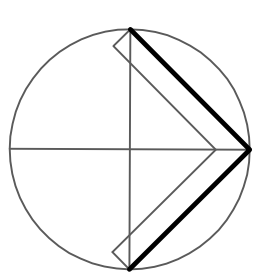
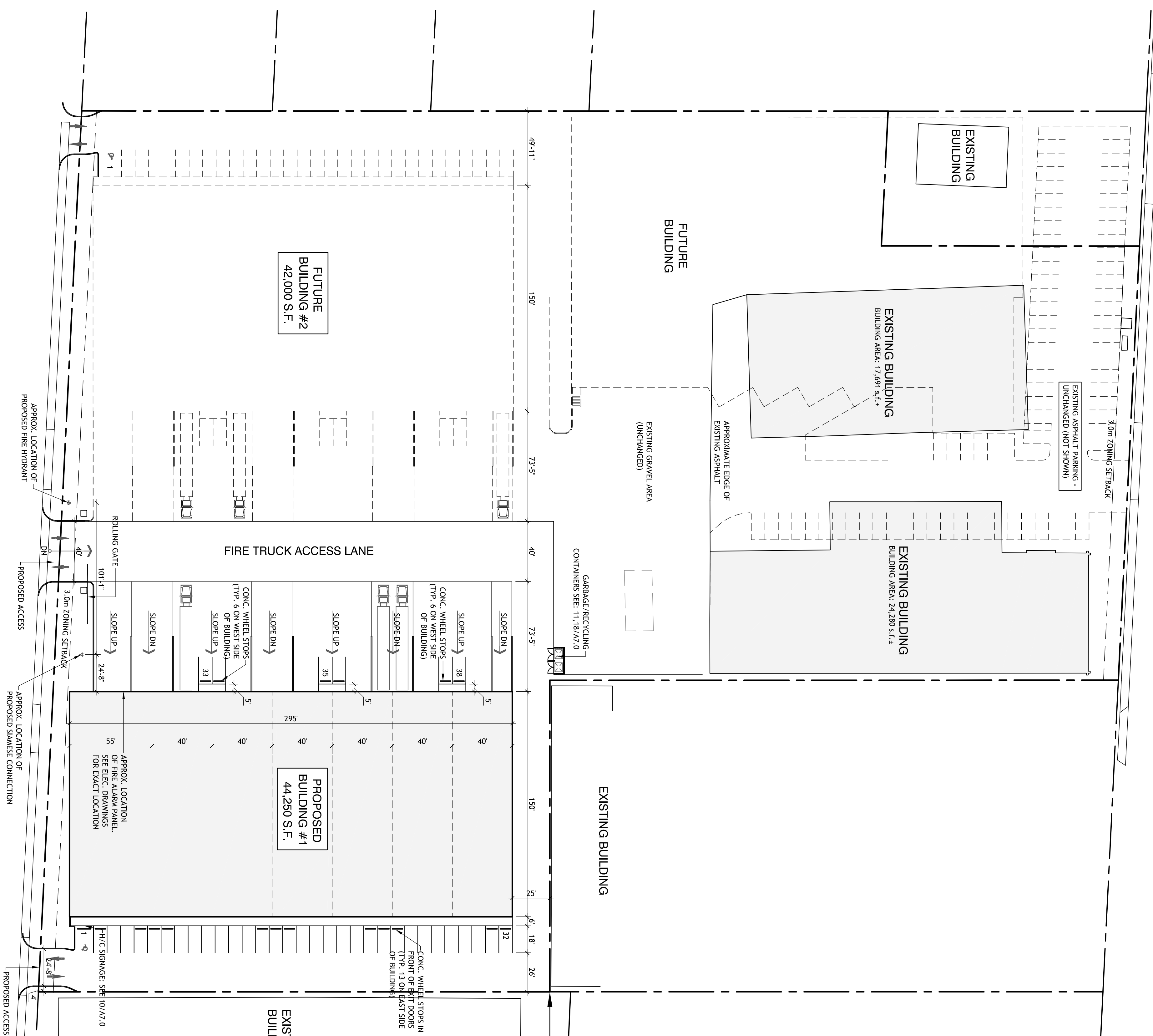


PEARLONVILLE ROAD



SITE PLAN

SCALE: 1"=40'

WHEEL AVENUE

SITE DATA

CIVIC ADDRESS: 31035 WHEEL AVENUE, ABBOTSFORD, BC

LEGAL DESCRIPTION: Lot - B, Section - 13, Township - 13, Plan - LMP43838

PID - 124-620-335

ZONING: I2

SITE AREA: 323,111 s.f.± (7.42 acres)

BUILDING AREAS:

- EXISTING BUILDINGS: 42,713 s.f.±

- PROPOSED BUILDING #1: 44,250 s.f.

- TOTAL: 86,963 s.f.±

LOT COVERAGE: 26.9%

PARKING CALCULATIONS:

PARKING REQUIRED: 86,963 / 1001.1 = 86.9 STALLS

TOTAL: 87 STALLS

PARKING PROVIDED: 58 EXISTING STALLS (2 H/C STALLS)

: 38 PROPOSED STALLS (1 H/C STALLS)

TOTAL: 96 STALLS

LAY OUT BUILDING FROM THIS POINT

NOTE:

- PROPOSED BUILDING IS PERPENDICULAR OR PARALLEL TO THE **EAST PROPERTY LINE**
- PARKING STALLS, MANEUVERING AISLES & SIDEWALKS ARE PERPENDICULAR OR PARALLEL TO THE **BUILDING #1**. UNLESS NOTED OTHERWISE
- SLOPE EXTERIOR SIDEWALKS, STAIRS, DECKS & LANDSCAPED AREAS TO DRAIN
- ALL RETAINING WALLS OVER 4'-0" HIGH TO BE ENGINEERED WITH P ENG SEALED SHOP DRAWINGS. SEE GEOTECHNICAL & CIVIL
- SEE CIVIL ENGINEER'S DRAWINGS FOR PAVED AREA DRAINAGE, SITE ELEVATIONS, SANITARY AND SEWER LINES, OTHER SERVICES, CURB DETAILS, 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
- SEE ELECTRICAL FOR SITE LIGHTING, KIOSK LOCATIONS ETC.
- SEE LEGAL SURVEY FOR EXACT SITE DIMENSIONS & BEARINGS

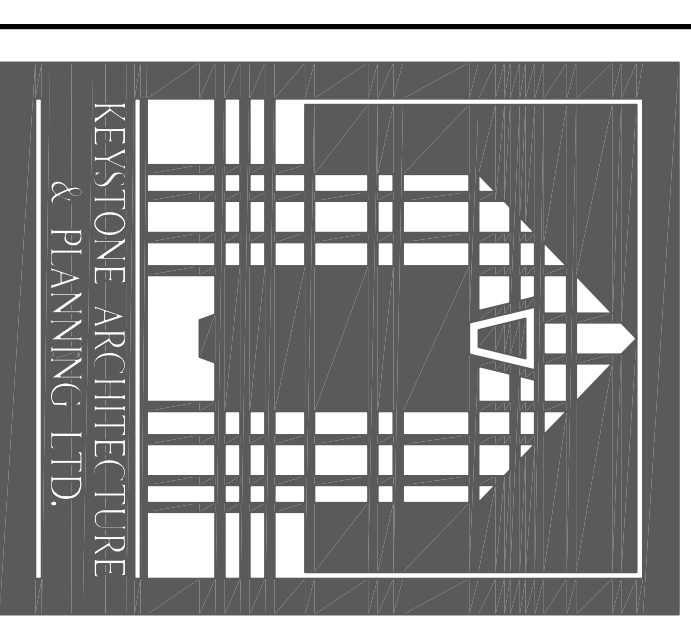
No.	Description	Date
1.	DESIGN	OCT 5, 06
2.	BP APPLICATION	DEC 12, 06
3.	SITE REDVISION	MAR 12, 07
4.	BP RESUBMISSION	APR 30, 07
5.	REVISION	JUL 13, 08
6.	ISSUE FOR CONSTRUCTION	JUL 3, 08

Issues & Revisions List

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Project
WHEEL AVENUE WAREHOUSE
 (BUILDING SHELL ONLY)

31035 WHEEL AVENUE,
 ABBOTSFORD, B.C.

Drawing Title
 SITE PLAN

Scale

Job No.: 06-103
 Scale: AS NOTED
 Date: OCT, 06
 Drawing No. **A2.0**
 Drawn: LW