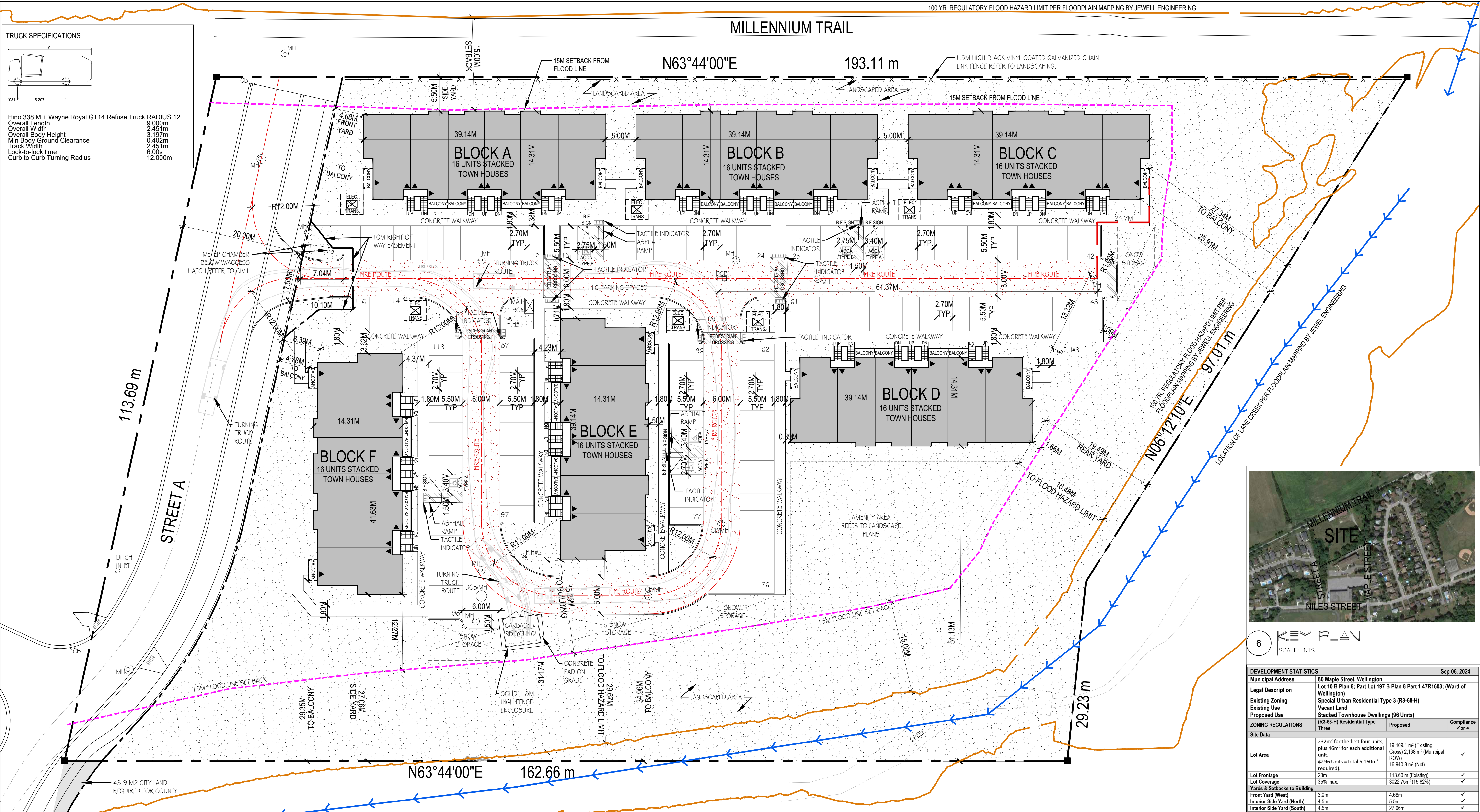


TRUCK SPECIFICATIONS

Hino 338 M + Wayne Royal GT14 Refuse Truck RADIUS 12
 Overall Length 9.000m
 Overall Width 2.451m
 Overall Body Height 3.197m
 Min Body Ground Clearance 0.402m
 Track Width 2.451m
 Lock-to-lock time 6.00s
 Curb to Curb Turning Radius 12.000m



NOT FOR CONSTRUCTION



NOTES:

- THE CONTRACTOR OR PROJECT MANAGER WILL CHECK AND VERIFY ALL DIMENSIONS AND JOB CONDITIONS ON THE JOB AND REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. COORDINATION OF WORK IS THE RESPONSIBILITY OF THE CONTRACTOR OR OWNER/CONTRACTOR.
- THIS DRAWING MUST NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL SIGNED BY THE ARCHITECT.
- ALL DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND MAY NOT BE COPIED, REPRODUCED OR ALTERED WITHOUT WRITTEN PERMISSION FROM THE ARCHITECT.
- DO NOT SCALE THE DRAWINGS.

| DDMMYY | REVISION |
|------------|------------------------------|
| 21/09/2022 | ISSUED FOR SPA |
| 01/11/2022 | ISSUED FOR SPA |
| 06/06/2024 | ISSUED FOR SITE PLAN CONTROL |
| 02/10/2024 | ISSUED FOR REVIEW |

SCALE: 1:400
 DRAWN BY: MB/KA/NS
 PRINT DATE: 02/10/2024

WELLINGTON DEVELOPMENT PROPOSED DEVELOPMENT 80 MAPLE STREET WELLINGTON, ONTARIO

PROPOSED SITE PLAN & DEVELOPMENT STATISTICS

A0.1

DEVELOPMENT STATISTICS
 Sep 06, 2024

| DEVELOPMENT STATISTICS | EXISTING | PROPOSED | COMPLIANCE |
|---|--|---|--|
| Municipal Address | 80 Maple Street, Wellington | | |
| Legal Description | Lot 10 B Plan 8; Part Lot 197 B Plan 8 Part 1 47R1603; (Ward of Wellington) | | |
| Existing Zoning | Special Urban Residential Type 3 (R3-68-H) | | |
| Existing Use | Vacant Land | | |
| Proposed Use | Stacked Townhouse Dwellings (96 Units) | | |
| ZONING REGULATIONS | (R3-68-H) Residential Type Three | Proposed | Compliance <input checked="" type="checkbox"/> |
| Site Data | 232m ² for the first four units, plus 46m ² for each additional unit. @ 96 Units = Total 5,160m ² required. | 18,108 m ² (Existing Gross) 2,168 m ² (Municipal ROW) 16,940 m ² (Net) | <input checked="" type="checkbox"/> |
| Lot Area | 23m | 113.60 m (Existing) | <input checked="" type="checkbox"/> |
| Lot Frontage | 35% max. | 3022.75m ² (15.82%) | <input checked="" type="checkbox"/> |
| Yards & Setbacks to Building | | | |
| Front Yard (West) | 3.0m | 4.68m | <input checked="" type="checkbox"/> |
| Interior Side Yard (North) | 4.5m | 5.5m | <input checked="" type="checkbox"/> |
| Interior Side Yard (South) | 4.5m | 27.06m | <input checked="" type="checkbox"/> |
| Rear Yard (East) | 7.5m | 19.49m | <input checked="" type="checkbox"/> |
| Permitted Encroachment | | | |
| Unenclosed Porches, Decks & Balconies projection into required yards | 1.5 maximum distance but not closer than 1.2m to any lot line | 1.5m | <input checked="" type="checkbox"/> |
| Building Size | | | |
| Building Height | 15.00 m max. | ±10.00 m (to mid-point of sloped roof) | <input checked="" type="checkbox"/> |
| Number of Units in a Townhouse Dwelling | N/A | 16 Units in each Block | N/A |
| Total Number of Units in Development | N/A | 96 | N/A |
| Density | 50 uha (As per by law No. 09-2021) | 50 uha | <input checked="" type="checkbox"/> |
| Landscape | | | |
| Landscape Area | 35% min. = 5,929.28 m ² | 8,927.3 m ² (46.72%) | <input checked="" type="checkbox"/> |
| Parking | | | |
| Parking Space Size | 2.70 m min. width and 5.5 m min. length | 2.70 m min. width and 5.5 m min. length | <input checked="" type="checkbox"/> |
| Parking Aisle Two-Way Traffic | 6.0 m | 6.0 m | <input checked="" type="checkbox"/> |
| Number of Spaces per Unit | 1.20 spaces per unit (As per by law No. 09-2021) | 116 | <input checked="" type="checkbox"/> |
| Visitor Parking | | | |
| Number of Visitor Spaces | Not required | 0 | <input checked="" type="checkbox"/> |
| Number of Barrier Free Parking Spaces | Not required for Residential use | 3 Type A and 3 Type B | <input checked="" type="checkbox"/> |

4 DEVELOPMENT STATISTICS
 SCALE: NTS

5 PROPOSED SITE PLAN
 SCALE: 1:300

