

**PROJECT DATA**

CLIENT: COSTCO WHOLESALE  
 999 LAKE DRIVE  
 ISSAQUAH, WA 98027

PROJECT ADDRESS: BARON ROAD & LECKIE ROAD  
 KELOWNA, BRITISH COLUMBIA

**SITE DATA:**

**COSTCO SITE AREA:** 68,036.9M<sup>2</sup> (6.80 HA)  
 732,343FT<sup>2</sup> (16.81 AC)

**INCLUDES:**

**WAREHOUSE SITE:** 59,719.7M<sup>2</sup> (5.97 HA)  
 642,818FT<sup>2</sup> (14.76 AC)

**AUX. PARKING/FUEL:** 8,317.2M<sup>2</sup> (0.83 HA)  
 89,526FT<sup>2</sup> (2.06 AC)

**JURISDICTION:** CITY OF KELOWNA

**ZONING:** WAREHOUSE SITE: A1 - AGRICULTURAL  
 AUXILIARY SITE: C4 - URBAN COMMERCIAL

**BOUNDARY INFORMATION:** THIS DRAWING IS BASED  
 ON A SURVEY RECEIVED  
 SEPTEMBER 27, 2017.

**BUILDING DATA:**

**TOTAL BUILDING FOOTPRINT AREA:** 158,734 SF

**INCLUDES:**

**WAREHOUSE MAIN LEVEL:** 154,905 SF  
**ENCLOSED CANOPY:** 3,829 SF

**PARKING DATA:**

**PROVIDED:**

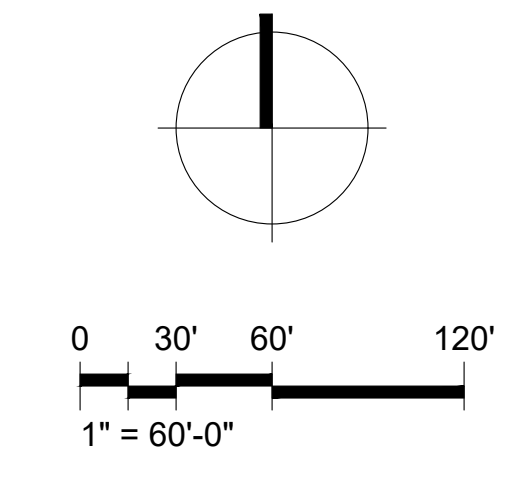
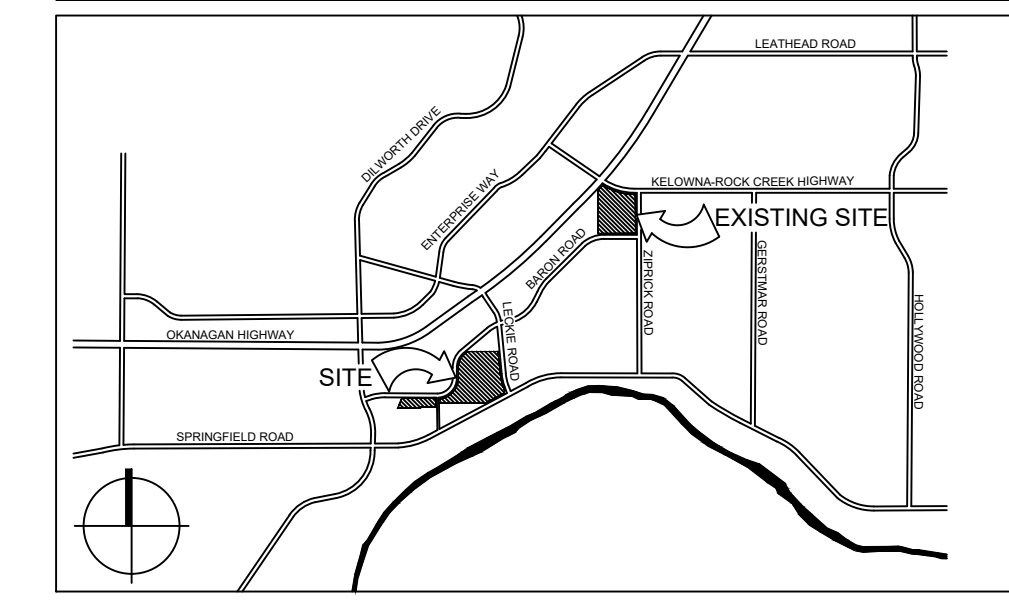
10' WIDE WAREHOUSE SITE STALLS 812 STALLS  
 GAS BAR SITE STALLS 79 STALLS  
 ACCESSIBLE STALLS 16 STALLS

**TOTAL PARKING PROVIDED:** 907 STALLS

**NO. OF STALLS PER 1000 SF OF BUILDING AREA:** 5.78 STALLS

**NOTES:**  
 EXISTING CONDITIONS TO BE FIELD VERIFIED.

**VICINITY MAP**



BARON ROAD & LECKIE ROAD  
 KELOWNA, BRITISH COLUMBIA



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18-5380-01  
 AUGUST 1, 2019

PRELIMINARY  
 SITE PLAN

P11-11

**COSTCO WHOLESALE**

KELOWNA, B. C., CANADA

**PRELIMINARY SITE PLAN**

AUGUST 1, 2019

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1 LANDSCAPE PLAN  
LDP1 SCALE: 1:500

CHARACTER IMAGES

CHARACTER IMAGES



SITE PLAN LEGEND:

- LIMIT OF WORK
- MIXED SHRUB AND GROUNDCOVER PLANTING BEDS

LANDSCAPE DEVELOPMENT DATA:

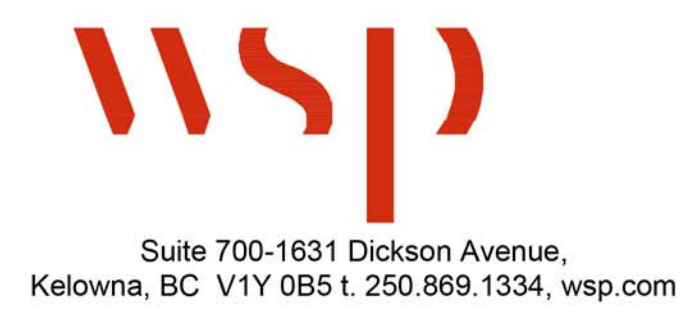
1. PLANT MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM TO MINIMUM STANDARDS ESTABLISHED IN THE CANADIAN LANDSCAPE STANDARD (CURRENT EDITION).
2. THE LANDSCAPE DESIGN DESIGNATED HEREIN IS CONCEPTUAL BUT REFLECTS THE MINIMUM ACCEPTABLE QUALITY AND SIZE.
3. PLANT MATERIAL SELECTIONS ARE CONCEPTUAL ONLY. FINAL PLANTING SELECTIONS MAY VARY DEPENDING UPON AVAILABILITY.
4. ALL PLANTING BEDS SHALL HAVE APPROVED MULCH.
5. ALL LANDSCAPE AREAS TO BE IRRIGATED WITH AN EFFICIENT AUTOMATIC IRRIGATION SYSTEM.
6. THIS DRAWING DEPICTS FORM AND CHARACTER AND IS TO BE USED FOR DEVELOPMENT PERMIT SUBMISSION ONLY. IT IS NOT INTENDED FOR USE AS A CONSTRUCTION DOCUMENT.

REPRESENTATIVE PLANT LIST

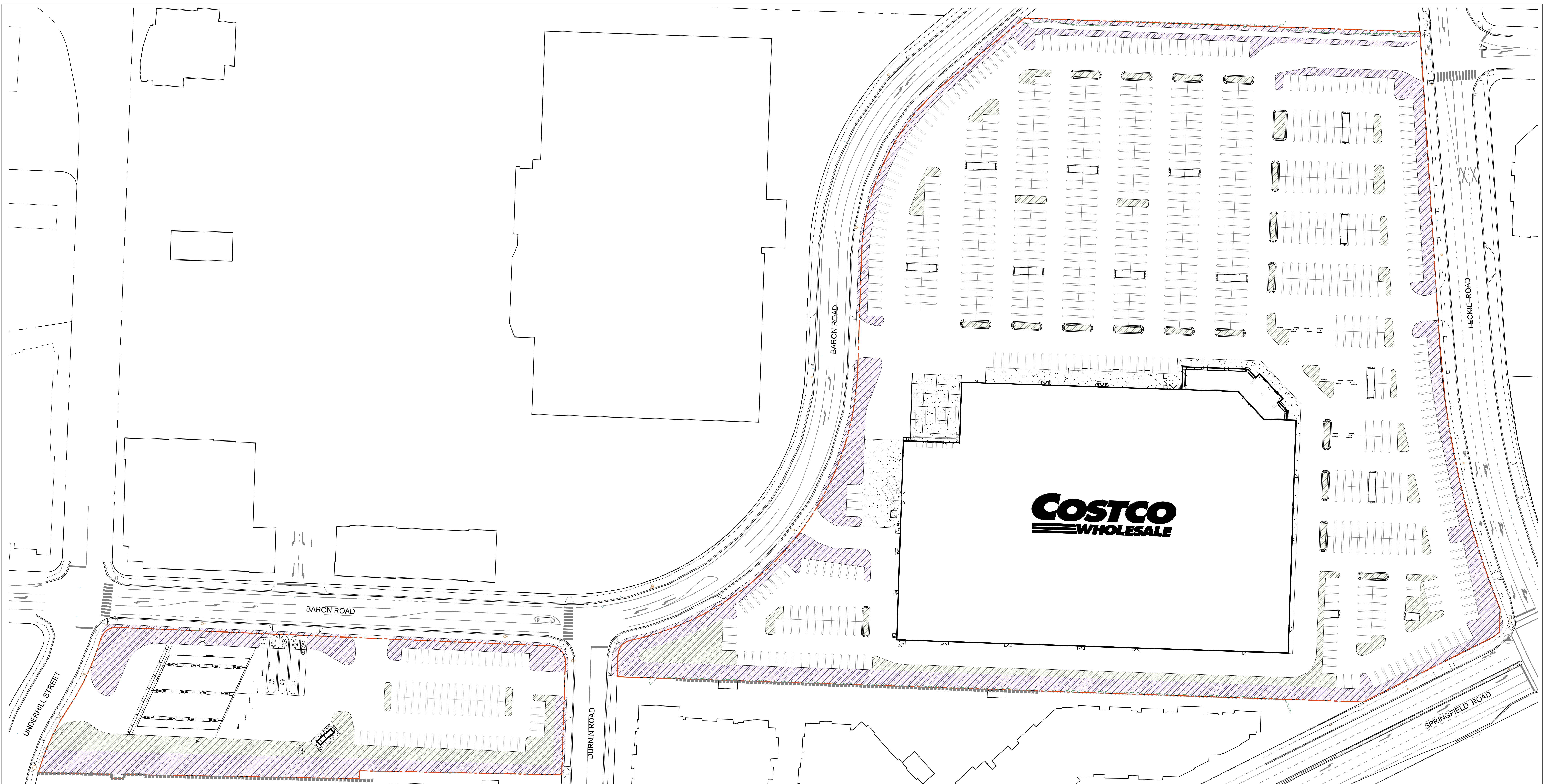
BOTANICAL NAME	COMMON NAME	SIZE	ROOT	Mature Plant Size (Ht.xWd.)
<b>TREES</b>				
<i>Acer ginnale</i>	Amur Maple	2.5m hgt.	B&B	4.5m x 3.0m
<i>Acer griseum</i>	Paperbark Maple	6cm Cal	B&B	7.5m x 7.5m
<i>Acer rubrum 'Redpointe'</i>	Redpointe Maple	30cm Cal	B&B	12.0m x 10.0m
<i>Cercis canadensis 'Forest Pansy'</i>	Forest Pansy Redbud	4cm Cal	B&B	6.0m x 7.5m
<i>Ginkgo biloba 'Mayra'</i>	Maidenhair tree	6cm Cal	B&B	15.0m x 9.0m
<i>Magnolia stellata 'Royal Star'</i>	Star Magnolia	1.25m	B&B	5.0m x 4.0m
<i>Picea pungens 'Baker'</i>	Baker Spruce	3.0m hgt.	B&B	6.0m x 4.5m
<i>Pinus sylvestris</i>	Scotch Pine	3.0m hgt.	B&B	15.0m x 9.0m
<i>Platanus x acerifolia 'Blood Gold'</i>	Bloodgood London Plane	8 cm Cal.	B&B	
<i>Quercus coccinea</i>	Scarlet Oak	6cm Cal.	B&B	12x8m
<b>SHRUBS</b>				
<i>Aronia melanocarpa 'Lowscape Mound'</i>	Chokeberry	#02	Potted	0.5m x 0.6m
<i>Cornus Bud's Yellow</i>	Bud's Yellow Dogwood	#02	Potted	2.0m x 2.0m
<i>Euonymus alatus 'Compactus'</i>	Burning Bush	#05	Potted	3.0m x 3.0m
<i>Ilex x meserveae 'Blue Girl'</i>	Blue Girl Holly	#07	Potted	2.0m x 1.5m
<i>Juniperus x pfitzeriana 'Sea Green'</i>	Chinese Juniper 'Sea Green'	#05	Potted	1.5m x 2.0m
<i>Picea pungens 'Glauca Globosa'</i>	Colorado Spruce	#05	Potted	1.5m x 1.8m
<i>Pinus mugo 'Slowmound'</i>	Slowmound Mugo Pine	#03	Potted	0.9m x 1.25m
<i>Potentilla 'Mango Tango'</i>	Mango Tango Potentilla	#02	Potted	0.7m x 0.6m
<i>Spiraea betulifolia 'Glow Girl'</i>	Glow Girl Birchleaf Spiraea	#02	Potted	1.2m x 1.2m
<b>PERENNIALS / ORNAMENTAL GRASSES</b>				
<i>Arctostaphylos uva-ursi</i>	Kinnikinnick	#01	Potted	0.15m x 0.3m
<i>Helictotrichon sempervirens</i>	Blue Oat Grass	#01	Potted	0.9m x 0.9m
<i>Deschampsia cespitosa 'Bronzeschleier'</i>	Bronze Veil Tufted Hair Grass	#01	Potted	0.7m x 0.8m
<i>Iris sibirica 'Caesar's Brother'</i>	Siberian Iris	#02	Potted	1.0m x 0.6m
<i>Levandula angustifolia 'Hickote Superior'</i>	English Lavender	#01	Potted	0.5m x 0.5m
<i>Miscanthus sinensis 'Gracillimus'</i>	Maiden Grass	#05	Potted	1.5m x 0.9m
<i>Yucca filamentosa</i>	Adam's Needle	#02	Potted	0.8m x 0.9m

NO.	DATE	DESCRIPTION
2	SEP	ISSUED FOR DP
1	MAY	ISSUED FOR REVIEW

PROJECT: COSTCO WHOLESALE KELOWNA  
CLIENT: COSTCO WHOLESALE  
ISSAQUAH, WA



DESIGN BY: TO SHEET TITLE: SITE PLAN  
DRAWN BY: YY  
CHECKED BY: TO SHEET NO.:  
SCALE: 1:500  
**LDP-1**



1 HYDROZONE PLAN  
LDP2 SCALE: 1:500

HYDROZONE PLAN LEGEND:

- LOW WATER REQUIREMENTS (3,810 sq.m)
- LOW WATER REQUIREMENTS (6,420sq.m)

NO.	DATE	DESCRIPTION
2	SEP	ISSUED FOR OP
1	MAY	ISSUED FOR REVIEW
1	SITE	

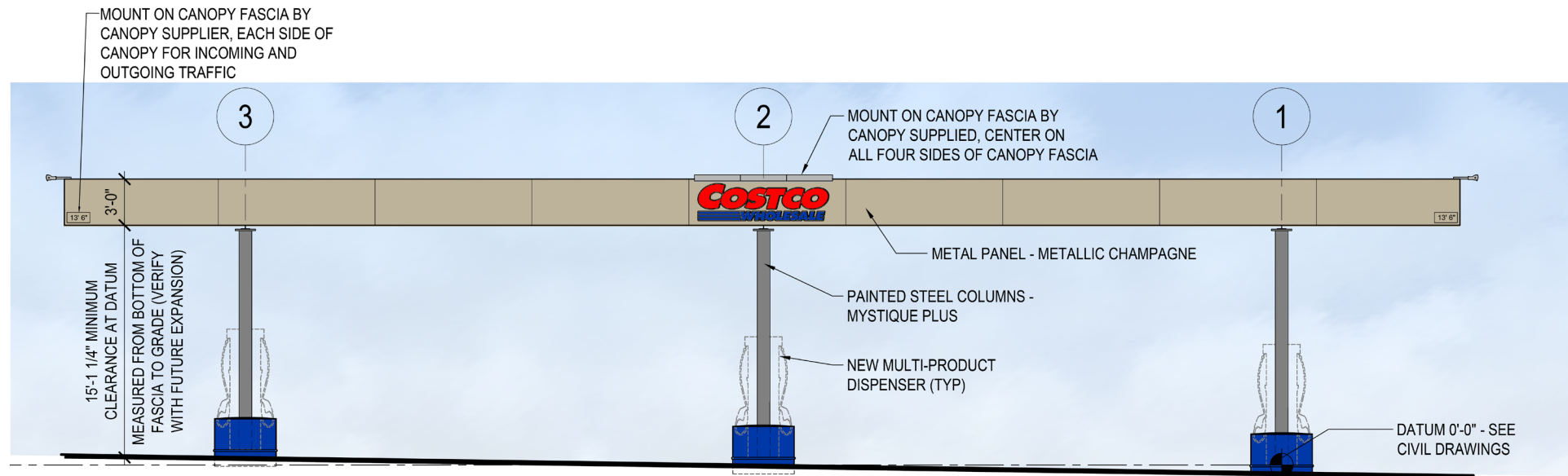
PROJECT  
**COSTCO WHOLESALE KELOWNA**

CLIENT  
**COSTCO WHOLESALE**  
ISSAQUAH, VA

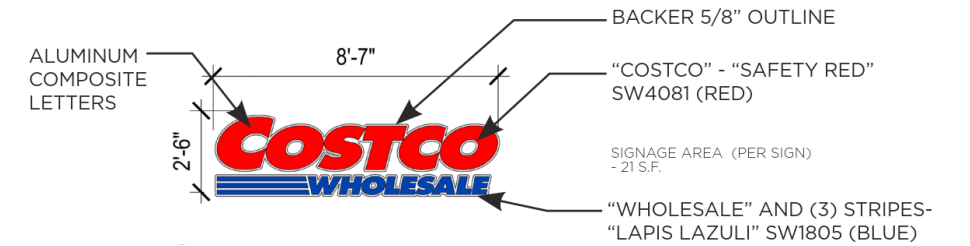
**wsp**

Suite 700-1831 Dickson Avenue,  
Kelowna, BC V1Y 0S5 | 250.869.1334, wsp.com

DESIGN BY	YC	SHEET TITLE	HYDROZONE PLAN
DRAWN BY	YY	PROJECT NO.	17M-0230
CHECKED BY	YC	SHEET NO.	LDP 2
SCALE	1:500		

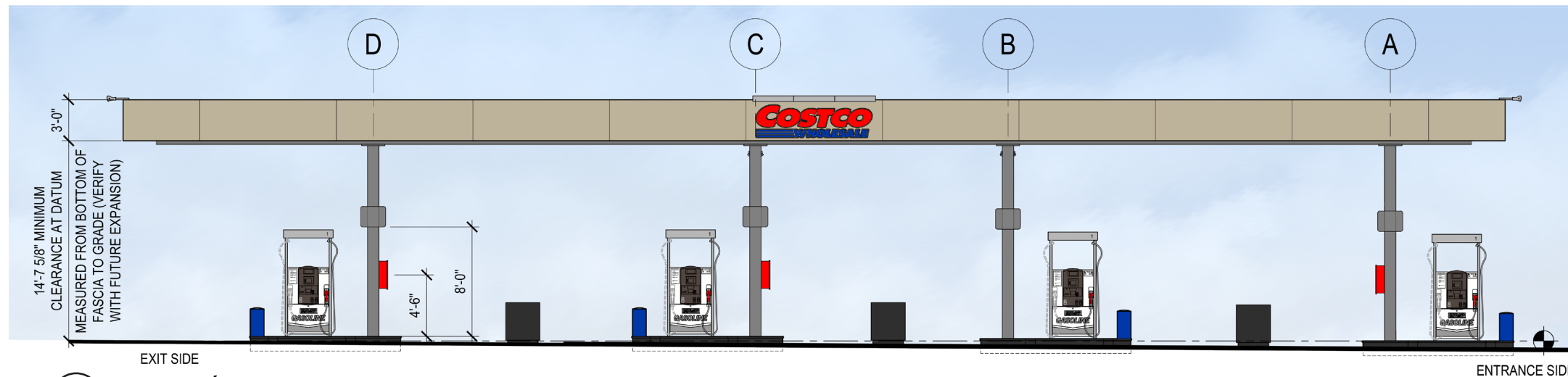


**1 EAST/WEST ELEVATIONS**  
SCALE: NTS

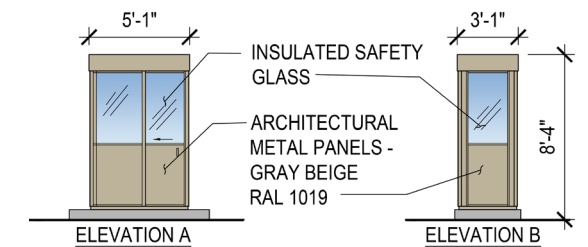


WALL SIGNAGE				
QTY	SIGN	SIZE	AREA (SF) EA	TOTAL SF
2	COSTCO WHOLESALE (NORTH / SOUTH ELEV)	2'-6" x 8'-7"	21 SF	42 SF
TOTAL SIGNAGE AREA				42 SF

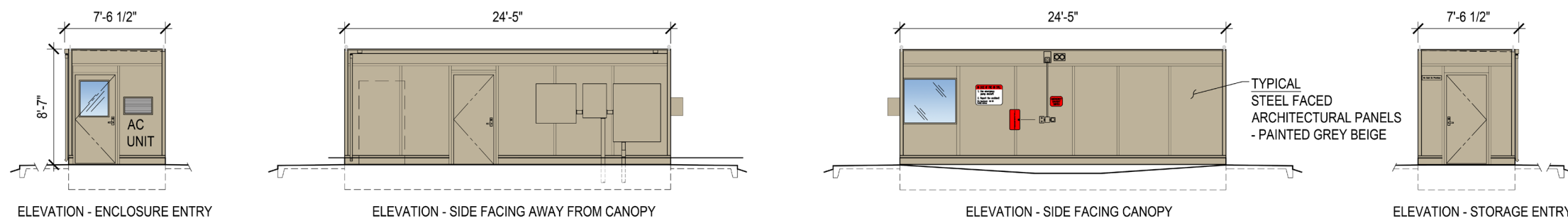
**4 FUEL ELEVATION SIGNAGE**  
SCALE: NTS



**2 NORTH/SOUTH ELEVATIONS**  
SCALE: NTS



**5 WARMING HUT**  
SCALE: NTS



**3 CONTROLLER ENCLOSURE**  
SCALE: NTS

