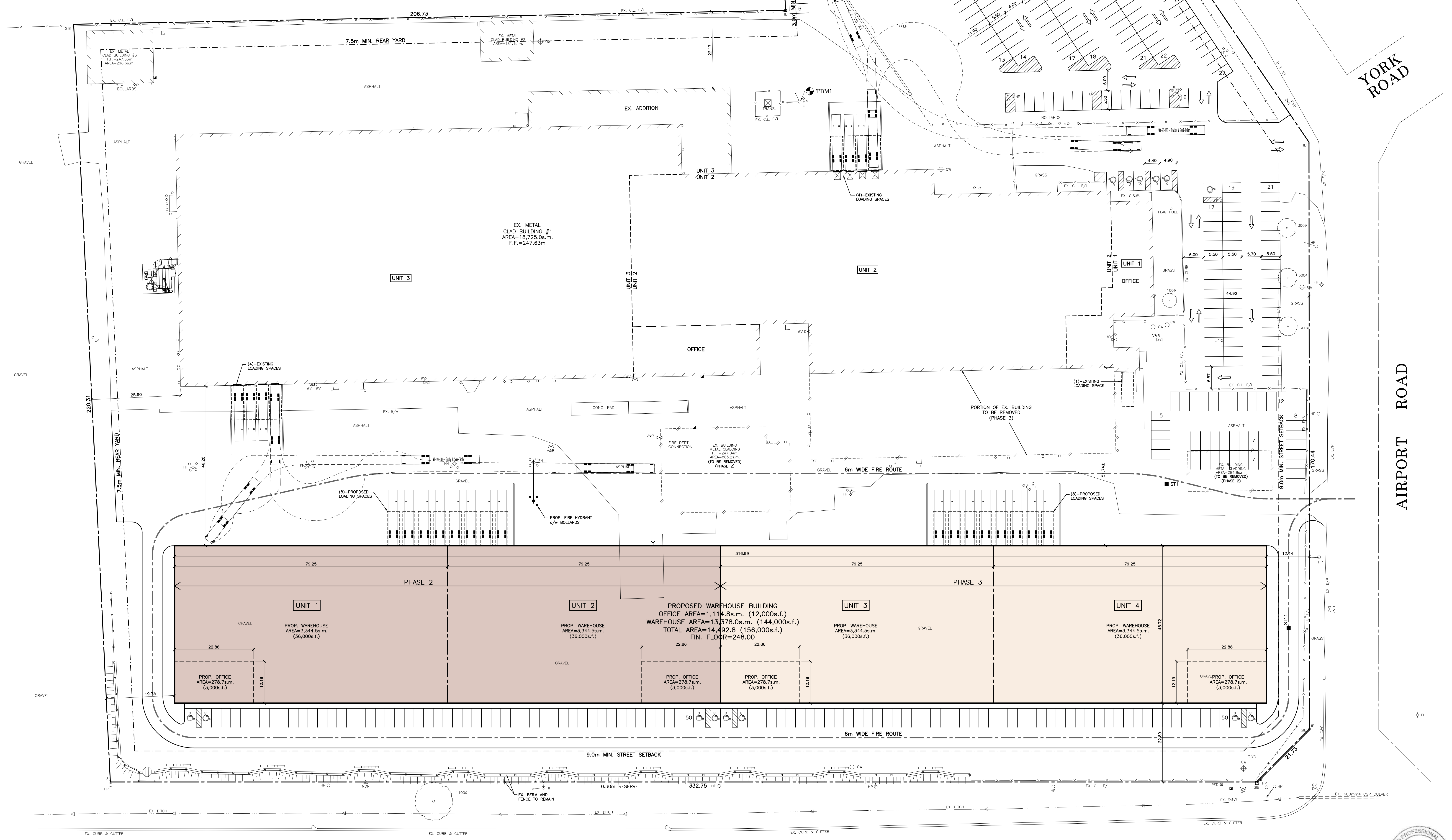


**SITE STATISTICS (ULTIMATE)**

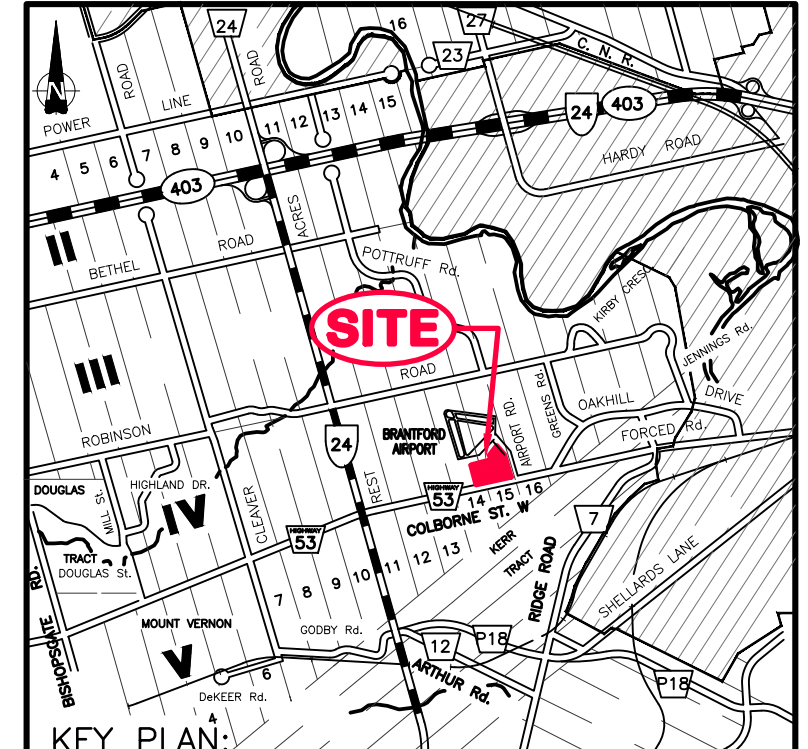
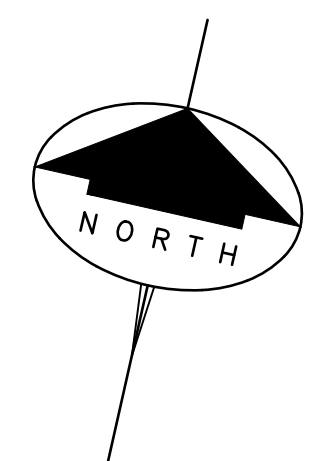
ITEM	PROPOSAL	ZONING BYLAW REQUIREMENTS
ZONING CATEGORY	M1-8	M1-8
LOT AREA (sq. m.)	84,244	1,100 MIN.
LOT FRONTAGE (m) - COLBORNE ST. W.	342.19	30.00 MIN.
GROUND FLOOR AREA (sq. m.) - EX. BLDG 1 - UNIT 1 - OFFICE	688.8	N/A
- UNIT 2 - OFFICE	540.4	
- UNIT 3 - PLANT	6,827.0	
- UNIT 4 - PLANT	10,668.8	
- EX. BLDG 2	181.1	
- EX. BLDG 3	298.6	
- PROP. BLDG. - OFFICE	1,114.8	
- PROP. BLDG. - PLANT	13,378.0	
- TOTAL	33,695.5	
LOT COVERAGE	40.0%	60% MAX.
STREET SETBACK (m)	22.89, 12.44 & 44.92 (EX.)	9.00 MIN.
INTERIOR SIDE YARD (m)	-	3.00 MIN.
REAR YARD (m)	19.73 & 22.17 (EX.)	7.50 MIN.
NUMBER OF PARKING SPACES	401 **	471 *
NUMBER OF BARRIER FREE PARKING SPACES	14	11
NUMBER OF LOADING SPACES	25	6
PARKING STALL DIMENSIONS (m)	2.80 x 5.50	2.80 x 5.50
BARRIER FREE PARKING STALL DIMENSIONS (m)	4.90 x 5.50	4.90 x 5.50 (TYPE 'C')
	4.30 x 5.50	4.30 x 5.50 (TYPE 'B')
LOADING SPACE DIMENSIONS (m)	3.50 x 10.00	3.50 x 10.00
PERCENTAGE OF LOT LANDSCAPED	11.2%	10% MIN.
BUILDING HEIGHT (m)	-	12.00 MAX.

\* PARKING CALCULATION IS BASED:  
 OFFICE AREAS (1 SPACE PER 15sq.m.) = 2,344.0/15 = 157  
 PLANT AREAS (1 SPACE PER 100sq.m.) = 31,351.5/100 = 314  
 TOTAL = 471

\*\* ITEM REQUIRES A VARIANCE



COLBORNE STREET WEST (HWY. No. 53)



THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND ABOVEGROUND UTILITIES AND STRUCTURES ARE NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE COMMENCING WORK, THE CONTRACTOR SHALL FAMILIARIZE HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

- NOTES:**
- ALL ELEVATIONS SHOWN ARE METRIC.
  - BUILDER/OWNER TO VERIFY COMPLIANCE WITH ZONING BYLAWS (i.e. SIDEYARDS, SETBACKS, REARYARDS ETC.)

T.B.M. No. 1 ELEV. = 248.07m (GEO)  
 NAIL IN HYDRO POLE AT REAR OF PROPERTY EAST OF HYDRO TRANSFORMER ENCLOSURE AS SHOWN.

NO.	REVISION	DATE (MM/DD/YY)	BY

**J.H. COHOON ENGINEERING LIMITED**  
 CONSULTING ENGINEERS  
 440 HARDY ROAD, UNIT #1, BRANTFORD - ONTARIO, N3T 5L8  
 TEL. (519) 753-2856 FAX. (519) 753-4263 www.cohooneg.com

PROJECT:  
**PROPOSED BUILDING ADDITION**  
 22 AIRPORT ROAD  
 COUNTY OF BRANT

CLIENT:  
**JAZ BRICK**

**SITE PLAN**

DESIGN:	R.W.P.	SCALE:	1:500
DRAWN:	K.P.B.	JOB No:	9365
CHECKED:	R.W.P.	DWG. No:	9365-3A
SHEET:	1 of 3	DATE:	NOV. 16/21

