



- LEGEND**
- ENTRY DOOR
  - UNIT NUMBER
  - FRESH FLOOR HEIGHT
  - PAVEMENT MARKINGS
  - MAX. 3:1 EMBANKMENT (SEE GRADING PLAN)
  - DEPRESSED CURB (SPD 800 110) (SEE GRADING PLAN)
  - STREET LIGHTING (SEE PHOTO METRIC PLAN)
  - PEDESTRIAN WALL/LANDSCAPE (SEE PHOTO METRIC PLAN)
  - TRANSFORMERS (SEE HYDRO DISTRIBUTION PLAN)
  - FIRE HYDRANTS (SEE SITE SERVICING PLAN)
  - RA-1 STOP SIGN LOCATION
  - TACTILE WALKING SURFACE
  - FIRE & PARKING STORAGE (SEE STORAGE PLAN BY OTHERS)
  - CURB DEPRESSIONS (SEE SITE SERVICING PLAN)
  - VEHICLE STOPPING PAVEMENT MARKING
  - ACCESSIBLE & PARKING PAVEMENT SYMBOL
  - PROPERTY LINE
  - WOOD PRIVACY FENCE (SEE LANDSCAPE DRAWINGS)
  - CHAIN LINK FENCE (SEE LANDSCAPE DRAWINGS)
  - CANADA POST MAILBOX
  - PRELIMINARY GANGED GAS METER LOCATIONS
  - SNOW STORAGE
  - GATOBRAIN
  - EXISTING HYDRO POLE
  - GAS METERS (SEE SITE SERVICING PLAN)
  - HYDRO METERS (SEE SITE SERVICING PLAN)
  - BELL PEDESTAL (SEE SITE SERVICING PLAN)
  - VEHICLE STOPPING PAVEMENT MARKING
  - ACCESSIBLE & PARKING PAVEMENT SYMBOL
  - PROPERTY LINE
  - WOOD PRIVACY FENCE (SEE LANDSCAPE DRAWINGS)
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SITE AREA: 1.171 ha / 11,712.28 sm  
 CONDOMINIUM: 1.1365 ha (11,365.62 sm)  
 NUMBER OF UNITS: 81  
 DENSITY: 69.23 upha  
 THE PASSIVE OPEN SPACE BLOCK (376.60 SM)  
 UNITS  
 STACKED UNITS =55  
 BACK TO BACK UNITS =20  
 TRADITIONAL TOWNS = 6  
 COMMERCIAL (485.00 SM) = 2 UNITS

2 ACCESSIBLE PARKING SPACE INCLUDED IN THE SURFACE PARKING (1-TYPE A +1-TYPE B)  
 1 LOADING SPACE (3.5MX12M) PROVIDED  
 SNOW STORAGE AREA REQUIREMENTS:  
 TOTAL PAVED AREA = 3120sm  
 REQUIRED SNOW STORAGE AREA =2% OF PAVED SURFACE AREA (3120smx2%) = 62.4sm  
 TOTAL PROVIDED SNOW STORAGE AREA =103.9sm:  
 1: 8.0sm 5: 11.3sm  
 2: 15.8sm 6: 8.4sm  
 3: 120.8sm 7: 8.4sm  
 4: 10.6sm 8: 20.6sm

SITE AREA INCLUDING THE PASSIVE OPEN SPACE BLOCK  
 SITE AREA 11,712.28 sm  
 SITE AREA NOT INCLUDING THE PASSIVE OPEN SPACE BLOCK  
 SITE AREA 11,335.68 sm

**PARKING REQUIRED**  
 Stacked units= 55x1.5 =82  
 TH units =26x2.0 =52  
 Visitor parking =81x0.25 =20  
 Residential parking required =154  
 Commercial parking required = (J)235.65 sm+(A)249.35 sm=(Total)485 sm/100x4=19  
 Total parking required =154+19=173

**PARKING PROVIDED**  
 Parking provided in the building's garages + driveway = 116  
 Total surface parking =57  
 Total parking provided =116+57=173



NO	DESCRIPTION	DATE	REV	NO	DESCRIPTION
7	ISSUED FOR CLIENT REVIEW				
6	ISSUED FOR CLIENT REVIEW				
5	ISSUED FOR CLIENT REVIEW				
4	ISSUED FOR CLIENT REVIEW				
3	ISSUED FOR CLIENT REVIEW				
2	ISSUED FOR ZBA APPLICATION	JUNE 15, 2026			
1	ISSUED FOR CLIENT REVIEW	JUNE 11, 2026			

DATE	REV	NO	DESCRIPTION
JUNE 10, 2026			
JUNE 09, 2026			
JUNE 05, 2026			
JUNE 05, 2026			
JUNE 04, 2026			
JAN 09, 2025	SA		
AUG 14, 2025	SA		

**S&C ARCHITECTS INC.**  
 T: (416) 848-0991 F: (416) 860-6101  
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 60 RANDALL DRIVE SUITE 10  
 AJAX, ONTARIO L1S 6L3

SITE PLAN		
Drawn by:	Checked by:	Date:
SA	SA	NOV. 2022
Scale:	1:250	Project No. 2022-10
Drawing No.:	A101	