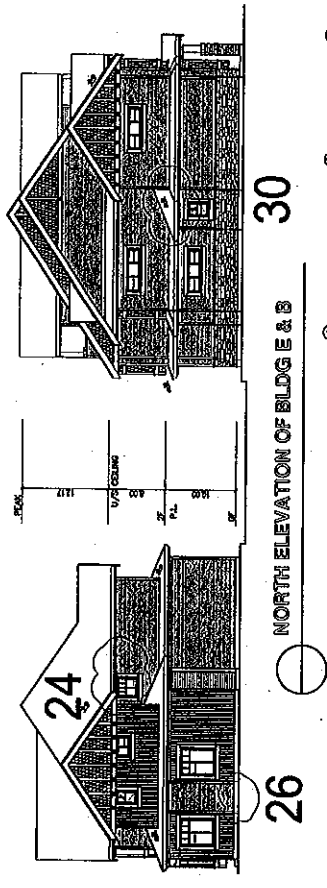
DV 09480570

 <p><b>MATTHEW CHENG ARCHITECT INC.</b>          88-148 WEST 107th AVE, VANCOUVER, B.C. V6T 1Z4          TEL: 604-273-7777 FAX: 604-273-7778          WWW.MCHENGARCHITECT.COM</p>	<p>THESE DOCUMENTS ARE PREPARED BY THE ARCHITECT FOR THE CLIENT'S USE ONLY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY CONSTRUCTION DEFECTS OR OMISSIONS. ALL MATERIALS AND METHODS SHALL BE APPROVED BY THE ARCHITECT. THE ARCHITECT SHALL BE RESPONSIBLE FOR ALL MATERIALS AND METHODS USED AND ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE ARCHITECT'S CONTRACT DOCUMENTS. THE ARCHITECT SHALL NOT BE RESPONSIBLE FOR ANY CONSTRUCTION DEFECTS OR OMISSIONS.</p>	<p>20-HUNT TOWNHOUSE          5740 - 9777 STANLEY          NO. 3 RD, RICHMOND, B.C.</p>	<p>NORTH E &amp; SOUTH F ELEVATION          SOUTH ELEVATION OF B &amp; F          SOUTH ELEVATION OF B &amp; F</p>	<p>DATE: 01/14/2010          PROJECT NUMBER: 09480570          DRAWING TITLE: SOUTH ELEVATION OF B &amp; F          DRAWN BY: [blank]          CHECKED BY: [blank]          SCALE: 1/8" = 1'-0"</p>
--	---	---	--	---

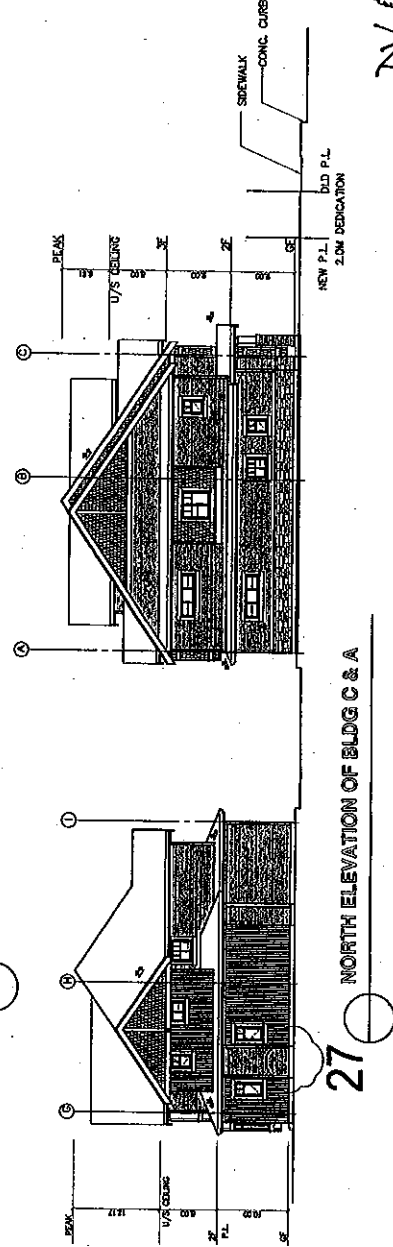
#4C



SOUTH ELEVATION OF BLDG A & D



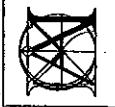
NORTH ELEVATION OF BLDG E & B

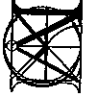


NORTH ELEVATION OF BLDG C & A

JAN 15 2010  
 DV 09 480570

<p><b>MATTHEW CHENG ARCHITECT INC.</b>          ARCHITECTS          1000 W. WASHINGTON ST., RICHMOND, B.C. V6V 1K7          TEL: (604) 273-1111 FAX: (604) 273-1111          CELL: (604) 443-8888 / 778-8888</p>	<p>THIS DRAWING IS THE PROPERTY OF MATTHEW CHENG ARCHITECT INC. AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF MATTHEW CHENG ARCHITECT INC.</p>	<p>PROJECT NO. 09-480570</p>	<p>DATE: JAN 15 2010</p>
		<p>PROJECT NAME: SOUTH ELEVATION OF BLDG A &amp; D, NORTH ELEVATION OF BLDG E &amp; B, NORTH ELEVATION OF BLDG C &amp; A</p>	<p>SCALE: AS SHOWN</p>
<p>20-UNIT TOWNHOUSE          9700, 9720, 9740, 9760          NO. 3 RD, RICHMOND, B.C.</p>		<p>DATE: JAN 15 2010</p>	<p>DATE: JAN 15 2010</p>
<p>20-UNIT TOWNHOUSE          SOUTH ELEVATION OF BLDG A &amp; D          NORTH ELEVATION OF BLDG E &amp; B          NORTH ELEVATION OF BLDG C &amp; A</p>		<p>DATE: JAN 15 2010</p>	<p>DATE: JAN 15 2010</p>





**MATTHEW CHENG  
ARCHITECT INC.**

2000 W. BROADWAY, SUITE 1000, RICHMOND, B.C. V6Y 1Z3  
 TEL: 604-271-1111 FAX: 604-271-1112  
 WWW.MATTHEWCHENGARCHITECT.COM

THIS DOCUMENT IS THE PROPERTY OF MATTHEW CHENG ARCHITECT INC. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREIN. IT IS NOT TO BE REPRODUCED, COPIED, REPRODUCED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF MATTHEW CHENG ARCHITECT INC.

No.	Date	Revisions
1	APR 12/07	REV. REVISIONS APPL.
2	DEC 07/07	REV. DESIGN
3	DEC 07/07	REV. DESIGN
4	FEB 04/08	REV. DESIGN FOR BPA
5	MAY 07/08	REV. DESIGN FOR BPA
6	MAY 12/08	REVISION
7	AUG 27/08	REVISION

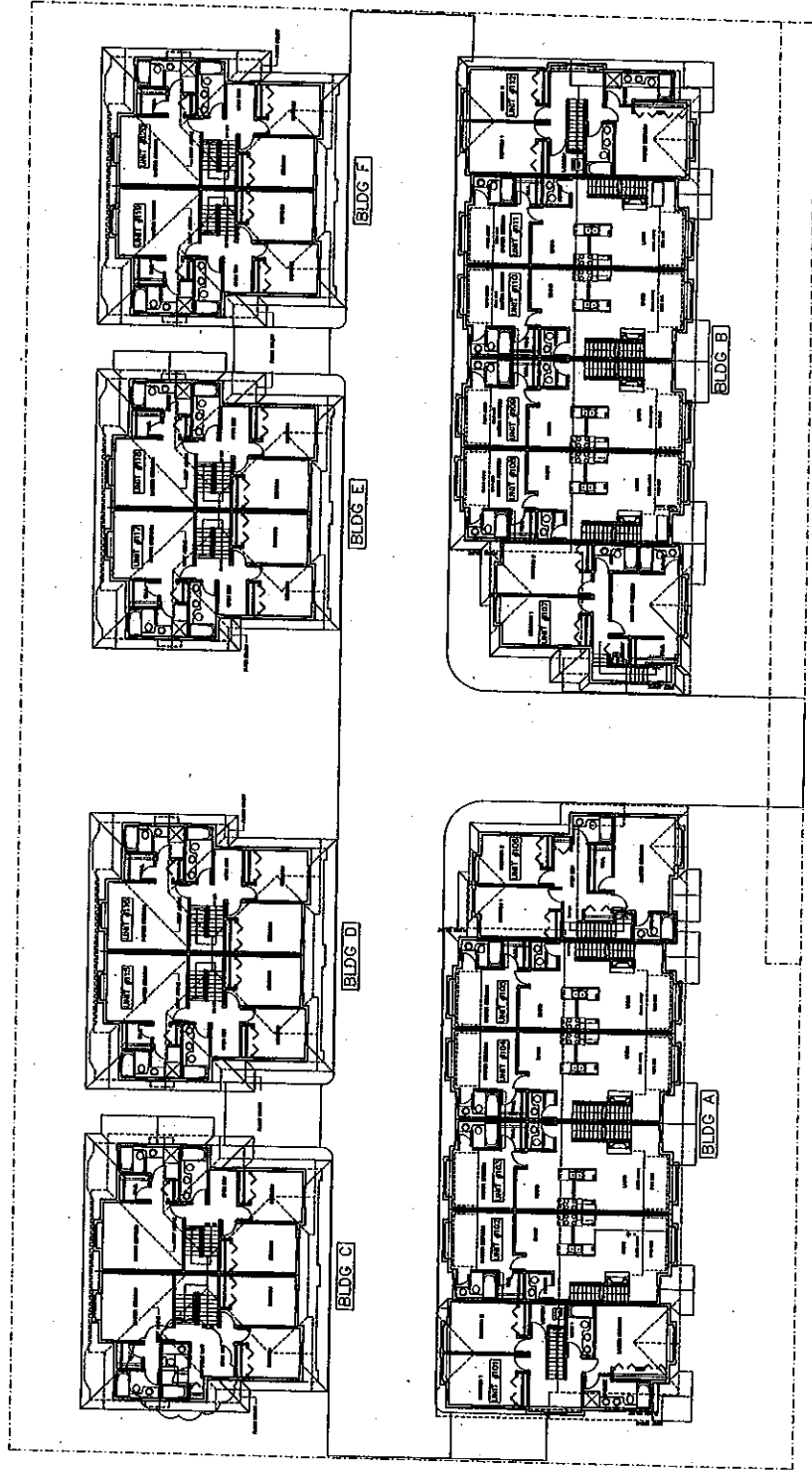
Comments

PROJECT NO.  
 20-UNIT TOWNHOUSE  
 9700, 9720, 9740, 9760  
 NO.3 RD, RICHMOND, B.C.

Sheet No.  
 SECOND FLOOR PLAN

JAN 15 2010

DATE:	SCALE:	PROJECT:	REVISION:	SHEET NO.:
01/15/10	1/8" = 1'-0"	20-UNIT TOWNHOUSE		02
DESIGNER:	DATE:	PROJECT:	REVISION:	SHEET NO.:
MC	01/15/10	20-UNIT TOWNHOUSE		02
DATE:	SCALE:	PROJECT:	REVISION:	SHEET NO.:
01/15/10	1/8" = 1'-0"	20-UNIT TOWNHOUSE		02
DATE:	SCALE:	PROJECT:	REVISION:	SHEET NO.:
01/15/10	1/8" = 1'-0"	20-UNIT TOWNHOUSE		02



SECOND FLOOR PLAN

DV 09480570  
 REFERENCE PLAN



**MATTHEW CHENG  
ARCHITECT INC.**

2000 W. 14th Ave., Vancouver, B.C. V6J 1A1  
Tel: (604) 276-8888 Fax: (604) 276-8889  
www.matthewcheng.com

THIS DOCUMENT IS NOT TO BE USED FOR CONSTRUCTION. THE ARCHITECT'S CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS OF THE EXISTING STRUCTURE AND MATERIALS AND MAKE NECESSARY ADJUSTMENTS TO THE DESIGN. THE ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CONTRACTOR. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY HIMSELF OR HIS FIRM.

- | No. | Date      | Revisions         |
|-----|-----------|-------------------|
| 1   | JUN 12/07 | REV. DESIGN, APPL |
| 2   | AUG 23/07 | REV. DESIGN       |
| 3   | DEC 07/07 | REV. DESIGN       |
| 4   | FEB 04/08 | UPDATED FOR DPA   |
| 5   | AUG 07/08 | REVISION          |
| 6   | AUG 27/08 | REVISION          |
| 7   | AUG 27/08 | REVISION          |

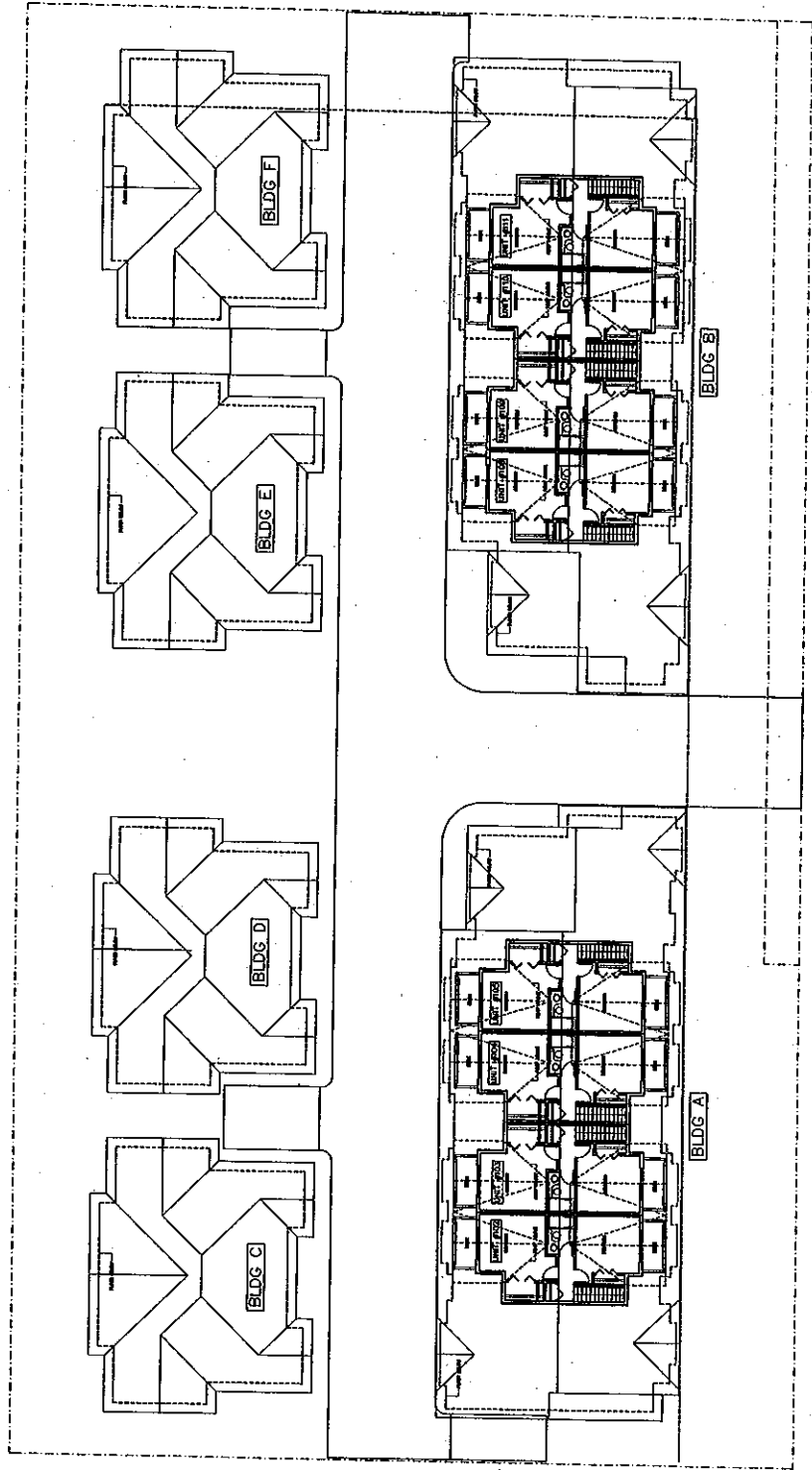
Comments

Project No:  
20-UNIT TOWNHOUSE  
9700, 9720, 9740, 9760  
NO.3 RD, RICHMOND, B.C.

Sheet Title:  
THIRD FLOOR PLAN

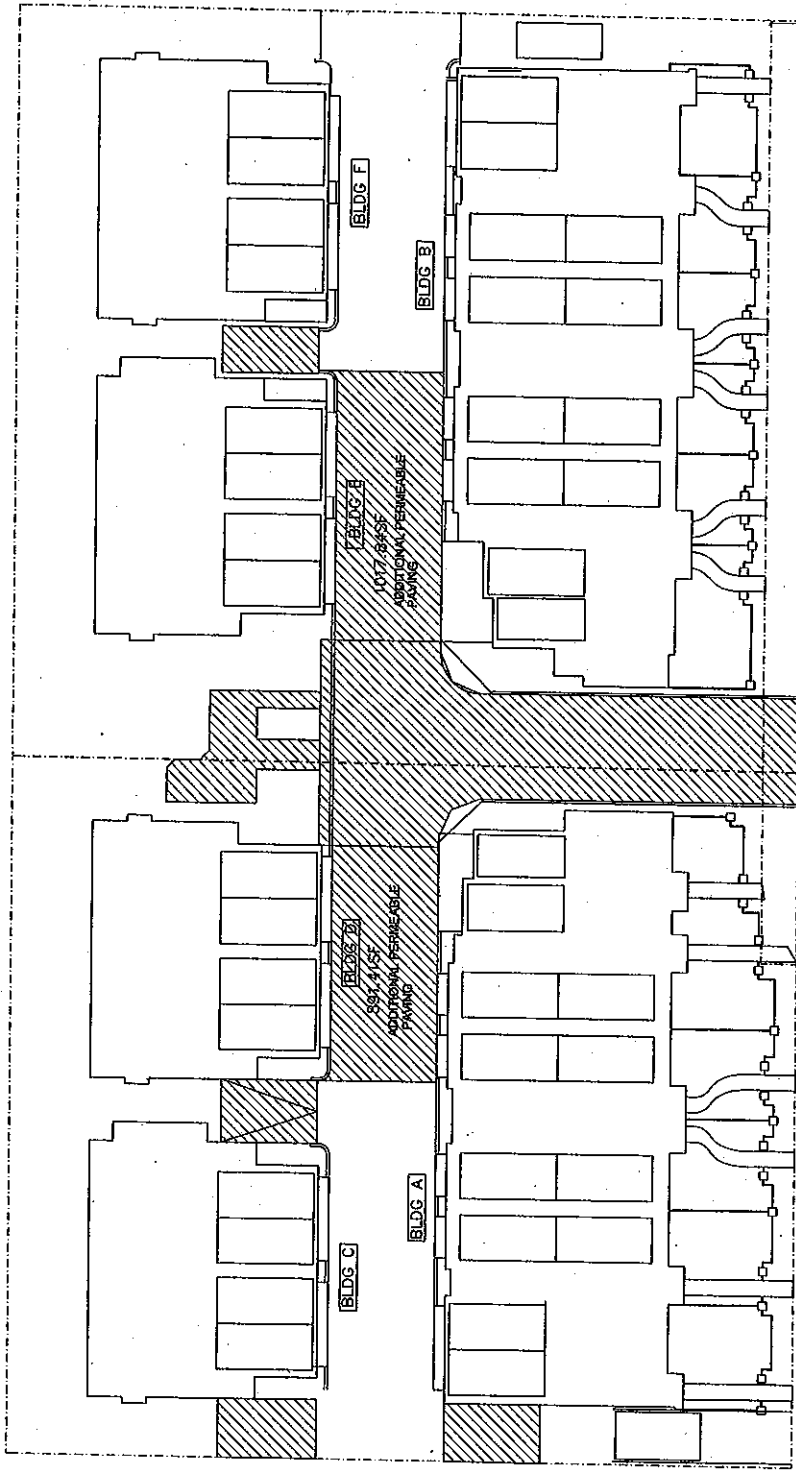
JAN 15 2010

DATE	SCALE	PROJECT NUMBER	DWG. NO.
	3/32" = 1'-0"		
DESIGNER	DATE	PROJECT NAME	DATE
PROJECT NO.	DATE	PROJECT NAME	DATE
DATE	SCALE	PROJECT NUMBER	DWG. NO.
DATE	SCALE	PROJECT NUMBER	DWG. NO.



THIRD FLOOR PLAN

REFERENCE PLAN  
DW 09 480570



LEGEND:  
 PERMEABLE PAVER

9700 9720 9740 9760 NO. 3 Road

JAN 15 2010

SITE/GROUND FLOOR PLAN

REFERENCE PLAN

DV 09480570

ROAD POSITION  
 20' 0"

PROG JO NOT AUTOW



<p>THIS DRAWING IS THE PROPERTY OF THE ARCHITECT. THE CLIENT'S RESPONSIBILITY IS TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES. THE ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF ANY INFORMATION PROVIDED BY THE CLIENT. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY HIMSELF OR HIS FIRM. THE ARCHITECT DOES NOT WARRANT OR GUARANTEE THE ACCURACY OF ANY INFORMATION PROVIDED BY HIMSELF OR HIS FIRM. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY HIMSELF OR HIS FIRM.</p>	<p>NO. 0001</p>	<p>NO. 0002</p>	<p>NO. 0003</p>	<p>NO. 0004</p>	<p>NO. 0005</p>	<p>NO. 0006</p>	<p>NO. 0007</p>	<p>NO. 0008</p>	<p>NO. 0009</p>	<p>NO. 0010</p>
	<p>NO. 0011</p>	<p>NO. 0012</p>	<p>NO. 0013</p>	<p>NO. 0014</p>	<p>NO. 0015</p>	<p>NO. 0016</p>	<p>NO. 0017</p>	<p>NO. 0018</p>	<p>NO. 0019</p>	<p>NO. 0020</p>
<p>NO. 0021</p>	<p>NO. 0022</p>	<p>NO. 0023</p>	<p>NO. 0024</p>	<p>NO. 0025</p>	<p>NO. 0026</p>	<p>NO. 0027</p>	<p>NO. 0028</p>	<p>NO. 0029</p>	<p>NO. 0030</p>	<p>NO. 0031</p>
<p>NO. 0032</p>	<p>NO. 0033</p>	<p>NO. 0034</p>	<p>NO. 0035</p>	<p>NO. 0036</p>	<p>NO. 0037</p>	<p>NO. 0038</p>	<p>NO. 0039</p>	<p>NO. 0040</p>	<p>NO. 0041</p>	<p>NO. 0042</p>
<p>NO. 0043</p>	<p>NO. 0044</p>	<p>NO. 0045</p>	<p>NO. 0046</p>	<p>NO. 0047</p>	<p>NO. 0048</p>	<p>NO. 0049</p>	<p>NO. 0050</p>	<p>NO. 0051</p>	<p>NO. 0052</p>	<p>NO. 0053</p>
<p>NO. 0054</p>	<p>NO. 0055</p>	<p>NO. 0056</p>	<p>NO. 0057</p>	<p>NO. 0058</p>	<p>NO. 0059</p>	<p>NO. 0060</p>	<p>NO. 0061</p>	<p>NO. 0062</p>	<p>NO. 0063</p>	<p>NO. 0064</p>
<p>NO. 0065</p>	<p>NO. 0066</p>	<p>NO. 0067</p>	<p>NO. 0068</p>	<p>NO. 0069</p>	<p>NO. 0070</p>	<p>NO. 0071</p>	<p>NO. 0072</p>	<p>NO. 0073</p>	<p>NO. 0074</p>	<p>NO. 0075</p>
<p>NO. 0076</p>	<p>NO. 0077</p>	<p>NO. 0078</p>	<p>NO. 0079</p>	<p>NO. 0080</p>	<p>NO. 0081</p>	<p>NO. 0082</p>	<p>NO. 0083</p>	<p>NO. 0084</p>	<p>NO. 0085</p>	<p>NO. 0086</p>
<p>NO. 0087</p>	<p>NO. 0088</p>	<p>NO. 0089</p>	<p>NO. 0090</p>	<p>NO. 0091</p>	<p>NO. 0092</p>	<p>NO. 0093</p>	<p>NO. 0094</p>	<p>NO. 0095</p>	<p>NO. 0096</p>	<p>NO. 0097</p>
<p>NO. 0098</p>	<p>NO. 0099</p>	<p>NO. 0100</p>	<p>NO. 0101</p>	<p>NO. 0102</p>	<p>NO. 0103</p>	<p>NO. 0104</p>	<p>NO. 0105</p>	<p>NO. 0106</p>	<p>NO. 0107</p>	<p>NO. 0108</p>
<p>NO. 0109</p>	<p>NO. 0110</p>	<p>NO. 0111</p>	<p>NO. 0112</p>	<p>NO. 0113</p>	<p>NO. 0114</p>	<p>NO. 0115</p>	<p>NO. 0116</p>	<p>NO. 0117</p>	<p>NO. 0118</p>	<p>NO. 0119</p>
<p>NO. 0120</p>	<p>NO. 0121</p>	<p>NO. 0122</p>	<p>NO. 0123</p>	<p>NO. 0124</p>	<p>NO. 0125</p>	<p>NO. 0126</p>	<p>NO. 0127</p>	<p>NO. 0128</p>	<p>NO. 0129</p>	<p>NO. 0130</p>
<p>NO. 0131</p>	<p>NO. 0132</p>	<p>NO. 0133</p>	<p>NO. 0134</p>	<p>NO. 0135</p>	<p>NO. 0136</p>	<p>NO. 0137</p>	<p>NO. 0138</p>	<p>NO. 0139</p>	<p>NO. 0140</p>	<p>NO. 0141</p>
<p>NO. 0142</p>	<p>NO. 0143</p>	<p>NO. 0144</p>	<p>NO. 0145</p>	<p>NO. 0146</p>	<p>NO. 0147</p>	<p>NO. 0148</p>	<p>NO. 0149</p>	<p>NO. 0150</p>	<p>NO. 0151</p>	<p>NO. 0152</p>
<p>NO. 0153</p>	<p>NO. 0154</p>	<p>NO. 0155</p>	<p>NO. 0156</p>	<p>NO. 0157</p>	<p>NO. 0158</p>	<p>NO. 0159</p>	<p>NO. 0160</p>	<p>NO. 0161</p>	<p>NO. 0162</p>	<p>NO. 0163</p>
<p>NO. 0164</p>	<p>NO. 0165</p>	<p>NO. 0166</p>	<p>NO. 0167</p>	<p>NO. 0168</p>	<p>NO. 0169</p>	<p>NO. 0170</p>	<p>NO. 0171</p>	<p>NO. 0172</p>	<p>NO. 0173</p>	<p>NO. 0174</p>
<p>NO. 0175</p>	<p>NO. 0176</p>	<p>NO. 0177</p>	<p>NO. 0178</p>	<p>NO. 0179</p>	<p>NO. 0180</p>	<p>NO. 0181</p>	<p>NO. 0182</p>	<p>NO. 0183</p>	<p>NO. 0184</p>	<p>NO. 0185</p>
<p>NO. 0186</p>	<p>NO. 0187</p>	<p>NO. 0188</p>	<p>NO. 0189</p>	<p>NO. 0190</p>	<p>NO. 0191</p>	<p>NO. 0192</p>	<p>NO. 0193</p>	<p>NO. 0194</p>	<p>NO. 0195</p>	<p>NO. 0196</p>
<p>NO. 0197</p>	<p>NO. 0198</p>	<p>NO. 0199</p>	<p>NO. 0200</p>	<p>NO. 0201</p>	<p>NO. 0202</p>	<p>NO. 0203</p>	<p>NO. 0204</p>	<p>NO. 0205</p>	<p>NO. 0206</p>	<p>NO. 0207</p>
<p>NO. 0208</p>	<p>NO. 0209</p>	<p>NO. 0210</p>	<p>NO. 0211</p>	<p>NO. 0212</p>	<p>NO. 0213</p>	<p>NO. 0214</p>	<p>NO. 0215</p>	<p>NO. 0216</p>	<p>NO. 0217</p>	<p>NO. 0218</p>
<p>NO. 0219</p>	<p>NO. 0220</p>	<p>NO. 0221</p>	<p>NO. 0222</p>	<p>NO. 0223</p>	<p>NO. 0224</p>	<p>NO. 0225</p>	<p>NO. 0226</p>	<p>NO. 0227</p>	<p>NO. 0228</p>	<p>NO. 0229</p>
<p>NO. 0230</p>	<p>NO. 0231</p>	<p>NO. 0232</p>	<p>NO. 0233</p>	<p>NO. 0234</p>	<p>NO. 0235</p>	<p>NO. 0236</p>	<p>NO. 0237</p>	<p>NO. 0238</p>	<p>NO. 0239</p>	<p>NO. 0240</p>
<p>NO. 0241</p>	<p>NO. 0242</p>	<p>NO. 0243</p>	<p>NO. 0244</p>	<p>NO. 0245</p>	<p>NO. 0246</p>	<p>NO. 0247</p>	<p>NO. 0248</p>	<p>NO. 0249</p>	<p>NO. 0250</p>	<p>NO. 0251</p>
<p>NO. 0252</p>	<p>NO. 0253</p>	<p>NO. 0254</p>	<p>NO. 0255</p>	<p>NO. 0256</p>	<p>NO. 0257</p>	<p>NO. 0258</p>	<p>NO. 0259</p>	<p>NO. 0260</p>	<p>NO. 0261</p>	<p>NO. 0262</p>
<p>NO. 0263</p>	<p>NO. 0264</p>	<p>NO. 0265</p>	<p>NO. 0266</p>	<p>NO. 0267</p>	<p>NO. 0268</p>	<p>NO. 0269</p>	<p>NO. 0270</p>	<p>NO. 0271</p>	<p>NO. 0272</p>	<p>NO. 0273</p>
<p>NO. 0274</p>	<p>NO. 0275</p>	<p>NO. 0276</p>	<p>NO. 0277</p>	<p>NO. 0278</p>	<p>NO. 0279</p>	<p>NO. 0280</p>	<p>NO. 0281</p>	<p>NO. 0282</p>	<p>NO. 0283</p>	<p>NO. 0284</p>
<p>NO. 0285</p>	<p>NO. 0286</p>	<p>NO. 0287</p>	<p>NO. 0288</p>	<p>NO. 0289</p>	<p>NO. 0290</p>	<p>NO. 0291</p>	<p>NO. 0292</p>	<p>NO. 0293</p>	<p>NO. 0294</p>	<p>NO. 0295</p>
<p>NO. 0296</p>	<p>NO. 0297</p>	<p>NO. 0298</p>	<p>NO. 0299</p>	<p>NO. 0300</p>	<p>NO. 0301</p>	<p>NO. 0302</p>	<p>NO. 0303</p>	<p>NO. 0304</p>	<p>NO. 0305</p>	<p>NO. 0306</p>
<p>NO. 0307</p>	<p>NO. 0308</p>	<p>NO. 0309</p>	<p>NO. 0310</p>	<p>NO. 0311</p>	<p>NO. 0312</p>	<p>NO. 0313</p>	<p>NO. 0314</p>	<p>NO. 0315</p>	<p>NO. 0316</p>	<p>NO. 0317</p>
<p>NO. 0318</p>	<p>NO. 0319</p>	<p>NO. 0320</p>	<p>NO. 0321</p>	<p>NO. 0322</p>	<p>NO. 0323</p>	<p>NO. 0324</p>	<p>NO. 0325</p>	<p>NO. 0326</p>	<p>NO. 0327</p>	<p>NO. 0328</p>
<p>NO. 0329</p>	<p>NO. 0330</p>	<p>NO. 0331</p>	<p>NO. 0332</p>	<p>NO. 0333</p>	<p>NO. 0334</p>	<p>NO. 0335</p>	<p>NO. 0336</p>	<p>NO. 0337</p>	<p>NO. 0338</p>	<p>NO. 0339</p>
<p>NO. 0340</p>	<p>NO. 0341</p>	<p>NO. 0342</p>	<p>NO. 0343</p>	<p>NO. 0344</p>	<p>NO. 0345</p>	<p>NO. 0346</p>	<p>NO. 0347</p>	<p>NO. 0348</p>	<p>NO. 0349</p>	<p>NO. 0350</p>
<p>NO. 0351</p>	<p>NO. 0352</p>	<p>NO. 0353</p>	<p>NO. 0354</p>	<p>NO. 0355</p>	<p>NO. 0356</p>	<p>NO. 0357</p>	<p>NO. 0358</p>	<p>NO. 0359</p>	<p>NO. 0360</p>	<p>NO. 0361</p>
<p>NO. 0362</p>	<p>NO. 0363</p>	<p>NO. 0364</p>	<p>NO. 0365</p>	<p>NO. 0366</p>	<p>NO. 0367</p>	<p>NO. 0368</p>	<p>NO. 0369</p>	<p>NO. 0370</p>	<p>NO. 0371</p>	<p>NO. 0372</p>
<p>NO. 0373</p>	<p>NO. 0374</p>	<p>NO. 0375</p>	<p>NO. 0376</p>	<p>NO. 0377</p>	<p>NO. 0378</p>	<p>NO. 0379</p>	<p>NO. 0380</p>	<p>NO. 0381</p>	<p>NO. 0382</p>	<p>NO. 0383</p>
<p>NO. 0384</p>	<p>NO. 0385</p>	<p>NO. 0386</p>	<p>NO. 0387</p>	<p>NO. 0388</p>	<p>NO. 0389</p>	<p>NO. 0390</p>	<p>NO. 0391</p>	<p>NO. 0392</p>	<p>NO. 0393</p>	<p>NO. 0394</p>
<p>NO. 0395</p>	<p>NO. 0396</p>	<p>NO. 0397</p>	<p>NO. 0398</p>	<p>NO. 0399</p>	<p>NO. 0400</p>	<p>NO. 0401</p>	<p>NO. 0402</p>	<p>NO. 0403</p>	<p>NO. 0404</p>	<p>NO. 0405</p>
<p>NO. 0406</p>	<p>NO. 0407</p>	<p>NO. 0408</p>	<p>NO. 0409</p>	<p>NO. 0410</p>	<p>NO. 0411</p>	<p>NO. 0412</p>	<p>NO. 0413</p>	<p>NO. 0414</p>	<p>NO. 0415</p>	<p>NO. 0416</p>
<p>NO. 0417</p>	<p>NO. 0418</p>	<p>NO. 0419</p>	<p>NO. 0420</p>	<p>NO. 0421</p>	<p>NO. 0422</p>	<p>NO. 0423</p>	<p>NO. 0424</p>	<p>NO. 0425</p>	<p>NO. 0426</p>	<p>NO. 0427</p>
<p>NO. 0428</p>	<p>NO. 0429</p>	<p>NO. 0430</p>	<p>NO. 0431</p>	<p>NO. 0432</p>	<p>NO. 0433</p>	<p>NO. 0434</p>	<p>NO. 0435</p>	<p>NO. 0436</p>	<p>NO. 0437</p>	<p>NO. 0438</p>
<p>NO. 0439</p>	<p>NO. 0440</p>	<p>NO. 0441</p>	<p>NO. 0442</p>	<p>NO. 0443</p>	<p>NO. 0444</p>	<p>NO. 0445</p>	<p>NO. 0446</p>	<p>NO. 0447</p>	<p>NO. 0448</p>	<p>NO. 0449</p>
<p>NO. 0450</p>	<p>NO. 0451</p>	<p>NO. 0452</p>	<p>NO. 0453</p>	<p>NO. 0454</p>	<p>NO. 0455</p>	<p>NO. 0456</p>	<p>NO. 0457</p>	<p>NO. 0458</p>	<p>NO. 0459</p>	<p>NO. 0460</p>
<p>NO. 0461</p>	<p>NO. 0462</p>	<p>NO. 0463</p>	<p>NO. 0464</p>	<p>NO. 0465</p>	<p>NO. 0466</p>	<p>NO. 0467</p>	<p>NO. 0468</p>	<p>NO. 0469</p>	<p>NO. 0470</p>	<p>NO. 0471</p>
<p>NO. 0472</p>	<p>NO. 0473</p>	<p>NO. 0474</p>	<p>NO. 0475</p>	<p>NO. 0476</p>	<p>NO. 0477</p>	<p>NO. 0478</p>	<p>NO. 0479</p>	<p>NO. 0480</p>	<p>NO. 0481</p>	<p>NO. 0482</p>
<p>NO. 0483</p>	<p>NO. 0484</p>	<p>NO. 0485</p>	<p>NO. 0486</p>	<p>NO. 0487</p>	<p>NO. 0488</p>	<p>NO. 0489</p>	<p>NO. 0490</p>	<p>NO. 0491</p>	<p>NO. 0492</p>	<p>NO. 0493</p>
<p>NO. 0494</p>	<p>NO. 0495</p>	<p>NO. 0496</p>	<p>NO. 0497</p>	<p>NO. 0498</p>	<p>NO. 0499</p>	<p>NO. 0500</p>	<p>NO. 0501</p>	<p>NO. 0502</p>	<p>NO. 0503</p>	<p>NO. 0504</p>
<p>NO. 0505</p>	<p>NO. 0506</p>	<p>NO. 0507</p>	<p>NO. 0508</p>	<p>NO. 0509</p>	<p>NO. 0510</p>	<p>NO. 0511</p>	<p>NO. 0512</p>	<p>NO. 0513</p>	<p>NO. 0514</p>	<p>NO. 0515</p>
<p>NO. 0516</p>	<p>NO. 0517</p>	<p>NO. 0518</p>	<p>NO. 0519</p>	<p>NO. 0520</p>	<p>NO. 0521</p>	<p>NO. 0522</p>	<p>NO. 0523</p>	<p>NO. 0524</p>	<p>NO. 0525</p>	<p>NO. 0526</p>
<p>NO. 0527</p>	<p>NO. 0528</p>	<p>NO. 0529</p>	<p>NO. 0530</p>	<p>NO. 0531</p>	<p>NO. 0532</p>	<p>NO. 0533</p>	<p>NO. 0534</p>	<p>NO. 0535</p>	<p>NO. 0536</p>	<p>NO. 0537</p>
<p>NO. 0538</p>	<p>NO. 0539</p>	<p>NO. 0540</p>	<p>NO. 0541</p>	<p>NO. 0542</p>	<p>NO. 0543</p>	<p>NO. 0544</p>	<p>NO. 0545</p>	<p>NO. 0546</p>	<p>NO. 0547</p>	<p>NO. 0548</p>
<p>NO. 0549</p>	<p>NO. 0550</p>	<p>NO. 0551</p>	<p>NO. 0552</p>	<p>NO. 0553</p>	<p>NO. 0554</p>	<p>NO. 0555</p>	<p>NO. 0556</p>	<p>NO. 0557</p>	<p>NO. 0558</p>	<p>NO. 0559</p>
<p>NO. 0560</p>	<p>NO. 0561</p>	<p>NO. 0562</p>	<p>NO. 0563</p>	<p>NO. 0564</p>	<p>NO. 0565</p> </					

