

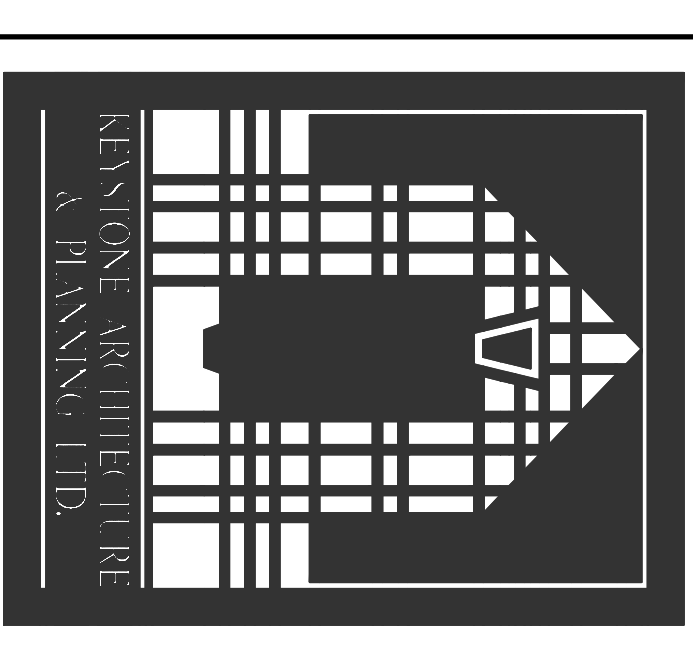
Issues & Revisions List

No.	Description	Date
1.	ISSUE CONCERNS	MAY 29, 07

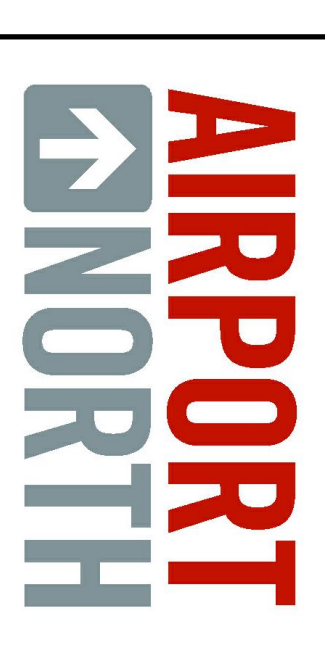
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The general contractor shall check and verify all dimensions and report errors and omissions to the architect. This drawing is not to be used for construction purposes unless approved for construction.

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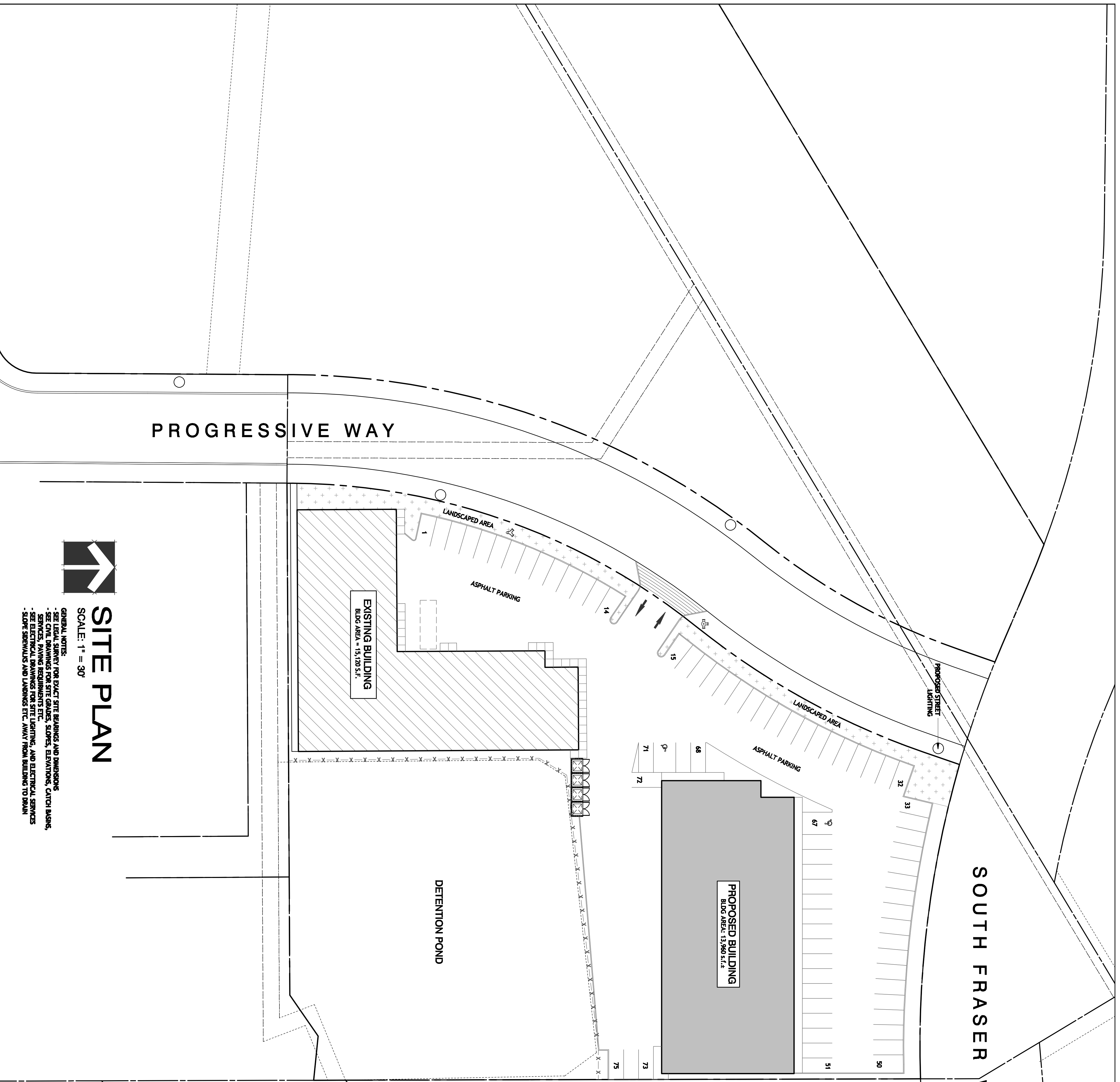
Project
**AIRPORT NORTH
BUSINESS PARK
BUILDING #3B**
*HELL BUILDING ONLY
2760 PROGRESSIVE WAY
ABBOTSFORD, B.C.

Drawing Title
SITE PLAN

DEVELOPMENT MANAGED BY



Job No.: 06-149 Drawing No.
Scale: AS NOTED
Date: MAY 07
Drawn: LW
A2.0



SOUTH FRASER WAY

PROGRESSIVE WAY

EXISTING BUILDING
BLDG AREA = 15,120 S.F.

PROPOSED BUILDING
BLDG AREA = 13,980 S.F.

DETECTION POND

SITE DATA:

CIVIC ADDRESS: 2760 PROGRESSIVE WAY ABBOTSFORD, B.C.
LEGAL: LOT 1, SEC. 24, TOWNSHIP 13, N.W.D. PLAN BCP26288 NWD
PID #028-838-131

ZONING: I2 (GENERAL INDUSTRIAL ZONE)

SITE AREA = 114,067 S.F. (10,597 S.M.)
EXISTING BUILDING AREA = 15,120 S.F.
PROPOSED BUILDING AREA = 13,980 S.F.
TOTAL = 29,080 S.F.

LOT COVERAGE = 25.5%

PARKING REQUIRED:

1 STALL / 1001 S.F. OF WAREHOUSE
1 STALL / 388 S.F. OF OFFICE

WAREHOUSE - 29,080 S.F. / 1001 = 29.08 STALLS

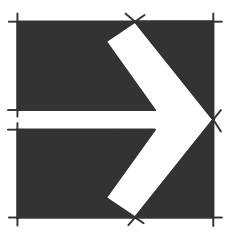
TOTAL PARKING REQUIRED = 30 STALLS
(CAN HAVE UP TO 16,000 S.F. OF OFFICE SPACE TO MEET PARKING BYLAW)

TOTAL PARKING PROVIDED = 73 REGULAR STALLS
2 H/C STALL

TOTAL = 75 STALLS
2 LOADING SPACE PROVIDED

NOTE:

- SLOPE EXTERIOR SIDEWALKS, STAIRS, DECKS & LANDSCAPED AREAS TO DRAIN
- ALL RETAINING WALLS OVER 4'-0" HIGH TO BE ENGINEERED WITH P.E.N.G SEALED SHOP DRAWINGS: SEE GEOTECHNICAL & CIVIL.
- SEE CIVIL ENGINEERS DRAWINGS FOR PAVED AREA DRAINAGE, SITE ELEVATIONS, SANITARY AND SEWER LINES, OTHER SERVICES, ETC.
- VERIFY ALL SITE INFORMATION, BUILDING AREA, DIMENSIONS AND BEARINGS WITH LEGAL SURVEY PLAN
- ALL RETAINING WALLS OVER 2'-0" IN HEIGHT TO HAVE 3'-6" HT. GUARDRAILS



SITE PLAN

SCALE: 1" = 30'

- GENERAL NOTES:
- SEE LEGAL SURVEY FOR EXACT SITE BEARINGS AND DIMENSIONS
 - SEE CIVIL DRAWINGS FOR SITE GRADUS, SLOPES, ELEVATIONS, CATCH BASINS, SERVICES, PAVING REQUIREMENTS ETC.
 - SEE ELECTRICAL DRAWINGS FOR SITE LIGHTING, AND ELECTRICAL SERVICES
 - SLOPE SIDEWALKS AND DRIVEWAYS ETC. AWAY FROM BUILDING TO DRAIN

**PRELIMINARY ONLY
NOT FOR CONSTRUCTION**