

2 KEY PLAN
A001 1:2000

ZONING COMPLIANCE CHART
(E4 - BUSINESS COMMERCIAL)

	REQUIRED	PROVIDED
LOT AREA	MIN. 6.0 HECTARES	1.42 HECTARES
LOT FRONTAGE	MIN. 30 METRES	101.64 METRES
FRONT YARD SETBACK	MIN 3.0 METRES	18.97 METRES
REAR YARD SETBACK (ABUTTING RES.)	MIN. 15.0 METRES	22.25 METRES
SIDE YARD SETBACK	MIN. 3.0 METRES	20.00 METRES
LANDSCAPE COVERAGE	MIN. 10%	25.21%

PARKING REQUIREMENTS (E4)

	REQUIRED	PROPOSED
TOTAL PARKING SPACES (1 SPACE/40.0 S.M. NFA)	109 CARS	127 CARS
TOTAL BARRIER-FREE SPACES (14.3% OF TOTAL NUMBER OF PARKING SPACES)	5 CARS	6 CARS
TOTAL BICYCLE PARKING (1 SPACE/1,000 S.M. NFA)	5 SPACES	5 SPACES
LOADING SPACES (NO MINIMUM REQUIREMENT)	-	2 SPACES

*Floor Area, Net (NFA) means the total area of all floors of a building measured from the interior faces of the exterior walls or demising walls, but does not include the area of stair wells, elevators, escalators, ventilating shafts, attics, concourses, warehouses, rooms, attached enclosed and covered loading docks and related enclosed corridors used for loading purposes, above and below grade parking structures, storage rooms, rooms for garbage containment, and mechanical rooms.

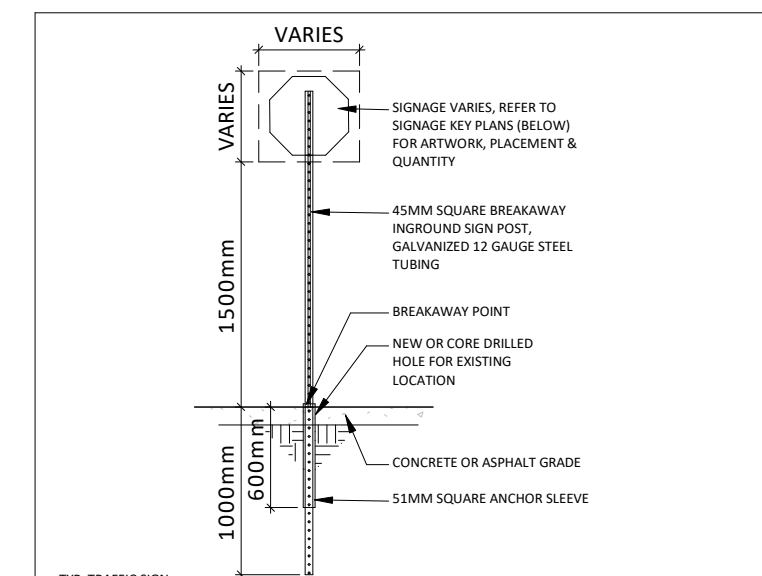
STATISTICS

SITE AREA	± 3.52 ACRES	± 1.42 HA.
PROPOSED BUILDING M/E ROOM	± 48,326 S.F. ± 1,440 S.F.	± 4,490 S.M. ± 134 S.M.
TOTAL LEASIBLE AREA	± 48,886 S.F.	± 4,356 S.M.
TOTAL FLOOR AREA	± 48,326 S.F.	± 4,490 S.M.
NET FLOOR AREA	± 45,638 S.F.	± 4,240 S.M.
PARKING PROVIDED	3.09/1000 S.F.	145 CARS 3.33/1000 S.M.
COVERAGE		31.52 %

LEGEND

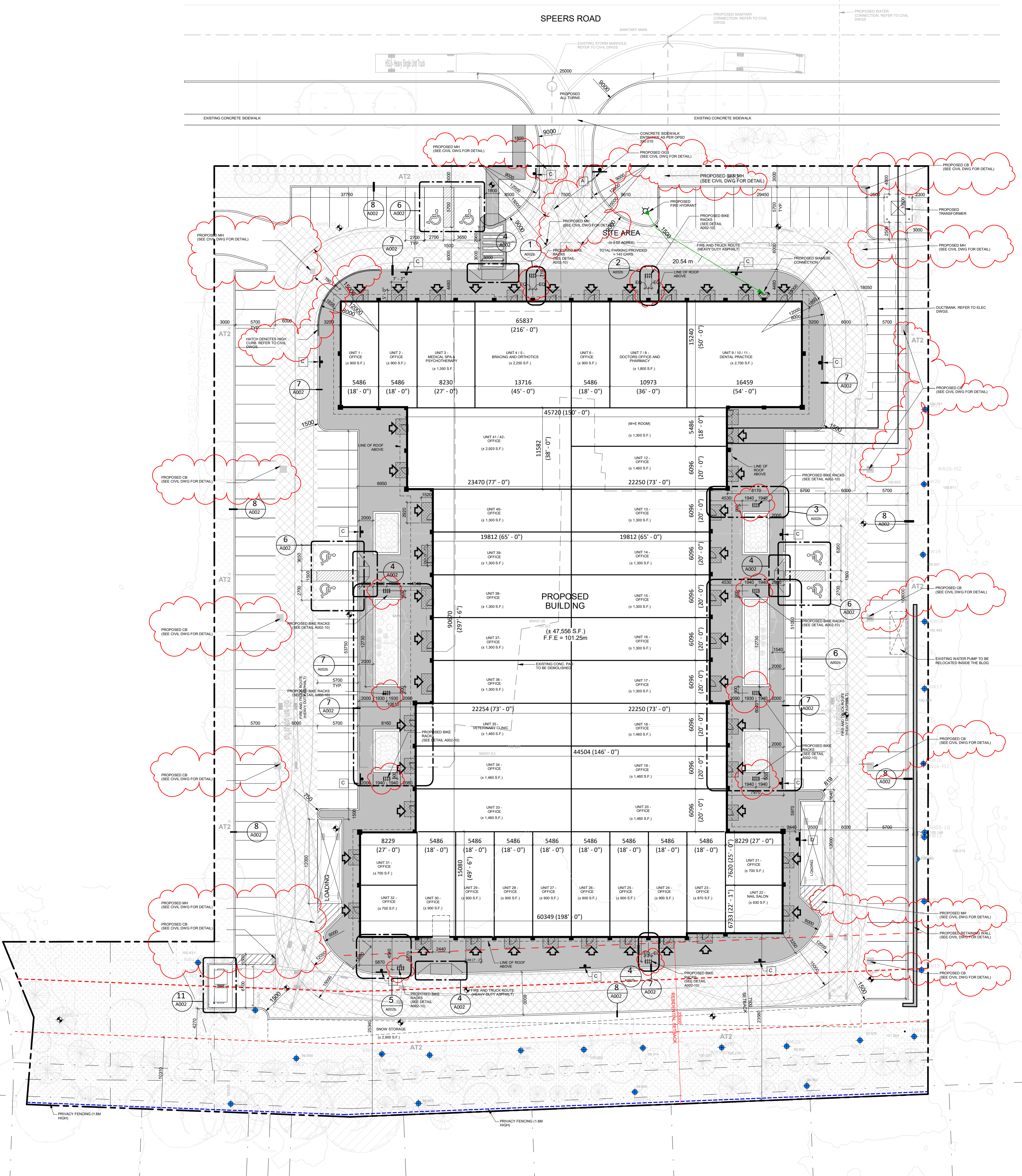
- PROPOSED ENTRANCE ARROW
- PROPOSED EXIT ARROW
- ⊕ PROPOSED FIRE HYDRANT
- ⚡ PROPOSED SIAMMSE CONNECTION
- PROPOSED SIGNAGE
- ▨ PROPOSED FIRE & TRUCK ROUTE (HEAVY DUTY ASPHALT)
- ▨ PROPOSED CONCRETE SIDEWALK
- ▨ PROPOSED FROST SLAB

SIGN LEGEND



SYMBOL	SIGN	DESCRIPTION
A	STOP SIGN	*STOP SIGN R=1,000x600mm WHITE REF. LEGEND & BORDER, RED REF. BACKGROUND
B	ACCESSIBLE PARKING PERMIT SIGN	*ACCESSIBLE PARKING PERMIT SIGN R=215 (8.46") RED REF. INTERIOCTORY SYMBOL, BLACK REF. SYMBOL OF ACCESS SYMBOL, BORDER, BLACK SYMBOL, LEGEND & BORDER, WHITE REF. BACKGROUND
C	FIRE ROUTE SIGN	*FIRE ROUTE SIGN 200x450mm RED REF. INTERIOCTORY SYMBOL, BLACK SYMBOL, WHITE REF. "FIRE ROUTE" ON BLACK BACKGROUND, BLACK LEGEND & BORDER, WHITE REF. BACKGROUND
D	LOADING ZONE SIGN	*LOADING ZONE SIGN 1000x450mm RED REF. INTERIOCTORY SYMBOL, BLACK SYMBOL, LEGEND & BORDER, WHITE REF. BACKGROUND

1 SITE PLAN
A001 1:300



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TOPOGRAPHIC SKETCH OF
PART OF BLOCKS 'B', 'C' AND 'D'
REGISTERED PLAN 681
TOWN OF OAKVILLE
REGIONAL MUNICIPALITY OF HALTON

PROPOSED WELL LEGEND

- RW1 MONITORING WELLS TO BE RE-INSTALLED
- MW001 ON-SITE MONITORING WELL
- PW1 PUMPING WELL
- PW2 PUMPING WELL
- * PROTECTION REQUIRED DURING LIFE OF CONSTRUCTION

NOTE: LOCATIONS SHOWN ON ARCHITECTURAL SITE PLAN SHOW DESIGN INTENT ONLY. REFER TO ENVIRONMENTAL DRAWINGS BY PERITUS FOR EXACT LOCATIONS OF WELLS.

#	DATE	DESCRIPTION	BY
15	2023-01-18	ISSUED FOR SPA RESUBMISSION #4	ACY
14	2022-10-07	ISSUED FOR SPA RESUBMISSION #3	ACY
13	2022-10-07	ISSUED FOR CITY COMMENTS	ACY
12	2022-08-28	ISSUED FOR SPA RESUBMISSION #2	SKI
11	2022-08-03	ISSUED FOR PERMIT	SKI
10	2022-07-19	ISSUED FOR PTA/ART	SKI
9	2022-07-13	ISSUED FOR PTA/ART	SKI
8	2022-06-10	ISSUED FOR TENDER	YSK
7	2022-05-27	ISSUED FOR SPA RESUBMISSION #1	SKI
6	2022-02-03	ISSUED FOR SPA SUBMISSION	YSK
5	2022-01-26	ISSUED FOR COORDINATION	YSK
4	2022-01-20	ISSUED FOR COORDINATION	YSK
3	2022-01-06	ISSUED FOR COORDINATION	YSK
2	2021-11-26	ISSUED FOR REVIEW	NAR
1	2021-10-25	ISSUED FOR REVIEW	NAR



PROJECT
PROPOSED BUILDING
530 SPEERS ROAD, OAKVILLE, ON

SITE PLAN

PROJECT NO.
21.101SH
PROJECT DATE
2022-01-24
DRAWN BY
NAR
CHECKED BY
GAH
SCALE
As indicated



PROJECT NO.
A001
REV.
15