

| SITE DATA MATRIX | | SITE ZONING : R4.1-6 | |
|------------------|---|-------------------------|-------------------------|
| | | REQUIRED | PROPOSED |
| a. | LOT AREA | MIN. 950 m ² | 4,207.5 m ² |
| b. | LOT FRONTAGE | MIN. 12.5 m | 42.6 m |
| c. | BUILDING AREA | | |
| | - EXISTING RESIDENCE RELOCATED | | 151.4 m ² |
| | - PROPOSED CONDOMINIUM | | 980.6 m ² |
| | TOTAL BUILDING AREA | | 1,132 m ² |
| d. | BUILDING LOT COVERAGE (%) | MAX. 45% | 26.9% |
| e. | BUILDING GROSS FLOOR AREA | | |
| | - EXISTING RESIDENCE RELOCATED | | 302.8 m ² |
| | - PROPOSED CONDOMINIUM | | 5,680.56 m ² |
| | TOTAL GROSS FLOOR AREA | | 5,983.36 m ² |
| f. | BUILDING HEIGHT | MAX. 12.2 m | 19.2 m |
| g. | BUILDING SETBACKS | | |
| | CONDOMINIUM | | |
| | FRONT (NORTH) | MIN. 8 m | 24 m |
| | SIDE (EAST) | MIN. 4.5 m | 16.3 m |
| | SIDE (WEST) | MIN. 4.5 m | 5.1 m |
| | REAR (SOUTH) | MIN. 7.5 m | 20.2 m |
| | EXIST. RESIDENCE | | |
| | FRONT (NORTH) | | 4.1 m |
| | SIDE (EAST) | | 2.1 m |
| | SIDE (WEST) | | 2.3 m |
| | REAR (SOUTH) | | 83.3 m |
| | PORCH | | 2.5 m |
| h. | NO. OF PARKING SPACES (CONDOMINIUM) | | |
| | 1.25 SPACES PER UNIT = 1.25 X 42 | 52 SPACES | |
| | 2 FOR EXIST. HOUSE | 2 SPACE | |
| | | 54 SPACES | 55 SPACES |
| | NO. OF PARKING SPACES (VISITOR) | | |
| | 0.25 SPACES OF THE REQUIRED SPACES = 42 SPACES X 0.25 | 11 SPACES | 11 SPACES |
| | NO. OF PARKING SPACES (ACCESSIBLE) | | |
| | TYPE A | 1 SPACE | 1 SPACE |
| | TYPE B | 1 SPACE | 1 SPACE |
| i. | NO. OF LOADING SPACES | 1 SPACE | 1 SPACE |
| j. | PAVED AREA | | |
| | COVERAGE | | 1,633.1 m ² |
| | | | 38.8% |
| k. | LANDSCAPED AREA | | |
| | HARD | | 411.5 m ² |
| | SOFT | | 919 m ² |
| | TOTAL COVERAGE | | 1,330.5 m ² |
| | | MIN. 30% | 31.6% |
| l. | LINEAR CONCRETE CURB | | 315.8 m |

| | |
|------------|--------------|
| 2023/07/11 | REVISION |
| 2023/07/06 | REVISION |
| 2023/05/30 | REVISION |
| 2023/05/19 | OWNER REVIEW |

date (yyyy/mm/dd): issued for:

general notes:

- THIS PRINT IS AN INSTRUMENT OF SERVICE ONLY AND IS THE PROPERTY OF THE ARCHITECT.
- DRAWINGS SHALL NOT BE SCALED.
- CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB AND THIS OFFICE MUST BE NOTIFIED OF ANY VARIATIONS FROM THE DIMENSIONS AND CONDITIONS SHOWN BY THESE DRAWINGS.
- ATTENTION IS DIRECTED TO PROVISIONS IN THE GENERAL CONDITIONS REGARDING CONTRACTOR'S RESPONSIBILITIES IN REGARD TO SUBMISSION OF SHOP DRAWINGS.
- IN THE EVENT THE ARCHITECT IS RETAINED TO REVIEW SHOP DRAWINGS, SUCH REVIEW IS ONLY TO CHECK FOR CONFORMANCE WITH DESIGN CONCEPT AND WITH THE INFORMATION GIVEN IN THE CONTRACT DOCUMENTS.
- CONTRACTORS SHALL PROMPTLY NOTIFY THE ARCHITECT IN WRITING OF THE EXISTENCE OF ANY OBSERVED VARIATIONS BETWEEN THE CONTRACT DOCUMENTS AND ANY APPLICABLE CODES OR BY-LAWS.
- THE ARCHITECT IS NOT RESPONSIBLE FOR THE CONTRACTOR'S MEANS, METHODS AND OR TECHNIQUES IN THE CONSTRUCTION OF THIS FACILITY.

stamp:

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project:
**PROPOSED 6 STOREY
MULTI-FAMILY RESIDENTIAL
DEVELOPMENT
183 MAIN STREET EAST
KINGVILLE, ONT.**

client:
BROTTO INVESTMENTS INC.

title:
SITE PLAN

scale:
AS SHOWN

drawn by:
AS

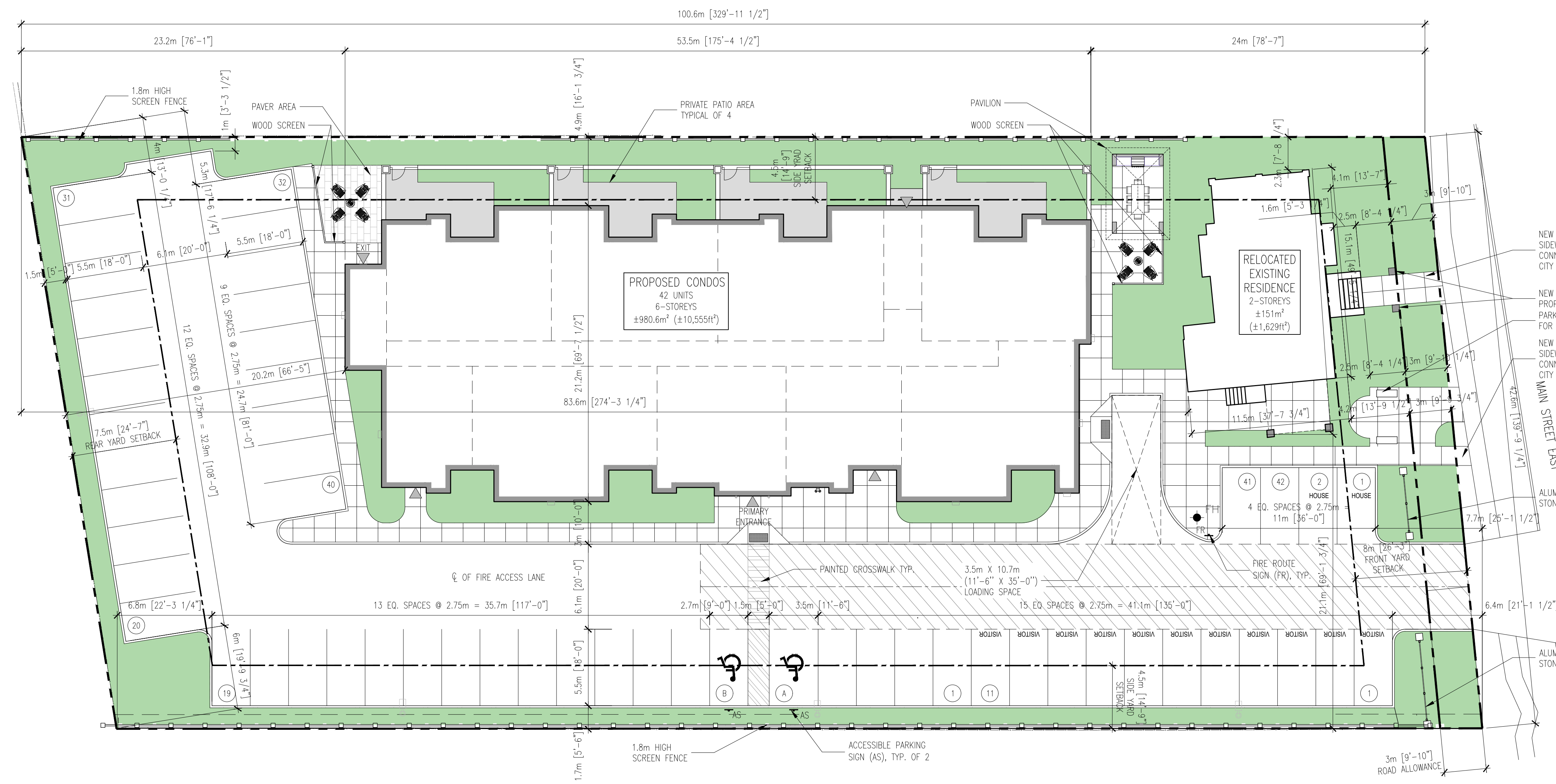
checked by:
SMB

date:
JUNE 2023

comm. no.:
2020-023

sheet no.:

A1.0



SITE PLAN
SCALE : 1/16" = 1'-0"
0 4 8 16 24 48 FEET