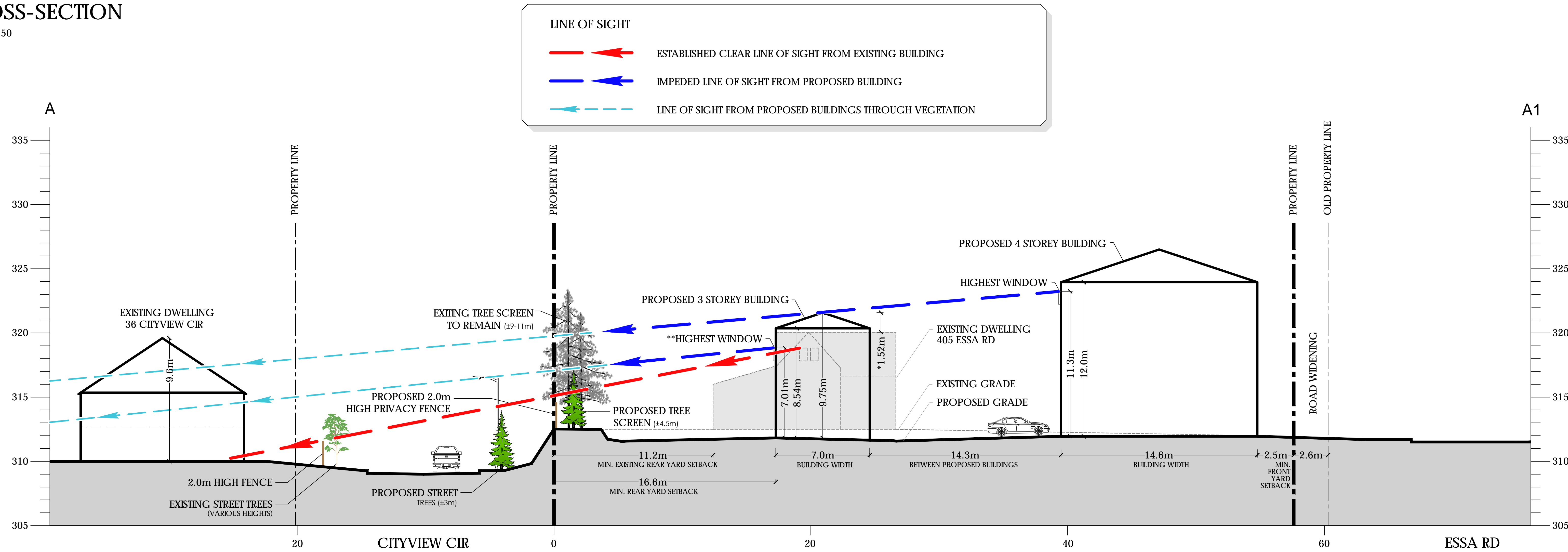


# CROSS-SECTION

Scale 1:150



# PLAN VIEW

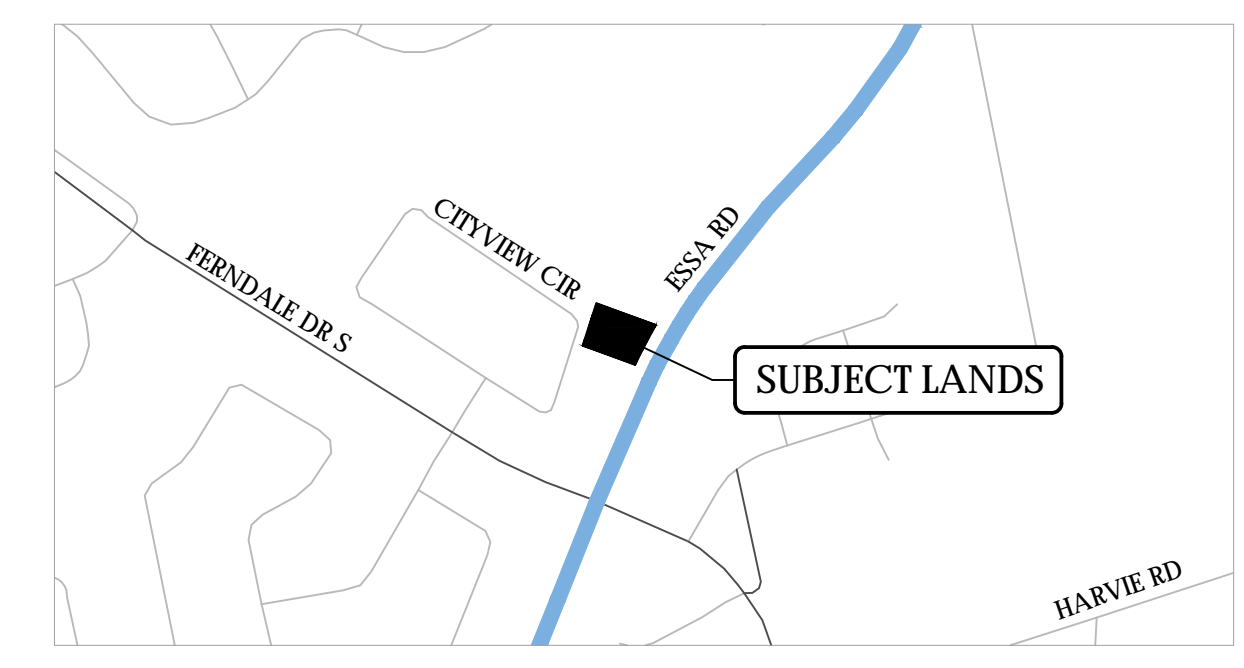
Scale 1:250

- LEGEND**
- SUBJECT LANDS  
Area: 2,607.5m<sup>2</sup> (0.64ac)
  - CROSS SECTION LOCATION
  - EXISTING TREES (±9-11m)
  - PROPOSED TREES (±4.5m)
  - EXISTING STREET TREES (Various Heights)
  - EXISTING/PROPOSED FENCE
  - PROPOSED BUILDING
  - PROPOSED PORCH
  - EXISTING DWELLING
  - RETAINING WALL



# LINE OF SIGHT CROSS-SECTION

405 ESSA ROAD, CITY OF BARRIE



**NOTE:** ALL OFF-SITE ELEVATIONS ARE APPROXIMATE AND BASED ON THE CITY OF BARRIE INTERACTIVE MAP CONTOURS.  
 THE DROP IN ELEVATION GRADING RANGES FROM 0.7m TO 1.2m.  
 \*TOP OF THE PROPOSED ROOF PEAK IS APPROXIMATELY 1.5m HIGHER THAN THE EXISTING HOME.  
 \*\*THE HIGHEST WINDOW IN THE PROPOSED BUILDING IS APPROXIMATELY 0.3M ABOVE THE SECOND STOREY WINDOWS IN THE EXISTING HOME.

**IPS INNOVATIVE PLANNING SOLUTIONS**  
 PLANNERS • PROJECT MANAGERS • LAND DEVELOPERS  
 150 DUNLOP STREET EAST, SUITE 201, BARRIE, ONTARIO L4M 1B1  
 tel: 705 • 812 • 3281 fax: 705 • 812 • 3434 e: info@ipsconsultinginc.com www.ipsconsultinginc.com

Date: February 18, 2018 Drawn By: AM  
 File: 17-715 Checked: WC