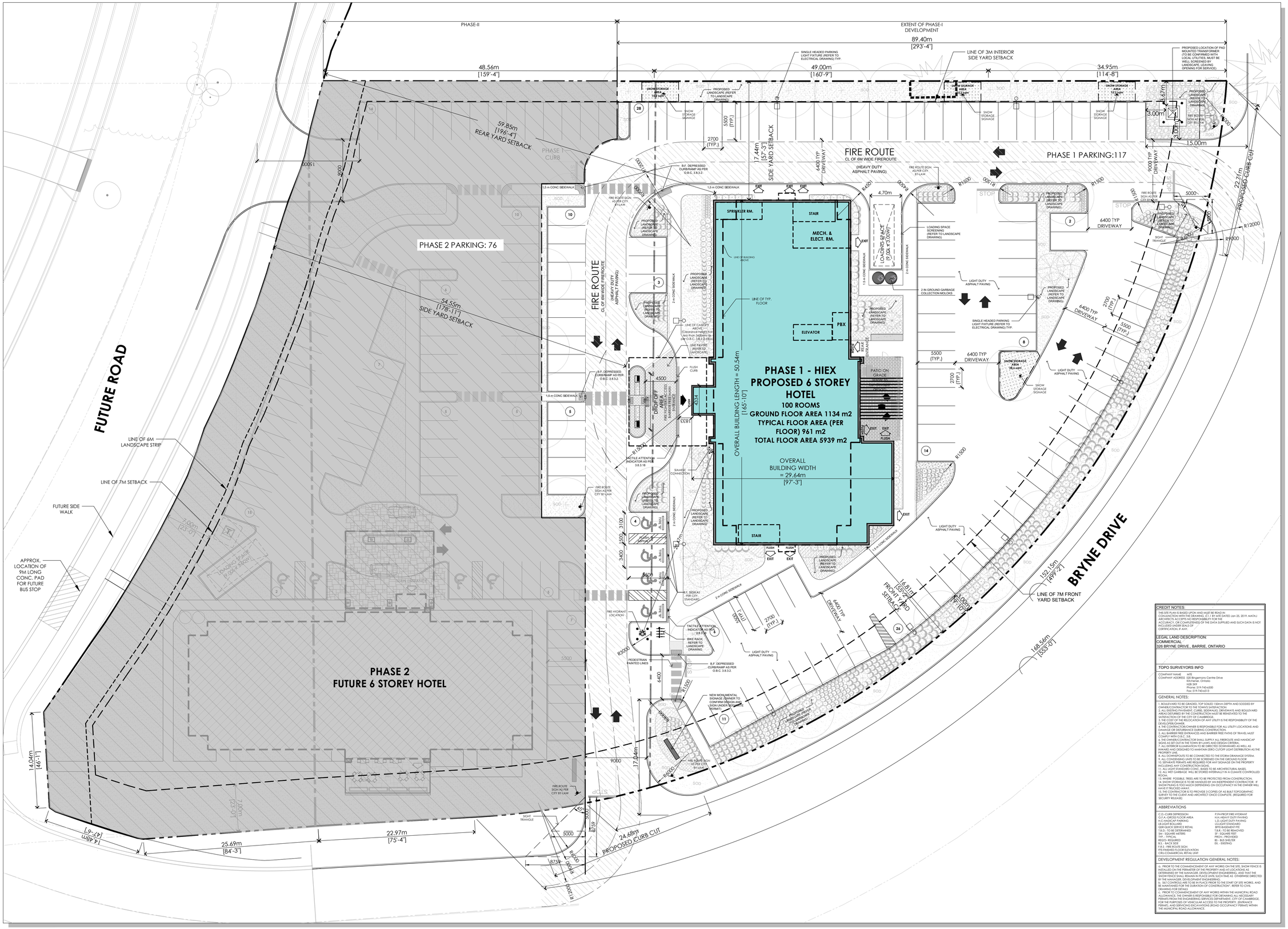
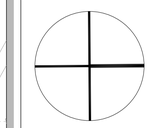
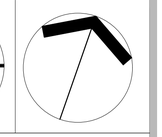


Project North:	True North:
	

Key Plan:

No.	Date:	Issue/Revision
5	20/07/28	Revised as per city 2nd submission comments
4	20/04/24	Issued for Brand review
3	20/04/17	Revised as per city 1st submission comments
2	20/02/13	Issued for Minor Variance Application
1	19/12/17	Issued for Site Plan Application

Drawing Issues/Revisions:

Note:
ALL DIMENSIONS AND INFORMATION SHOWN ON THESE DRAWINGS MUST BE CHECKED AND VERIFIED ON SITE AND ANY DISCREPANCIES REPORTED TO THE ARCHITECT PRIOR TO CONSTRUCTION AND FABRICATION OF ITS COMPONENTS. SHOULD EXISTING CONDITIONS OR SERVICES BE FOUND TO VARY FROM THAT INDICATED ON THE DRAWINGS, THE ARCHITECT MUST BE NOTIFIED IMMEDIATELY.

FEATURES OF CONSTRUCTION NOT FULLY SHOWN ARE ASSUMED TO BE THE SAME CHARACTER AS THOSE NOTED FOR SIMILAR CONDITIONS.

UNLESS SPECIFICALLY NOTED OTHERWISE ON THE DRAWINGS, NO PROVISION HAS BEEN MADE IN THE DESIGN FOR CONDITIONS OCCURRING DURING CONSTRUCTION. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ALL NECESSARY BRACING, SHORINGS, SHEET PILING OR OTHER TEMPORARY SUPPORTS, TO SAFEGUARD ALL EXISTING OR ADJACENT STRUCTURES AFFECTED BY THIS WORK.

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USE LATEST REVISED DRAWINGS. DO NOT SCALE DRAWINGS.

ONTARIO ASSOCIATION OF ARCHITECTS
2020-01-01
ETLEVA GURAKUQI MATAJ
LICENCE
7609

Architect's Stamp

MATAJ ARCHITECTS INC.
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Project:
BARRIE HIEX

326 BRYNE DRIVE

BARRIE, ON

Sheet Title:
SITE PLAN

Design By:	Drawn By:	Approved By:
EM	AB	EM
Scale: 1:250	Date: Dec 2019	Project No.: 19025

Drawing No:
ASP-1
Of:

Drawing Series:
SITE PLAN APPLICATION

CREDIT NOTES:
THIS SITE PLAN IS BASED UPON AND MUST BE READ IN CONJUNCTION WITH THE DRAWING, C1.1 BY MTE DATED Jan 25, 2019. MATAJ ARCHITECTS ACCEPTS NO RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THE DATA SUPPLIED AND SUCH DATA IS NOT INCLUDED UNDER SEAL OF CERTIFICATION, IF ANY.

LEGAL LAND DESCRIPTION:
COMMERCIAL
326 BRYNE DRIVE, BARRIE, ONTARIO

TOPO SURVEYORS INFO
COMPANY NAME MTE
COMPANY ADDRESS 520 Bingemans Centre Drive
Kitchener, Ontario
N2B 3X9
Phone: 519-743-6500
Fax: 519-743-6513

GENERAL NOTES:
1. BOULEVARD TO BE GRADED, TOP SOILED 150mm DEPTH AND SODDED BY OWNER/CONTRACTOR TO THE TOWN'S SATISFACTION.
2. ALL DAMAGED CURB, SIDEWALK, UTILITIES, PAVEMENT MARKINGS AND BOULEVARD AREAS DISTURBED BY THE CONSTRUCTION MUST BE REINSTATED TO THE SATISFACTION OF THE CITY OF CAMBRIDGE.
3. THE COST OF THE RELOCATION OF ANY UTILITY IS THE RESPONSIBILITY OF THE DEVELOPER/OWNER.
4. THE DEVELOPER/OWNER IS RESPONSIBLE FOR ALL UTILITY LOCATIONS AND DAMAGE OR DISTURBANCE DURING CONSTRUCTION.
5. ALL BARRIER FREE ENTRANCES AND BARRIER FREE PATHS OF TRAVEL MUST COMPLY WITH O.B.C., 3.8.
6. THE OWNER/CONTRACTOR SHALL SUPPLY ALL FIREROUTE AND HANDICAP SIGNS AS PER CITY BY-LAWS. SIGNS TO BE INSTALLED ON SITE.
7. ALL EXTERIOR ILLUMINATION TO BE DIRECTED DOWNWARD AS WELL AS INWARD AND DESIGNED TO MAINTAIN ZERO CUTOFF LIGHT DISTRIBUTION AS THE PROPERTY LINE.
8. ALL DOWNSPOUTS TO BE CONNECTED TO THE STORM DRAINAGE SYSTEM.
9. ALL UTILITIES TO BE PLACED UNDERGROUND FROM THE PROPERTY LINE.
10. SEPARATE PERMITS ARE REQUIRED FOR ANY SIGNAGE ON THE PROPERTY INCLUDING ANY CONSTRUCTION SIGNS.
11. ALL LIGHT STANDARD CONC. BASES TO BE ARCHITECTURAL BASES.
12. ALL WET GARBAGE WILL BE STORED INTERNALLY IN A CLIMATE CONTROLLED ROOM.
13. WHERE POSSIBLE, TREES ARE TO BE PROTECTED FROM CONSTRUCTION.
14. SNOW STORAGE IS TO BE HANDLED BY AN INDEPENDENT CONTRACTOR. IF SNOW PLANG IS TOO MUCH DEPENDING ON OCCUPANCY IN THE OWNER WILL HAVE IT TRUCKED AWAY.
15. THE CONTRACTOR IS TO PROVIDE 3 COPIES OF AS BUILT TOPOGRAPHIC SURVEY TO THE CLIENT AND ARCHITECT ONCE COMPLETE. (REQUIRED FOR SECURITY REDUCED)

ABBREVIATIONS
C.D.-CURB DEPRESSION
G.F.A.-GROSS FLOOR AREA
H.C-HADICAP PARKING
LB-LIGHT BOLLARD
GRB-QUICK SERVICE RETAIL
S.D.E.-SIDE DRIVEWAY
SM - SQUARE METERS
TYP. - TYPICAL
REQ'D -REQUIRED
B.S. - BACK SIDE
F.S.S.-FREE STANDING SIGN
FFE-FINISHED FLOOR ELEVATION
CRU-COMMERCIAL RETAIL UNIT
P.H-PROP FIRE HYDRANT
H.H.-HEAVY DUTY PAVING
L.D.-LIGHT DUTY PAVING
LS-LIGHT STANDARD
BFR-B.ASEMENT FFE
S.F.-SQUARE FEET DEVELOPED
SF - SQUARE FEET
PROV.- PROVIDED
BS - BUS SHELTER
EX. - EXISTING

DEVELOPMENT REGULATION GENERAL NOTES:
a. PRIOR TO THE COMMENCEMENT OF ANY WORKS ON THE SITE, SNOW FENCE IS INSTALLED ON THE PERIMETER OF THE PROPERTY AND AT LOCATIONS AS DETERMINED BY THE MANAGER, DEVELOPMENT ENGINEERING, AND THAT THE SNOW FENCE SHALL REMAIN IN PLACE UNTIL SUCH TIME AS OTHERWISE DIRECTED BY THE MANAGER, DEVELOPMENT ENGINEERING.
b. SEDIMENT CONTROLS ARE TO BE IN PLACE PRIOR TO THE START OF SITE WORKS, AND BE MAINTAINED FOR THE DURATION OF CONSTRUCTION". REFER TO CIVIL DRAWING FOR DETAILS.
c. PRIOR TO COMMENCEMENT OF ANY WORKS WITHIN THE MUNICIPAL ROAD ALLOWANCE, THE OWNER IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE ENGINEERING SERVICES DEPARTMENT, CITY OF CAMBRIDGE. THESE PERMITS INCLUDE, BUT ARE NOT LIMITED TO, ENTRANCE PERMIT, (ENTRANCE PERMIT), AND SERVICING (EXCAVATIONS ROAD OCCUPANCY PERMIT) WITHIN THE MUNICIPAL ROAD ALLOWANCE.