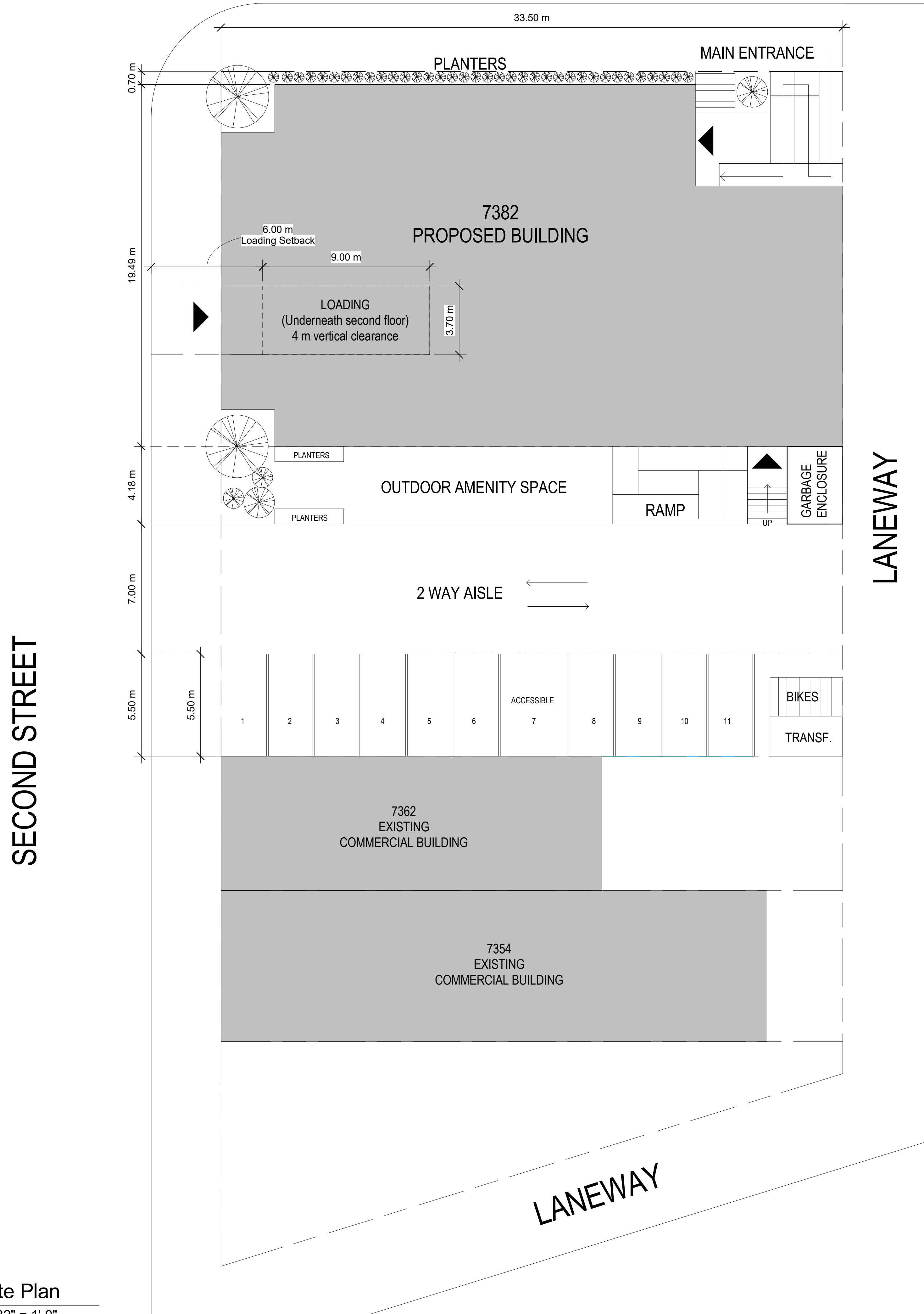


APPENDIX II - Proposed Parking Site Plan

HIGHWAY No3



SITE INFORMATION:	
CIVIC ADDRESS:	7382 Second Street, Grand Forks BC
LEGAL DESCRIPTION:	Lot 5 Block 3 Plan KAP23 District Lot 108 Similkameen Div of Yale Land District
P.I.D.:	012-793-892
EXISTING ZONING:	CC - CORE COMMERCIAL
LOT AREA:	0.23 ACRES

CITY OF GRAND FORKS BYLAW:	
2.0 DEFINITIONS	Aisle means an area used by registered motor vehicles for access to and from off-street parking spaces onto a highway and shall not be less than 7 metres in width.
25 OFFSTREET LOADING	
25.2	Each offstreet loading area shall not be smaller than 3.7 metres in width by 9 metres in length with 4 metres of vertical clearance.
25.3	Each offstreet loading area shall be set back a minimum of 6 metres from the designated fronting street or a back lane.
26 OFFSTREET PARKING	
26.1	Each offstreet parking space shall be not less than 2.5 metres wide and 5.5 metres long, and have a vertical clearance of not less than 2.5 metres.
26.9	Where an owner or occupier of land in the Commercial Core Zone cannot provide the required number of off-street parking spaces as outlined on Table 1 below, the City may accept a cash contribution in the amount of \$1000.00 per required parking space not developed.
26.10	Off street parking spaces for each building, structure and use permitted shall be provided in accordance with the requirements in the following Table 2:
	Table 2: Class of Building/Use, Required Number of Spaces
	Dwelling Unit (equal to or under 90 square metres) one space per every unit



#5-320 Vernon St.
Nelson BC V1L 4E4
250.354.4445
info@coverac.ca

Copyright reserved. This design and drawing is the exclusive property of COVER Architectural Collaborative Inc. and cannot be used for any purpose without the written consent of the Architect. This drawing is not to be used for construction until issued for that purpose by the Architect. Prior to commencement of the Work, the Contractor shall verify all dimensions, datum and levels to identify any errors and omissions, ascertain any discrepancies between this drawing and the full Contract Documents, and bring these items to the attention of the Architect for clarification. These drawings must not be scaled. These drawings supercede previous issues.

ASSOCIATE ARCHITECT

CONSULTANTS

CLIENT

REVISIONS	
01	2018-11-29 ISSUED FOR VARIANCE APPLICATION

7382 2nd Street Supportive Housing

Grand Forks BC	COVER PROJECT NO. 18064	CLIENT PROJECT NO.
SCALE 3/32" = 1'-0"	DATE 2018-11-29	

SITE PLAN SHEET A101

1 Site Plan
3/32" = 1'-0"

11/20/2018 2:52:56 PM I:\COVER\LOCAL\Storage\Drawings\7382 2nd St\7382 2nd St\7382 2nd St\7382 2nd St.dwg