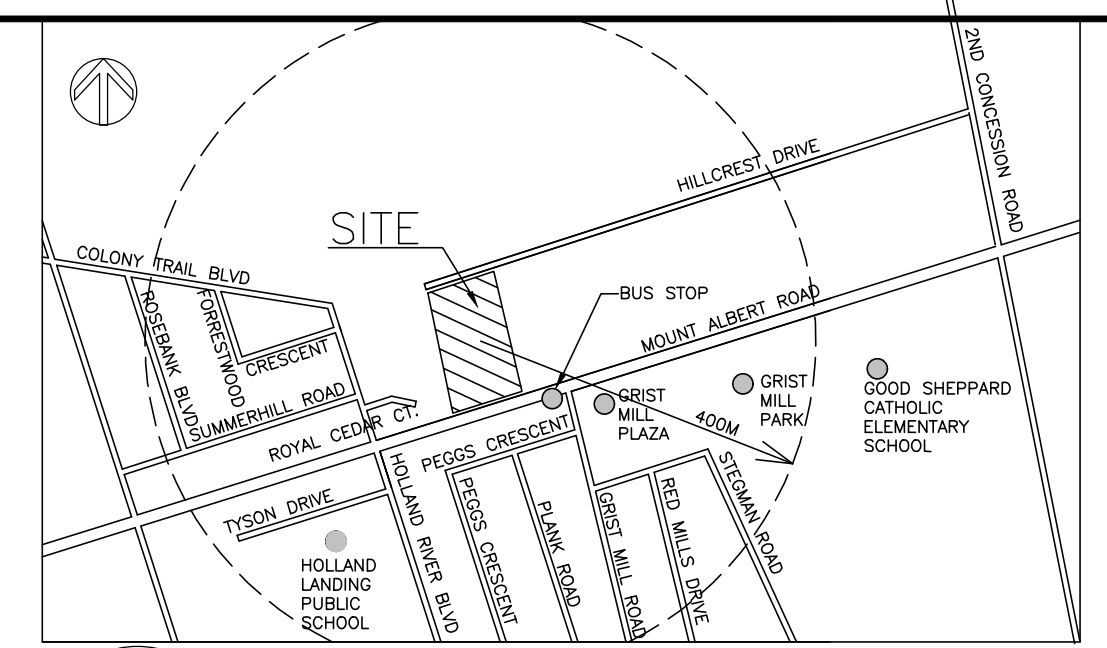


1 PROPOSED SITE PLAN
SP001 SCALE: 1 : 400



2 KEY PLAN
SP001 SCALE: 1:10,000

	SQ.FT	SQ. M
LOT AREA		
SOUTH AREA - TOWNHOUSE (WEST/EAST BLOCK & COMMON AREA)	38128.64	3,542.27
NORTH AREA - SINGLE-DETACHED (LOT #1 TO Lot # 6)	33513.83	3,113.54
SUB-TOTAL	71642.47	6,655.81
CENTRAL (OPEN SPACE)	119623.96	11,113.44
BUFFER AREA	8547.29	794.07
PARKLAND	4327.20	402.01
0.3M RESERVE AREA	298.06	27.69
ROAD WIDENING AREA	11057.39	1,026.96
TOTAL	215493.06	20,019.98

	SQ.FT	SQ. M
DENSITY		
TOWNHOUSE LOT AREA (SOUTH AREA)	38128.64	3,542.27
SINGLE-DETACHED LOT AREA (NORTH AREA)	33513.83	3,113.54
TOTAL RESIDENTIAL LOT AREA	71642.47	6,655.81
	21	(0.67 HA)
TOTAL UNITS		
NET	31.55 UNITS/HECTARE	

NORTH PHASE - SINGLE-DETACHED - LOT STATISTICS						
AREA	FRONTAGE		DEPTH (AVERAGE)		AREA	
	SQ.FT	SQ.M	FT	M	FT	M
LOT #1	6,408.83	595.40	92.93	28.33	69.13	21.07
LOT #2	4,579.07	425.41	50	15.24	92.22	28.11
LOT #3	5,105.86	474.35	50	15.24	102.63	31.28
LOT #4	5,355.58	497.55	50	15.24	107.65	32.81
LOT #5	5,606.92	520.90	50	15.24	112.67	34.34
LOT #6	6,457.59	599.93	55	16.76	117.95	35.95
TOTAL	33,514	3,113.54				

SOUTH PHASE - TOWNHOUSE (WEST BLOCK) - LOT STATISTICS			
TH #1	SQ.FT	SQ.M	
LOT AREA	2,412	224.08	
LOT FRONTAGE	26'-4"	12.25M	
COVERAGE	46.43%		
GFA	3065	284.75	
FRONT YARD AREA	238	22.11	
REAR YARD	629	58.44	
DECK AREA (MAIN LEVEL)	119	11.06	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#2	SQ.FT	SQ.M	
LOT AREA	1,823	139.54	
LOT FRONTAGE	20'-0"	6.35M	
COVERAGE	52.67%		
GFA	2,610	242.48	
FRONT YARD AREA	70	6.50	
REAR YARD	525	48.77	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#3	SQ.FT	SQ.M	
LOT AREA	1,777	139.54	
LOT FRONTAGE	20'-0"	6.35M	
COVERAGE	54.02%		
GFA	2,610	242.48	
FRONT YARD AREA	70	6.50	
REAR YARD	479	44.50	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#4	SQ.FT	SQ.M	
LOT AREA	1,731	139.54	
LOT FRONTAGE	20'-0"	6.35M	
COVERAGE	55.46%		
GFA	2,610	242.48	
FRONT YARD AREA	70	6.50	
REAR YARD	433	40.23	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#5	SQ.FT	SQ.M	
LOT AREA	1,685	139.54	
LOT FRONTAGE	20'-0"	6.35M	
COVERAGE	55.46%		
GFA	2,610	242.48	
FRONT YARD AREA	70	6.50	
REAR YARD	387	35.95	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#6	SQ.FT	SQ.M	
LOT AREA	2,362	139.54	
LOT FRONTAGE	29'-0"	6.35M	
COVERAGE	58.30%		
GFA	3,677	341.60	
FRONT YARD AREA	70	6.50	
REAR YARD	480	44.59	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

SOUTH PHASE - TOWNHOUSE (EAST BLOCK) - LOT STATISTICS			
TH #7	SQ.FT	SQ.M	
LOT AREA	1,665	154.68	
LOT FRONTAGE	20'-6"	6.35M	
COVERAGE	59.76%		
GFA	2,533	235.32	
FRONT YARD AREA	93	8.64	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#8	SQ.FT	SQ.M	
LOT AREA	59	5.47	
LOT FRONTAGE	20'-0"	6.10M	
COVERAGE	66.74%		
GFA	2,460	228.54	
FRONT YARD AREA	93	8.64	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#9	SQ.FT	SQ.M	
LOT AREA	1,563	145.21	
LOT FRONTAGE	20'-0"	6.10M	
COVERAGE	62.06%		
GFA	2,460	228.54	
FRONT YARD AREA	93	8.64	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#10	SQ.FT	SQ.M	
LOT AREA	1,498	139.17	
LOT FRONTAGE	20'-0"	6.10M	
COVERAGE	64.75%		
GFA	2,460	228.54	
FRONT YARD AREA	93	8.64	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

TH#11 TO TH#14	SQ.FT	SQ.M	
LOT AREA	1,492	138.61	
LOT FRONTAGE	20'-0"	6.10M	
COVERAGE	65.01%		
GFA	2,460	228.54	
FRONT YARD AREA	93	8.64	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

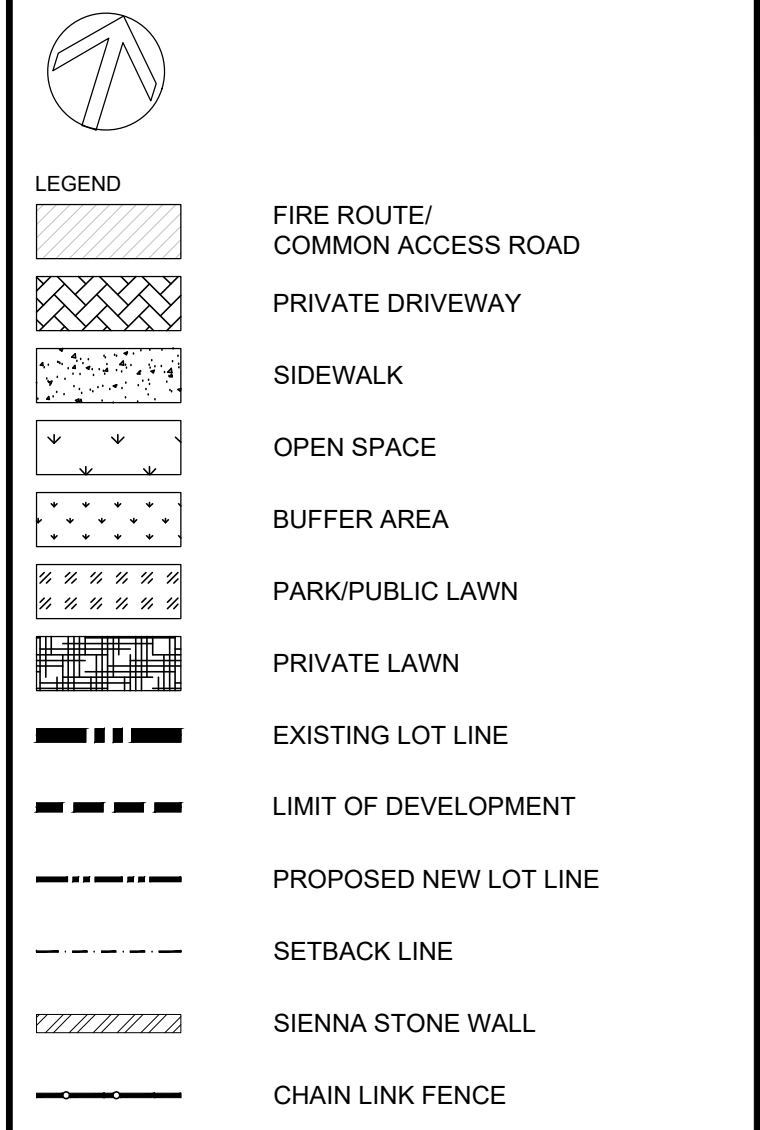
TH#15	SQ.FT	SQ.M	
LOT AREA	3,425	318.19	
LOT FRONTAGE	36' 2 1/2"	11.04M	
COVERAGE	36.06%		
GFA	3,150	292.64	
FRONT YARD AREA	300	27.87	
DECK AREA (MAIN LEVEL)	120	11.15	
BALCONY AREA (UPPER LEVEL)	28	2.60	

3 SITE STATISTICS
SP001

2	REVISED FOR ZBA, SPA & DPS	09OCT2020
1	ISSUED FOR ZBA, SPA & DPS	31JUL2018
No.	Description	Date

REVISIONS:

All measurements are to be checked and verified on site by the contractor before proceeding with the work. Do not scale the drawings.



Project:
PROPOSED RESIDENTIAL DEVELOPMENT

464 MOUNT ALBERT RD,
EAST GWILLIMBURY, ONT.

Drawn by: HS/CY
Date: 16AUG2016
Sheet Title: **PROPOSED SITE PLAN & SITE STATISTICS**

Checked by: HS
Scale: 1 : 400

Project No: 16210
Sheet No: **SP001**

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