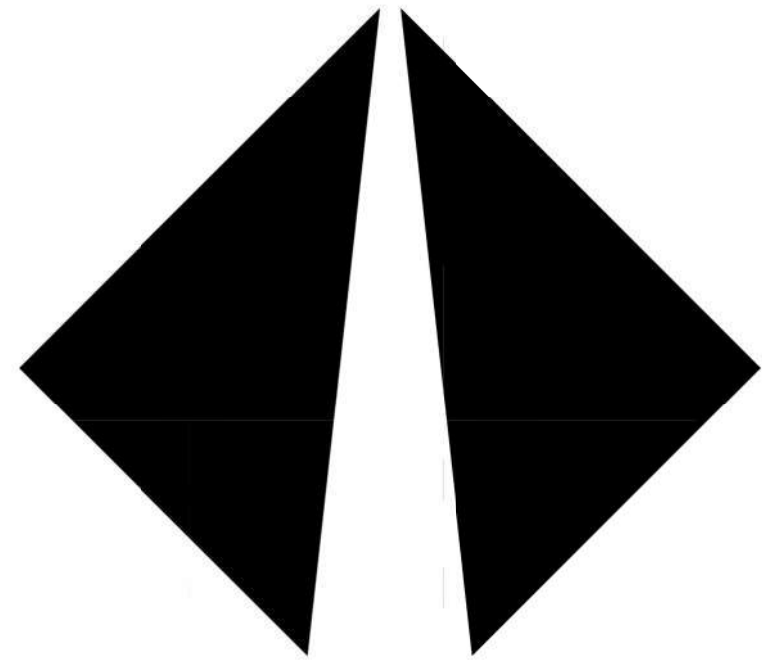
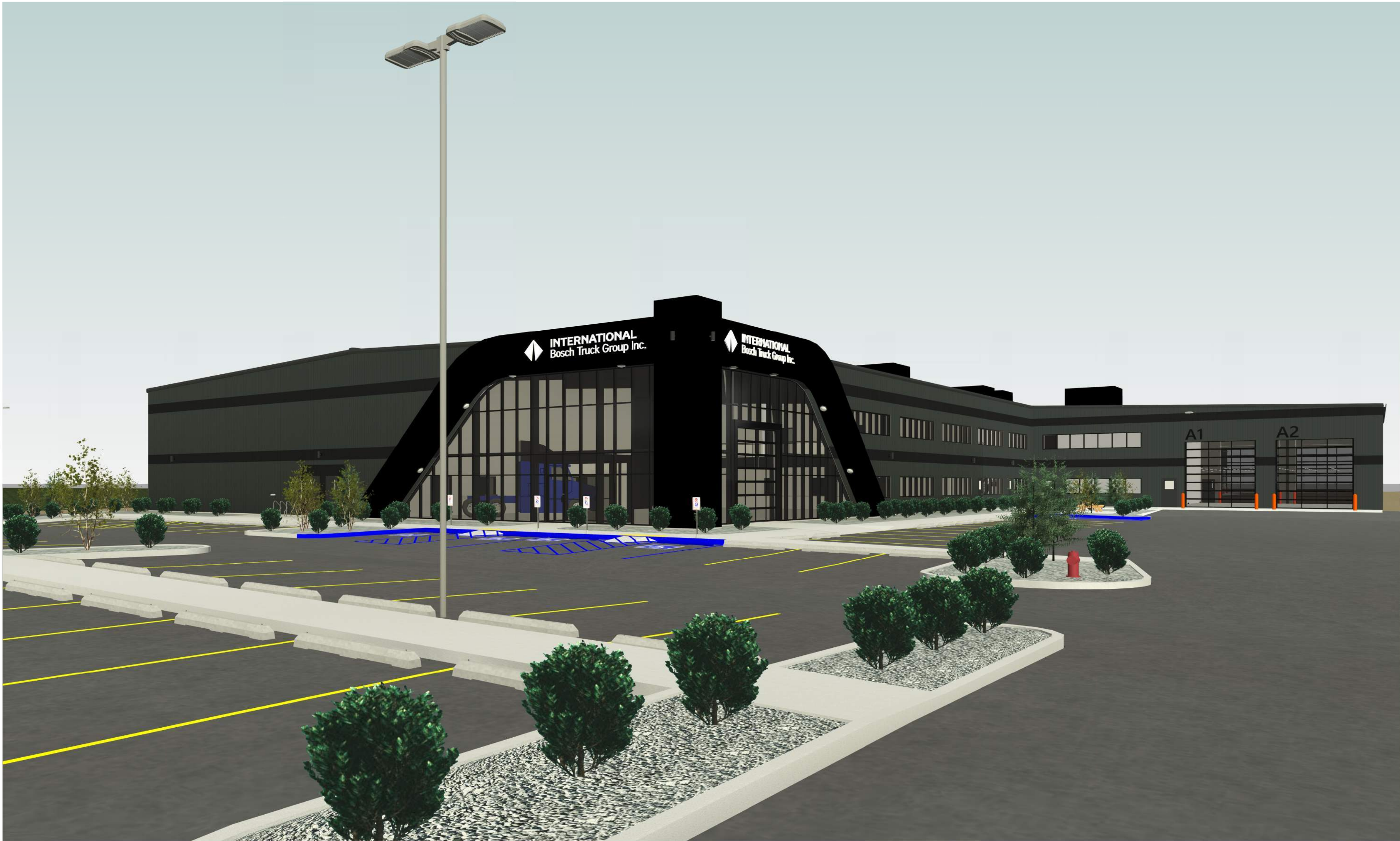




INTERNATIONAL Bosch Truck Group Inc.



PANOTINI PARK
7270 96 AVENUE SE, CALGARY
PROPOSED LOT: 4 BLOCK: 7 PLAN: 241 0408

ZONED : I-G
15.02 ACRES / 6.08 HECTARES

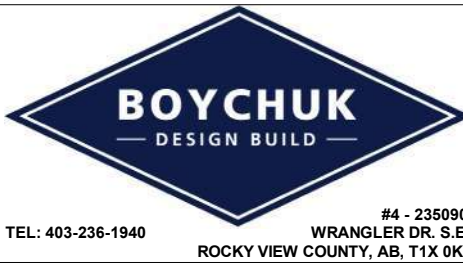
BUILDING DETAILS

BUILDING CLASSIFICATION
NATIONAL BUILDING CODE - 2023 ALBERTA EDITION -
- N.B.C. 2023 ALBERTA EDITION - 3.2.2.77 GROUP F2
- NON-COMBUSTIBLE CONSTRUCTION
- FLOOR ASSEMBLIES = 1 HOUR RATED
- LOADBEARING WALLS & COLUMNS = 1 HOUR RATED

BUILDING FOOT PRINT = 93,842.29 ft² / 8,718.23 m²
GROSS FLOOR AREA = 108,315.42 ft² / 10,062.83 m²

PAGE	TITLE
A1	EXISTING SITE PLAN
A1.1	PROPOSED BUILDING LOCATION ON SITE
A1.2	PROPOSED GRADING / LIGHTING PLAN
A1.3	PROPOSED SITE AREA 1
A1.4	PROPOSED SITE AREA 2
A1.5	PROPOSED SITE AREA 3
A1.6	PROPOSED SITE AREA 4
A1.7	PROPOSED SITE AREA 5
A1.8	PROPOSED SITE AREA 6
A1.9	GARBAGE ENCLOSURE
A2	MAIN FLOOR PLAN FULL
A2.1	MAIN FLOOR PLAN FRONT
A2.2	MAIN FLOOR PLAN BACK
A2.3	2ND FLOOR / MEZZ
A3	ELEVATIONS FULL
A3.1	ELEVATION DETAILS NORTH
A3.2	ELEVATION DETAILS SOUTH
A3.3	ELEVATION DETAILS EAST / WEST
A3.4	FLOOR AREAS BY TYPE

PROPOSED SITE LOCATION

DO NOT SCALE THIS DRAWING THESE DRAWINGS ARE THE SOLE PROPERTY OF BOYCHUK DESIGN BUILD ANY REPRODUCTION OR USE OF THESE DRAWINGS REQUIRES THE WRITTEN CONSENT OF BOYCHUK DESIGN BUILD		REV # Date: Revision Description:	 #4 - 235990 TEL: 403-236-1940 WINDANGLER DR. S.E. ROCKY VIEW COUNTY, AB, T4X 0K5 (As Indicated)	DESIGN: DB DRAWN: JP CHECKED: DB DATE: 5/4/26 SCALE: As Indicated	PROJECT NAME: BOSCH TRUCK GROUP INC. LOCATION: CALGARY, ALBERTA PROJECT TYPE: COMMERCIAL DEALERSHIP TITLE: COVER PAGE		SHEET: A0
DESTROY ALL COPIES OF THIS DRAWING PRIOR TO THIS DATE: 5/4/26							

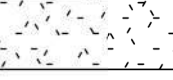
- LANDSCAPE LEGEND

 SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSII)
- MINIMUM 600 mm HEIGHT OR SPREAD

 DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER

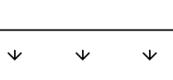
 CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT

 EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1,421.30 m²
- ON BOULEVARD = 112.78 m²

 ASPHALT PAVEMENT = 7,045.54 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

 GRAVEL YARD = 32,467.39 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

 LANDSCAPE ROCK, GRAY = 890.16 m²

 GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
- UNDERGROUND IRRIGATED
- DROUGHT RESISTANT
- ON PROPERTY = 4,371.52 m²
- BOULEVARD = 245.48 m²

 HYDRO SEEDDED AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
- NATURALLY IRRIGATED
= 5741.28 m²

 FIRE FIGHTING ACCESS PATH
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

EXISTING SITE SPOT ELEVATION

PROPOSED SITE SPOT ELEVATION

PROPOSED SITE GRADE SLOPE

LINE LEGEND

PROPERTY LINE

BUILDING SETBACK

RIGHT OF WAY

CONTOUR LINE MAJOR EXISTING

CONTOUR LINE MINOR EXISTING

CONTOUR LINE MAJOR PROPOSED

CONTOUR LINE MINOR PROPOSED

AREA OF DISTURBANCE

UNDERGROUND ELECTRICAL

SANITARY EXISTING

SANITARY PROPOSED

STORM EXISTING

STORM PROPOSED

WATER LINE EXISTING

WATER LINE PROPOSED

2.0 m HIGH CHAIN LINK FENCE EXISTING

2.0 m HIGH CHAIN LINK FENCE PROPOSED

TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERREY @ 403-804-9417
ONCE INSTALLED FOR INSPECTION
AND APPROVAL
- The site plan illustrates the layout of the property, including existing and proposed features. Key elements include:

 - Setbacks:** Various setbacks are indicated, such as 6.0 m, 15.0 m, and 1.5 m setbacks along different boundaries.
 - Contours:** Major and minor existing and proposed contour lines are shown, with elevations ranging from 33.0 to 34.5.
 - Landscaping:** The plan shows areas for shrubs, deciduous trees, coniferous trees, exterior concrete, asphalt pavement, gravel yard, landscape rock, grass, and hydro seeded areas.
 - Infrastructure:** Existing and proposed sanitary, storm, and water lines are shown, along with underground electrical lines.
 - Fencing:** Existing and proposed 2.0 m high chain link fences are indicated.
 - Temporary Construction Fence:** A temporary construction fence is shown, with a note to call Ania Verrey at 403-804-9417 once installed for inspection and approval.
 - Headworks Canal:** The Headworks Canal is shown running along the top of the property.
 - Temporary Storm Pond:** A temporary storm pond is located within the property.
 - Lot Information:** The plan identifies Lot 2 Block 7 (Plan 241 0408) and Lot 4 Block 7 (Plan 261 0202).
- 1 EXISTING SITE
1 : 700
- DO NOT SCALE THIS DRAWING
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DESIGN BUILD
- | REV # | Date: | Revision Description: |
|-------|--------|-----------------------|
| 3 | 5/4/26 | CLEARED UP BLURRINESS |
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| | | |
- BOYCHUK
DESIGN BUILD

TEL: 403-236-1940
ROCKY VIEW COUNTY, AB, T1X 0K6
#4 - 235990
WRANKLER DR. S.E.
SCALE: As Indicated
- | | |
|----------|--------------|
| DESIGN: | DB |
| DRAWN: | JP |
| CHECKED: | DB |
| DATE: | 5/4/26 |
| SCALE: | As Indicated |
- DESTROY ALL COPIES OF THIS DRAWING
PRIOR TO THIS DATE: **5/4/26**
- PROJECT NAME:
BOSCH TRUCK GROUP INC.
LOCATION:
CALGARY, ALBERTA
PROJECT TYPE:
COMMERCIAL DEALERSHIP
TITLE:
EXISTING SITE
- SHEET:
A1

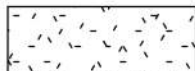
- LANDSCAPE LEGEND

 SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSI)
- MINIMUM 600 mm HEIGHT OR SPREAD

 DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER

 CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT

 EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1,421.30 m²
- ON BOULEVARD = 112.78 m²

 ASPHALT PAVEMENT = 7,045.54 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

 GRAVEL YARD = 32,467.39 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

 LANDSCAPE ROCK, GRAY = 890.16 m²

 GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
- UNDERGROUND IRRIGATED
- DROUGHT RESISTANT
- ON PROPERTY = 4,371.52 m²
- BOULEVARD = 245.48 m²

 HYDRO SEEDDED AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
- NATURALLY IRRIGATED
= 5741.28 m²

 FIRE FIGHTING ACCESS PATH
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

 EX 33.50
EXISTING SITE SPOT ELEVATION

 34.25
PROPOSED SITE SPOT ELEVATION

 1.7%
PROPOSED SITE GRADE SLOPE

LINE LEGEND

 PROPERTY LINE

 BUILDING SETBACK

 RIGHT OF WAY

 CONTOUR LINE MAJOR EXISTING

 CONTOUR LINE MINOR EXISTING

 CONTOUR LINE MAJOR PROPOSED

 CONTOUR LINE MINOR PROPOSED

 AREA OF DISTURBANCE

 UNDERGROUND ELECTRICAL

 SANITARY EXISTING

 SANITARY PROPOSED

 STORM EXISTING

 STORM PROPOSED

 WATER LINE EXISTING

 WATER LINE PROPOSED

 2.0 m HIGH CHAIN LINK FENCE EXISTING

 2.0 m HIGH CHAIN LINK FENCE PROPOSED

 TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERREY @ 403-804-9417
ONCE INSTALLED FOR INSPECTION
AND APPROVAL
- The main site plan illustrates the proposed building layout on a sloped site. The building footprint is shown with internal room divisions. Surrounding the building are various setbacks: 15.0 m, 6.0 m, and 1.5 m. The plan includes numerous dimension lines with numerical values in meters, indicating setbacks, building width, and lot dimensions. Key features include the 'HEADWORKS CANAL' to the north, '96TH AVE S.E.' to the west, and a north arrow in the top right corner. The plan also shows existing and proposed contour lines, sanitary and storm lines, and water lines. A callout box at the bottom center identifies the drawing as 'BUILDING LOCATION ON SITE' at a scale of 1:700.
- 1 BUILDING LOCATION ON SITE
1 : 700
- DO NOT SCALE THIS DRAWING

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REV #

Date:

Revision Description:



TEL: 403-236-1940

44 - 235990

WRANKLER DR. S.E.

ROCKY VIEW COUNTY, AB, T1X 0K5 (As indicated)

DESIGN: DB

DRAWN: JP

CHECKED: DB

DATE: 5/4/26

SCALE: As indicated

PROJECT NAME:

BOSCH TRUCK GROUP INC.

LOCATION:

CALGARY, ALBERTA

PROJECT TYPE:

COMMERCIAL DEALERSHIP

TITLE:

BUILDING LOCATION ON SITE

DESTROY ALL COPIES OF THIS DRAWING PRIOR TO THIS DATE: 5/4/26

SHEET: A1.1

LANDSCAPE LEGEND

SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSI)
- MINIMUM 600 mm HEIGHT OR SPREAD

DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER

CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT

EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1,421.30 m²
- ON BOULEVARD = 112.78 m²

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- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

GRAVEL YARD = 32,467.39 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

LANDSCAPE ROCK, GRAY = 890.16 m²

GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
- UNDERGROUND IRRIGATED
- DROUGHT RESISTANT
- ON PROPERTY = 4,371.52 m²
- BOULEVARD = 245.48 m²

HYDRO SEEDING AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
- NATURALLY IRRIGATED
= 5741.28 m²

FIRE FIGHTING ACCESS PATH
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

EXISTING SITE SPOT ELEVATION

PROPOSED SITE SPOT ELEVATION

PROPOSED SITE GRADE SLOPE

LINE LEGEND

PROPERTY LINE

BUILDING SETBACK

RIGHT OF WAY

CONTOUR LINE MAJOR EXISTING

CONTOUR LINE MINOR EXISTING

CONTOUR LINE MAJOR PROPOSED

CONTOUR LINE MINOR PROPOSED

AREA OF DISTURBANCE

UNDERGROUND ELECTRICAL

SANITARY EXISTING

SANITARY PROPOSED

STORM EXISTING

STORM PROPOSED

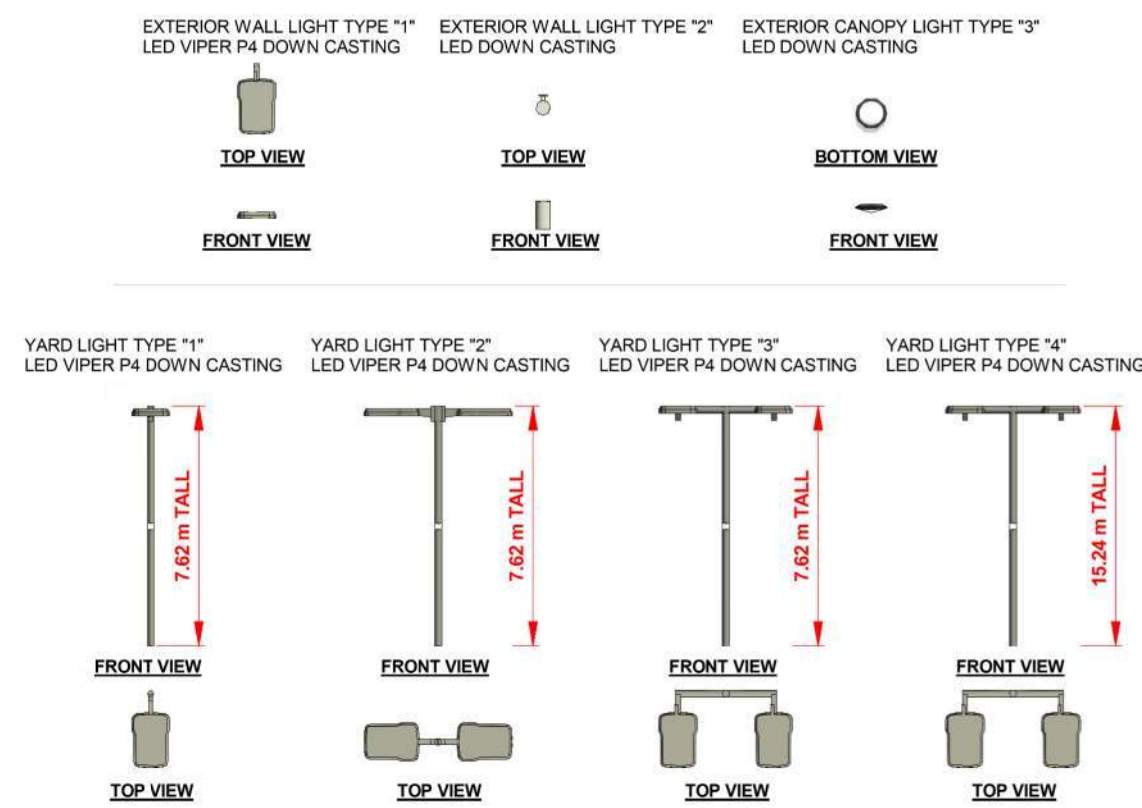
WATER LINE EXISTING

WATER LINE PROPOSED

2.0 m HIGH CHAIN LINK FENCE EXISTING

2.0 m HIGH CHAIN LINK FENCE PROPOSED

TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERREY @ 403-804-9417
ONCE INSTALLED FOR INSPECTION
AND APPROVAL



HEADWORKS CANAL

LANDSCAPING CALCULATIONS

REQUIRED LANDSCAPING IN SETBACK AREA = 10,465.82 m²
1 TREE AND 2 SHRUBS PER 35 m²
TREES = 10,465.82 m² / 35 m² = 299.02
SHRUBS = (10,465.82 m² / 35 m²) X 2 = 598.05

REQUIRED TREES = 299

MINIMUM 25% CONIFEROUS
299 X 0.25 = 74.75 = MINIMUM 75 CONIFEROUS TREES

DECIDUOUS TREES MINIMUM CALLIPER = 50 mm
CONIFEROUS TREES MINIMUM HEIGHT = 2.0 m

REQUIRED SHRUBS = 598

SHRUB MINIMUM HEIGHT OR SPREAD = 0.6 m

PROPOSED LANDSCAPING

WEST LANDSCAPED AREA (TO END OF ASPHALT PAVING) = 4,306.79 m²

TREES = 4,306.79 m² / 35 m² = 123.05 = 123 TREES
MINIMUM 25% CONIFEROUS
123 X 0.25 = 30.75 = MINIMUM 31 CONIFEROUS TREES

PROPOSED CONIFEROUS TREES = 50
PROPOSED DECIDUOUS TREES = 73

SHRUBS = (4,306.79 m² / 35 m²) X 2 = 246.1 = 246 SHRUBS

AREA TO BE SOFT LANDSCAPED WITH DROUGHT RESISTANT GRASS AND DECORATIVE LANDSCAPE ROCK
AREA TO BE IRRIGATED WITH UNDERGROUND SYSTEM.

EAST LANDSCAPED AREA = 5,651.48 m²

NO TREES & 5 SHRUBS PROPOSED
AREA TO BE SOFT LANDSCAPED WITH HYDRO SEEDING.
AREA TO BE NATURALLY IRRIGATED.

BARRIER FREE PARKING STALL CALCULATION

TOTAL OFFICE AREA = 2,492.72 m²
4 PARKING STALLS PER 100 m² =
(2,492.72 / 100) X 4 = 99.71 STALLS REQUIRED

TOTAL WAREHOUSE & SHOP AREA = 7,492.50 m²
1 PARKING STALL PER 100 m² =
(7,492.50 / 100) X 1 = 74.93 STALLS REQUIRED

TOTAL REQUIRED STALLS = 99.71 + 74.93 = 174.64 = 175 STALLS

N.B.C. - 2023 ALBERTA EDITION TABLE 3.8.2.5 = 5 BARRIER FREE STALLS REQUIRED.

PROPOSED SITE OVERALL
1 : 700

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DESIGN BUILD

REV #	Date:	Revision Description:
3	5/4/26	ADD REQ. ITEMS FROM DP COMMENTS



DESIGN:
DB
DRAWN:
JP
CHECKED:
DB
DATE:
5/4/26
SCALE:
As Indicated

DESTROY ALL COPIES OF THIS DRAWING
PRIOR TO THIS DATE: 5/4/26

PROJECT NAME:
BOSCH TRUCK GROUP INC.

LOCATION:
CALGARY, ALBERTA

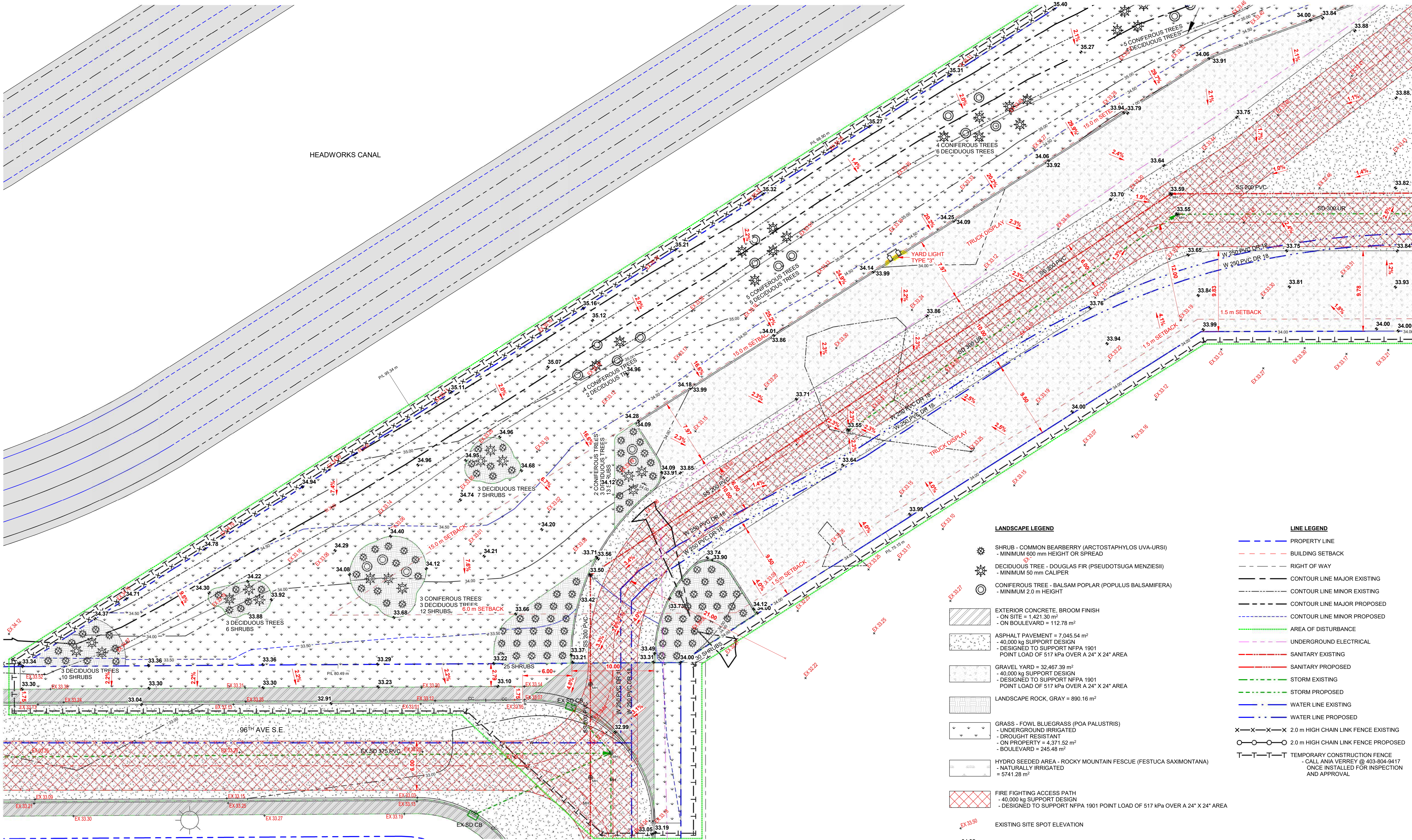
PROJECT TYPE:
COMMERCIAL DEALERSHIP

TITLE:
PROP. GRADING/LIGHTING PLAN

SHEET:
A1.2

BOYCHUK DESIGN BUILD

BOYCHUK DESIGN BUILD



HEADWORKS CANAL

LANDSCAPE LEGEND

- SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSI)
 - MINIMUM 800 mm HEIGHT OR SPREAD
- DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
 - MINIMUM 50 mm CALIPER
- CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
 - MINIMUM 2.0 m HEIGHT
- EXTERIOR CONCRETE, BROOM FINISH
 - ON SITE = 1,421.30 m²
 - ON BOULEVARD = 112.78 m²
- ASPHALT PAVEMENT = 7,045.54 m²
 - 40,000 kg SUPPORT DESIGN
 - DESIGNED TO SUPPORT NFPA 1901
 - POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- GRAVEL YARD = 32,467.39 m²
 - 40,000 kg SUPPORT DESIGN
 - DESIGNED TO SUPPORT NFPA 1901
 - POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- LANDSCAPE ROCK, GRAY = 890.16 m²
- GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
 - UNDERGROUND IRRIGATED
 - DROUGHT RESISTANT
 - ON PROPERTY = 4,371.52 m²
 - BOULEVARD = 245.48 m²
- HYDRO SEEDING AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
 - NATURALLY IRRIGATED
 - 5741.28 m²
- FIRE FIGHTING ACCESS PATH
 - 40,000 kg SUPPORT DESIGN
 - DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

EXISTING SITE SPOT ELEVATION

PROPOSED SITE SPOT ELEVATION

PROPOSED SITE GRADE SLOPE

LINE LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- RIGHT OF WAY
- CONTOUR LINE MAJOR EXISTING
- CONTOUR LINE MINOR EXISTING
- CONTOUR LINE MAJOR PROPOSED
- CONTOUR LINE MINOR PROPOSED
- AREA OF DISTURBANCE
- UNDERGROUND ELECTRICAL
- SANITARY EXISTING
- SANITARY PROPOSED
- STORM EXISTING
- STORM PROPOSED
- WATER LINE EXISTING
- WATER LINE PROPOSED
- 2.0 m HIGH CHAIN LINK FENCE EXISTING
- 2.0 m HIGH CHAIN LINK FENCE PROPOSED
- TEMPORARY CONSTRUCTION FENCE - CALL ANIA VERREY @ 403-804-9417 ONCE INSTALLED FOR INSPECTION AND APPROVAL

1 SITE PLAN AREA 1
1 : 200

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DESIGN BUILD

REV #	Date	Revision Description



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CHECKED:
DB
DATE:
5/4/26
SCALE:
1 : 200

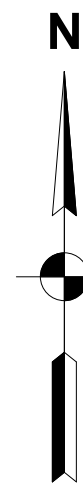
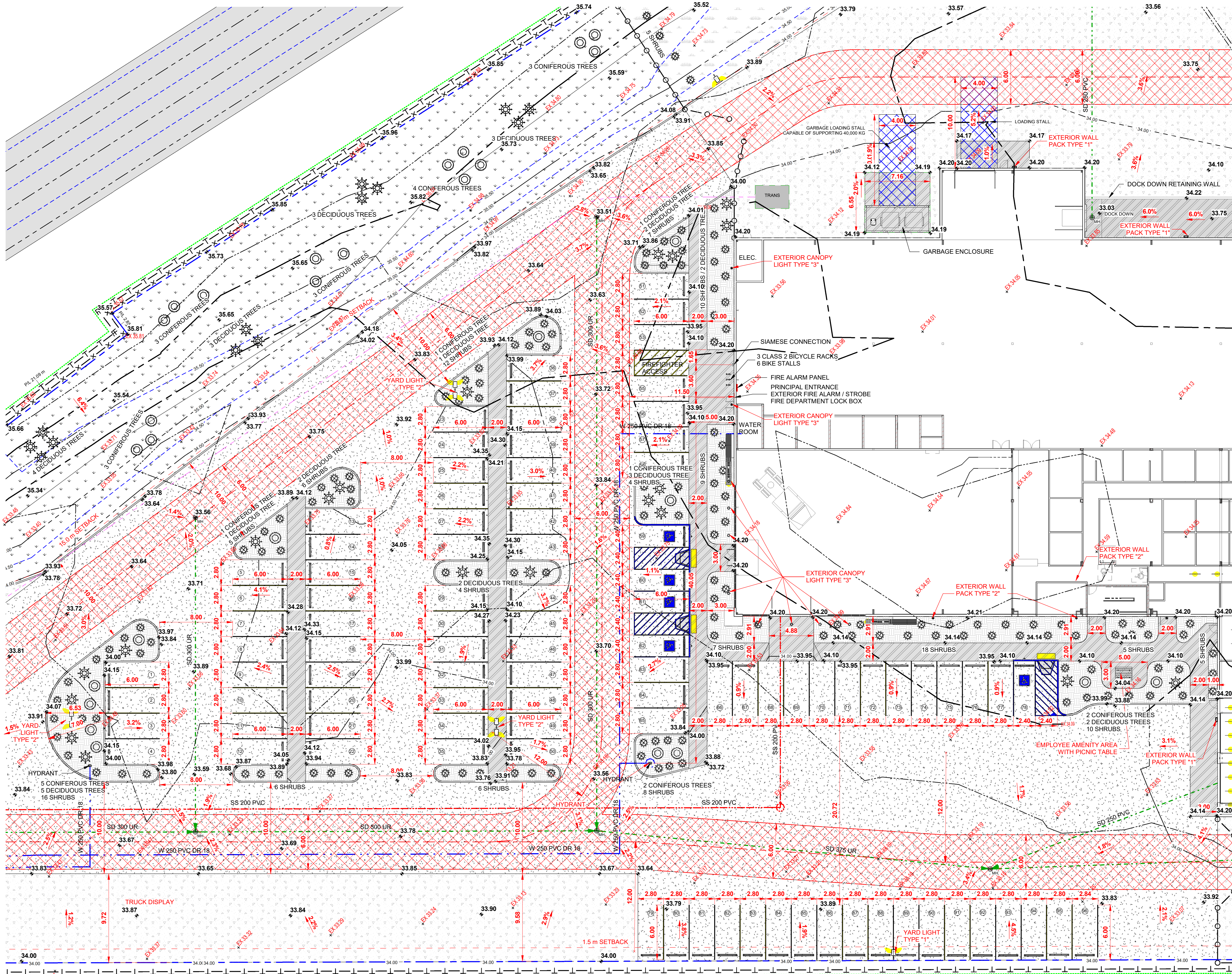
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PROJECT NAME:
BOSCH TRUCK GROUP INC.
LOCATION:
CALGARY, ALBERTA
PROJECT TYPE:
COMMERCIAL DEALERSHIP
TITLE:
PROPOSED SITE AREA 1

SHEET:
A1.3

BOYCHUK DESIGN BUILD

BOYCHUK DESIGN BUILD



LANDSCAPE LEGEND

- SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSII)
- MINIMUM 600 mm HEIGHT OR SPREAD
- DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER
- CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT
- EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1 421.30 m²
- ON BOULEVARD = 112.78 m²
- ASPHALT PAVEMENT = 7 045.54 m²
- 40 000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
- POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- GRAVEL YARD = 32 467.39 m²
- 40 000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
- POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- LANDSCAPE ROCK, GRAY = 890.16 m²
- GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
- UNDERGROUND IRRIGATED
- DROUGHT RESISTANT
- ON PROPERTY = 4 371.52 m²
- BOULEVARD = 245.48 m²
- HYDRO SEEDING AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
- NATURALLY IRRIGATED
= 5741.28 m²
- FIRE FIGHTING ACCESS PATH
- 40 000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- EXISTING SITE SPOT ELEVATION
- PROPOSED SITE SPOT ELEVATION
- PROPOSED SITE GRADE SLOPE

LINE LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- RIGHT OF WAY
- CONTOUR LINE MAJOR EXISTING
- CONTOUR LINE MINOR EXISTING
- CONTOUR LINE MAJOR PROPOSED
- CONTOUR LINE MINOR PROPOSED
- AREA OF DISTURBANCE
- UNDERGROUND ELECTRICAL
- SANITARY EXISTING
- SANITARY PROPOSED
- STORM EXISTING
- STORM PROPOSED
- WATER LINE EXISTING
- WATER LINE PROPOSED
- 2.0 m HIGH CHAIN LINK FENCE EXISTING
- 2.0 m HIGH CHAIN LINK FENCE PROPOSED
- TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERRER @ 403-604-9417
- ONCE INSTALLED FOR INSPECTION
- AND APPROVAL

1 SITE PLAN AREA 2
1 : 200

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DESIGN BUILD

REV #	Date	Revision Description
3	5/4/26	ADDED THIS PAGE

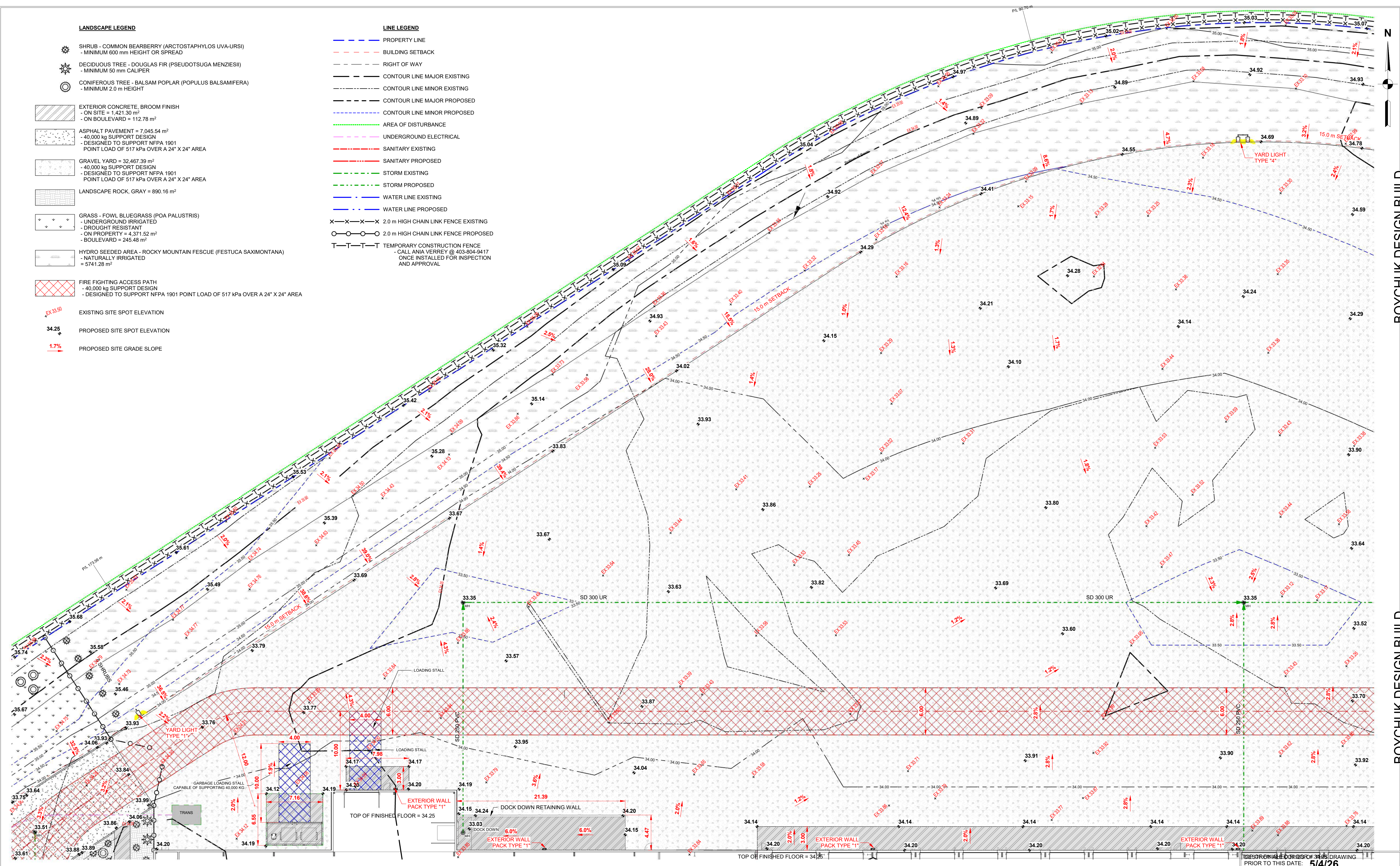


DESIGN:
DB
DRAWN:
JP
CHECKED:
DB
DATE:
5/4/26
SCALE:
1 : 200

DESTROY ALL COPIES OF THIS DRAWING
PRIOR TO THIS DATE: 5/4/26

PROJECT NAME:
BOSCH TRUCK GROUP INC.
LOCATION:
CALGARY, ALBERTA
PROJECT TYPE:
COMMERCIAL DEALERSHIP
TITLE:
PROPOSED SITE AREA 2

SHEET:
A1.4



LANDSCAPE LEGEND

- SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSII)
- MINIMUM 600 mm HEIGHT OR SPREAD
- DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER
- CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT
- EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1,421.30 m²
- ON BOULEVARD = 112.78 m²
- ASPHALT PAVEMENT = 7,045.54 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- GRAVEL YARD = 32,467.39 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- LANDSCAPE ROCK, GRAY = 890.16 m²
- GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
- UNDERGROUND IRRIGATED
- DROUGHT RESISTANT
- ON PROPERTY = 4,371.52 m²
- BOULEVARD = 245.48 m²
- HYDRO SEEDING AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
- NATURALLY IRRIGATED
= 5741.28 m²
- FIRE FIGHTING ACCESS PATH
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA

LINE LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- RIGHT OF WAY
- CONTOUR LINE MAJOR EXISTING
- CONTOUR LINE MINOR EXISTING
- CONTOUR LINE MAJOR PROPOSED
- CONTOUR LINE MINOR PROPOSED
- AREA OF DISTURBANCE
- UNDERGROUND ELECTRICAL
- SANITARY EXISTING
- SANITARY PROPOSED
- STORM EXISTING
- STORM PROPOSED
- WATER LINE EXISTING
- WATER LINE PROPOSED
- 2.0 m HIGH CHAIN LINK FENCE EXISTING
- 2.0 m HIGH CHAIN LINK FENCE PROPOSED
- TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERREY @ 403-804-9417
ONCE INSTALLED FOR INSPECTION
AND APPROVAL

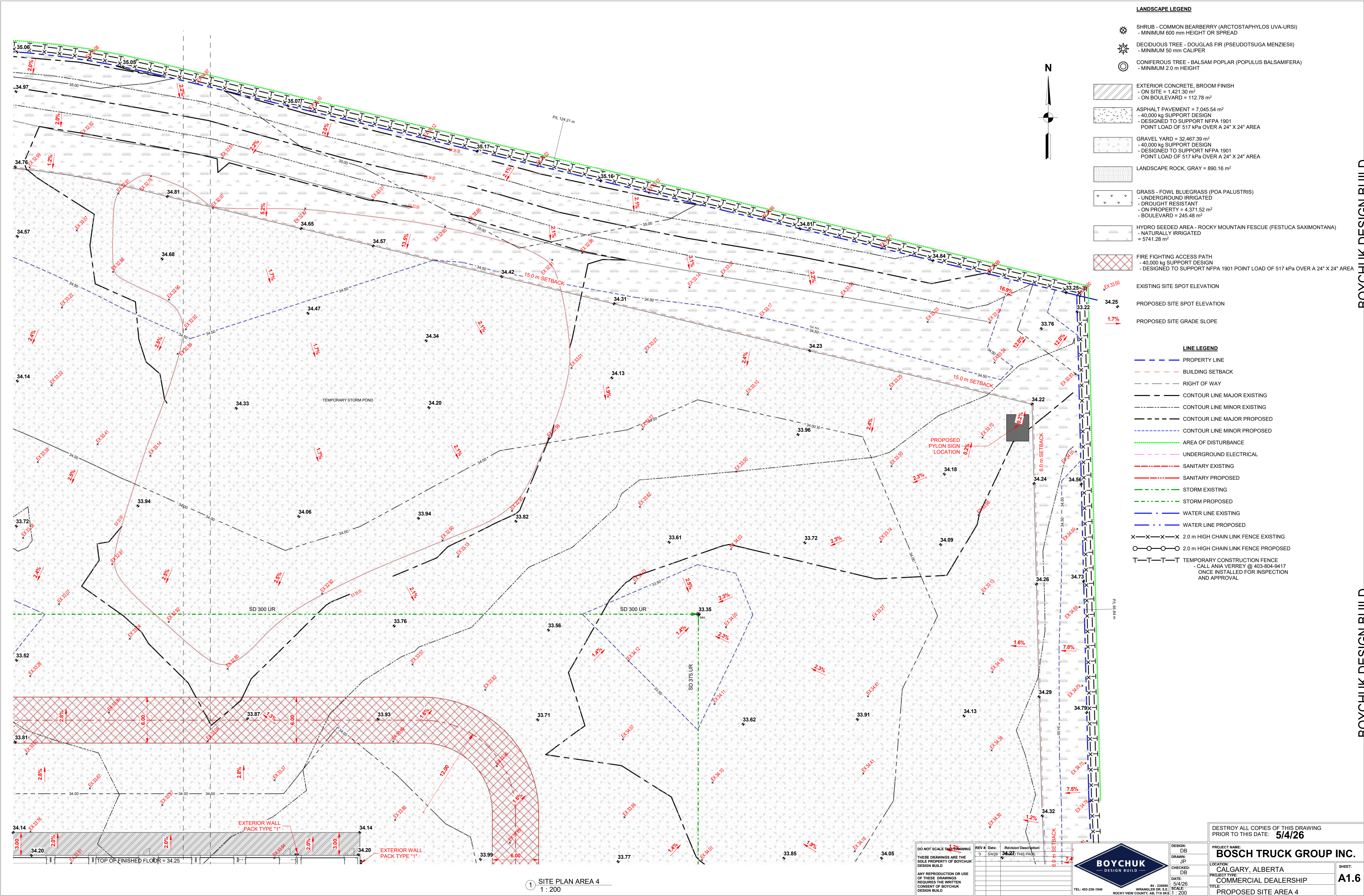
- EXISTING SITE SPOT ELEVATION
- PROPOSED SITE SPOT ELEVATION
- PROPOSED SITE GRADE SLOPE

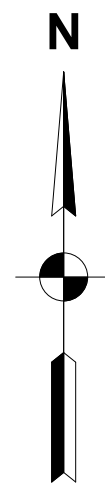
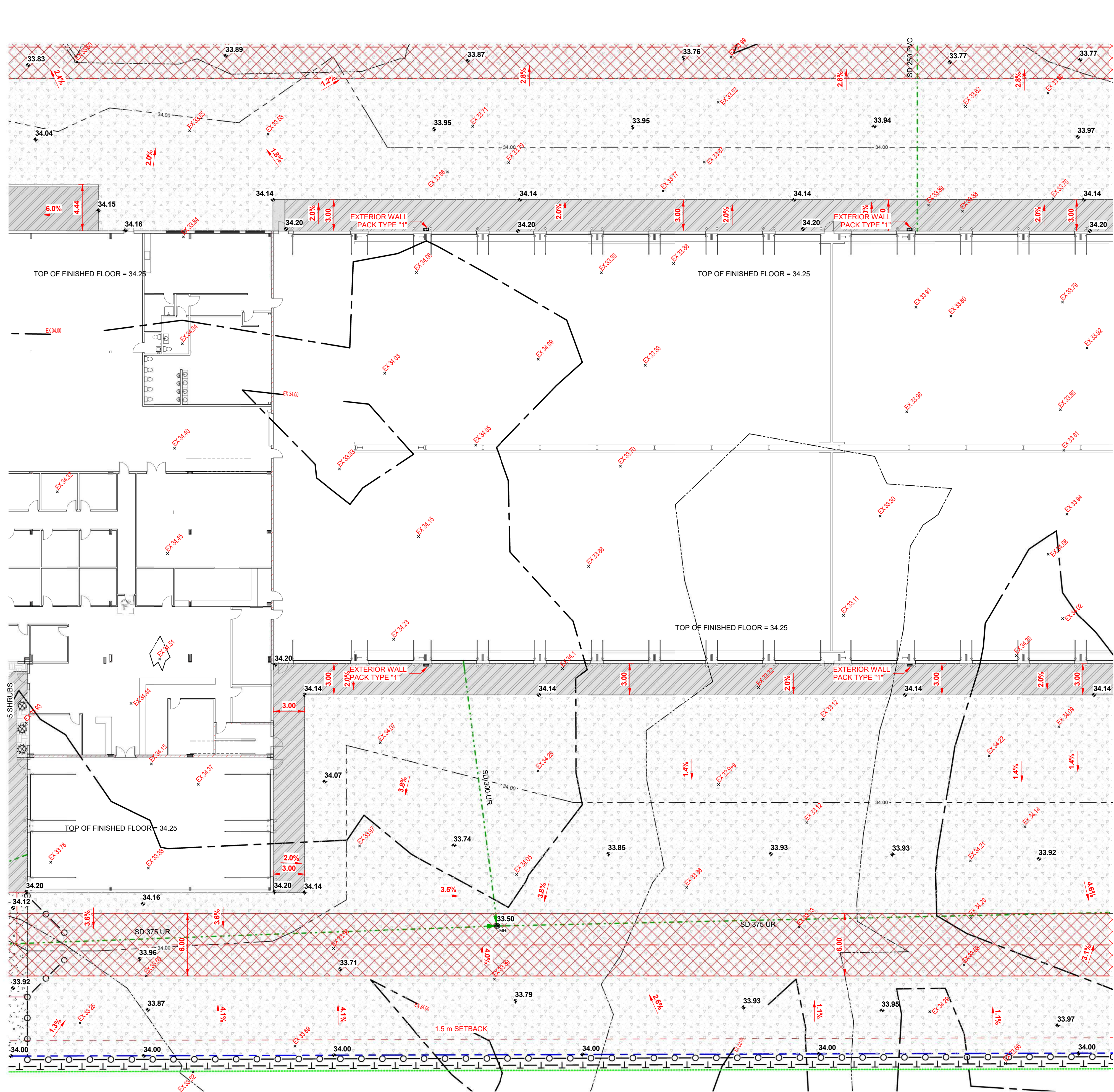
1 SITE PLAN AREA 3
1 : 200

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DESIGN: DB	PROJECT NAME: BOSCH TRUCK GROUP INC.	SHEET: A1.5
DRAWN: JP	LOCATION: CALGARY, ALBERTA	
CHECKED: DB	PROJECT TYPE: COMMERCIAL DEALERSHIP	
DATE: 5/4/26	TITLE: PROPOSED SITE AREA 3	
SCALE: 1 : 200		





LANDSCAPE LEGEND

- SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSII)
- MINIMUM 600 mm HEIGHT OR SPREAD
- DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER
- CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT
- EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1,421.30 m²
- ON BOULEVARD = 112.78 m²
- ASPHALT PAVEMENT = 7,045.54 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- GRAVEL YARD = 32,467.39 m²
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901
POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- LANDSCAPE ROCK, GRAY = 890.16 m²
- GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
- UNDERGROUND IRRIGATED
- DROUGHT RESISTANT
- ON PROPERTY = 4,371.52 m²
- BOULEVARD = 245.48 m²
- HYDRO SEEDING AREA - ROCKY MOUNTAIN FESCUE (FESTUCA SAXIMONTANA)
- NATURALLY IRRIGATED
= 5741.28 m²
- FIRE FIGHTING ACCESS PATH
- 40,000 kg SUPPORT DESIGN
- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
- EXISTING SITE SPOT ELEVATION
- PROPOSED SITE SPOT ELEVATION
- PROPOSED SITE GRADE SLOPE

LINE LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- RIGHT OF WAY
- CONTOUR LINE MAJOR EXISTING
- CONTOUR LINE MINOR EXISTING
- CONTOUR LINE MAJOR PROPOSED
- CONTOUR LINE MINOR PROPOSED
- AREA OF DISTURBANCE
- UNDERGROUND ELECTRICAL
- SANITARY EXISTING
- SANITARY PROPOSED
- STORM EXISTING
- STORM PROPOSED
- WATER LINE EXISTING
- WATER LINE PROPOSED
- 2.0 m HIGH CHAIN LINK FENCE EXISTING
- 2.0 m HIGH CHAIN LINK FENCE PROPOSED
- TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERREY @ 403-804-9417
ONCE INSTALLED FOR INSPECTION
AND APPROVAL

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JP
CHECKED:
DB
DATE:
5/4/26
SCALE:
1" = 200'

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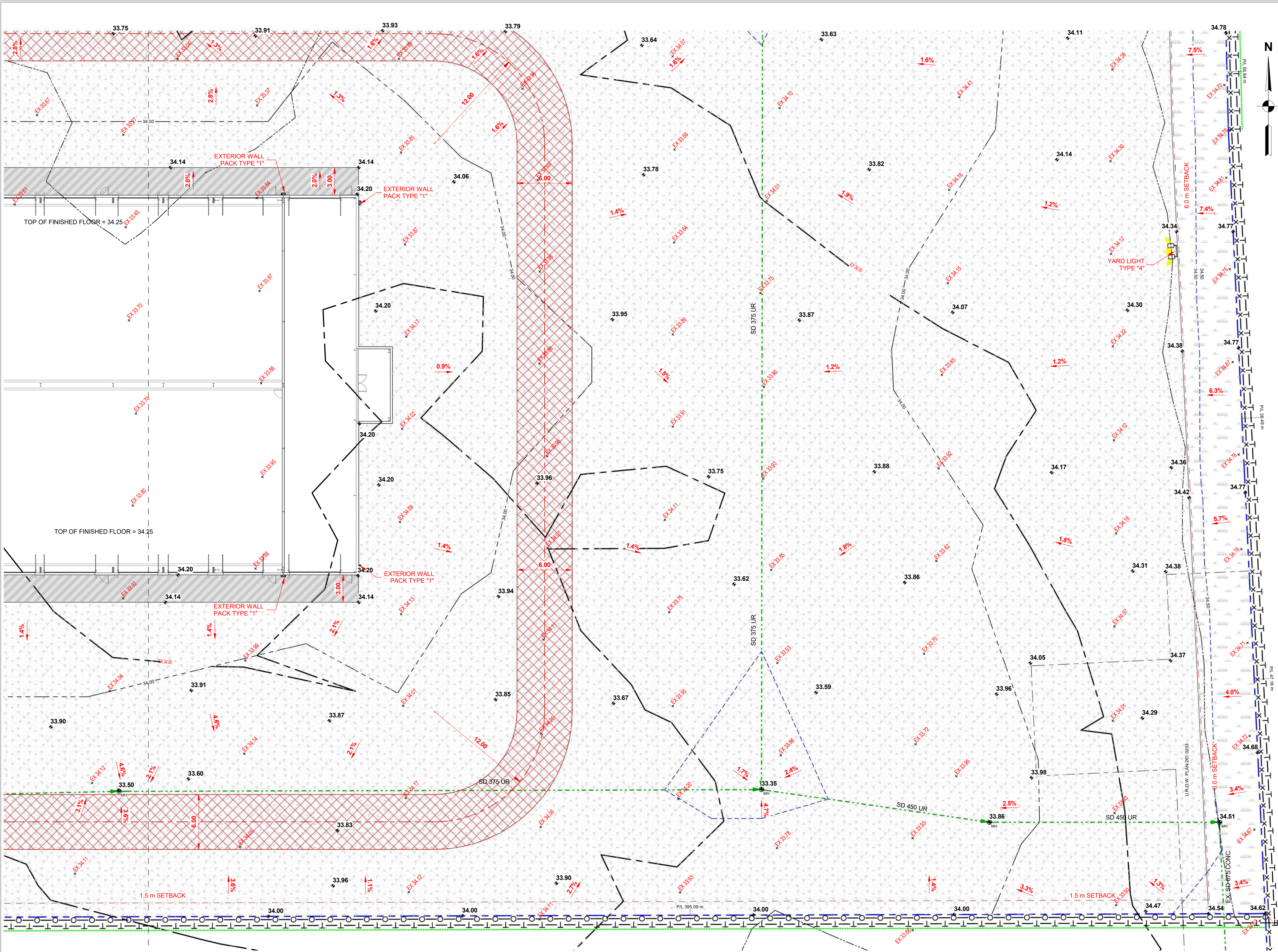
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BOSCH TRUCK GROUP INC.

LOCATION:
CALGARY, ALBERTA

PROJECT TYPE:
COMMERCIAL DEALERSHIP

TITLE:
PROPOSED SITE AREA 5

SHEET:
A1.7



- LANDSCAPE LEGEND**
- SHRUB - COMMON BEARBERRY (ARCTOSTAPHYLOS UVA-URSI)
- MINIMUM 600 mm HEIGHT OR SPREAD
 - DECIDUOUS TREE - DOUGLAS FIR (PSEUDOTSUGA MENZIESII)
- MINIMUM 50 mm CALIPER
 - CONIFEROUS TREE - BALSAM POPLAR (POPULUS BALSAMIFERA)
- MINIMUM 2.0 m HEIGHT
 - EXTERIOR CONCRETE, BROOM FINISH
- ON SITE = 1,421.30 m²
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POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
 - LANDSCAPE ROCK, GRAY = 890.16 m²
 - GRASS - FOWL BLUEGRASS (POA PALUSTRIS)
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 - FIRE FIGHTING ACCESS PATH
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- DESIGNED TO SUPPORT NFPA 1901 POINT LOAD OF 517 kPa OVER A 24" X 24" AREA
 - EXISTING SITE SPOT ELEVATION
 - PROPOSED SITE SPOT ELEVATION
 - PROPOSED SITE GRADE SLOPE

- LINE LEGEND**
- PROPERTY LINE
 - BUILDING SETBACK
 - RIGHT OF WAY
 - CONTOUR LINE MAJOR EXISTING
 - CONTOUR LINE MINOR EXISTING
 - CONTOUR LINE MAJOR PROPOSED
 - CONTOUR LINE MINOR PROPOSED
 - AREA OF DISTURBANCE
 - UNDERGROUND ELECTRICAL
 - SANITARY EXISTING
 - SANITARY PROPOSED
 - STORM EXISTING
 - STORM PROPOSED
 - WATER LINE EXISTING
 - WATER LINE PROPOSED
 - 2.0 m HIGH CHAIN LINK FENCE EXISTING
 - 2.0 m HIGH CHAIN LINK FENCE PROPOSED
 - TEMPORARY CONSTRUCTION FENCE
- CALL ANIA VERREY @ 403-804-9417
ONCE INSTALLED FOR INSPECTION
AND APPROVAL

1 SITE PLAN AREA 6
1 : 200

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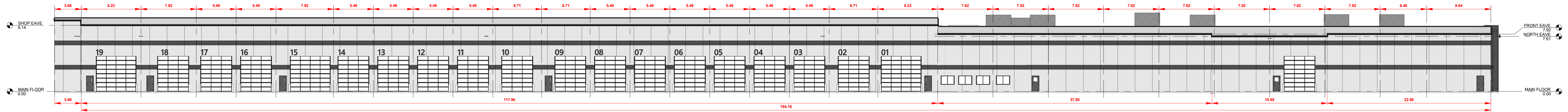
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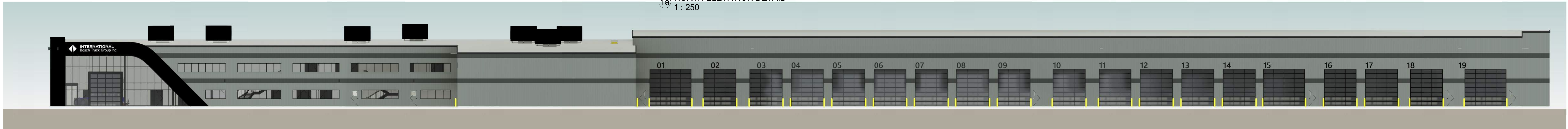
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5/4/26
SCALE:
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PROJECT NAME: BOSCH TRUCK GROUP INC.	
LOCATION: CALGARY, ALBERTA	SHEET: A1.8
PROJECT TYPE: COMMERCIAL DEALERSHIP	
TITLE: PROPOSED SITE AREA 5	

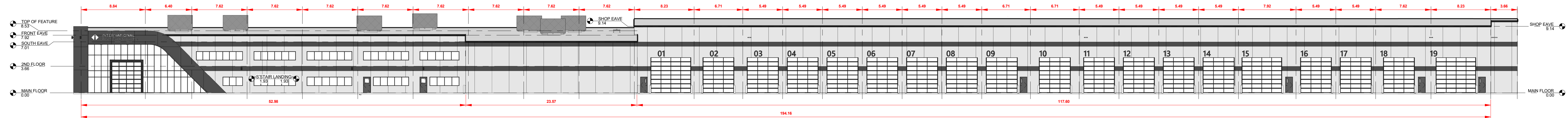
① NORTH ELEVATION
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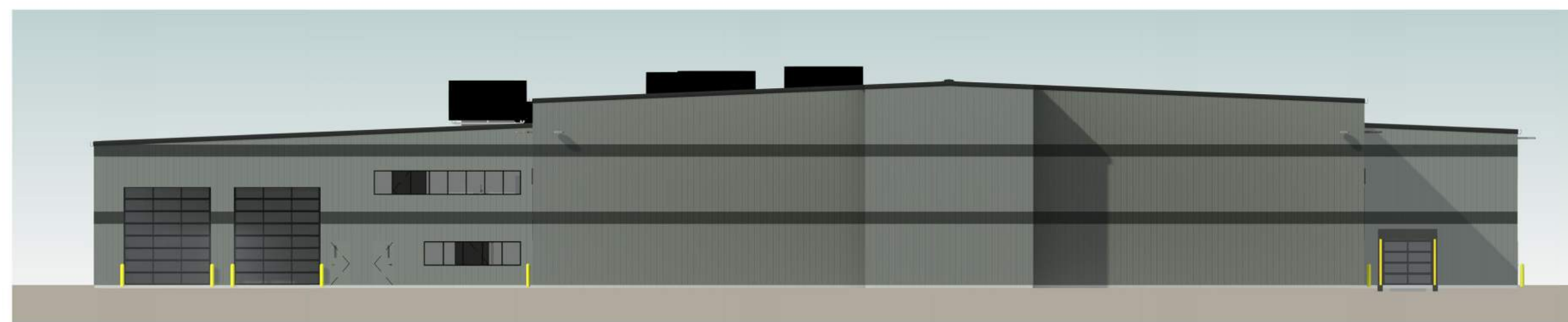
①a NORTH ELEVATION DETAIL
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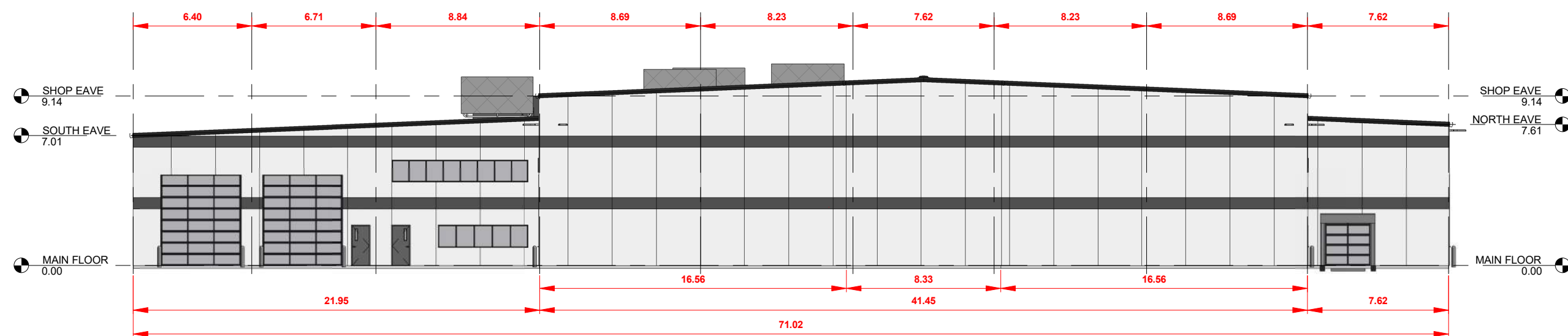
② SOUTH ELEVATION
1 : 250



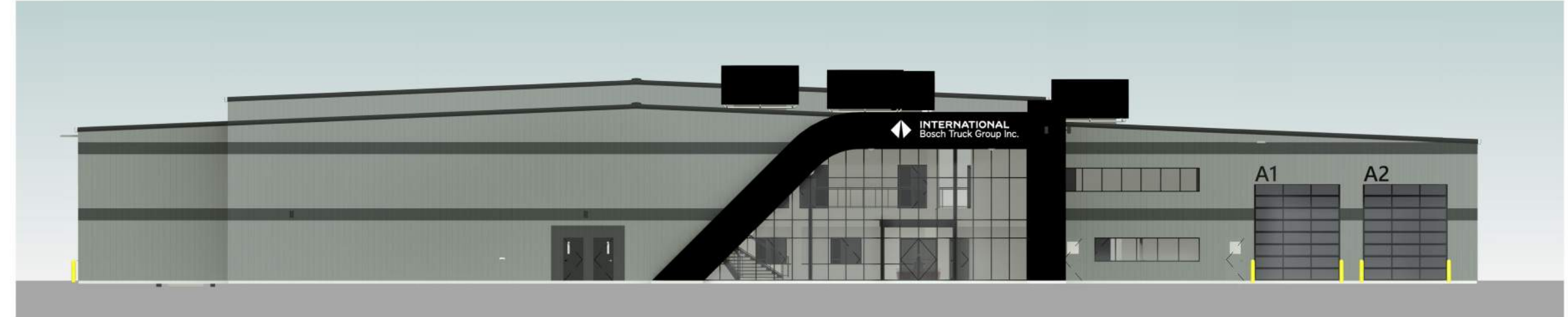
②a SOUTH ELEVATION DETAIL
1 : 250



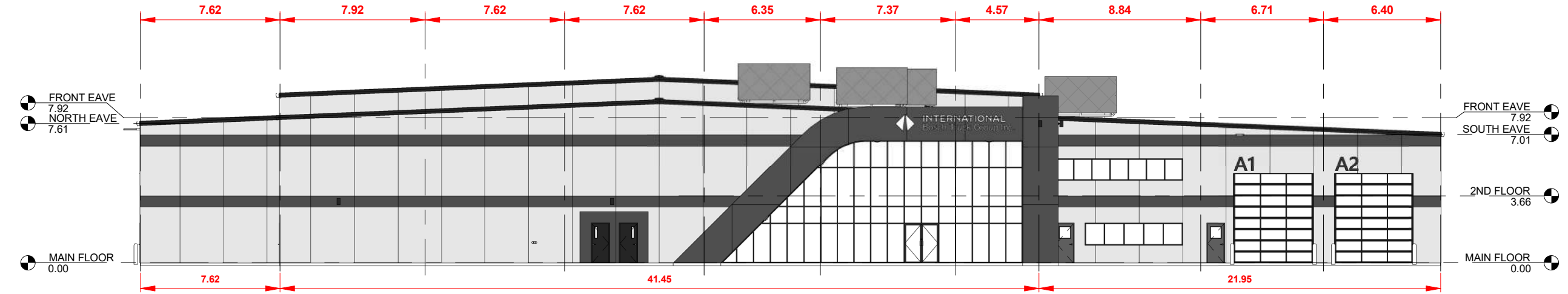
③ EAST ELEVATION
1 : 250



③a EAST ELEVATION DETAIL
1 : 250



④ WEST ELEVATION
1 : 250



④a WEST ELEVATION DETAIL
1 : 250

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BOYCHUK
DESIGN BUILD
TEL: 403-236-1940
#4 - 235090
ROCKY VIEW COUNTY, AB, T1X 0K1

DESIGN:
DJB
DRAWN:
JP
CHECKED:
DJB
DATE:
5/4/26
SCALE:
1 : 250

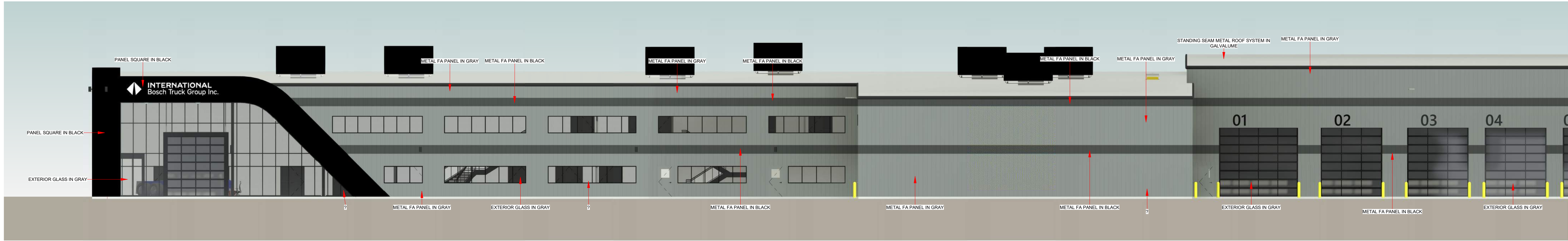
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PRIOR TO THIS DATE: **5/4/26**

PROJECT NAME:
BOSCH TRUCK GROUP INC.
LOCATION:
CALGARY, ALBERTA
PROJECT TYPE:
COMMERCIAL DEALERSHIP
TITLE:
ELEVATIONS FULL

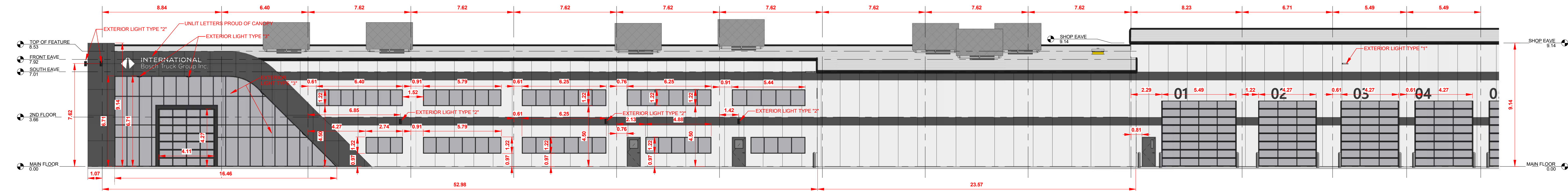
SHEET:
A3



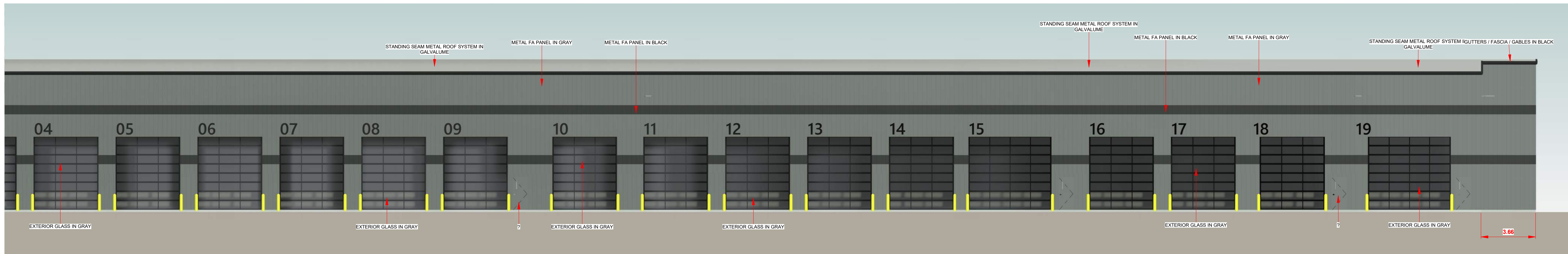
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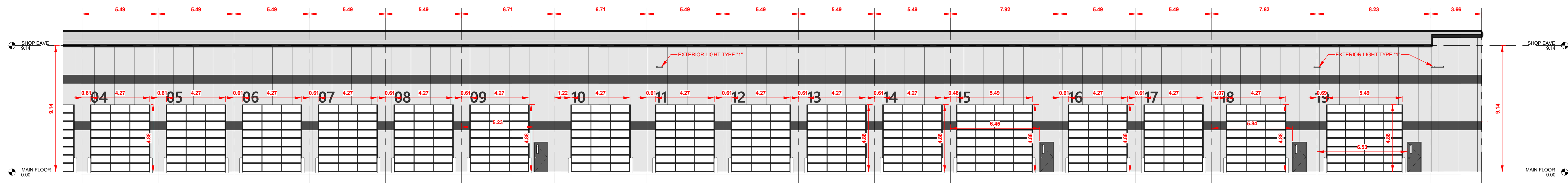
1 SOUTH ELEVATION LARGE FRONT
1: 150



2 SOUTH ELEVATION DETAIL FRONT
1: 150

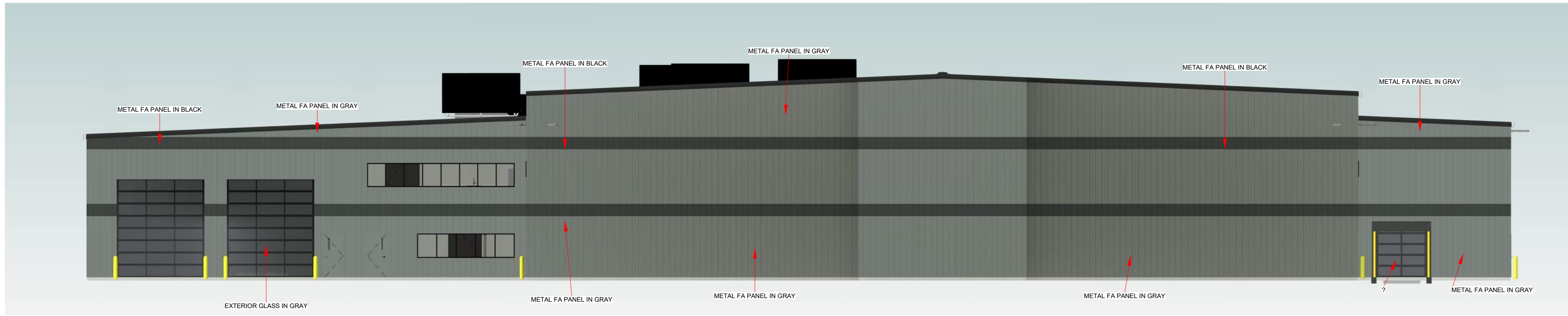


3 SOUTH ELEVATION LARGE BACK
1: 150

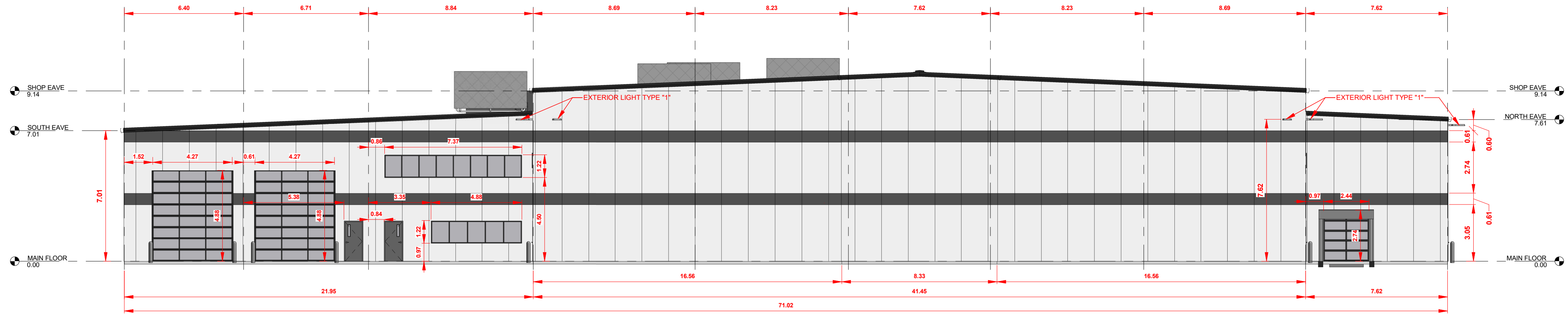


4 SOUTH ELEVATION DETAIL BACK
1: 150

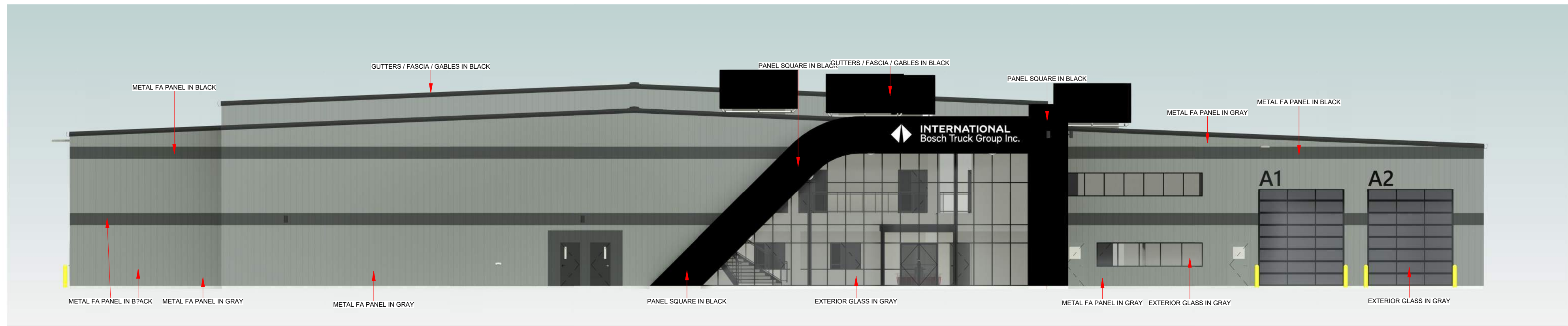
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PROJECT TYPE: COMMERCIAL DEALERSHIP		TITLE: ELEVATION DETAILS S EXP.																								



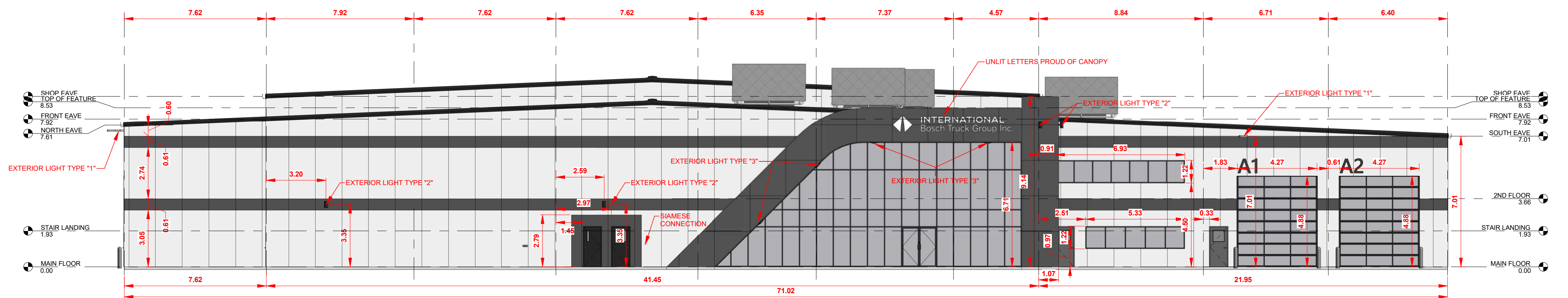
1 EAST ELEVATION LARGE
1 : 150



2 EAST ELEVATION DETAIL EXP.
1 : 150



3 WEST ELEVATION LARGE
1 : 150



4 WEST ELEVATION DETAIL EXP.
1 : 150

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DRAWN: JP	LOCATION: CALGARY, ALBERTA	
CHECKED: DB	PROJECT TYPE: COMMERCIAL DEALERSHIP	
DATE: 5/4/26	TITLE: ELEVATION DETAILS E/W EXP.	