SITE & BLDG. STATS

ZONING By-Law 2009-189: I sp:103

OCCUPANCY: Catholic Elementary School
Kindergarten - Grade 8

LOT AREA (24,696 m²) 2.47 HECTARES
6.1 ACRES

GROSS FLOOR AREA

GROUND FLOOR	3,524 sq.m.	
SECOND FLOOR	2,545 sq.m.	
TOTAL SCHOOL GFA	6,069 sq.m.	**(65,326 sq.ft.)**
CHILD CARE	666 sq.m.	
TOTAL BUILDING GFA	6,735 sq.m.	**(72,495 sq.ft.)**

PARKING STATISTICS	MAX	MIN	PROVIDED
2.6m x 5.2m min. size with 7.0m isles			
2 per classroom max., 1 per classroom min. incl. Lib & Gym, *(32 class @ 2 = 64 max)*	64	32	64 *(32 class @ 2 = 64)*
Portable Classrooms or Addition (2 per classroom max.) (1 per classroom min.) *(18 portables @ 2 = 36 max)*	36	18	36 *(18 class @ 2 = 36)*
Daycare (667 sq.m.) 1.0 per 40.0 m2 leasable floor area min. 1.0 per 30.0 m2 leasable floor area max. 1 queued parking MAX per 5 children capacity 88 children / 5 = 18 queued spaces max.	23	17	21
TOTAL PROVIDED =	123 max.	67 min.	121 parking + 13 queued spaces max.
BARRIER FREE SPACES (5 spaces for 101 - 150 required) included in above total count	5		5 (2 TYPE A+ 4 TYPE B)
Bicycle Parking Spaces required at a rate of 7% of automobile parking spaces, as required by the Bylaw, incl. a min of 5 Bicycle Parking Spaces-Visitor	req'd 9		100

PARKING ISLE WIDTH	7.0 m
BARRIER FREE PARKING TYPE A SIZE	2.7 m x 5.2 m
BARRIER FREE PARKING TYPE B SIZE	3.65 m x 5.2 m

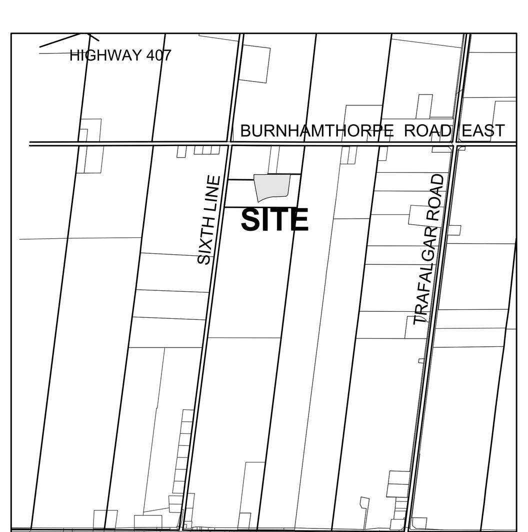
SITE STATISTICS per Zoning By-law 2009-189 amend. May 2022

LEGAL DESCRIPTION: xxx
ZONING: I INSTITUTIONAL SP: 103

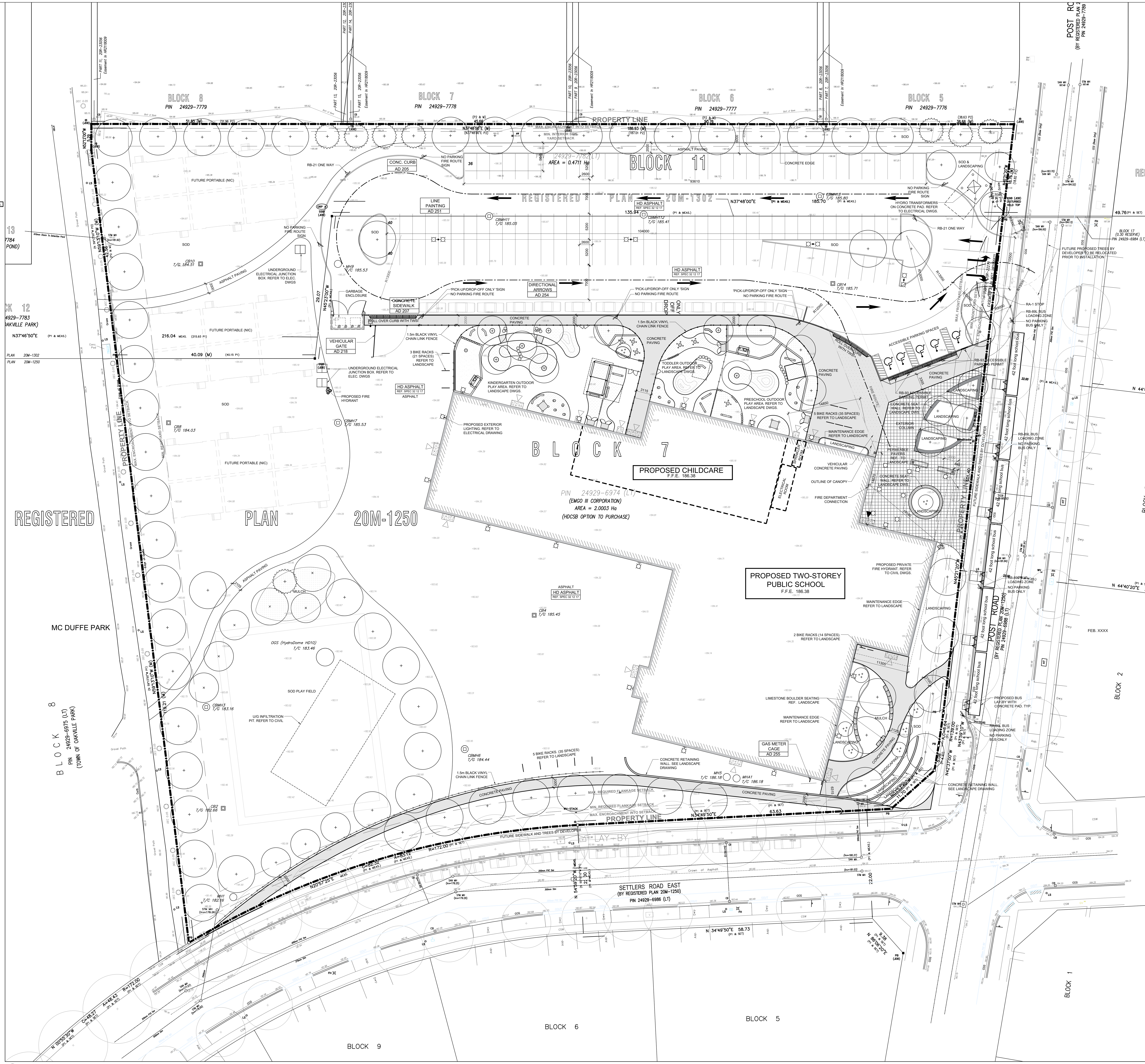
	REG.	PROVIDED
MIN. FRONT YARD SETBACK	3.0 m	3.71 m
MAX. FRONT YARD SETBACK	6.0 m	
MIN. FLANKAGE (EXT. SIDE) YARD	3.0 m	6 m
MAX. FLANKAGE (EXT. SIDE) YARD	6.0 m	
INTERIOR SIDE YARD SETBACK	1.5 m MIN.	57 m
REAR YARD SETBACK	3.0 m MIN.	58.1 m
BUILDING HEIGHT	16.0 m MAX.	11.8 m
ACCESSORY BUILDINGS	Section 4.14	n/a
YARD ENCROACHMENTS	Section 4.21	n/a
FLOOR SPACE INDEX	n/a	n/a
MIN. LANDSCAPE STRIP INT. & REAR	3.0 m min.	4 m

GENERAL NOTES

1. All exterior lighting will be directed onto the site and will not infringe on adjacent properties.
2. Grades will be met with 33% maximum slope at the property lines and within.
3. Parking spaces reserved for the physically handicapped must be identified by appropriate signage, installed at the applicant's expense, in accordance with the designated specifications of City Bylaws
4. There are no underground parking structures on this project.
5. The structural design of any retaining wall over 0.6 metre in height or any retaining wall located on a property line is to be shown on the Site Grading Plan for this project and is to be approved by a Structural Engineer.
6. Location of signs indicating fire routes shall be to the Town of Oakville Fire Department approval.
7. All roads and driveways which are to be designated as fire routes shall be so designated as per the Town's By-law, prior to occupancy of the building.
8. Fire route access shall be constructed of heavy duty asphalt surface material or reinforced concrete conforming to municipal standards and have a change of gradient not more than 1 in 12.5 over a minimum distance of 15 m.
9. Standard parking spaces shall be 2.6m x 5.2m min. hard surface area.
10. Accessible parking spaces shall be 3.65m x 5.2m min. hard surface area with access isles where indicated and painted decal and signage per Town's By-Law requirements.
11. Continuous concrete curbing typical throughout parking areas. All curbs to be 150mm/6" high barrier type poured concrete.
12. All surface drainage shall be self contained and collected and discharged at a location to be approved prior to issuance of a building permit. Existing drainage pattern to be maintained.
13. At the entrances to the site, the municipal curb and sidewalk will be continuous through the driveway. The driveway grade will be compatible with the existing sidewalk and a curb depression will be provided for each entrance, as part of this contract.
14. The tops of any curbs bordering the driveways within the municipal boulevard will be flush with the municipal sidewalk and road curb.
15. The portions of the driveways within the municipal boulevard will be paved as part of this contract.
16. Sedimentation control measures as per Town's standards are to be implemented during construction.
17. All underground service materials and installations to be in accordance with the latest standards and codes.
18. Road occupancy permit must be obtained by Contractor 48 hours prior to commencing any works within the municipal road allowance.
19. Pedestrian walkways are to be minimum width of 1.2m. The width of a walkway abutting parking spaces is 1.8m minimum.
20. All catchbasins manholes to have a minimum 0.3 sump and top as per municipal standards.
21. All storm sewer materials and construction methods must correspond to current municipal standards and specifications.
22. If building construction is interrupted and/or inactivity exceeds 30 days, stripped/bare areas will be stabilized by seeding.
23. All excess excavated material will be removed from site.
24. All above ground utilities are to be offset a minimum distance of 1500mm from all proposed driveways.
25. The contractor is required to supply all labour, materials and equipment for the installation of required signage, temporary or permanent, as illustrated in the site plan drawings and in accordance with the Ontario Traffic Manual and Town of Oakville.
26. Refer to AD Drawing 100 for weeping tile required at perimeter and interior of building at footing levels. AD 100 to be read in conjunction with Site Servicing Drawing and Landscape Drawings for additional weeping tile requirements.
27. Refer to Drawing SP2 for site plan details. This drawing to be read in conjunction with site landscape, grading and civil drawings.
28. Refer to AD drawings for exterior signage and additional site plan details. This drawing to be read in conjunction with site landscape, grading and civil drawings.
29. SITE PLAN FILE NUMBER



2 / SP1 KEY PLAN
SCALE: NTS



1 / SP1 SITE PLAN
SCALE: 1 : 300

LEGEND

BB	BELL BOX
CR	CURB RAMP C/W TACTILE INDICATOR. REFER TO AD DWGS (1/SP2) AND SPECIFICATIONS
FC	FLUSH CURB
dia.	DIAMETER
F.F.E.	FINISHED FLOOR ELEVATION
SIB	STANDARD IRON BAR
SSIB	SHORT STANDARD IRON BAR
P	REGISTERED PLAN 65M-3427
PIV	POST INDICATOR VALVE
M	MEASURED
CONC.	CONCRETE
◀	MAIN SCHOOL ENTRANCE
◁	SECONDARY SCHOOL ENTRANCE
	EXTERIOR SIGNAGE. REFER TO SPECS & PMP DWG SPEC BINDER C
LF	PROPOSED LIGHT FIXTURE (REF ELEC. DWGS)
LS	PROPOSED LIGHT STANDARD (REF ELEC. DWGS)
CB	DENOTES DOUBLE CATCHBASIN
CB	DENOTES SINGLE CATCHBASIN
HMH	DENOTES HYDRO MANHOLE
MH	DENOTES MANHOLE
SAN MH	DENOTES SANITARY MANHOLE
STM MH	DENOTES STORM MANHOLE
LS	DENOTES LIGHT STANDARD
H	DENOTES FIRE HYDRANT
WV	DENOTES WATER VALVE
	DENOTES BENCH MARK
	CONCRETE SHED. REFER TO SPECS. REFER TO DRAWING FOR TOTAL QUANTITY
	BLACK VINYL CHAINLINK FENCE (HEIGHT AS INDICATED)
	BOARD FENCE (HEIGHT AS INDICATED)
	BLACK DECORATIVE METAL FENCE (HEIGHT AS INDICATED)
	WEEPING TILE (NOT SHOWN. SEE GEN NOTE #26)
	HEAVY DUTY ASPHALT
	CONCRETE WALKWAY OR PAD
	LIMESTONE SCREENING WALKWAY OR PAD. REF TO LANDSCAPE
	TWSI - TACTILE WARNING SURFACE INDICATOR. REF SPECS.
	SNOW STORAGE AREAS

NO	REVISIONS	DATE

NO	ISSUED	DATE
3	ISSUED FOR SPA	26 02 17
2	RE-ISSUED FOR SPA PRE-CONSULT	25 07 30
1	ISSUED FOR SPA PRE-CONSULT	25 07 03

DRAWINGS ARE NOT TO BE SCALED. CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS ON THE PROJECT, AND MUST REPORT ANY DISCREPANCIES TO THE CONSULTANTS BEFORE PROCEEDING WITH THE WORK. THE USE OF THIS DRAWING OR PART THEREOF IS FORBIDDEN WITHOUT THE WRITTEN APPROVAL OF THE CONSULTANTS.

ONTARIO ASSOCIATION OF ARCHITECTS
FEB. 13/26
PRISCILLA LADOUCEUR
LICENCE 6053

CERTIFICATE OF PRACTICE #4292

OAKVILLE #3 CATHOLIC ELEMENTARY SCHOOL

SP OAKVILLE, ON

LEGAL DESCRIPTION:
Block XX Registered Plan XXXXX
TOWN OF OAKVILLE, REGION OF HALTON

TENDER NO. RFT

HALTON CATHOLIC DISTRICT SCHOOL BOARD CDSB

SITE PLAN

SCALE 1:250	PROJECT 24106
DATE 25 07 04	
DRAWN PL	DRAWING SP1
CHECKED PL	
PRINT DATE	
REVIT FILE	