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NORR Architects Engineers Planners
A Partnership of Corporations
Poon McKenzie Architects (Alberta) Inc. Poon McKenzie Holdings Inc.

Jonathan Hughes, Architect, AAA, OAA, AIBC, MAA, AANB, AAPE
Adrian Todella, P.Eng., APEGA
Chris Pal, P.Eng., APEGA

ROUTES CAR RENTAL

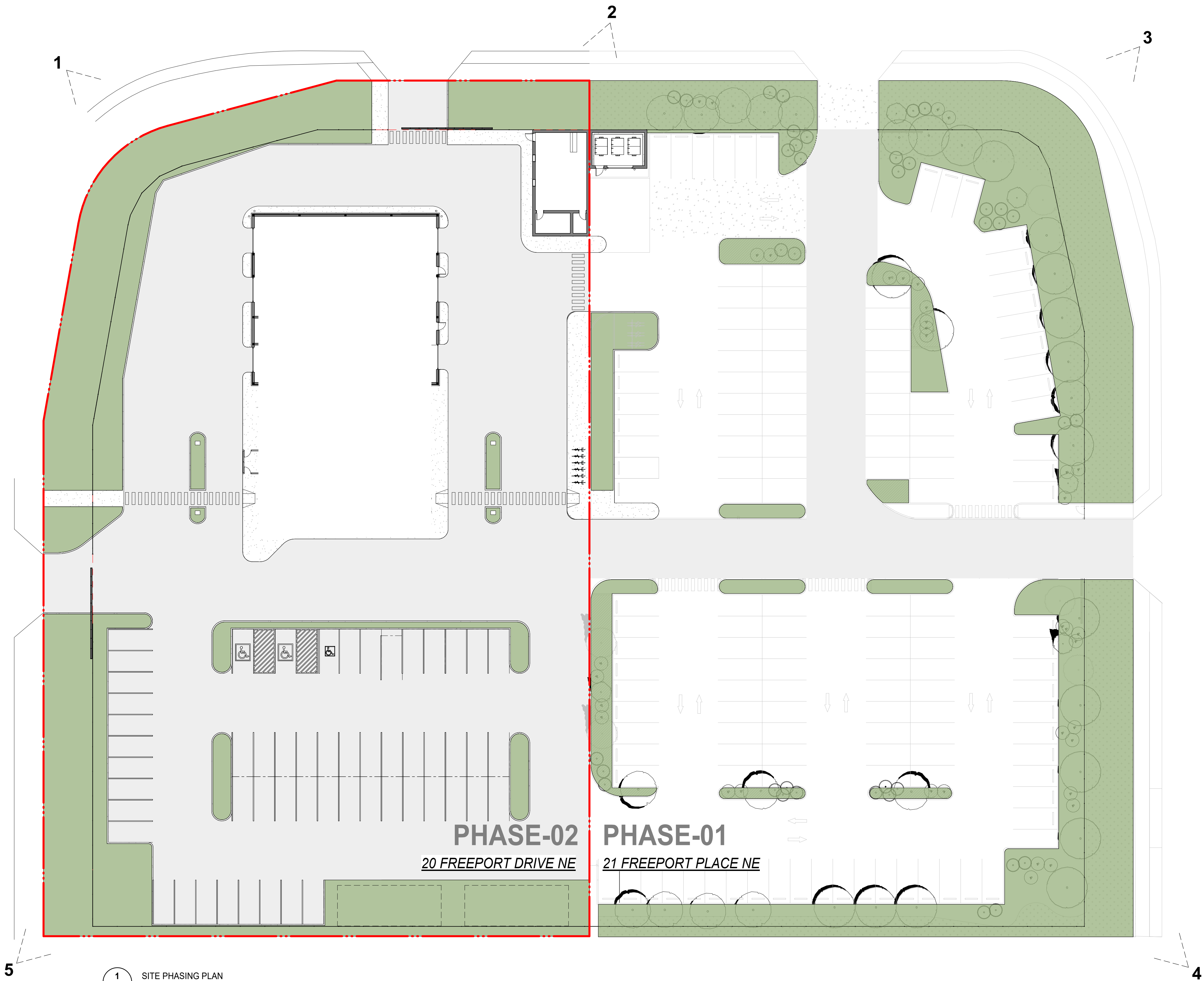
20 FREEPORT DRIVE NE & 21 FREEPORT PLACE NE, CALGARY

DEVELOPMENT PERMIT: DEVELOPMENT PERMIT NO.DP2026-01520
NORR PROJECT NUMBER: C01124-0031
CLIENT PROJECT NUMBER: CLIENT PROJECT NO.

ISSUED FOR CITY RESPONSE - APRIL 20, 2026

SHEET LIST	
Sheet Number	Sheet Name
DP00-00	COVER SHEET
DP10-00	SITE STATISTICS, VICINITY PLAN AND SITE PHOTOS
DP10-01	3D REFERENCE VIEWS
DP10-02	OVERALL SITE PLAN
DP10-03	SITE SECTION, FENCE DETAILS & HANDICAP ACCESS PLAN
DP10-04	FIRE ROUTE ACCESS & SITE DETAILS
DP10-05	WASTE AND RECYCLING ROUTE
DP10-06	WASTE AND RECYCLING PLANS & DETAILS
DP20-01	LEVEL 1 OVERALL FLOOR PLAN
DP20-02	LEVEL 2 OVERALL FLOOR PLAN AND ROOF PLAN
DP40-01	OVERALL BUILDING ELEVATIONS
DP43-01	OVERALL BUILDING SECTIONS

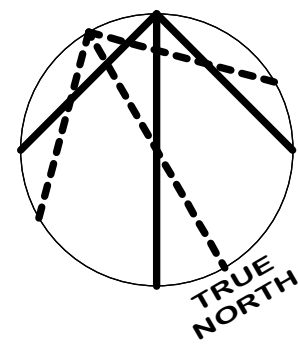
SURVEY ADDRESS CITY, PROVINCE, POSTAL CODE PHONE NUMBER	CIVIL RICHVIEW ENGINEERING Richview Engineering Inc. UNIT 130,201-38 Avenue NE CALGARY, ALBERTA	ARCHITECTURE NORR Architects Engineers Planners 2300, 411 - 1st Street SE, Calgary, AB Canada T2G 4Y5 T 403 264 4000 F 403 269 7215	STRUCTURAL NORR Architects Engineers Planners 2300, 411 - 1st Street SE, Calgary, AB Canada T2G 4Y5 T 403 264 4000 F 403 269 7215
MECHANICAL 2300, 411 - 1st Street SE, Calgary, AB Canada T2G 4Y5 T 403 264 4000 F 403 269 7215	ELECTRICAL NORR Architects Engineers Planners 2300, 411 - 1st Street SE, Calgary, AB Canada T2G 4Y5 T 403 264 4000 F 403 269 7215	INTERIORS ADDRESS CITY, PROVINCE, POSTAL CODE PHONE NUMBER	LANDSCAPE Scatliff Miller Murray 1120-201 Portage Ave, Winnipeg, MB R3B 3K6, Canada T 403 264 4000 F 403 269 7215



1 SITE PHASING PLAN
SCALE: 1:250

Site Information

LAND USE DISTRICT	INDUSTRIAL - COMMERCIAL (I- C) DISTRICT		
LEGAL DESCRIPTION	PLAN 041 0528	BLOCK 5	LOT 2
	PLAN 0410528	BLOCK 5	LOT 1
PROPOSED APPLICATION...	20 FREEPORT DRIVE NE, CALGARY, AB & 21 FREEPORT PLACE NE CALGARY AB		
COMMUNITY	STONEY 2		
SITE AREA	11,498.4sqm	123767.74SF	2.84AC



Development Statistics

PROPOSED USE	VEHICLE RENTAL - MAJOR CARWASH - SINGLE VEHICLE AUTO SERVICE - MINOR		
DENSITY	REQUIRED		
Minimum	n/a		
Maximum	n/a		
Proposed	n/a		
SITE COVERAGE	REQUIRED		
Building Footprint	961.47 SM	8.5% (OF BOTH LOTS)	
Hard Surfaced Areas			
Maximum	n/a	n/a	
Proposed	3,880.0 SM	33%	
Landscaping			
Minimum	n/a	n/a	
Proposed	n/a	n/a	
Total		0	

BUILDING SETBACKS	BYLAW REQ. MIN.		
FRONT	6.0 M		
REAR	6.0 M	Adjoining parcel is residential or special purpose	
REAR	1.2 M	Adjoining parcel is industrial or commercial	
SIDE	1.2 M	Adjoining parcel is industrial or commercial	
SIDE	6.0 M	Adjoining parcel is residential or special purpose	
HEIGHT	BYLAW REQ.	PROJ. PROPOSED	
Maximum Building Height	12.0 M	7.2 M	

Area Calculations - Gross Floor Area

LEVEL	GROSS FLOOR AREA		RENTABLE AREA		EFFICIENCY
Building	SM	SF	SM	SF	%
LEVEL 1	796.2	8,570.7	700.0	7,534.7	87.91%
LEVEL 2	185.2	1,993.8	160.0	1,722.2	86.38%
OVERALL TOTAL	981.5 SM	10,564.5 SF	860.0 SF	9,257.0 SF	87.62%
OVERALL TOTAL	981.5 SM	10,564.5 SF	860.0 SM	9,257.0 SF	87.62%

Vehicle Parking Provided

TYPE	REQUIREMENT	REQUIRED STALLS	PROVIDED STALLS
OVERALL		41	52
VEHICLE RENTAL - MAJOR	1.00 stalls/1 Inventory Vehicles on Parcel	40.00	51
AUTO SERVICE - MINOR	n/a	0.00	0
CAR WASH - SINGLE VEHICLE	1 stall for drying area of washbay	1.00	1
Total Stalls		41	52 + 139 = 191
Deficiency			NO
Barrier Free Parking	1 BF stall per 25 for first 100	3	3
	1 BF stall per additional 100	0	0
TOTAL BF STALLS REQUIRED		3	3

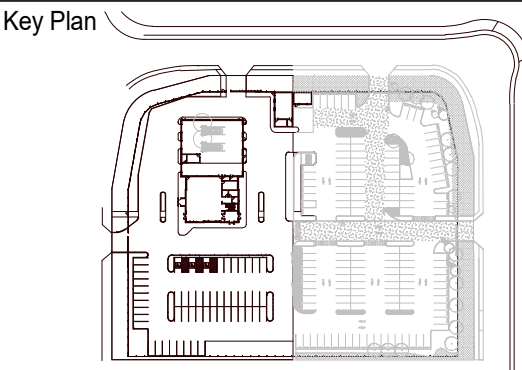
Bicycle Parking

TYPE	REQUIREMENT	REQUIRED STALLS	PROVIDED STALLS
VEHICLE RENTAL - MAJOR		0	0
Class 1	n/a	n/a	0
Class 2	n/a	n/a	0
AUTO SERVICE - MINOR		1	4
Class 1	n/a	0	0
Class 2	1.00 stall/ 2000sqm of GFA	1	4
CAR WASH - SINGLE VEHICLE		0	2
Class 1	n/a	0	0
Class 2	n/a	0	2
Total Bike Stalls		0	6 + 6 = 12

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Project Component



Consultants

Survey: RICHVIEW ENGINEERING
Civil: NORR Architects Engineers Planners
Architecture: NORR Architects Engineers Planners
Structural: NORR Architects Engineers Planners
Mechanical: NORR Architects Engineers Planners
Electrical: NORR Architects Engineers Planners
Interiors: Scatiff Miller Murray
Landscape: Scatiff Miller Murray

Seal(s)

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Allan Tait, P.Eng., P.Eng., AIAPE
Chris Hall, P.Eng., AIAPE

Project Manager

D.H.O.

Project Leader

Checked

Checker

Client

ROUTES CAR RENTAL

Project

ROUTES CAR RENTAL

20 FREEPORT DRIVE NE & 21 FREEPORT PLACE NE,
CALGARY AB

Drawing Title

SITE STATISTICS, VICINITY

PLAN AND SITE PHOTOS

Scale

1 : 250

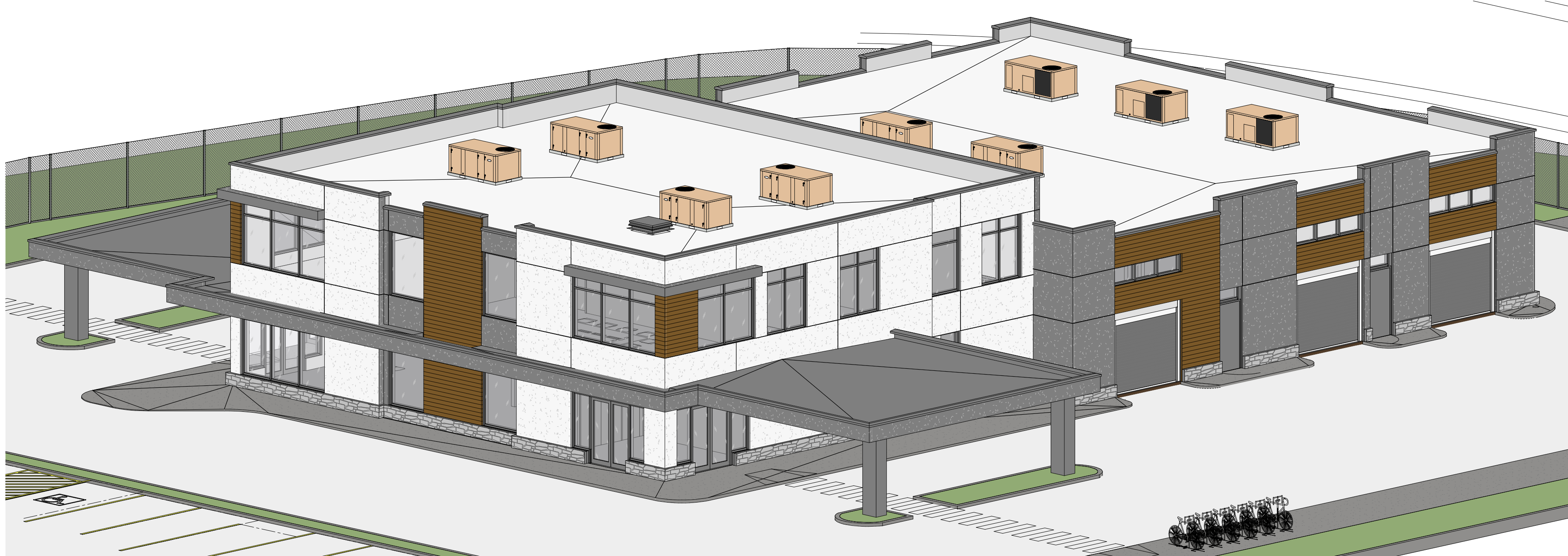
Project No.

C01124-0031

Drawing No.

DP10-00

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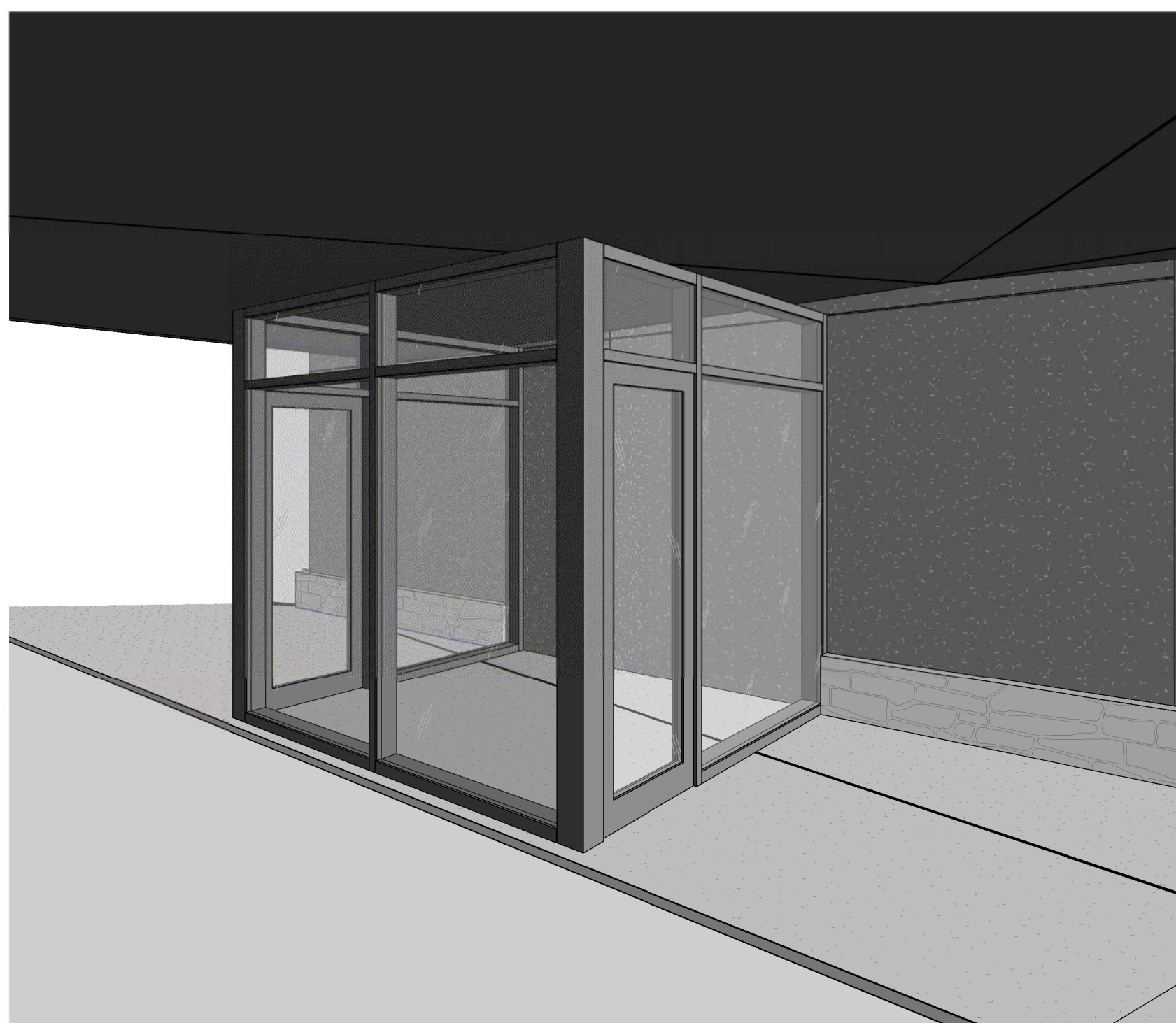
1 3D REFERENCE
DP10-01
SCALE:



3 3D REFERENCE
DP10-01
SCALE:



4 3D REFERENCE
DP10-01
SCALE:



5 3D REFERENCE BOOTH
DP10-01
SCALE:



2 3D REFERENCE
DP10-01
SCALE:

DATE ISSUED FOR REV

4

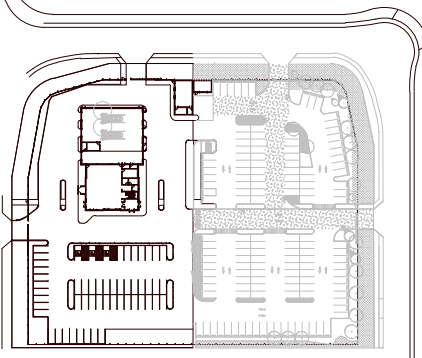
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Project Component

Key Plan



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Seal(s)

2

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D.H.O.

Project Leader

Client

ROUTES CAR RENTAL

Project

ROUTES CAR RENTAL

20 FREEPORT DRIVE NE & 21 FREEPORT PLACE NE,
CALGARY AB

Drawing Title

3D REFERENCE VIEWS

Scale

Project No.

C01124-0031

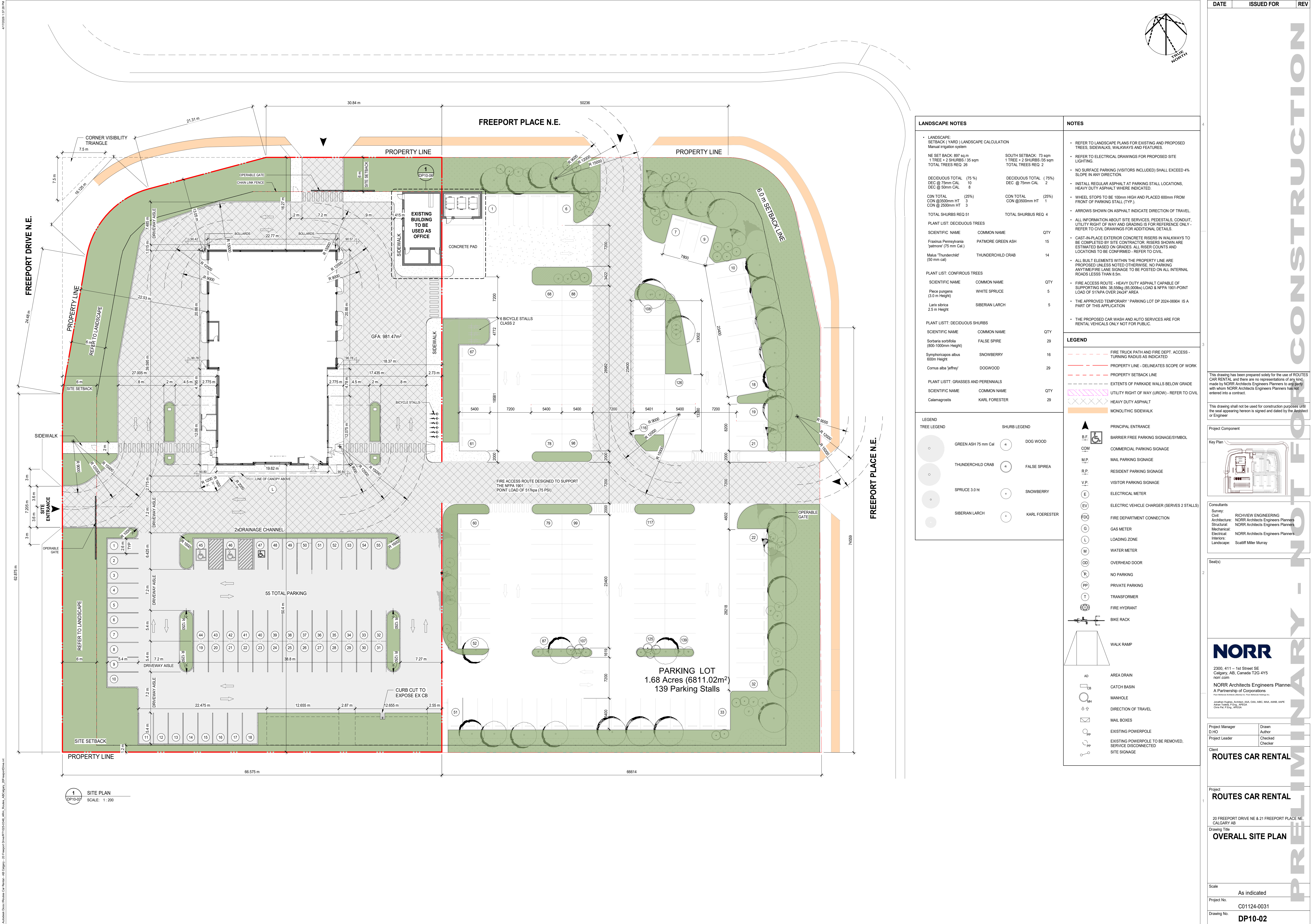
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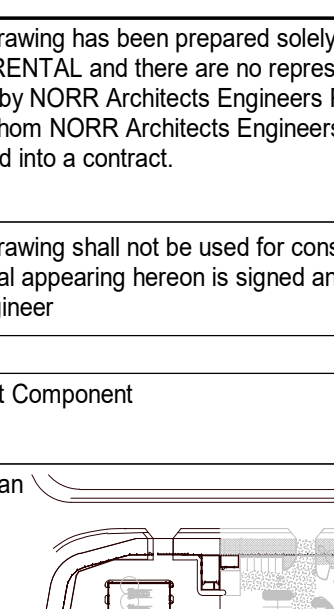
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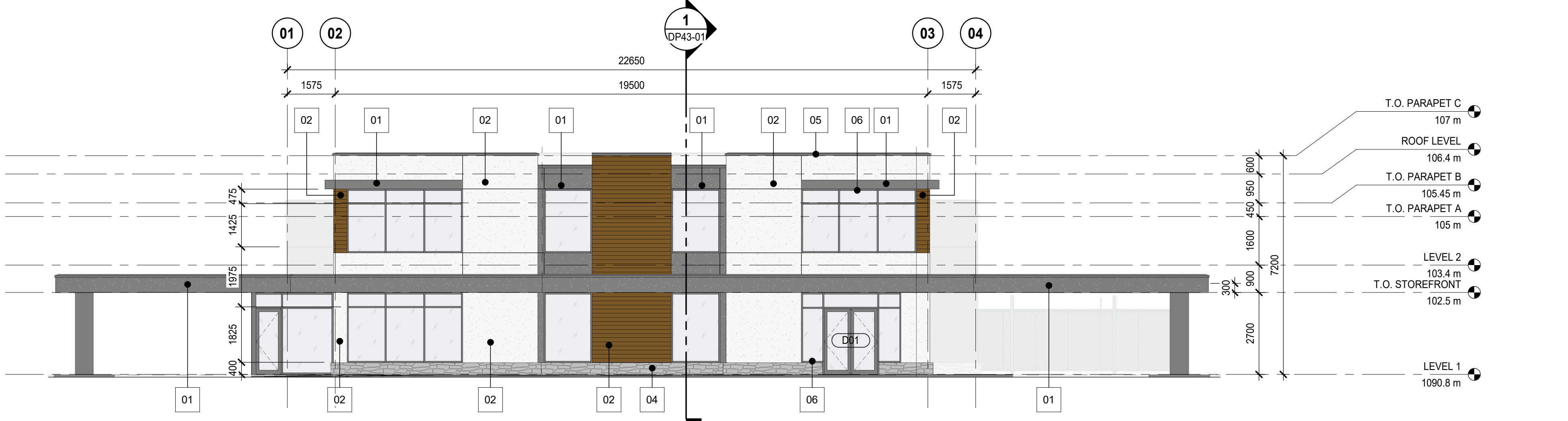
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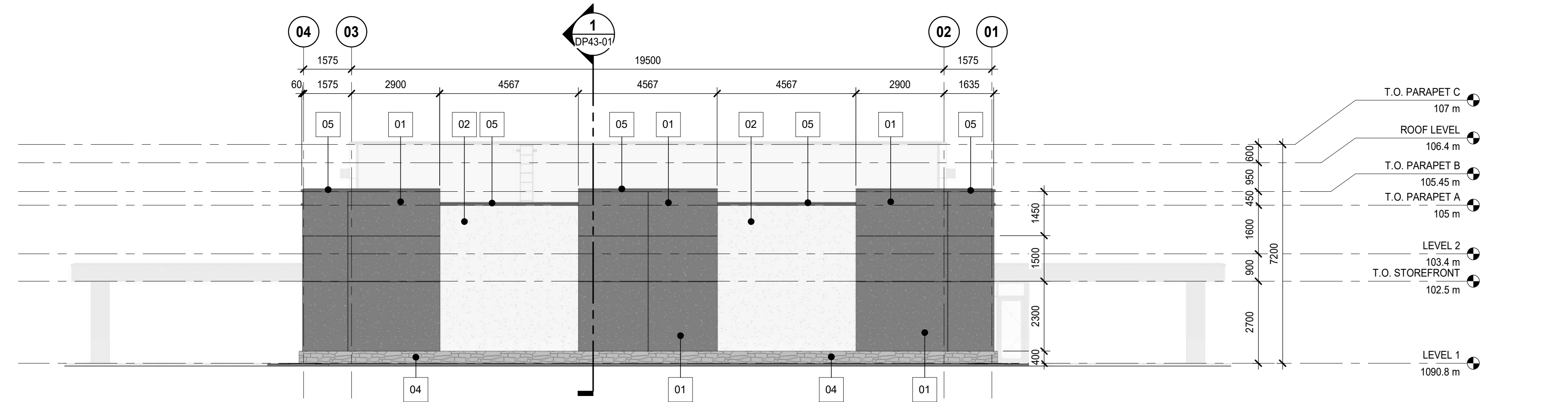
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Autodesk Docs | Routes Car Rental - AS Calgary - 20 | Freeport Drive NE & 21 Street SE
Drawing Title: Overall Site Plan



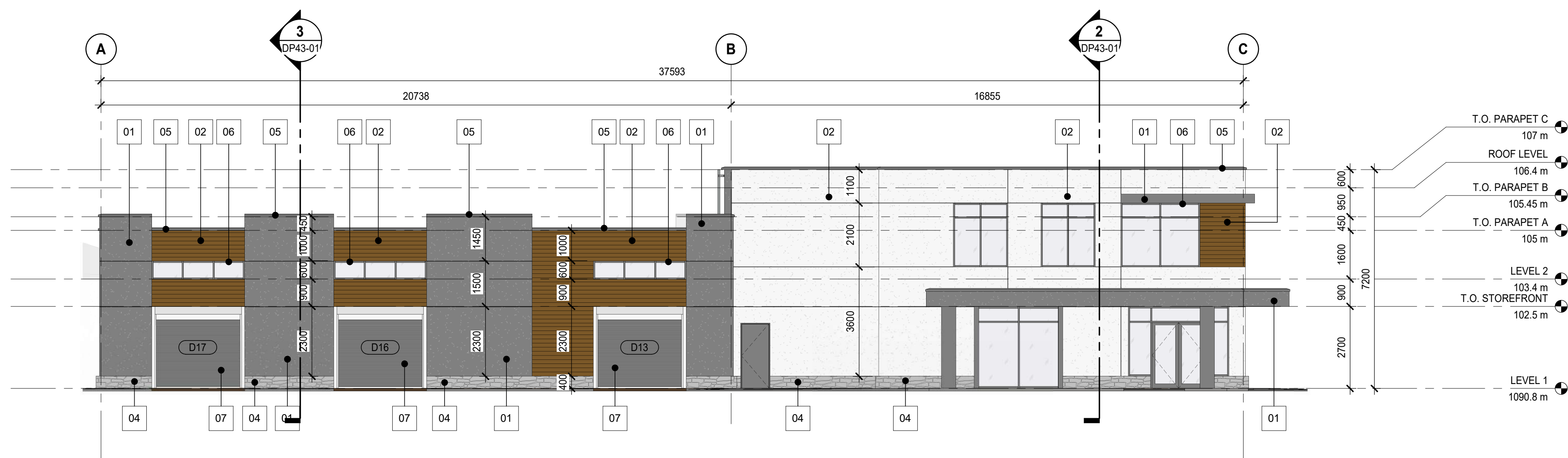
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Project Component		
Key Plan		
		
Consultants		
Survey:	RICHVIEW ENGINEERING	
Civil:	NORR Architects Engineers Planners	
Structural:	NORR Architects Engineers Planners	
Mechanical:	NORR Architects Engineers Planners	
Electrical:	NORR Architects Engineers Planners	
Interiors:	Scatiff Miller Murray	
Landscape:		
Seal(s)		
2		
NORR		
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NORR Architects Engineers Planners A Partnership of Corporations Jonathan Hughes, Architect, AIA, CMA, NBC, BNA, AIA, AIAPE Allan Tait, P.Eng., P.Eng., AIAPE Chris Hall, P.Eng., AIAPE		
Project Manager	Drawn	Author
D.H.O.	Author	Author
Project Leader	Checked	Checked
Client	ROUTES CAR RENTAL	
Project	ROUTES CAR RENTAL	
20 FREEPORT DRIVE NE & 21 FREEPORT PLACE NE, CALGARY AB		
Drawing Title		
OVERALL SITE PLAN		
Scale		
As indicated		
Project No.	C01124-0031	
Drawing No.	DP10-02	
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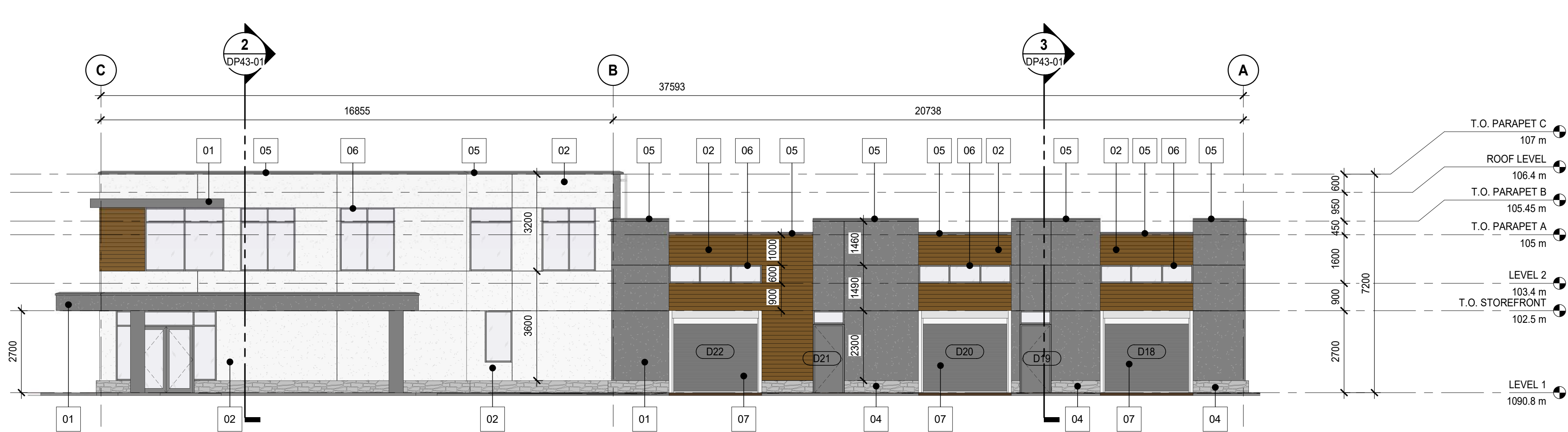
5 SOUTH ELEVATION
DP40-017
SCALE: 1:100



2 NORTH ELEVATION
DP40-017
SCALE: 1:100



6 WEST ELEVATION
DP40-017
SCALE: 1:100



1 EAST ELEVATION
DP40-017
SCALE: 1:100

MATERIALS LEGEND	
01	EXTERIOR INSULATED FINISHING SYSTEM (EIFS) COLOR: ELEMENT GREY
02	EXTERIOR INSULATED FINISHING SYSTEM (EIFS) COLOR: WHITE
03	FIBER CEMENT WALL BOARD COLOR: WOOD GRAIN FINISH
04	MANUFACTURERS STONE VENEER COLOR: CONCRETE FINISH
05	PREFINISHED METAL CAP FLASHING COLOR: ELEMENT GRAY
06	ALUMINUM STOREFRONT GLAZING COLOR: GLAZING IN BLACK ANODIZED
07	HOLLOW METAL INSULATED DOORS / FRAMES: COMPACT OR DOOR PAINTED TO MATCH ADJACENT CLADDING FINISH.

NOTES	
• ALL RAILINGS TO BE TOP MOUNTED, DOUBLE TOP BAR SQUARE BAR PROFILE • ALL BALCONY SLABS TO BE PAINTED WHITE • ALL EXTERIOR GRILLS, VENTS & FLASHING COLOUR TO MATCH ADJACENT MATERIAL HATCH LEGEND - (HATCHES ENLARGED FOR CLARITY)	
	GLAZING: CLEAR
	MULLIONS: BLACK

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Adam Tisdale, P.Eng., APECA
Chris Pate, P.Eng., APECA

Project Manager D.H.O.	Drawn Author
Project Leader	Checked Checker

Client
ROUTES CAR RENTAL

Project
ROUTES CAR RENTAL

20 FREEPORT DRIVE NE & 21 FREEPORT PLACE NE,
CALGARY AB

Drawing Title
**OVERALL BUILDING
ELEVATIONS**

Scale
As indicated

Project No.
C01124-0031

Drawing No.
DP40-01

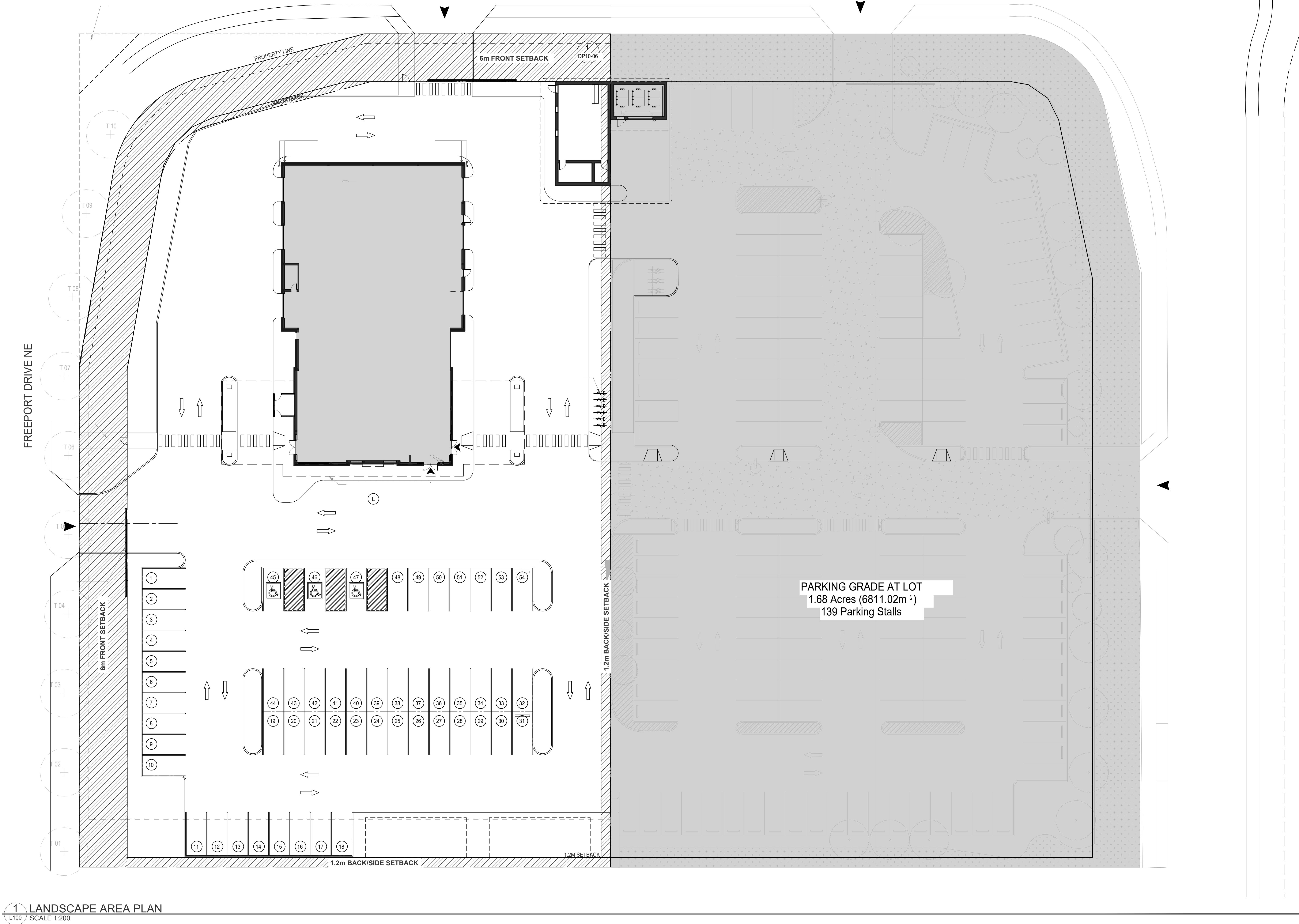
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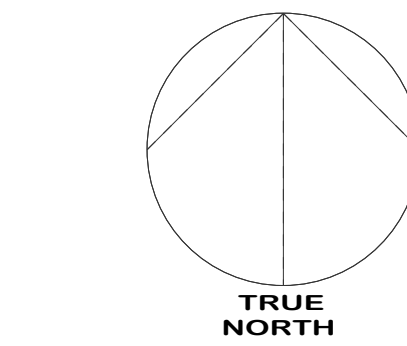
FREEPORT DRIVE NE

FREEPORT PL NE



LANDSCAPE BYLAW REVIEW

Land Use:	I-C Industrial
Legal Address:	PLAN 0410523 BLOCK 5 LOT 2
Municipal Address:	20 FREEPORT DRIVE NE
Site Area:	6,668.02 SM
Landscape Requirements	
Parking Area: 3880 m2	Landscaping not required under 5000m2
Front Setback: 900m2	1 Tree + 2 Shrubs / 35m2 = 26 trees, 52 shrubs
Rear/Side Setback: 187m2	1 Tree + 2 Shrubs / 35m2 = 6 trees, 12 shrubs
Total Trees: 32	
Deciduous Trees: 75% = 24	50% 50 cal = 12 50% 75 cal = 12
Coniferous Trees: 25% = 8	50% 2m ht = 4 50% 3m ht = 4
Total Shrubs: 52	



[SMM]

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Seal(s)

2

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Blair G. Robinson, Architect, AIA, R.A.I.C., M.A.S.C.
A. David Robinson, Architect, AIA, R.A.I.C., M.A.S.C.
Alicia Taylor, P. Eng., P.E.C.E.
Chris Lee, P. Eng., P.E.C.E.

Project Manager

Drawn

Project Leader

Checked

Client

OWNER

CLIENT ADDRESS

Project
1 ROUTES CAR RENTAL

Drawing Title

LANDSCAPE AREA
PLAN

Scale

As indicated

Project No.

Drawing No.

L100

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