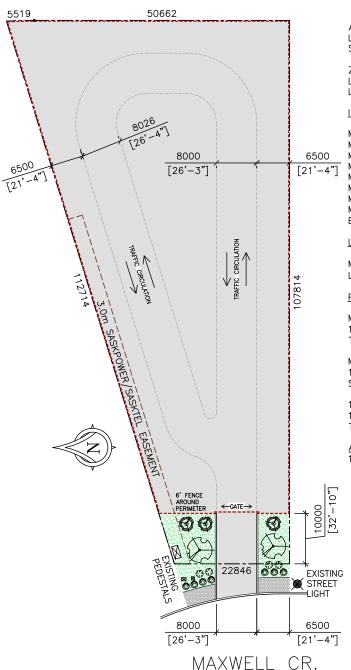
Appendix A-3



ADDRESS 409 MAXWELL CR.

LOT 11, BLOCK 21, PLAN 77R56670 LEGAL DESC.

SCALE 1:500

ZONING INDUSTRIAL LIGHT (IL) LAND USE STORAGE, OUTDOOR LOT AREA 4,262sq.m.

INDUSTRIAL LIGHT ZONING REQUIREMENTS

MIN. FRONT YARD SETBACK MIN. REAR YARD SETBACK N/A MIN. SIDE YARD SETBACKS
MIN. TOTAL SIDE YARD SETBACK
MAX. LOT COVERAGE ΝÍL 3.0m 75% MAX. BUILDING/STRUCTURE HEIGHT 15m MIN. PARKING STALLS MIN. LOADING STALLS O REQUIRED 0 REQUIRED BICYCLE PARKING REQUIREMENTS N/A

LANDSCAPING REQUIREMENTS

MIN. TOTAL SITE LANDSCAPING 213.1sq.m. (5% OF LOT AREA) 245sq.m. (5.7% EXCEEDS MIN.) LANDSCAPED AREA PROVIDED

PLANTING RATIOS

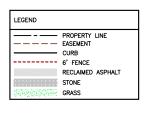
MIN. 1 TREE PER 40sq.m. OF REQUIRED SITE LANDSCAPING 1 TREE x 213.1sq.m./40sq.m. = 5.33 = > 5 TREES TOTAL TREES PROVIDED: 2

MIN. 1 DECIDUOUS TREE FOR EVERY 10m ALONG ROADWAY 1 TREE x 22.846m/10m = 2.3 => 2 STREET TREES STREET TREES PROVIDED: 2

1 SHRUB PER 20sq.m. OF REQUIRED SITE LANDSCAPING 1 SHRUB x 213.1sq.m./20sq.m. = 10.66 => 11 SHRUBS TOTAL SHRUBS PROVIDED: 11

AESTHETIC SCREENING REQUIREMENTS

1.83m (6ft.) FENCE ALONG ABUTTING LOT LINES REQUIRED FOR AN OUTDOOR STORAGE AREA





Maxcom Properties Ltd. Address 409 Maxwell Crescent

Regina, Saskatchewan Drawing Name

Preliminary Site Plan

Drawn By NP Scale 1:750 Revision

Oct. 2, 2020

385 Maxwell Crescent Regina, Saskatchewan S4N 5X9

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