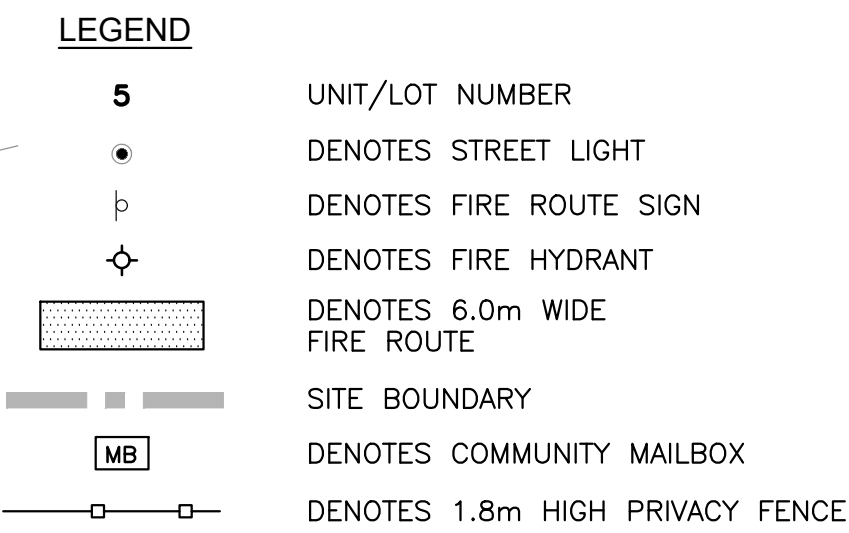
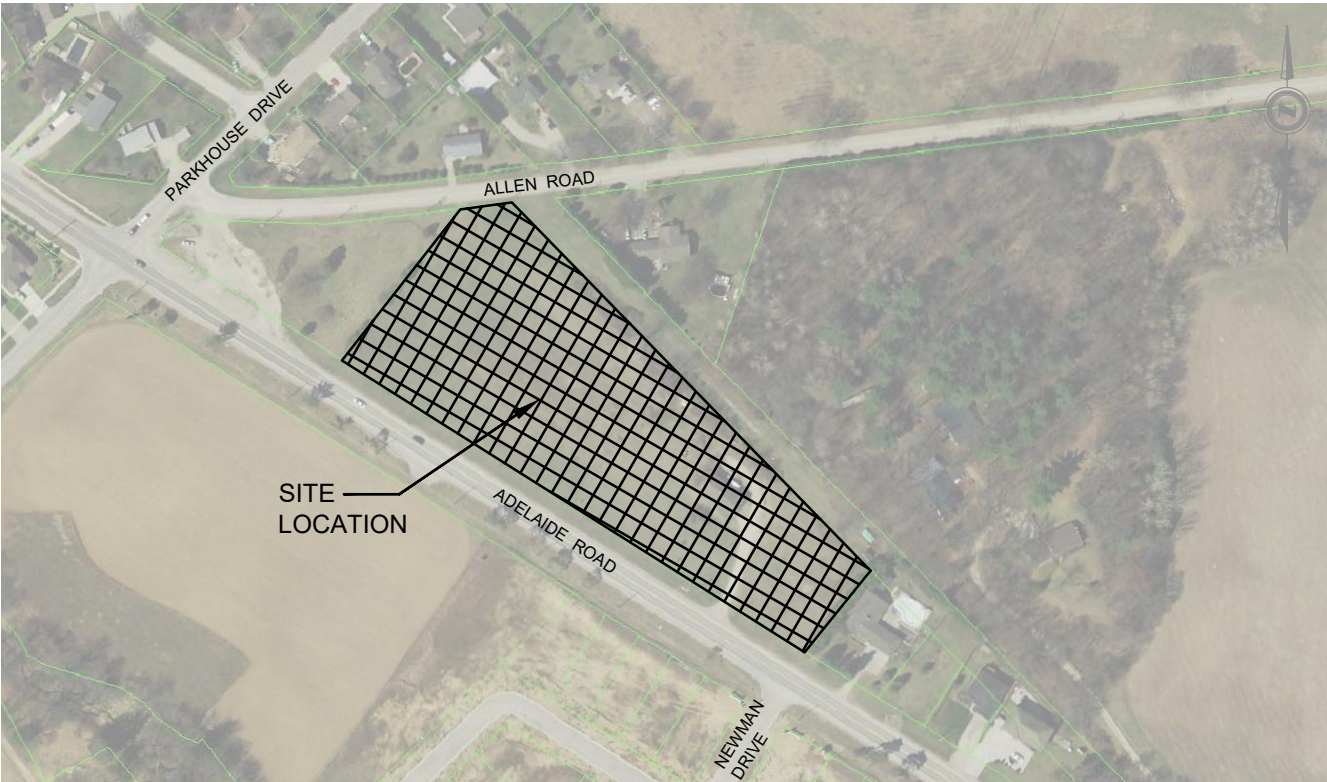
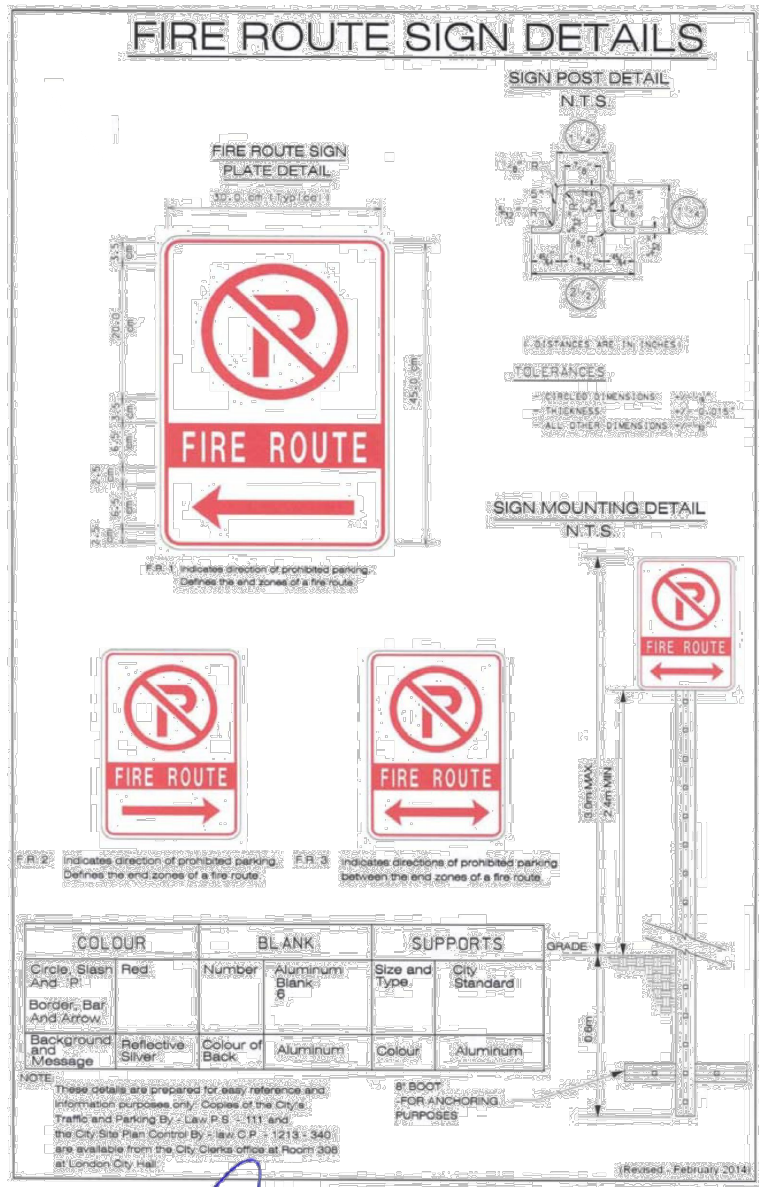
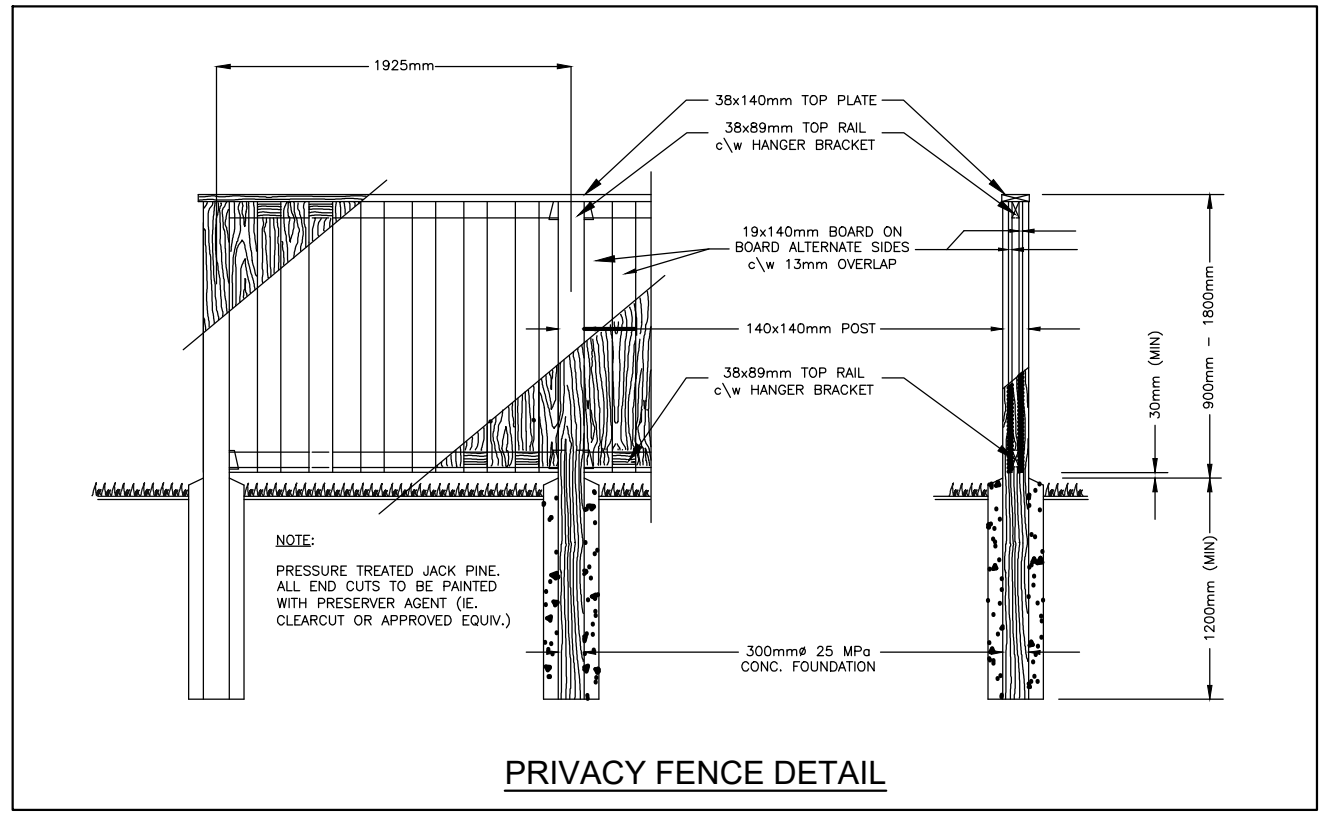




SITE DATA		
PROPERTY AREA:	16683.18 sq.m.	
ROAD WIDENING AREA:	1146.87 sq.m.	
PROPOSED USE:	TOWN HOUSE	
ZONE:	R3	
<u>REGULATION</u>	<u>REQUIRED</u>	<u>PROPOSED</u>
MINIMUM LOT AREA:	210 sq.m./unit	15536.31/ 32 = 485.5 sq.m./unit
MINIMUM LOT FRONTAGE:	6.0 m / unit	9.88 m
MINIMUM FRONT YARD DEPTH:	4.5 m	8.85 m
MINIMUM EXTERIOR SIDE YARD WIDTH:	4.5 m	6.00 m
MINIMUM SIDE YARD WIDTH:	2.0 m	6.00 m
MINIMUM REAR YARD DEPTH:	9.0 m	6.16 m
MINIMUM LANDSCAPED OPEN SPACE:	30 %	44.36%
MAXIMUM LOT COVERAGE:	45 %	36.35% (BUILDINGS & REAR PATIOS)
NUMBER OF UNITS:	- -	32
PARKING SPACES:	- -	64 + 4 visitor



EXISTING SERVICES	DRAWING #, SOURCE	DATE	CONSTRUCTED SERVICES	COMPLETION	DETAILS	NO.	REVISIONS	DATE	CONSULTANT	CONSULTANT OR DIVISION	ENGINEER'S STAMP	TITLE	PROJECT No.
					DESIGN SB	1	AS PER MUNICIPAL COMMENTS	NOV. 2023	LDS				LD-00237
					DRAWN BY AH	2	AS PER MUNICIPAL COMMENTS	JAN. 2024	LDS				SHEET No.
					CHECKED LJ	3	PARTIAL FENCING REMOVAL	MAY 2024	LDS				SP1
					APPROVED AG								PLAN FILE No.
					DATE 2023-10-18								
					00237-Site_Plan.dwg								

Z:\LD-00237 - 22182 ADELAIDE, MT.BRYDGES\DETAIL DESIGN\ACAD\CIVIL3D\SHEET FILES\00237-SITE_PLAN.DWG