

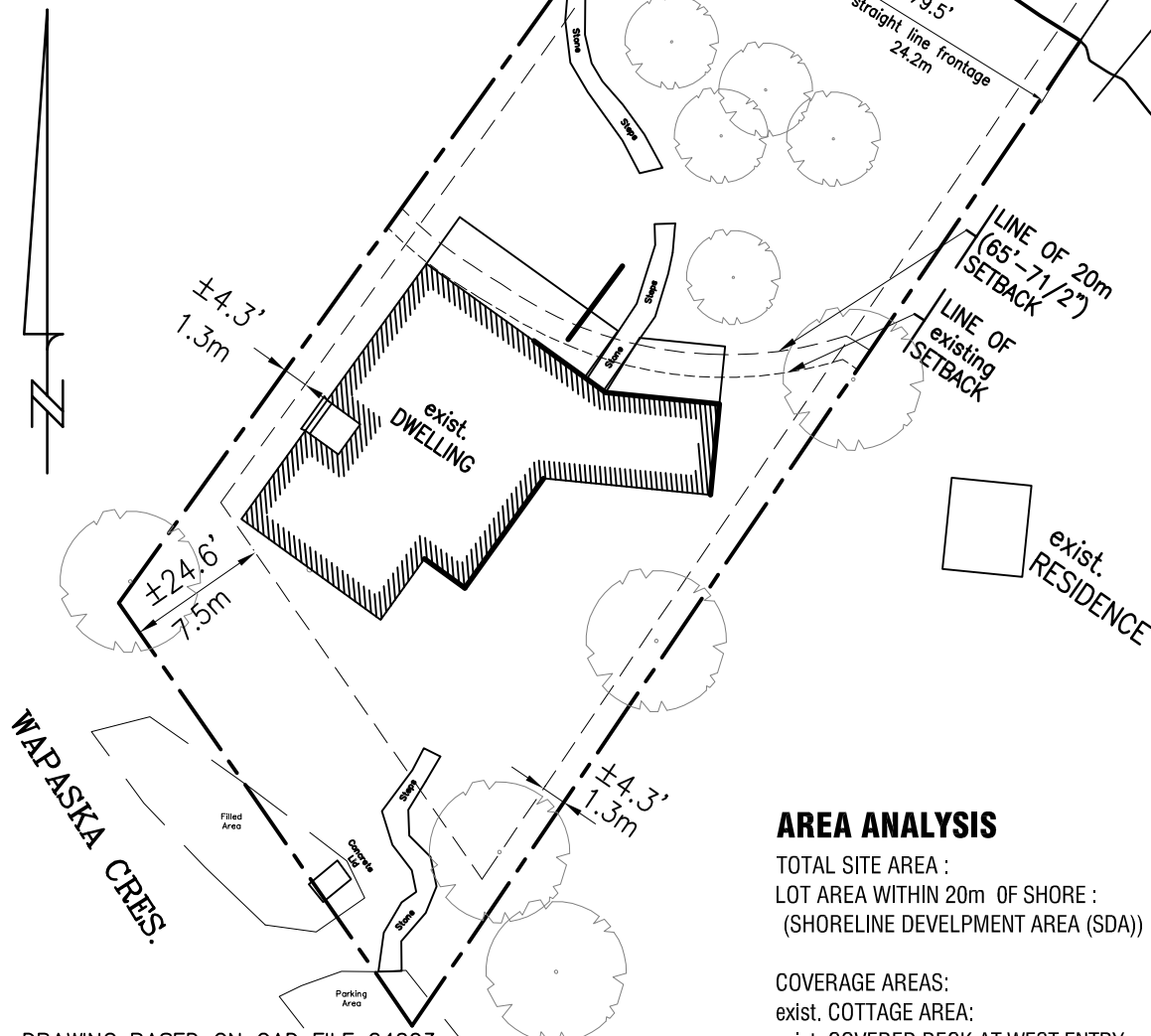
PART OF LOT 26, CONCESSION 5
GEOGRAPHIC TOWNSHIP OF MUSKOKA
TOWN OF GRAVENHURST
DISTRICT MUNICIPALITY OF MUSKOKA

RANDALL STERLING
305 WAPASKA CRESCENT
GRAVENHURST

SCALE 1 : 300

VERSION 8 PROPOSED
BOATHOUSE & DOCKS
APRIL 21, 2017

Site Plan



DRAWING BASED ON CAD FILE 24003
BY COOTE, HILEY, JEMMETT LIMITED
ONTARIO LAND SURVEYORS
DATED NOV 2015

PRESERVE EXISTING VEGETATION
WITHIN 20m (approx. 66ft) OF
SHORE -SUBJECT TO PRUNING TO
INDUSTRY STANDARD AND REMOVAL
OF DEAD TREES

ALL EXTERIOR LIGHTING SHALL
BE 'DARK SKY COMPLIANT'



AREA ANALYSIS

TOTAL SITE AREA : 1399.21 S.M. 0.14 Ha.
LOT AREA WITHIN 20m OF SHORE : 579.07 S.M. 0.06 Ha.
(SHORELINE DEVELOPMENT AREA (SDA))

COVERAGE AREAS:	outside SDA	inside SDA
exist. COTTAGE AREA:	221.02 S.M.	----
exist. COVERED DECK AT WEST ENTRY :	4.55 S.M.	----
exist. FRONT DECKS :	30.74 S.M.	16.83 S.M.
exist. ENTRY PORCH :	3.25 S.M.	----
NEW DOCKS :	----	31.64 S.M.
NEW BRIDGE :	----	16.47 S.M.
NEW BOATHOUSE :	----	42.36 S.M.
NEW STAIRS TO UPPER BOATHOUSE :	----	5.75 S.M.
LOT COVERAGE :	259.56 S.M.	113.05 S.M.

TOTAL LOT COVERAGE : 372.61 S.M.
PERCENT COVERAGE ALLOWED 30.00 %
ACTUAL PERCENT COVERAGE 26.63 %
original dock area : 22.11 S.M.
original boathouse area: 39.21 S.M.