



KEY PLAN NTS

LEGAL DESCRIPTION
PLAN OF SURVEY OF PART OF LOT 1 CONCESSIONAL SOUTH OF DUNDAS STREET AND BLOCK 9, REGISTERED PLAN 20M-419 TOWN OF OAKVILLE REGIONAL MUNICIPALITY OF HALTON
LOCAL SURVEY PREPARED BY: WILSON & GIBSON INC.

SITE STATISTICS

PARAMETER	REQUIRED	PROVIDED
PERMITS	42,930.04 m ²	10,611.61 m ²
FRONT YARD (BRONTE RD.)	3.0 m MIN.	6.00 m
REAR YARD (VALHALLA COURT)	3.0 m MIN.	28.00 m
LEFT SIDE YARD (VERMONT RD.)	3.0 m MIN.	18.00 m
RIGHT SIDE YARD (VERMONT RD.)	3.0 m MIN.	18.00 m
MEZZANINE AREA	1,031.81 m ²	1,031.81 m ²
BUILDING 'A'	5,299.82 m ²	57,047 s.f.
BUILDING 'B'	7,851.43 m ²	84,512 s.f.
BUILDING 'C'	6,246.67 m ²	67,238 s.f.
BUILDING 'D'	5,434.41 m ²	58,496 s.f.
TOTAL G.F.A.	24,832.33 m ²	267,293 s.f.
SITE COVERAGE	17.8937 m ²	43.16%
LANDSCAPED AREA (MIN. 10%)	2,796.47 m ²	12.90%
PAVED AREA	17,962.60 m ²	45.98%
BUILDING HEIGHT	REQUIRED	PROVIDED
TRAMHOUSE	75.00000	75.00000
BUILDING 'A'	89.00000	89.00000
BUILDING 'B'	104.00000	104.00000
BUILDING 'C'	122.00000	122.00000
BUILDING 'D'	122.00000	122.00000
TOTAL DRIVE IN DOORS	9.00000	10.00000
BARRIER-FREE PARKING	9.00000	10.00000
BICYCLE SPACES	8.00000	12.00000
BICYCLE STORAGE	TO BE REMOVED OFF-SITE	

SYMBOL LEGEND

- MAN DOOR LOCATIONS
- LOADING DOOR LOCATIONS
- DRIVE-IN OVERHEAD DOORS
- HYDRANT & VALVE
- FIRE DEPARTMENT CONNECTION / SAMERE
- CATCH BASIN
- FOUR-CELL CATCH BASIN
- STORM SEWER MANHOLE
- SEWER MANHOLE
- TOP OF CURB
- TOP OF WALL
- DIRECTION OF TRAFFIC FLOW
- EXISTING ELEVATION
- PROPOSED ELEVATION
- DIRECTION OF GRAVITATIONAL FLOW
- REUSE STORAGE BIN
- REUSE TRUCK/BOX TRAILER PERMITS
- ACCESSIBLE PARKING SPACE
- ACCESSIBLE PARKING SPACE (MINIMUM)
- LOADING SPACE (3.5m x 12.0m x 4.2m TYP.)
- TRUCK/BOX TRAILER

ALL WORK SHALL BE CARRIED OUT IN STRICT ACCORDANCE WITH THE REQUIREMENTS OF THE LATEST REVISIONS OF THE ONTARIO BUILDING CODE AND ANY OTHER AUTHORITY HAVING JURISDICTION. ALL DIMENSIONS TO BE CHECKED AND VERIFIED AT THE SITE BY EACH CONTRACTOR. ERRORS SHALL BE REPORTED IN WRITING TO THE CONSULTANT BEFORE COMMENCING ANY WORK. ALL DRAWINGS ARE THE COPYRIGHT OF THE CONSULTANT AND REMAIN THE PROPERTY OF THE CONSULTANT.

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SITE PLAN INFORMATION PROVIDED BY:
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LEGEND

- PROPOSED DECIDUOUS TREES
- PROPOSED CONIFEROUS TREES
- PROPOSED SHRUBS

TREE MANAGEMENT PLAN LEGEND

- TREE TO REMAIN WITH TREE PROTECTION FENCE

NOTE: REMOVAL OF TREES AND SHRUBS SHOULD OCCUR OUTSIDE OF THE BIRD BREEDING WINDOW (APRIL 1 - AUGUST 30). REFER TO ARBORIST REPORT FOR FURTHER INFORMATION.

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NOT FOR CONSTRUCTION

PLANT LIST

KEY	BOTANICAL NAME	COMMON NAME	COND.	CAL.	HT./SPR.	REMARKS	QTY.
TREES							
A	ACER SACCHARUM	SUGAR MAPLE	BB/UB	10M+	UNIFORM		3
B	CELTIS OCCIDENTALIS	COMMON HACKBERRY	BB/UB	10M+	UNIFORM		5
C	QUERCUS MACROCARPA	BUR OAK	BB/UB	10M+	UNIFORM		4
D	ULMUS X 'PIONEER'	PIONEER ELM	BB/UB	10M+	UNIFORM		6
E	ACER X FREEMANII 'AUTUMN BLAZE'	AUTUMN BLAZE MAPLE	BB/UB	10M+	UNIFORM		5
F	HELIOPSIS SCABERIFOLIA 'HALKKA'	HALKKA HONEYLOCUST	BB/UB	10M+	UNIFORM		6
G	JUGLANS NIGRA	BLACK WALNUT	BB/UB	10M+	UNIFORM		4
H	GYMNOCADUS DIOICUS	KENTUCKY COFFEE TREE	BB/UB	10M+	UNIFORM		5
I	LIRIODENDRON TULIPIFERA	TULIP TREE	BB/UB	10M+	UNIFORM		4
J	PLATANUS OCCIDENTALIS	AMERICAN BICAMORE	BB/UB	10M+	UNIFORM		4
K	FAGUS GRANDIFOLIA	AMERICAN BEECH	BB/UB	10M+	UNIFORM		4
L	CARPINUS CAROLINIANA	BLUE BEECH	BB/UB	10M+	UNIFORM		4
N	TILIA CORDATA	LITTLE LEAF LINDEN	BB/UB	10M+	UNIFORM		4
O	CARYA OVATA	SHAGBARK HICKORY	BB/UB	10M+	UNIFORM		4

PLANT LIST

KEY	BOTANICAL NAME	COMMON NAME	COND.	CAL.	HT./SPR.	REMARKS	QTY.
SHRUBS + PERENNIALS							
aa	CORNUS GERICEA	RED OSER DOGWOOD	POT		60CM	EVENLY SPACED	115
bb	PHYSCOCARPUS OPULIFOLIUS	COMMON NINEBARK	POT		60CM	EVENLY SPACED	37
cc	RIBES AUREUM	GOLDEN CURRIANT	POT		60CM	EVENLY SPACED	42
dd	VIBURNUM LENTAGO	NANNYBERRY	POT		60CM	EVENLY SPACED	30
ee	CEANTHUS AMERICANUS	NEW JERSEY TEA	POT		60CM	EVENLY SPACED	135
ff	HYPERICUM KALMIANUM	POT O' GOLD	POT		60CM	EVENLY SPACED	46
gg	HYPERICUM PROLIFICUM	SHRUBBY ST. JOHN'S WORT	POT		60CM	EVENLY SPACED	15
hh	CORNUS RACEMOSA	GREY DOGWOOD	POT		60CM	EVENLY SPACED	30
ii	THUJA OCCIDENTALIS	EASTERN WHITE CEDAR	POT		100CM	EVENLY SPACED	14
jj	RUBICECKIA 'HIRTIA'	BLACK-EYED SUSAN	POT	1 GAL		EVENLY SPACED	274
kk	ECHINACEA PURPUREA	PURPLE CONIFLOUER	POT	1 GAL		EVENLY SPACED	236
ll	SCHIZANTHUS SCOPARIUM	LITTLE BLUESTEM	POT	1 GAL		EVENLY SPACED	37

NOTE: ALL TREE PLANTING TO BE MIN. 1.0M SETBACK FROM SERVICES REFER TO SERVING PLANS FOR FURTHER INFORMATION.

REVISIONS:
SEP25-23 REVISED AS PER NEW SITE PLAN SEP25-23
AUG04-23 REVISED AS PER NEW SITE AND CIVIL PLANS
JULY 19-23 REVISED TO ADD UPDATED ARBORIST REPORT
JULY 11-23 ISSUED FOR SPA

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STAMPED FOR SPA ONLY

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LANDSCAPE PLAN

DATE: JULY 10-23 PROJECT NO: 220105
SCALE: 1:500 SHEET: L1