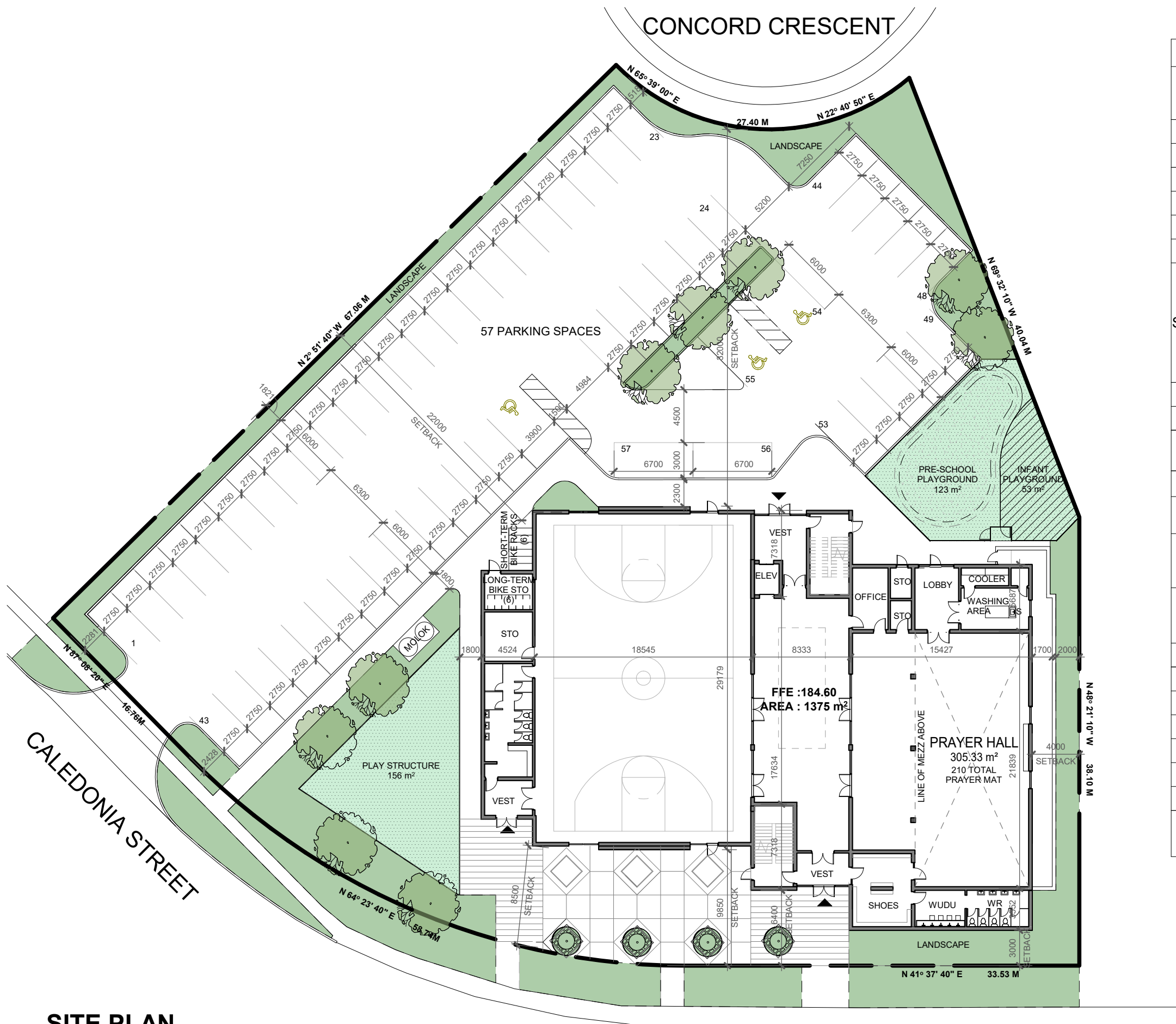


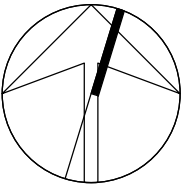


SITE PLAN
SCALE: 1 : 350

SITE DATA CHART
6735 CALEDONIA STREET, NIAGARA FALLS

ZONING: R1C - Existing Place of Worship: I ZONE				
DATA		REQUIRED	PROVIDED	
			EXISTING	NEW
LOT AREA		min. 1,500m ²	3071.5m ²	4,659.4 m ²
GROSS FLOOR AREA			408.0 m ²	3,025.0 m ²
BUILDING AREA			408.0 m ²	1,400.0 m ²
LOT COVERAGE		max. 35.0%	30.0 %	
LOT FRONTAGE CALEDONIA		min. 30.0m	60.0 m	
LOT FRONTAGE CONCORD		min. 30.0m	27.4m	
SETBACKS	FY CALEDONIA	8.3m*	3.0m	
	FY CONCORD	10.0m	32.0m	
	RY	N/A	N/A	
	W.SY	5.0m	22.0 m	
	E.SY	5.0m	4.0 m	
NUMBER OF STOREYS		-	1	2
BUILDING HEIGHT (m)		10.0 m	4m	14.5m
LANDSCAPE OPEN AREA		5.0%	1,311.4m ² (42%)	1200.0m ² (25.8%)
PARKING SPACES				
210 PRAYER MATS 210/5=42		42	36	42
1 PER 1 TEACHER 1 PER 2 EMPLOYEES		10 TEACHERS 2 EMPLOYEE =11		11
DAYCARE PARKING (FLOOR AREA/40m ²) 160m ² /40m ² =4		4		4
B/F PARKING SPACES (4%)		3		3
TOTAL PARKING		57		57
MINIMUM PARKING REQUIREMENTS				
MIN. STALL WIDTH		2.75m	2.75m	
MIN. AISLE WIDTH		6.0m	6.0m	
MIN. DRIVEWAY WIDTH		4.5m	4.5m	
MIN. STALL LENGTH		6.9m	6.3m	
FRONT YARD "I" ZONE		Caledonia (33%)	8.4%	
CALEDONIA / CONCORD		Concord (33%)	32.96%	

*As per CofA File # A-2020-007 the minimum front yard depth of 8.3 metres has been approved

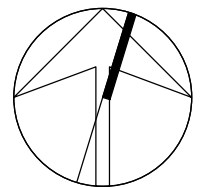
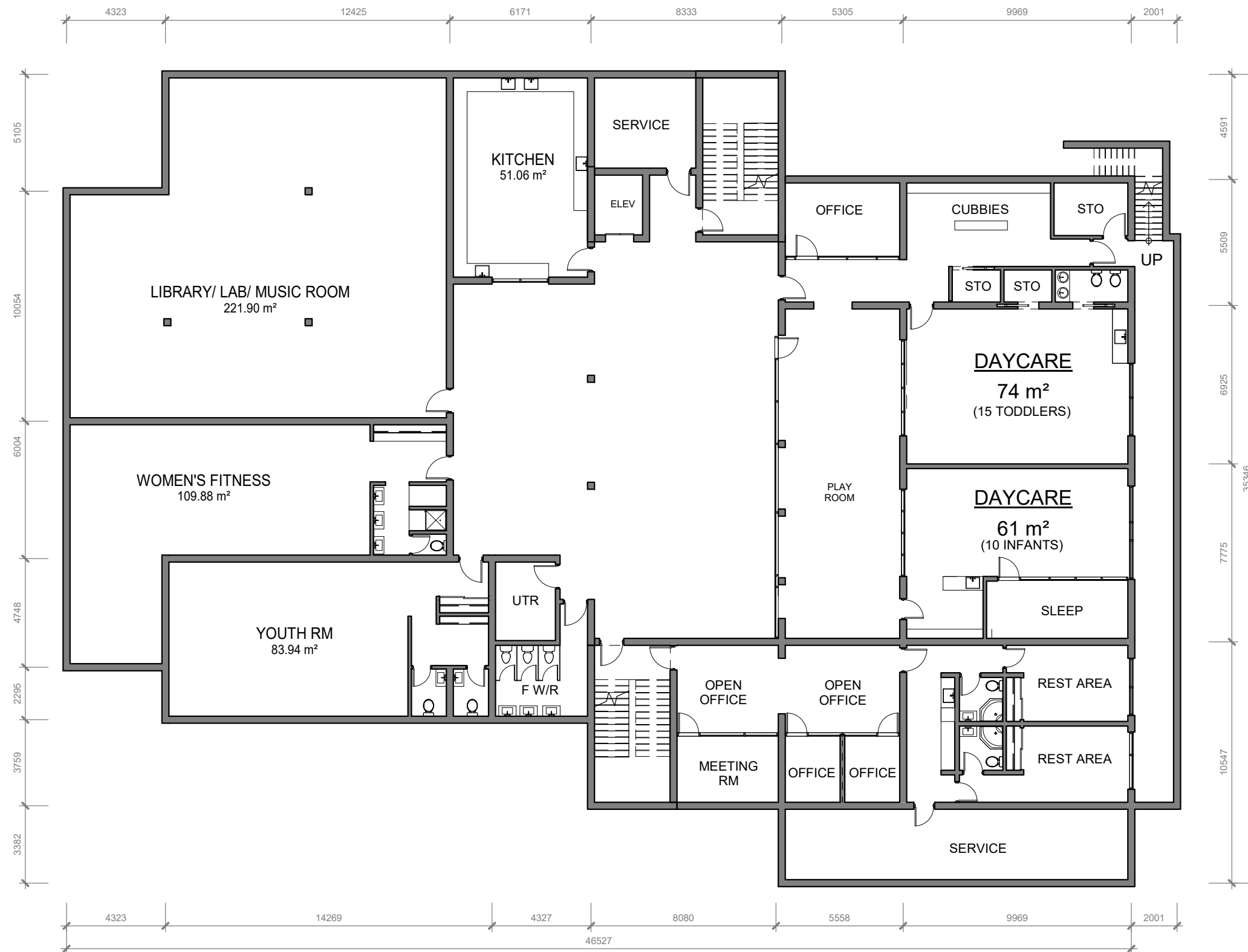


SITE PLAN
As indicated

**2 STOREY PROPOSED
NEW BUILDING**
6735 CALEDONIA ST.
NIAGRA, ON
MPIC
2025.12.08



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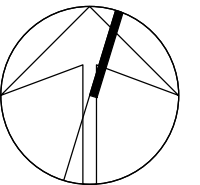
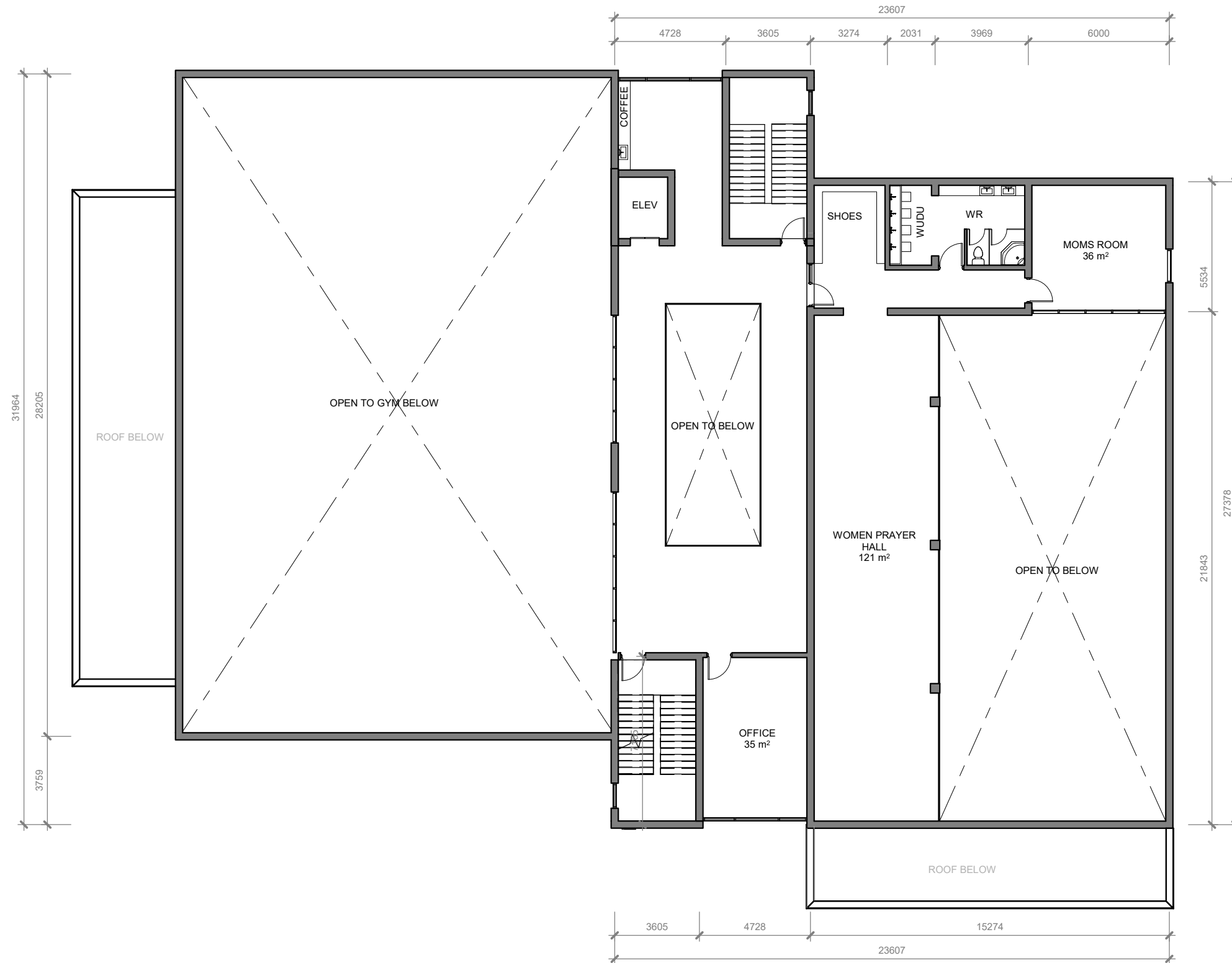
BASEMENT FLOOR PLAN

1 : 200

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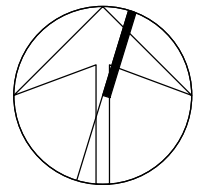
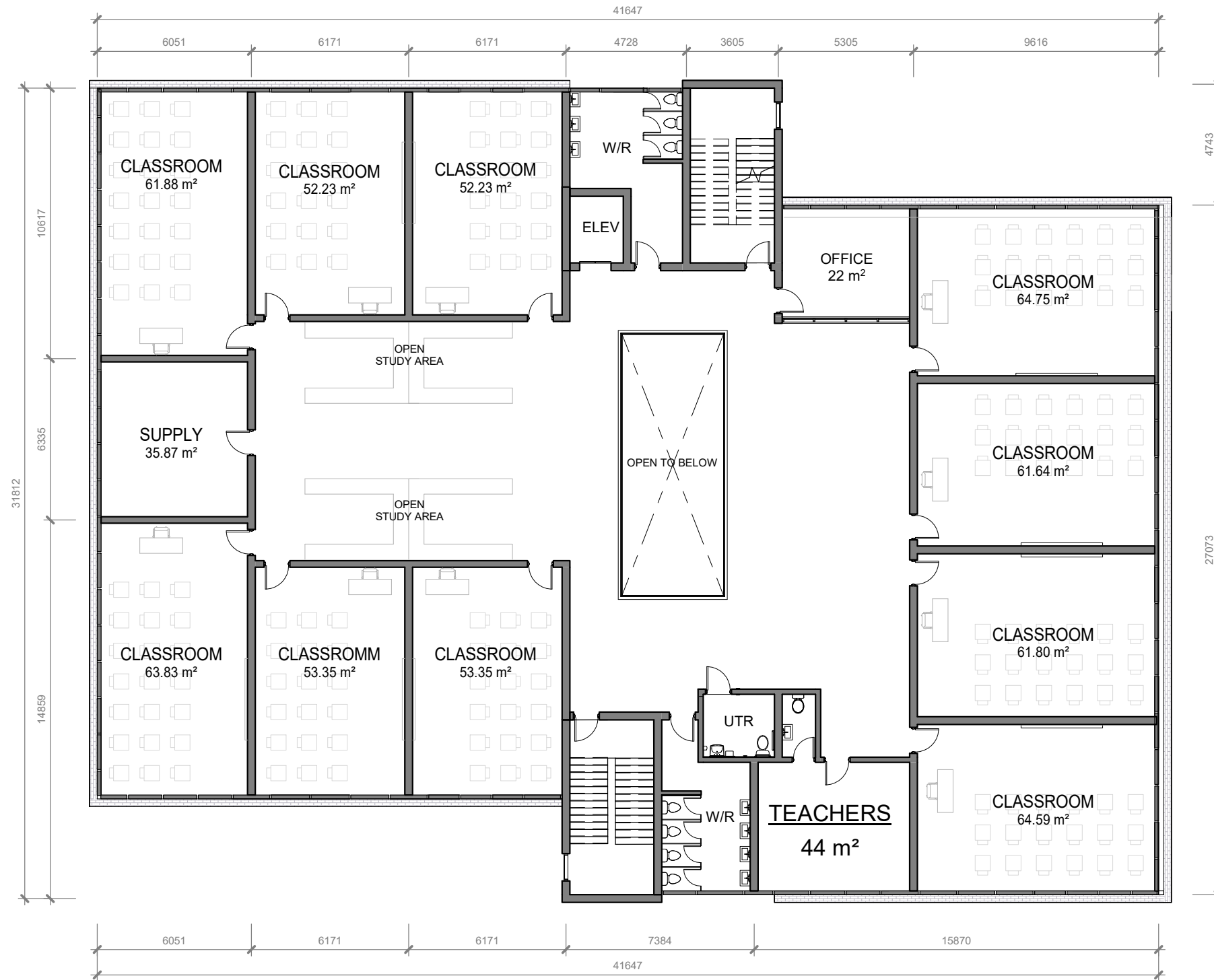
MEZZANINE FLOOR PLAN

1 : 200

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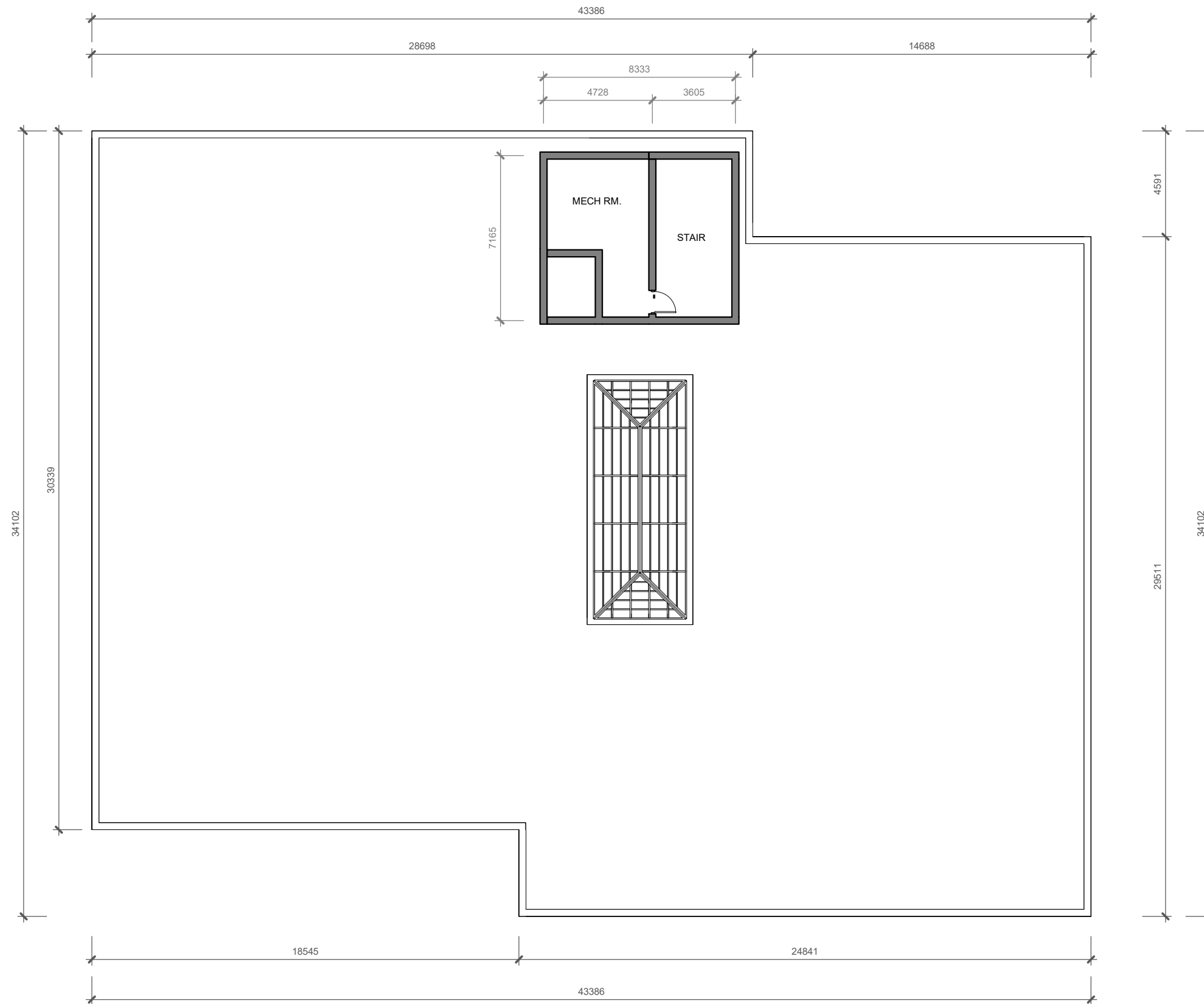
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SECOND FLOOR PLAN

1 : 200

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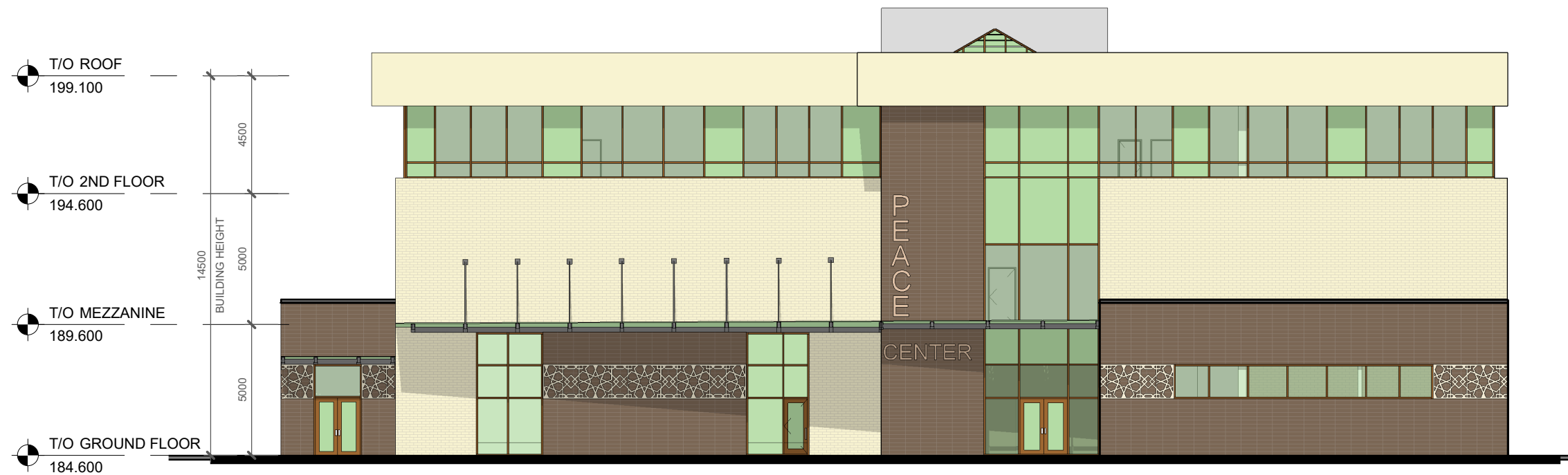
ROOF PLAN

1 : 200

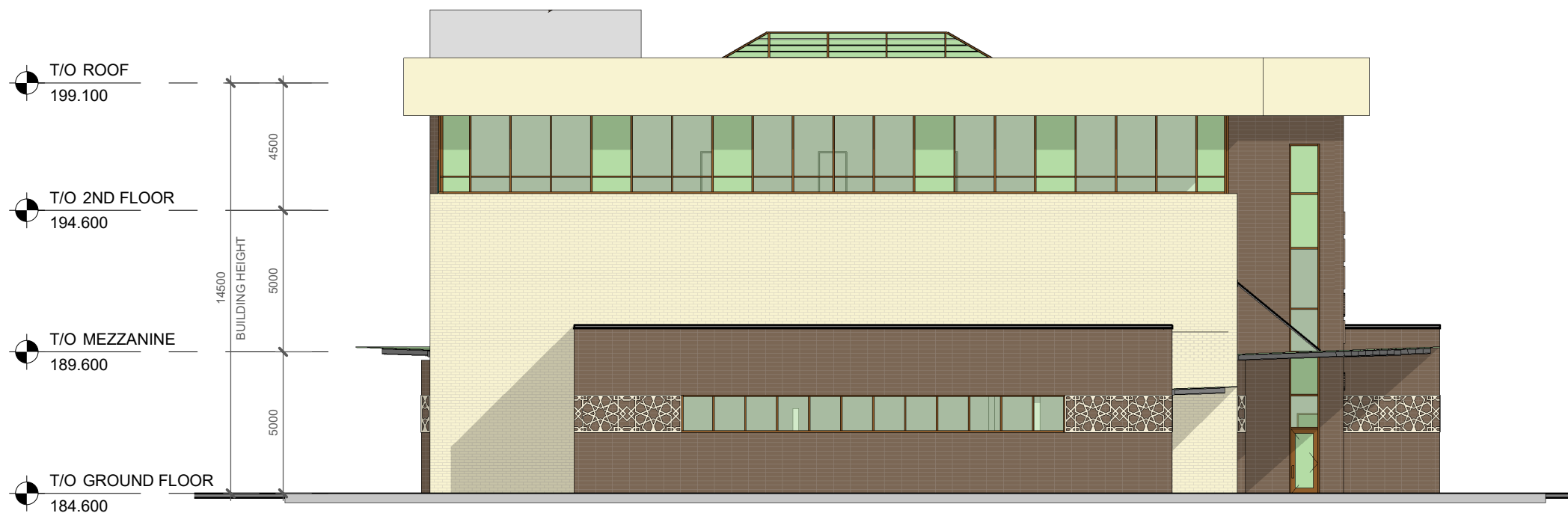
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SOUTH ELEVATION
SCALE: 1 : 200



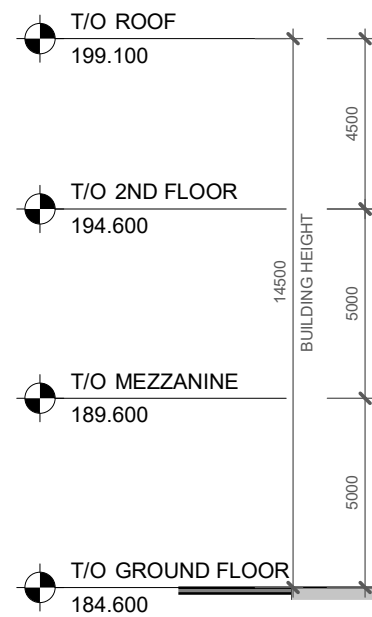
WEST ELEVATION
SCALE: 1 : 200

SOUTH AND WEST ELEVATIONS
1 : 200

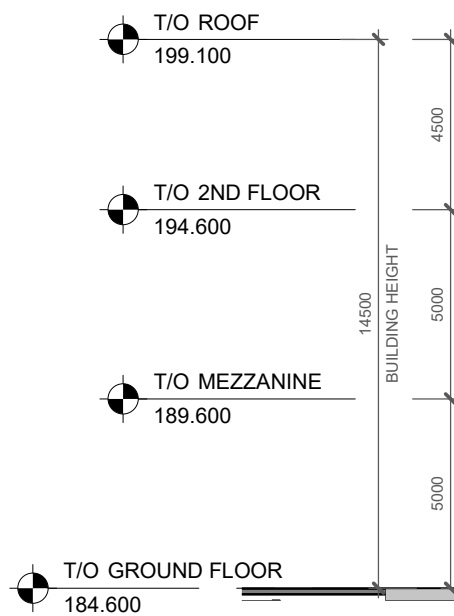
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North Elevation DESIGN
SCALE: 1 : 200



East Elevation DESIGN
SCALE: 1 : 200

NORTH AND EAST ELEVATION
1 : 200

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THE PEACE MOSQUE
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