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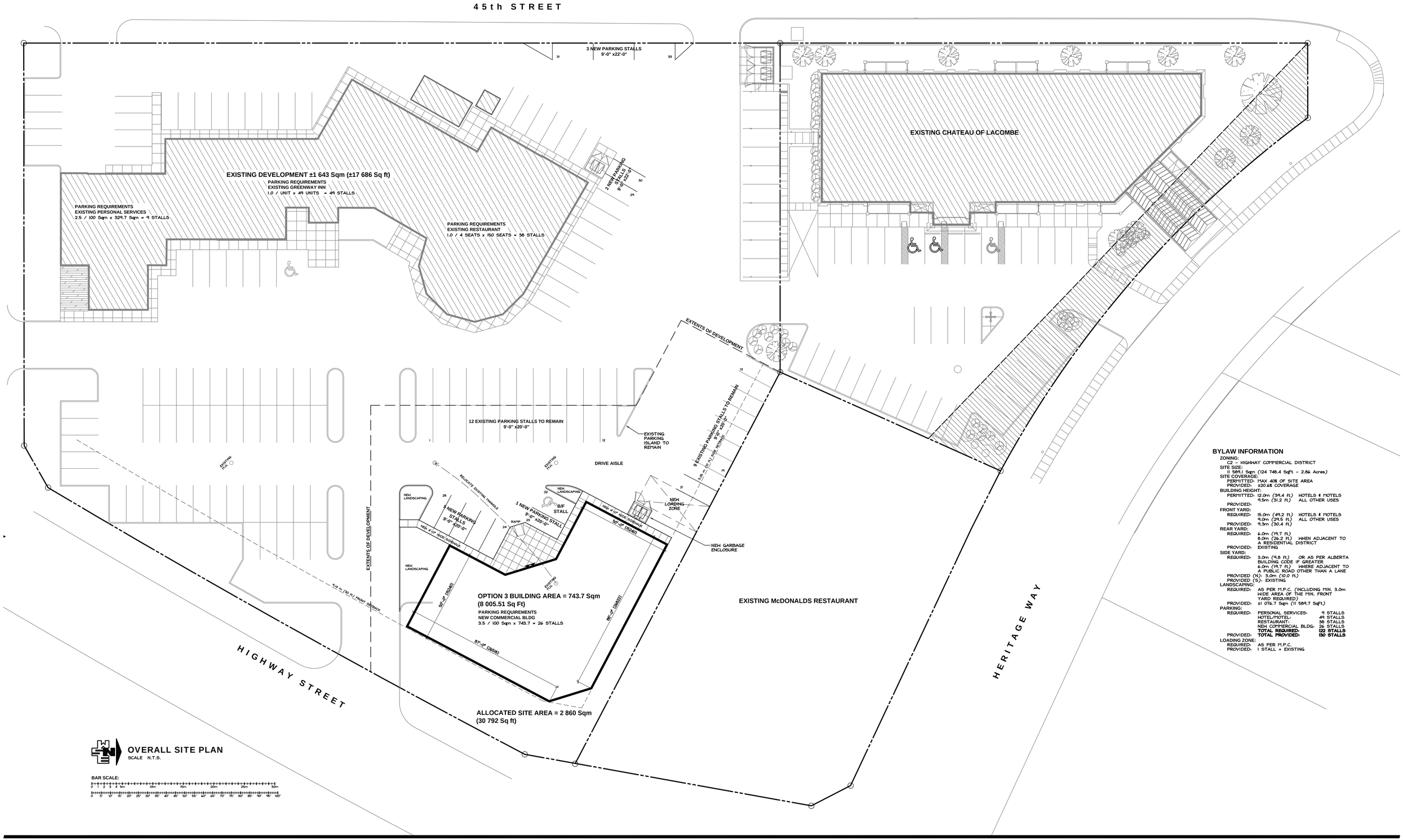

BYLAW INFORMATION

ZONING:
C2 - HIGHWAY COMMERCIAL DISTRICT
SITE SIZE:
11 589.1 Sqm (124 748.4 SqFt - 2.86 Acres)
SITE COVERAGE:
PERMITTED: MAX 40% OF SITE AREA
PROVIDED: ±20.6% COVERAGE
BUILDING HEIGHT:
PERMITTED: 12.0m (39.4 ft) HOTELS & MOTELS
9.5m (31.2 ft) ALL OTHER USES
PROVIDED:
FRONT YARD:
REQUIRED: 15.0m (49.2 ft) HOTELS & MOTELS
9.0m (29.5 ft) ALL OTHER USES
PROVIDED: 9.3m (30.4 ft)
REAR YARD:
REQUIRED: 6.0m (19.7 ft)
8.0m (26.2 ft) WHEN ADJACENT TO A RESIDENTIAL DISTRICT
PROVIDED: EXISTING
SIDE YARD:
REQUIRED: 3.0m (9.8 ft) OR AS PER ALBERTA BUILDING CODE IF GREATER
6.0m (19.7 ft) WHERE ADJACENT TO A PUBLIC ROAD OTHER THAN A LANE
PROVIDED (N): 3.0m (10.0 ft)
PROVIDED (S): EXISTING
LANDSCAPING:
REQUIRED: AS PER M.P.C. (INCLUDING MIN. 3.0m WIDE AREA OF THE MIN. FRONT YARD REQUIRED)
PROVIDED: ±1 076.7 Sqm (11 589.7 SqFt)
PARKING:
REQUIRED: PERSONAL SERVICES: 9 STALLS
HOTEL/MOTEL: 49 STALLS
RESTAURANT: 38 STALLS
NEW COMMERCIAL BLDG: 26 STALLS
TOTAL REQUIRED: 122 STALLS
PROVIDED: **TOTAL PROVIDED: 130 STALLS**
LOADING ZONE:
REQUIRED: AS PER M.P.C.
PROVIDED: 1 STALL + EXISTING

NOTES

CONSULTANT JOB NUMBER 10-170

STAMPS

PRELIMINARY
NOT FOR CONSTRUCTION

STEVE CHOW B.Sc., P.Eng., AAA.R.P. Member
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A1.1-SITE-OPT-3.DWG

No.	REVISION	BY	DATE
C	ISSUED FOR CLIENT REVIEW	BP	AUG. 20, 2010
B	ISSUED FOR CLIENT REVIEW	CH	AUG. 12, 2010
A	ISSUED FOR CLIENT REVIEW	CH	AUG. 4 2010

DRAWN CH
CHECKED BECL
LEADER SC
SCALE N.T.S.

PROJECT NAME
PROPOSED NEW
PHARMASAVE

LOCATION
LACOMBE, ALBERTA

DRAWING TITLE
BUILDING LAYOUT OPTION 3

PROJECT NUMBER **10-170**

PLOT DATE Aug. 20, 10
2:42:51 PM

DRAWING NUMBER **A1.1**