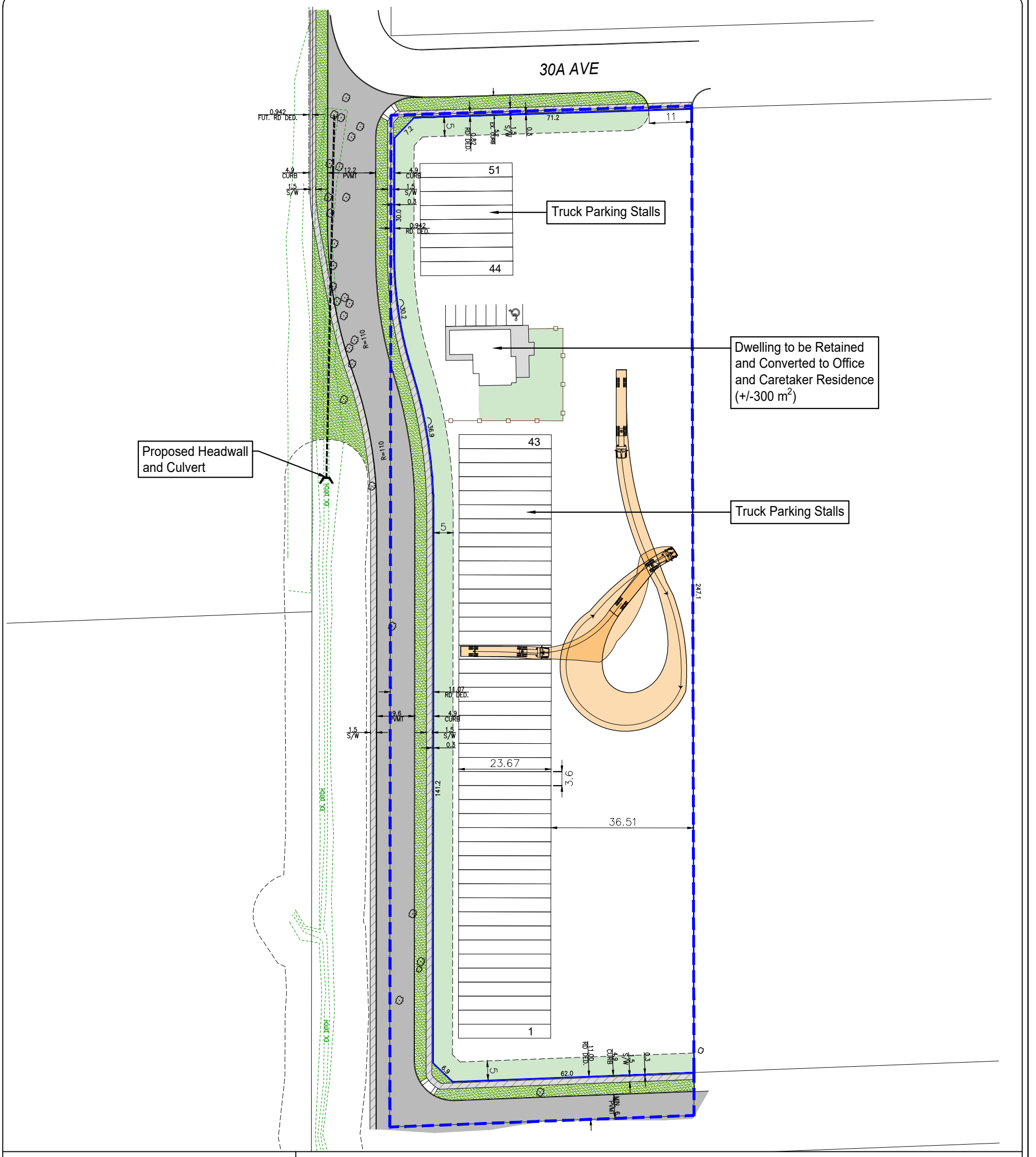


LEGEND

- Subject Property
- Proposed Lot Line
- 5 m On-Site Landscaping
- Zoning Setbacks
- Proposed Sidewalk
- Proposed Boulevard
- Proposed Road
- Existing Surveyed Trees

STATISTICS

Existing Zoning: SR-2 - Suburban Residential

Proposed Zoning: M-2 - Industrial

Gross Lot Area: 2.01 ha / 4.97 ac

Net Lot Area: 1.71 ha / 4.23 ac

Road Dedication Area: 0.30 ha / 0.74 ac

OCP Designation: Industrial

Total Proposed Truck Parking Stalls: 51

Note: The northern portion of the existing stream to be closed to accommodate the proposed road alignment. This impacted portion of stream is to be managed under a forthcoming *WSA* Section 11 Change Approval.

CLIENT: **1374535 BC Ltd.**

PROJECT: **26010 30A Avenue, Langley**

DRAWING TITLE: **Truck Parking Concept**

PROJECT No.	DATE:	DRAWING:	SCALE:
20-2148	February 3, 2023	01	1:1,000

PRELIMINARY PLAN - SUBJECT TO APPROVAL(S) FROM FEDERAL, PROVINCIAL AND LOCAL AUTHORITIES

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