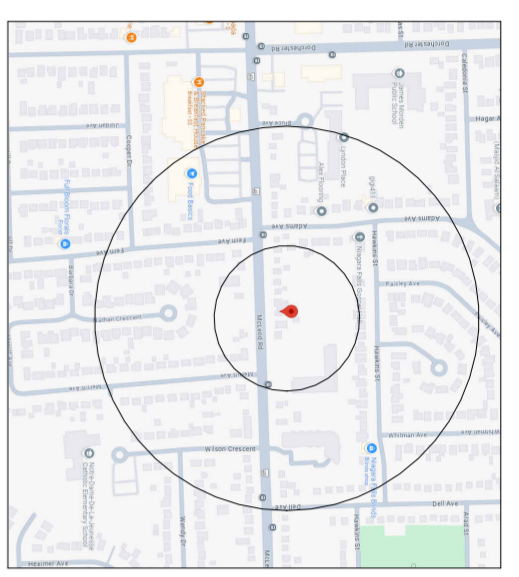


MUNICIPALITY & PROJECT INFORMATION	6655 McLeod Rd
- PROJECT TYPE & DESCRIPTION	MISAPRA
- MUNICIPALITY	R4
- ZONING DESIGNATION	

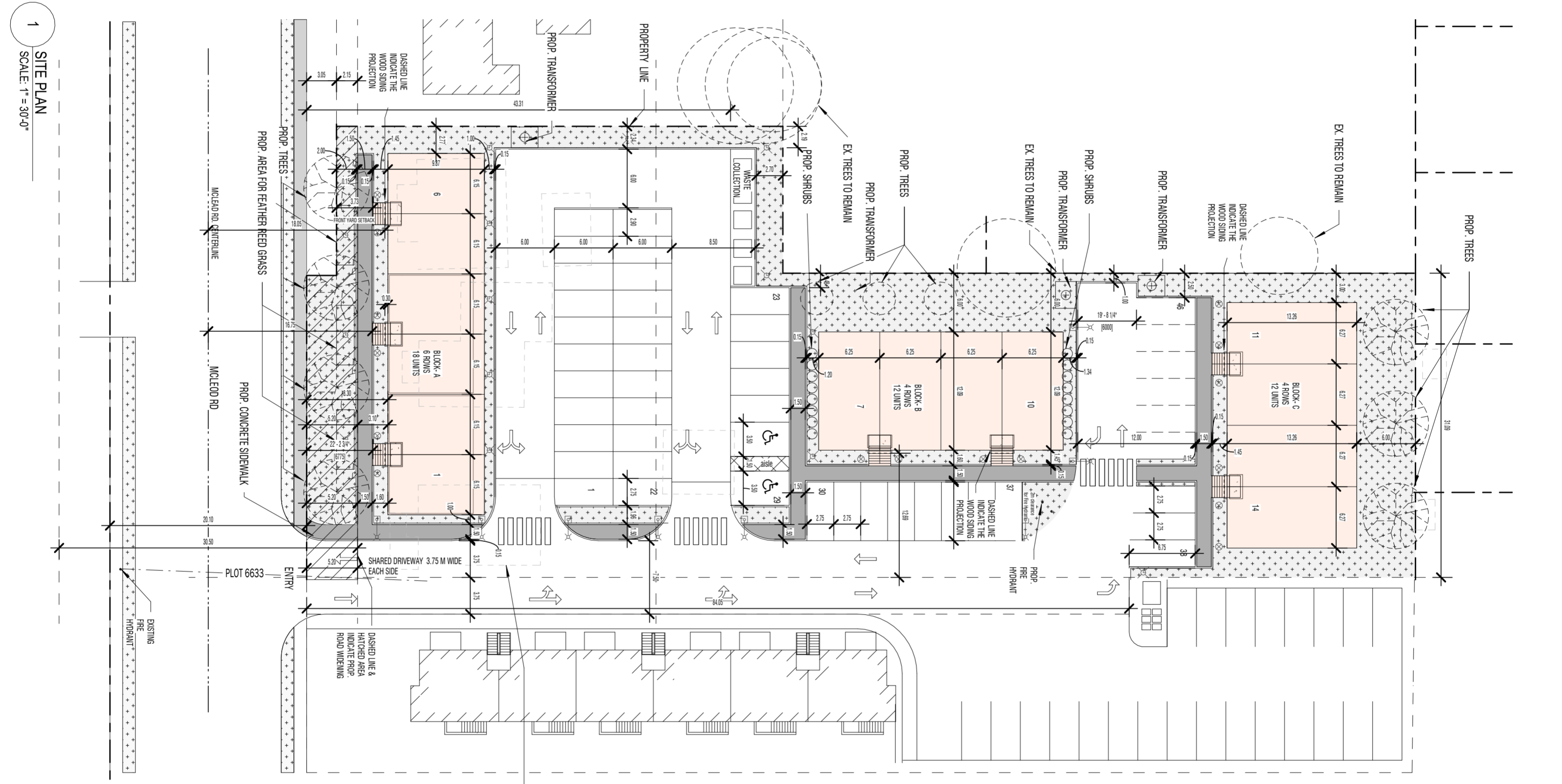
LOT SIZE	EXISTING
-NORTH (FRONT)	102.00 ft (31.09 m)
-SOUTH (REAR)	217.46 ft (66.28 m)
-EAST	369.48 ft (112.62 m)
-WEST	369.49 ft (112.62 m)
TOTAL LOT AREA	45424.99 ft ² / 4201.12 m ²

TOTAL LOT AREA	43332.46 sq. ft. / 4025.88 sq. m.
AREA w/o road widening area	sq. m.



Provision	Requirement	Proposal
(a) Minimum lot area		
(i) for an apartment dwelling or stacked townhouse dwelling	200 square metres (2,152.8 sq. ft.) for each dwelling unit	95.85 sm (1031.72 sq. ft.) for each dwelling unit
(ii) Minimum lot frontage		
(i) for a townhouse dwelling or an apartment dwelling or stacked townhouse dwelling containing more than four dwelling units	30 metres (98.4 ft.)	46.33 m (152 ft.)
(c) Minimum front yard setback		
(i) for an apartment dwelling or stacked townhouse dwelling	7.5 metres (24.61 ft.) plus any applicable distance specified in section 4.27.1	3.73 m (12.20 ft.)
(ii) Minimum rear yard setback		
(i) for an apartment dwelling or stacked townhouse dwelling	10 metres (32.81 ft.) plus any applicable distance specified in section 4.27.1	5.77 m (18.96 ft.)
e) Minimum interior side yard setback	one-half the height of the building (10/7=5 m)	2.77 m (9.08 ft.)
(f) Minimum exterior side yard width		
(i) for an apartment dwelling or stacked townhouse dwelling	7.5 metres plus any applicable distance 24.6 ft. specified in section 4.27.1	N/A
(g) Maximum lot coverage	35 %	25.11 %
(h) Maximum height of building or structure	10 metres (32.81 ft.) subject to section 4.7	Block A = 10 m (32.81 ft.) Block B = 10 m (32.81 ft.) Block C = 10 m (32.81 ft.)
(i) Deleted by By-law No. 2011-136		
(j) Number of dwellings on one lot	subject to compliance with section 7.3.3, more than one dwelling is permitted on one lot	3
(k) Parking and access requirements	In accordance with section 4.19.1 42 units x 1.4 = 58.8 parking spaces	46 parking spaces
(l) Accessory buildings and accessory structures	In accordance with sections 4.13 and 4.14	
(m) Minimum landscaped open space	45 square metres (484.4 sq. ft.) for each dwelling unit	207.3 sm (2231.4 sq. ft.) for each dwelling unit
(n) Minimum primary yard depth for each townhouse dwelling unit, as measured from the exterior rear wall of every dwelling unit (2008-148)	7.5 metres	N/A
(o) Minimum amenity space for an apartment dwelling unit	Subject to compliance with section 4.44, Min. 20 sm per dwelling unit (42 units, N/A sm)	439.94 sm
(p) Total soft landscape area		871.04 sq. m. (2163 % of the LOT area w/o road widening)

Net Floor Area		Gross Floor Area (GFA) - Block A			Gross Floor Area (GFA) - Block B			Gross Floor Area (GFA) - Block C			
Block/Unit	Area	Block/Unit	Area	Block/Unit	Area	Block/Unit	Area	Block/Unit	Area	Block/Unit	Area
BLOCK A - UNIT 1.18	505 ft ²	BLOCK A - UNIT 2	582 ft ²	BLOCK B - UNIT 1	793 ft ²	BLOCK C - UNIT 1	874 ft ²	BLOCK A - UNIT 1	874 ft ²	BLOCK B - UNIT 1	74 m ²
BLOCK A - UNIT 2.17	483 ft ²	BLOCK A - UNIT 3	709 ft ²	BLOCK B - UNIT 2	741 ft ²	BLOCK C - UNIT 2	807 ft ²	BLOCK B - UNIT 2	69 m ²	BLOCK C - UNIT 2	807 ft ²
BLOCK A - UNIT 3.16	96 ft ²	BLOCK A - UNIT 4	709 ft ²	BLOCK B - UNIT 3	1529 ft ²	BLOCK C - UNIT 3	2291 ft ²	BLOCK B - UNIT 3	142 m ²	BLOCK C - UNIT 3	2291 ft ²
BLOCK A - UNIT 4.9.10.15	990 ft ²	BLOCK A - UNIT 5	582 ft ²	BLOCK B - UNIT 4	1529 ft ²	BLOCK C - UNIT 4	2291 ft ²	BLOCK B - UNIT 4	142 m ²	BLOCK C - UNIT 4	2291 ft ²
BLOCK A - UNIT 5.8.11.14	500 ft ²	BLOCK A - UNIT 6	635 ft ²	BLOCK B - UNIT 5	741 ft ²	BLOCK C - UNIT 5	807 ft ²	BLOCK B - UNIT 5	69 m ²	BLOCK C - UNIT 5	807 ft ²
BLOCK A - UNIT 6.7.12.13	533 ft ²	BLOCK A - UNIT 7	533 ft ²	BLOCK B - UNIT 6	793 ft ²	BLOCK C - UNIT 6	874 ft ²	BLOCK B - UNIT 6	74 m ²	BLOCK C - UNIT 6	874 ft ²
BLOCK A - UNIT 7.11	613 ft ²	BLOCK A - UNIT 8	582 ft ²	BLOCK B - UNIT 7	793 ft ²	BLOCK C - UNIT 7	874 ft ²	BLOCK B - UNIT 7	74 m ²	BLOCK C - UNIT 7	874 ft ²
BLOCK B - UNIT 3.10	1164 ft ²	BLOCK A - UNIT 9	1294 ft ²	BLOCK B - UNIT 8	2218 ft ²	BLOCK C - UNIT 8	2445 ft ²	BLOCK B - UNIT 8	206 m ²	BLOCK C - UNIT 8	2445 ft ²
BLOCK B - UNIT 4.9	1166 ft ²	BLOCK A - UNIT 10	1294 ft ²	BLOCK B - UNIT 9	1529 ft ²	BLOCK C - UNIT 9	1705 ft ²	BLOCK B - UNIT 9	142 m ²	BLOCK C - UNIT 9	1705 ft ²
BLOCK B - UNIT 5.8	647 ft ²	BLOCK A - UNIT 11	1294 ft ²	BLOCK B - UNIT 10	741 ft ²	BLOCK C - UNIT 10	807 ft ²	BLOCK B - UNIT 10	52 ft ²	BLOCK C - UNIT 10	807 ft ²
BLOCK B - UNIT 6.7	676 ft ²	BLOCK A - UNIT 12	635 ft ²	BLOCK B - UNIT 11	741 ft ²	BLOCK C - UNIT 11	807 ft ²	BLOCK B - UNIT 11	52 ft ²	BLOCK C - UNIT 11	807 ft ²
BLOCK C - UNIT 2.11	883 ft ²	BLOCK A - UNIT 13	635 ft ²	BLOCK A - UNIT 14	582 ft ²	BLOCK C - UNIT 12	874 ft ²	BLOCK A - UNIT 14	582 ft ²	BLOCK C - UNIT 12	874 ft ²
BLOCK C - UNIT 3.10	1321 ft ²	BLOCK A - UNIT 14	582 ft ²	BLOCK A - UNIT 15	1294 ft ²	BLOCK C - UNIT 13	807 ft ²	BLOCK A - UNIT 15	1294 ft ²	BLOCK C - UNIT 13	807 ft ²
BLOCK C - UNIT 4.9	1364 ft ²	BLOCK A - UNIT 16	1294 ft ²	BLOCK A - UNIT 17	582 ft ²	BLOCK C - UNIT 14	807 ft ²	BLOCK A - UNIT 17	582 ft ²	BLOCK C - UNIT 14	807 ft ²
BLOCK C - UNIT 5.8	706 ft ²	BLOCK A - UNIT 17	582 ft ²	BLOCK A - UNIT 18	635 ft ²	BLOCK C - UNIT 15	874 ft ²	BLOCK A - UNIT 18	635 ft ²	BLOCK C - UNIT 15	874 ft ²
BLOCK C - UNIT 6.7	753 ft ²	BLOCK A - UNIT 18	635 ft ²								
BLOCK C - UNIT 7	753 ft ²										
Grand Total: 177	14423 ft ²		1340 m ²								



TYPES OF SURFACE MATERIAL	
REGULATED ASPHALT	[Symbol]
PAVED DRIVEWAY	[Symbol]
SOFT LANDSCAPE	[Symbol]

SYMBOL	DESCRIPTION	DIMENSIONS
[Symbol]	ORIENTAL LAMP POST	N 32 M W 23 M
[Symbol]	LED DIRECTIONAL PATH LIGHTS	N 12 M W 21 M
[Symbol]	TRIPLE LIGHTS	N 3.6 M W 2.4 M H 2.7 M

MXL ENGINEERING & ASSOCIATES, INC.
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 Mississauga, Ontario L4R 1A9
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 email: info@mxleng.com

NO.	DESCRIPTION OF ISSUE	DATE
1	ISSUED FOR CLIENT APPROVAL	10/10/2024
2		
3		
4		
5		
6		
7		

DRAWN BY
RP

APPROVED BY
IK

DATE
Nov. 13 2024

SCALE
As indicated

JOB NO.
221-2947

DRAWING NO.
A01.01

PROJECT
6645, 6655 & 6665
McLeod Road

TITLE
Site Plan

DATE
Nov. 13 2024

SCALE
As indicated

JOB NO.
221-2947

DRAWING NO.
A01.01