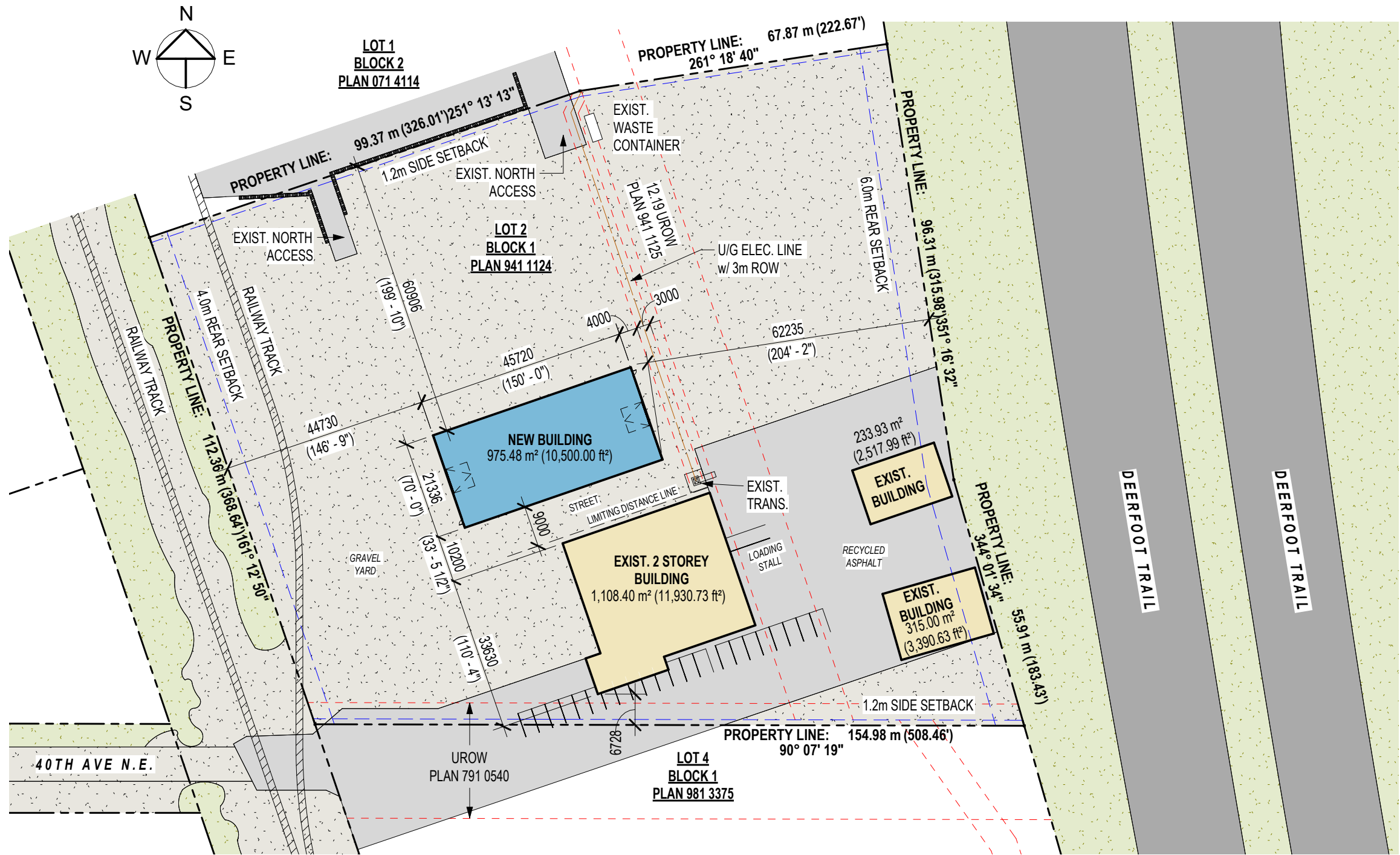




1 SITE PLAN
1 : 1000

DEVELOPMENT
PERMIT
DECISION
RENDERED
ON THIS PLAN

SITE INFORMATION

MUNICIPAL ADDRESS:
1020 40TH AVE N.E. CALGARY, AB

LEGAL DESCRIPTION:
LOT 2, BLOCK 1, PLAN 941 1124

LOT AREA:
TOTAL LOT AREA: 5.22 acres (2.11 ha) 21,124.34 m²

ZONING:
LAND USE BYLAW - 1P2007
INDUSTRIAL - GENERAL (I-G) DISTRICT

USE:
GENERAL INDUSTRIAL - MEDIUM

BUILDING AREA:	
NEW BUILDING:	975.48 m² (10,500.00 ft²)
EXIST. 2 STOREY BUILDING:	1,108.40 m² (11,930.73 ft²)
EXIST. BUILDING:	233.93 m² (2,517.99 ft²)
EXIST. BUILDING:	315.00 m² (3,390.63 ft²)
FOOTPRINT:	2,632.81 m² (28,339.35 ft²)

PARCEL COVERAGE:
BUILDING FOOTPRINT = 2,632.81 m²
LOT AREA = 21,124.34 m²
2,632.81 m² / 21,124.34 m² = 12.46% PARCEL COVERAGE

PARKING:
ALL PARKING IS EXISTING AND TO REMAIN AS IS.

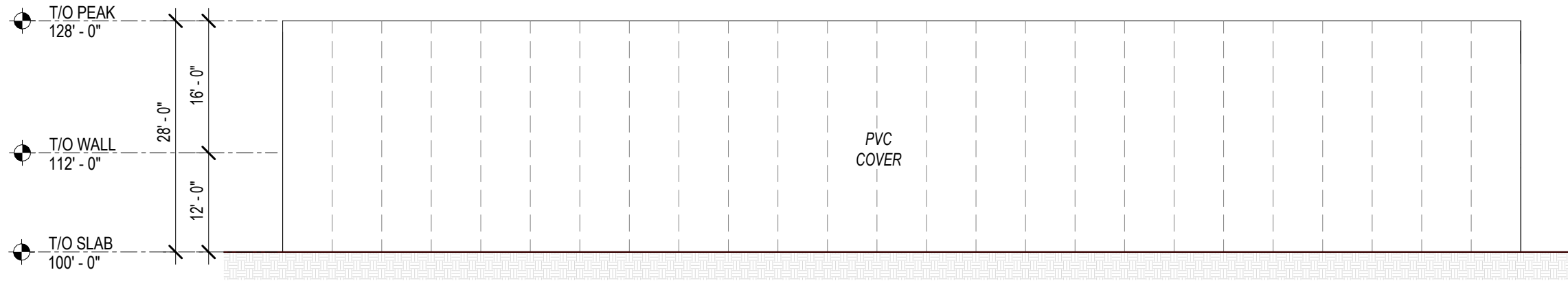
LANDSCAPING:
ALL LANDSCAPING IS EXISTING AND TO REMAIN AS IS.

WASTE AND RECYCLE:
ALL WASTE AND RECYCLE BINS AND SERVICES ARE EXISTING
AND TO REMAIN AS IS.

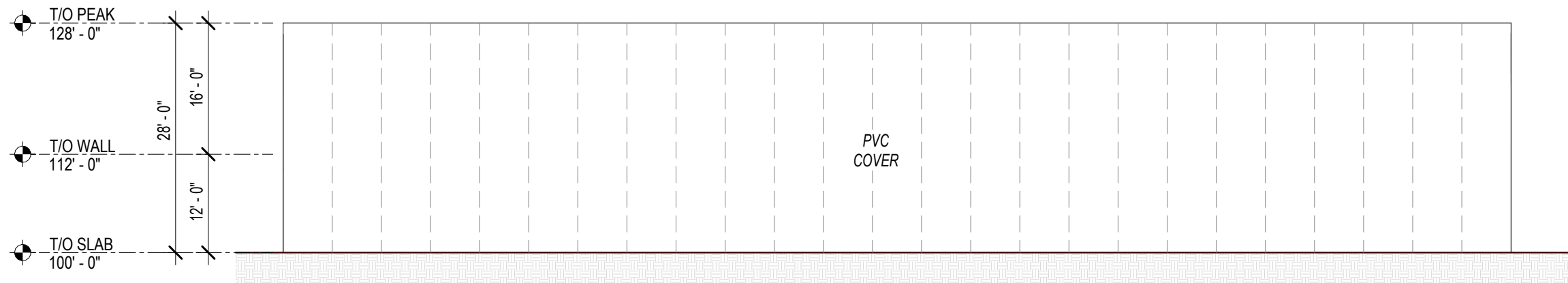
NOTE: REFER TO SITE, GROUND MARKINGS FOR EXACT
LOCATION OF U/G ELECTRICAL LINE TO EXIST. TRANSFORMER.

AMENDED DRAWINGS
DP No Date Received
DP2025-07286 MAY 21 2026
THESE DRAWINGS REFER TO THE
ABOVE DEVELOPMENT PERMIT NO.

DEVELOPMENT
PERMIT
DECISION
RENDERED
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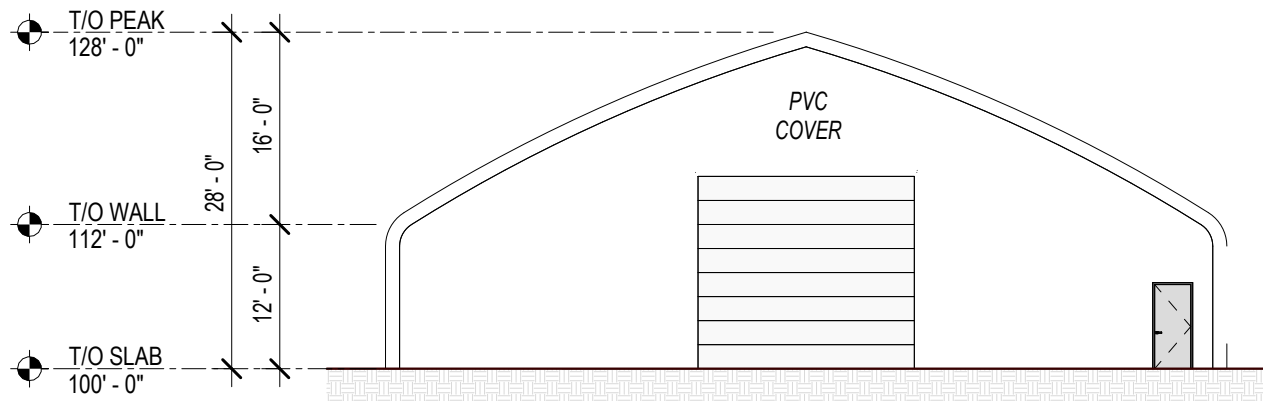


4 SOUTH ELEVATION
1/16" = 1'-0"

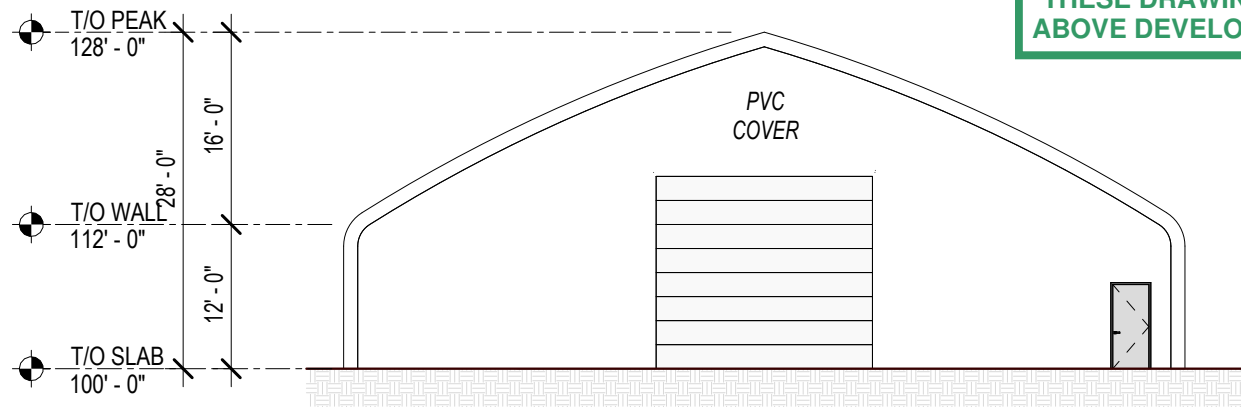


3 NORTH ELEVATION
1/16" = 1'-0"

AMENDED DRAWINGS
DP No Date Received
DP2025-07286 MAY 21 2026
THESE DRAWINGS REFER TO THE
ABOVE DEVELOPMENT PERMIT NO.



1 WEST ELEVATION
1/16" = 1'-0"



2 EAST ELEVATION
1/16" = 1'-0"



REV	DATE	DESCRIPTION
1	28JAN26	COMPLETENESS REVIEW