

NORTH SERVICE ROAD



REFER ALSO TO PAVEMENT MARKING PLAN DWG PMP-101

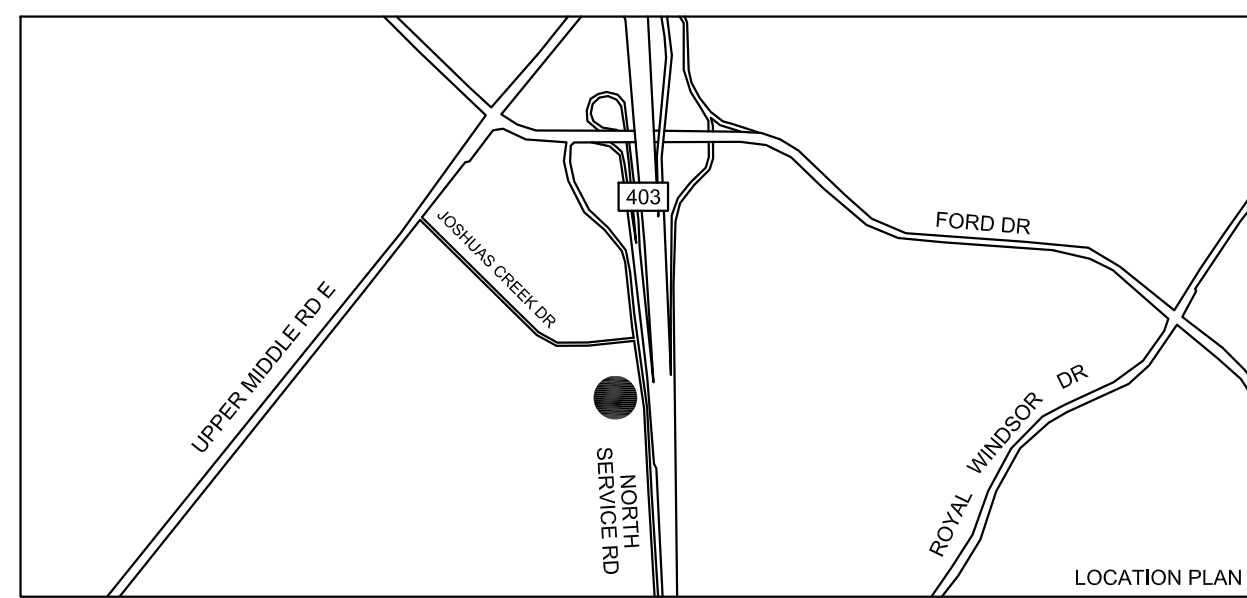
E2 SP:264	REQUIREMENT	PROPOSED
Minimum lot area	0.2 ha	0.75 ha
Minimum lot frontage	30.0m	74.0m
Minimum front yard	3.0m	26.19m
Minimum MTO setback	14.0m	26.19m
Minimum interior side yard (north)	3.0m	8.6m
Minimum interior side yard (south)	3.0m	5.2m
Minimum rear yard	3.0m	10.08m
Minimum PB1 zone buffer	10.0m	10.0m
Maximum height (SP:264)	40.0m	26.70m
Minimum landscaping coverage	10%	36.2%
Minimum sidewalk adjacent parking	1.8m	1.95m
Maximum net floor area (SP:264)	17,316.0 m2	15,386.8 m2
Maximum net floor area, office (SP:264)	772.0 m2	183.4 m2

ZONING: E2 SP:264

LOT AREA	7,503 m2
IROQUOIS BUFFER	435 m2
TOTAL DEVELOPABLE	7,068 m2
BUILDING AREA	2,597 m2
COVERAGE (% OF LOT AREA)	34.6%
LANDSCAPED AREA (% OF LOT AREA)	2,715 m2 (36.2%)
PARKING	
15,203.4 m2 SELF-STORAGE:	8 (MAXIMUM)
183.4 m2 OFFICE @ 1/35:	5
PARKING REQUIRED	13
PARKING PROVIDED	32
ACCESSIBLE PARKING REQUIRED (4%)	2 (2 PROVIDED)
BICYCLE PARKING SPACES	2 (6 PROVIDED)

6-STOREY SELF-STORAGE BUILDING FLOOR AREAS

1st - 6th FLOOR SELF-STORAGE	15,203.4 m2	163,647 sq.ft.
1st FLOOR SPECULATIVE OFFICE	183.4 m2	1,975 sq.ft.
TOTAL GFA	15,386.8 m2	165,622 sq.ft.
BUILDING CODE		
6-STOREY, GROUP F2 OBC 3.2.2.76, SPRINKLERED		



**pml.A**

patrick markus luckie, Architect  
7201 BENDIGO CIRCLE - MISSISSAUGA, ON L5N 1Z4 • TEL: 416 885 0108

All drawings, specifications, related documents and design are the copyright property of Patrick Markus Luckie Architects and must be retained upon receipt. Reproduction of the drawings, specifications, related documents and design in whole or in part is strictly forbidden without the written permission of Patrick Markus Luckie Architects. This drawing, as an instrument of service, is provided for and is the property of Patrick Markus Luckie Architects and shall be used only for the project named on the drawing and verification of all dimensions contained herein shall be measured and confirmed on site in every particular to these documents. The contractor shall report any discrepancies to the consultant in writing prior to the commencement of any physical work. Do not scale this drawing. This drawing shall not be used for construction purposes without the written permission of Patrick Markus Luckie Architects.



Revisions:

Date:	Particular:
SEP.03.20	REVISED AS PER SPA COMMENTS
DEC.12.20	ISSUED FOR FINAL SPA REVIEW
MAR.02.26	SHOW TP2 TREES & HOARDING

Issue:

Date:	Particular:
MAR.10.25	ISSUED FOR SP APPLICATION



1565 STORAGE  
COMMERCIAL SELF-STORAGE BUILDING

1565 NORTH SERVICE ROAD, OAKVILLE

SITE PLAN

S.P. 1506.019

**A-0.1**