NOTES TO THIS SHEET:

1. SITE PLAN BASED ON SURVEY BY PINESTONE ENGINEERING LIMITED DATED APRIL 2015.

LOT STATISTICS:

LOCATION: 2 BRUCE WILSON DRIVE
ZONING: C5 (EX. 87-1632) COMMUNITY COMMERCIAL
OFFICIAL PLAN DESIGNATION:
LOT AREA: 34848 SQ.FT.
MAX. LOT COVERAGE: 50%
FRONT YARD SETBACK: 25'
INT. SIDE YARD SETBACK: 20'
EXT. SIDE YARD SETBACK: 25'
REAR YARD SETBACK: 25'
MIN. LANDSCAPED AREA: 30%
MAX. HEIGHT: 40'

PROPOSED BUILDING AREA: 5270 SQ.FT.
PROPOSE LOT COVERAGE: 15%
PROPOSED LANDSCAPED AREA: 35%

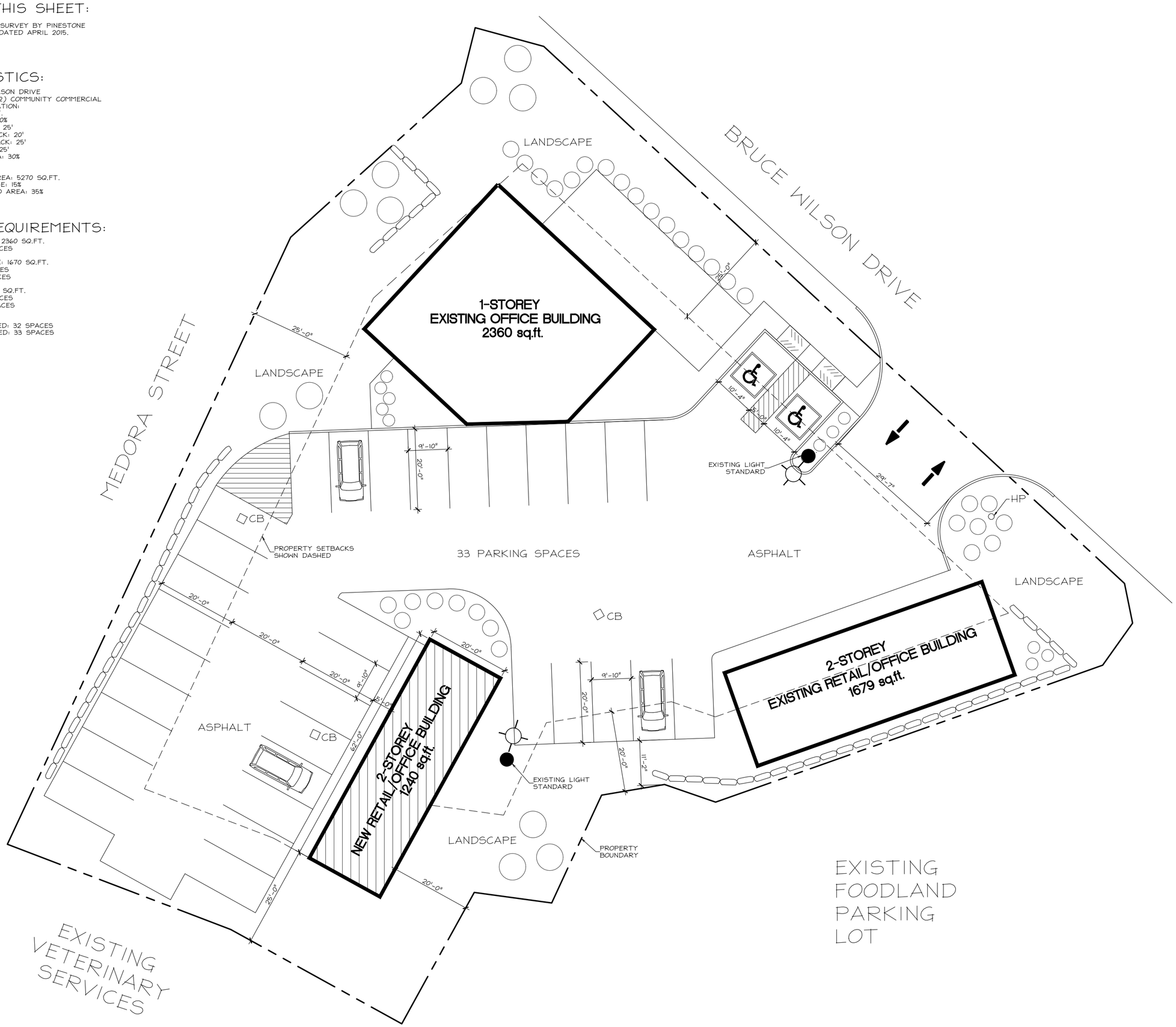
PARKING REQUIREMENTS:

EXISTING OFFICE AREA: 2360 SQ.FT.
(2360/322.9) = 7.3 SPACES

EXISTING RETAIL/OFFICE: 1670 SQ.FT.
(1670/215.3) = 7.8 SPACES
(1670/322.9) = 5.2 SPACES

PROPOSED OFFICE: 1240 SQ.FT.
(1240/215.3) = 5.75 SPACES
(1240/322.9) = 5.75 SPACES

TOTAL SPACES REQUIRED: 32 SPACES
TOTAL SPACES PROVIDED: 33 SPACES



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THIS DRAWING IS THE PROPERTY OF THE ARCHITECT AND MAY NOT BE REPRODUCED WITHOUT PERMISSION OF THE ARCHITECT.

DO NOT SCALE THIS DRAWING.

SITE VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION.

REVISIONS:

NO.	DATE	DESCRIPTION
01.	XXXX XX/XX	XXXXXXXXXXXXXXXXXXX
01.	XXXX XX/XX	XXXXXXXXXXXXXXXXXXX

ISSUED:

NORTH

PROJECT
BRUCE WILSON ROAD DEVELOPMENT, PORT CARLING

PROJECT NUMBER
21-36

DESCRIPTION
SITE PLAN

DRAWN N.Z.
CHECKED D.R.
SCALE 1/16"=1'-0"

SHEET NUMBER
SP-1