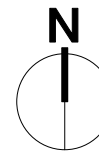
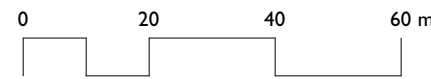




1 Site
Scale: 1:1200



School Requirements

Department	Classes	Students
Kindergarten	1	20
Elementary	4	100
Secondary	2	50
I/T Childcare	1	12
PK Childcare	1	24
Totals		206

Building Area	
DAS Floor Area	2,936 m ²
Childcare Floor Area	380 m ²
Total Floor Area	3,316 m²

Building Height (2 storeys) +/- 8 m

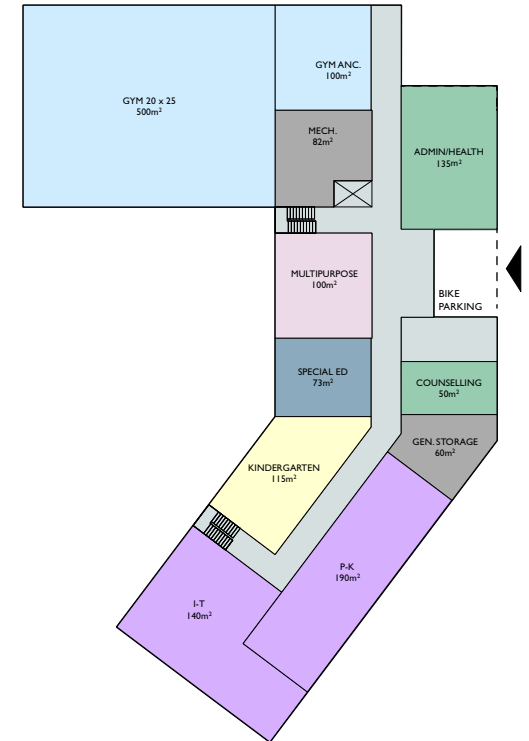
Site Area	
Total Site Area	20,063 m ² (2.0 Ha)
Zoning	CD-3
Lot Coverage	9.6%

Parking (Zoning Bylaw)	% of Total Enrollment	% of Enrollment x Total Floor Area	Formula (per bylaw)	Stalls
Kind./Elementary	71%	2,072m ²	(1/90 m ²)	24
Secondary	29%	864m ²	(1/65 m ²)	14
NLC: I/T and Pre-K				(1/5 kids) 8
Total				46

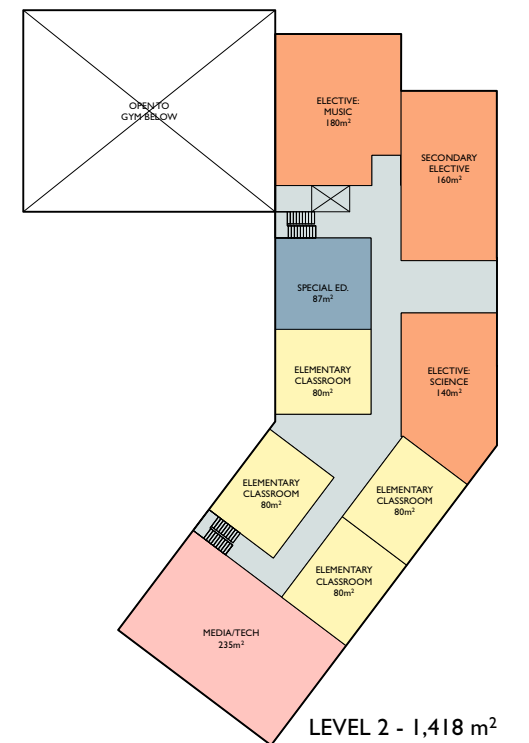
Notes

- Property is currently zoned CD-3 (Seniors Lodge). Development of a school will likely require rezoning.
- Setbacks based on CC-1 Zone requirements (Community and Civic One Zone, Sechelt Bylaw 580, Zoning)
- Maximum permitted grade for emergency vehicle access route is 1:12.5 (8%) over minimum 15m. Grading and retaining will be required to meet requirements.
- School program is preliminary, based on projections and ministry area standards, and is subject to change.
- Discussions are ongoing between the CSF and SD46 regarding potential sharing of Chatelech's playfields

Steep area of site requiring retaining and significant regrading.



LEVEL 1 - 1,898 m²



LEVEL 2 - 1,418 m²