

LOT ANALYSIS

DEVELOPMENT SITE AREA	12883.62	SQ.M.	100.00	%
BUILDING AREA	1207.74	SQ.M.	9.38	%
BUILDING AREA (FUTURE BRITESPAN)	930.25	SQ.M.	7.22	%
LANDSCAPED AREA (INC. WALKS)	3981.40	SQ.M.	30.90	%
HARD SCAPE AREA (GRAVEL/CONC.)	6764.23	SQ.M.	52.50	%
TOTAL COVERAGE	2137.99	SQ.M.	16.60	%
TOTAL BUILDING GFA	2263.59	SQ.M.		

SNOW STORAGE REQUIRED = 258 sm (2% OF LOT AREA)
SNOW STORAGE PROVIDED = 258 sm

PARKING FACILITIES (As per Parking Standards Table 4.6 of the Zoning By-law)

REQUIRED 1 PARKING SPACE PER 70 SM G.F.A.

TOTAL REQUIRED PARKING SPACES - 1,207.74/70 = 18 SPACES

TOTAL PROVIDED PARKING SPACES - 18 (INCLUDING 1 AODA - 1 TYPE A)

PARKING SPACE SIZES:

NORMAL - Min. 2.70m x 5.50m

TYPE A - 4.9m wide (3.4m space, 1.5m hatched aisle)

TYPE B - 4.6m wide (3.1m space, 1.5m hatched aisle)

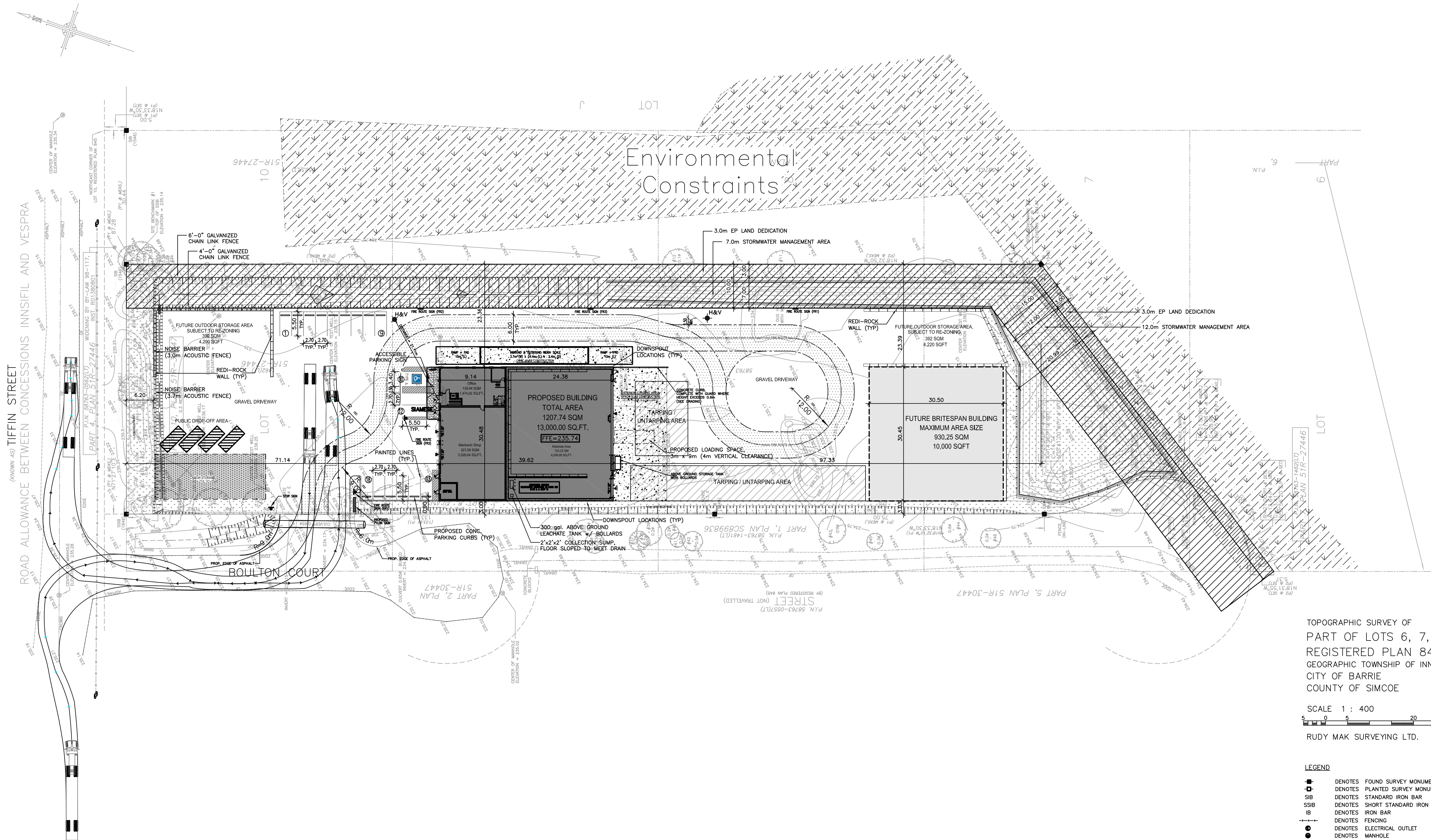
BICYCLE PARKING PROVIDED - 2 SPACES

TOTAL REQUIRED LOADING SPACES - 1 SPACE

TOTAL PROVIDED LOADING SPACES - 1 SPACE (3m x 9m, 4m vertical clearance)

DRIVEWAY MIN. WIDTH 6.4m

FIRE ROUTE MIN. WIDTH 6.0m



TOPOGRAPHIC SURVEY OF
PART OF LOTS 6, 7, 8, 9 AND 10
REGISTERED PLAN 845
GEOGRAPHIC TOWNSHIP OF INNISFIL
CITY OF BARRIE
COUNTY OF SIMCOE

SCALE 1 : 400
RUDY MAK SURVEYING LTD.

- LEGEND
- FOUND SURVEY MONUMENT
 - PLANTED SURVEY MONUMENT
 - STANDARD IRON BAR
 - SHORT STANDARD IRON BAR
 - IRON BAR
 - FENCING
 - ELECTRICAL OUTLET
 - MANHOLE
 - UTILITY POLE
 - OVERHEAD WIRES
 - TEST WELL
 - HYDRO VAULT
 - CENTRELINE OF DITCH
 - DECIDUOUS TREE
 - CONIFEROUS TREE
 - C.A. MacDonald, O.L.S. (1849)
 - RUDY MAK SURVEYING LTD. (1546)
 - PLAN SC899836 (P1)
 - PLAN 51R-30447 (P2)

NOTE: CURBS / RETAINING WALLS GREATER THAN 0.6m IN HEIGHT REQUIRE A GUARD PER O.B.C. 9.8.8.1, AND RETAINING WALLS GREATER THAN 1.0m IN HEIGHT AS DESIGNED BY O.B.C. 1.3.1.1 (1)(c) WILL REQUIRE STRUCTURAL DESIGN STAMPED BY A P.ENG.

REVISIONS

#	DATE
1	ISSUED FOR SPA NO 27 23
2	ISSUED FOR COORDINATION JUN 14 24
3	ISSUED FOR COORDINATION JUN 28 24
4	ISSUED FOR COORDINATION JUL 11 24
5	ISSUED FOR COORDINATION JUL 19 24
6	RE-ISSUED FOR SPA JUL 23 24
7	RE-ISSUED FOR SPA SEP 4 24
8	RE-ISSUED FOR SPA SEP 17 24
9	RE-ISSUED FOR SPA OCT 6 24

YORK1



ALL DRAWINGS & SPECIFICATIONS ARE THE PROPERTY OF THE ARCHITECT AND CANNOT BE USED OR REPRODUCED WITHOUT HIS APPROVAL.
THE CONTRACTORS SHALL CHECK AND VERIFY ALL DIMENSIONS ON THE SITE AND REPORT ANY DISCREPANCY TO THE ARCHITECT.
ALL DRAWINGS MUST NOT BE SCALED.

ARCHITECTURAL
DESIGN INC.

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UNIT 1
CONCORD, ONT. L4K 3V9
TEL 905 660-9393
FAX 905 660-9419

PROJECT
PROPOSED RECYCLABLE
MATERIALS TRANSFER STATION

FOR: YORK 1 DEVELOPMENT
AT: 529 TIFFIN ST.
BARRIE, ON

DRAWING

SITE PLAN

DATE	OCT '24	PROJECT NO	23-027
DRAWN	L.A.	DRAWING NO	A-100
CHECKED			
SCALE	1:500		

