



SITE INFORMATION

SITE AREA	3,350sm
UNITS	19 Units
BUILDING AREA	1,690 sm
LOT FRONTAGE	
Villeneuve Drive:	65.3 m
Bentley Cresant:	86.1 m
East Property Line:	44.3 m
West Property Line:	34.8 m
COVERAGE (Provided)	1,690 sm (50%)
LANDSCAPED AREA	933 sm (27%)
TYPICAL UNIT SIZE	84.0 sm

NOTES

1. For the purpose of this concept, pathways are shown as 1.1m and 3.1m, visitor parking stalls along Bentley Cres. are 2.8m x 6.0m, while parking stalls along Villeneuve Drive are 2.8m x 5.5m. Drive aisles are between 6.2m - 7.4m.
2. Property boundaries are based on Ainley Plan. The site area is approximate and all dimensions need to be confirmed by a proper survey. Please refer to Site Plan for further details.

**PORT PICTON
BLOCK 204
(EAST)
Zoning Compliance
Review**



LEGEND

	PROPOSED BUILDING
	LANDSCAPE AREA
	PATHWAY
	VISITOR PARKING / DRIVEWAY
	SUBJECT PROPERTY BOUNDARY
	SETBACKS



2	REVISIONS	2025.03.06	LC
1	BASE PLAN	2025.01.30	LC
No.	REVISION	DATE	BY

CLIENT
CLEAVE GROUP

FOTENN
Planning + Design

OTTAWA: 420 O'Connor St, Ottawa ON K2P 1W4 613.730.5709	KINGSTON: 4 Cataragui St, Suite 315, Kingston ON K7K 1Z7 613.542.5454	TORONTO: 174 Spadina Ave, Suite 304, Toronto ON M5T 2C2 416.789.4530
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DESIGNED	LC
REVIEWED	ET
DATE	2025.01.30

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