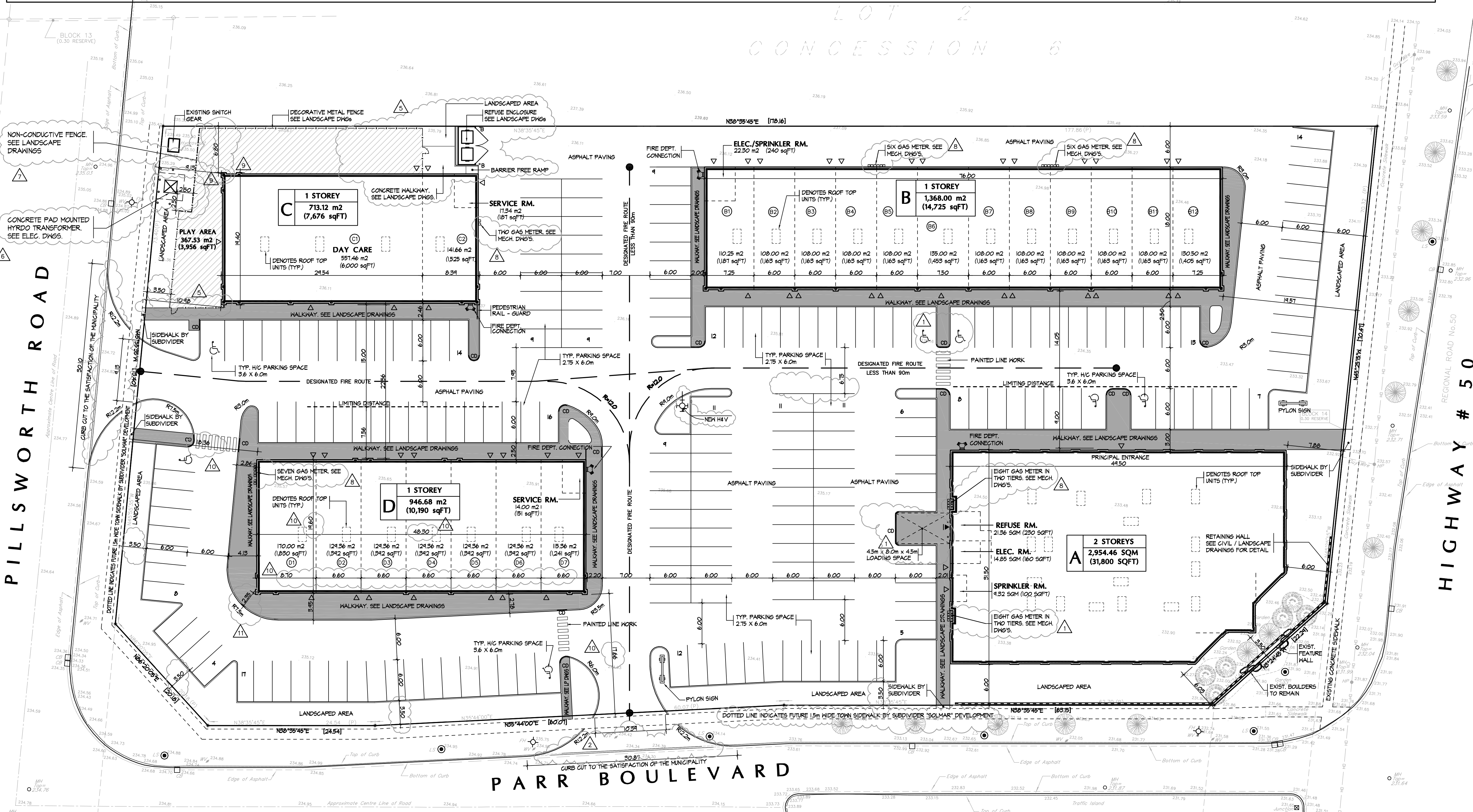


KEY PLAN N.T.S. 	PROJECT NORTH 	TRUE NORTH 	LEGAL DESCRIPTION LOT 6 REGISTERED PLAN 43M-1658 TOWN OF CALEDON REGIONAL MUNICIPALITY OF PEEI AS PREPARED BY YOUNG & YOUNG SURVEYING INC. ONTARIO LAND SURVEYORS 2 HOLLAND DR. UNIT 5 BOLTON, ONTARIO L7E 1E1 T: (905) 951-6000 F: (905) 857-4811	SITE STATISTICS - CONTINUED PARKING SPACE SETBACKS FROM ANY LOT LINE: REQUIRED 1.5 m MINIMUM, PROVIDED 0 m FROM ANY STREET LINE: REQUIRED 6 m MINIMUM, PROVIDED 3.0 m BUILDING - A. OFFICE - 2 STOREYS BUILDING AREA: 1,477.13 m ² or 15,900 sqft G.F.A.: 2,954.26 m ² or 31,800 sqft BUILDING - B. COMMERCIAL - 1 STOREY BUILDING AREA: 1,368.00 m ² or 14,725 sqft G.F.A.: 1,368.00 m ² or 14,725 sqft BUILDING - C. DAY CARE + UNIT C2 - 1 STOREY BUILDING AREA: 713.12 m ² or 7,676 sqft G.F.A.: 713.12 m ² or 7,676 sqft BUILDING - D. OFFICE/INDUSTRIAL - 1 STOREY BUILDING AREA: 946.68 m ² or 10,190 sqft G.F.A.: 946.68 m ² or 10,190 sqft TOTAL BUILDING AREA: 4,505.07 m ² or 48,492 sqft REAR YARD SETBACK: 7.5 m MINIMUM TOTAL G.F.A.: 5,984.28 m ² or 64,414 sqft SITE COVERAGE PROVIDED: 4,505.07 m ² or 29.84%	SITE STATISTICS - CONTINUED LANDSCAPED AREA PROVIDED: 3,103.14 m ² or 20.55% HARD & SOFT SURFACES PAVED AREA: 7,487.95 m ² or 49.61% DELIVERY SPACE(S): 1 PARKING + A. (2,956.48 m ² x 1/30 m ²): 98.55 B. (1,368.00 m ² x 1/24 m ²): 57.00 C. (713.12 m ² x 1/24 m ²): 29.71 D. (444.92 m ² x 1/60 m ²) [UNITS 1-3]: 7.42 E. (501.76 m ² x 1/30 m ²) [UNITS 4-7]: 16.73 TOTAL: 209.39 205 spaces H/C OR DESIGNATED PARKING SPACES: 7 GARBAGE BINS: 2 * - PARKING RATIOS BASED ON SPECULATIVE BUILDING USES. * - PARKING RATIO EQUAL TO BLENDED 1/28 m ²	SURVEYORS LEGEND P: DENOTES REGISTERED PLAN 43M-1658 LS: DENOTES LIGHT STANDARD MH: DENOTES MANHOLE OH: DENOTES OVERHEAD WATER VALVE WV: DENOTES WATER VALVE GV: DENOTES GAS VALVE FH: DENOTES FIRE HYDRANT DENOTES DENODIOUS CONIFEROUS BENCHMARK NOTE ELEVATIONS ARE GEODETIC AND ARE REFERRED TO MTD BENCHMARK NO. 730056 ELEVATION 293.263 Metres METRIC NOTE DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.
	SYMBOL LEGEND MAN DOOR LOCATIONS LOADING DOCK LOCATIONS DRIVE-IN OVERHEAD DOORS HYDRANT & VALVE CATCH BASIN DOUBLE CATCH BASIN STORM SEWER MANHOLE SANITARY SEWER MANHOLE TOP OF CURB TOP OF WALL DIRECTION OF TRAFFIC FLOW EXISTING ELEVATION PROPOSED ELEVATION DIRECTION OF DRAINAGE FLOW LIGHT STAND CURB DEPRESSION			SITE STATISTICS SITE AREA: 15,096.16 m ² or 3.72 acres ZONING: CHB - 468 REQUIRED: 18 m MINIMUM, PROVIDED: 6.0 m INTERIOR SIDE YARD SETBACK: 7.5 m MINIMUM, PROVIDED: 6.0 m EXTERIOR SIDE YARD SETBACK: 18 m MINIMUM, PROVIDED: 6.0 m REAR YARD SETBACK: 7.5 m MINIMUM, PROVIDED: n/a BUILDING HEIGHT - TO ROOF SURFACE: 10.5 m MAXIMUM, PROVIDED: 9.1 m DRIVEWAY SETBACKS: 1.5 m MINIMUM, PROVIDED: 0 m	PERMITTED USES TO CHB-468 ZONE ANIMAL HOSPITAL, ARTISAN OPERATION, BUSINESS OFFICE, DAY NURSERY, DRIVE THRU SERVICE FACILITY, FACTORY OUTLET, FINANCIAL INSTITUTION, FITNESS CENTRE, INDUSTRIAL SUPPLY OUTLET, INDUSTRIAL USE, MEDICAL OFFICE, MERCHANDISE SERVICE SHOP, OUTSIDE DISPLAY AND SERVICE SALES, PERSONAL SERVICE SHOP, PLACE OF ASSEMBLY, PLACE OF ENTERTAINMENT, PRIVATE CLUB, RESTAURANT, RETAIL STORE, ACCESSORY, SALES, SERVICE & REPAIR SHOP, TRAINING FACILITY, WAREHOUSE SITE ILLUMINATION NO PART OF THE LIGHTING FIXTURE SHALL BE MORE THAN 9m ABOVE GRADE AND NO CLOSER THAN 4.5m TO ANY LOT LINE. ALL LIGHT EMITTED BY THE FIXTURE SHALL BE PROJECTED BELOW THE LAMP AND ONTO THE LOT IT IS INTEND TO SERVE	



NO	ISSUED	DATE
1	ISSUED FOR CLIENT REVIEW	SEPT. 03, 2008
2	ISSUED FOR CLIENT REVIEW	OCT. 02, 2008
3	ISSUED FOR REZONING DEVELOPMENT APPROVAL	OCT. 16, 2008
4	ISSUED FOR COMMITTEE OF ADJUSTMENT	APR. 20, 2009
5	ISSUED FOR COORDINATION OF ADJUSTMENT	JUNE 19, 2009
6	RE-ISSUED FOR SITE DEVELOPMENT APPROVAL	JULY 2, 2009
7	RE-ISSUED FOR SITE DEVELOPMENT APPROVAL	JULY 30, 2009
8	RE-ISSUED FOR SITE DEVELOPMENT APPROVAL	AUG. 15, 2009
9	ISSUED FOR PERMIT AND TENDER	SEPT. 3, 2009
10	ISSUED FOR CONSTRUCTION	OCT. 15, 2009

11	REVISED AS NOTED	NOV. 12, 2009
10	REVISED AS NOTED	NOV. 06, 2009
9	DIMENSIONS ADJUSTED TO BUILDINGS FOOTPRINT	NOV. 05, 2009
8	GAS METERS ADDED TO ACCOMMODATE ENBRIDGE GAS	OCT. 19, 2009
7	REVISED AS NOTED	OCT. 15, 2009
6	REVISED AS NOTED	OCT. 09, 2009
5	REVISED AS NOTED	AUG. 28, 2009
4	WALKWAY REVISED TO SIDEWALK	AUG. 13, 2009
3	ROOF TOP UNITS ADDED TO (4) BUILDINGS	JULY 30, 2009
2	SITE DEVELOPMENT COMMENTS / GENERAL REV.	MAY 01, 2009
1	DEVELOPMENT APPROVAL ZONING COMMENTS	APR. 20, 2009

NO	REVISION	DATE
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HWY 50 & PARR
 10 PARR BOULEVARD
 Town of Caledon, ON

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 Fax: (905) 660-7019



DRAWING TITLE
 SITE PLAN
 SPA 2009-0019

DRAWN BY SCALE
DATE CHECKED BY
 September 2008
PROJECT NO DRAWING NO
 08-40 A-1.0