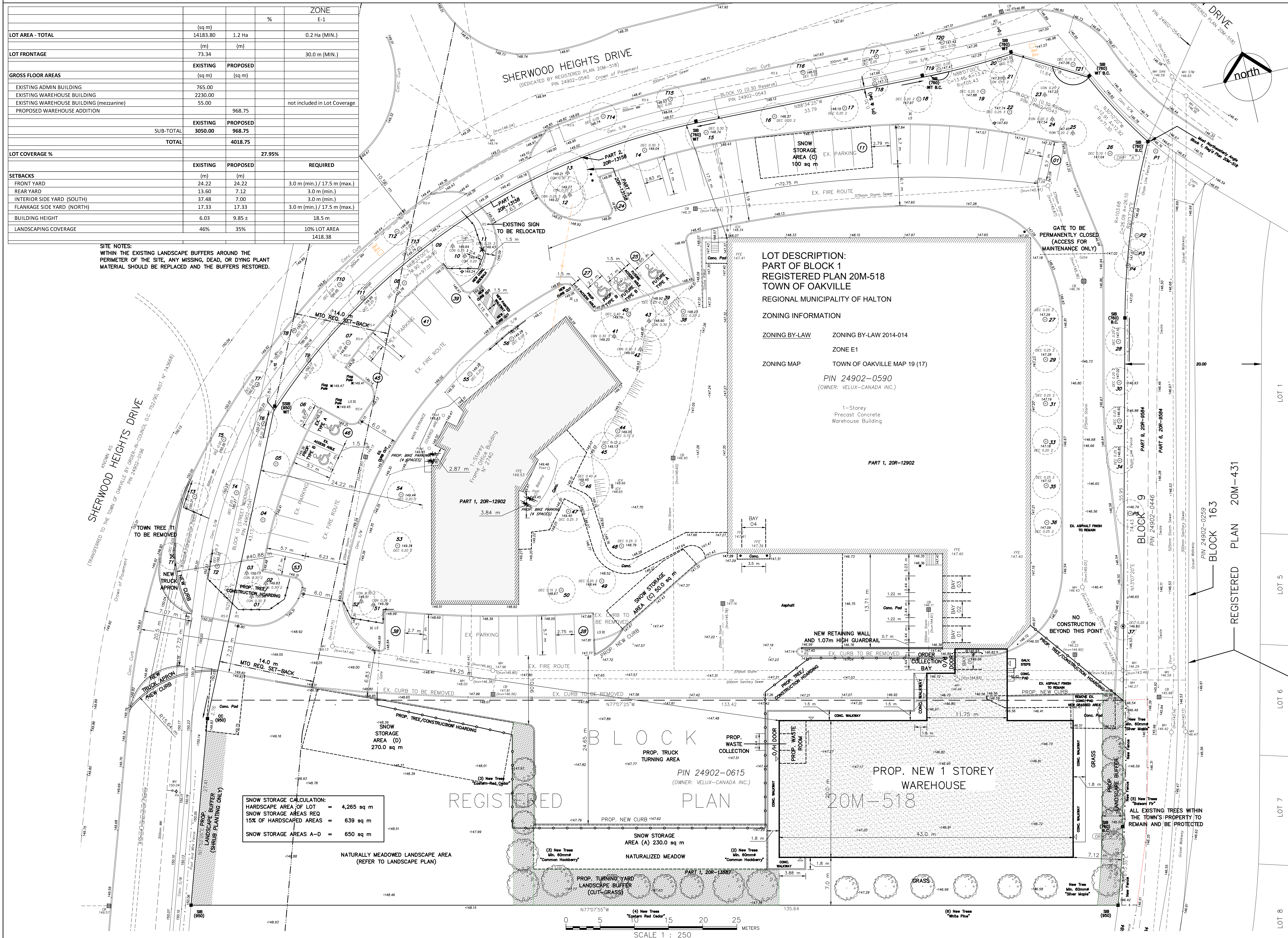


SITE STATISTICS:

		ZONE	
		E-1	
LOT AREA - TOTAL	(sq m)	14183.80	1.2 Ha
LOT FRONTAGE	(m)	73.34	30.0 m (MIN.)
GROSS FLOOR AREAS		EXISTING	PROPOSED
EXISTING ADMIN BUILDING	(sq m)	765.00	
EXISTING WAREHOUSE BUILDING	(sq m)	2320.00	
EXISTING WAREHOUSE BUILDING (mezzanine)	(sq m)	55.00	not included in Lot Coverage
PROPOSED WAREHOUSE ADDITION	(sq m)		968.75
SUB-TOTAL		EXISTING	PROPOSED
		3050.00	968.75
TOTAL		4018.75	
LOT COVERAGE %		27.95%	
REQUIRED		27.95%	
SETBACKS		EXISTING	PROPOSED
FRONT YARD	(m)	24.22	24.22
REAR YARD	(m)	13.60	7.12
INTERIOR SIDE YARD (SOUTH)	(m)	37.48	7.00
FLANKAGE SIDE YARD (NORTH)	(m)	17.33	17.33
BUILDING HEIGHT	(m)	6.03	9.85 ±
LANDSCAPING COVERAGE	(%)	46%	35%
		REQUIRED	
		1418.38	

SITE NOTES:

WITHIN THE EXISTING LANDSCAPE BUFFERS AROUND THE PERIMETER OF THE SITE, ANY MISSING, DEAD, OR DYING PLANT MATERIAL SHOULD BE REPLACED AND THE BUFFERS RESTORED.



**LOT DESCRIPTION:**  
PART OF BLOCK 1  
REGISTERED PLAN 20M-518  
TOWN OF OAKVILLE  
REGIONAL MUNICIPALITY OF HALTON

ZONING INFORMATION

ZONING BY-LAW ZONING BY-LAW 2014-014

ZONE E1

ZONING MAP TOWN OF OAKVILLE MAP 19 (17)

PIN 24902-0590

(OWNER: VELUX-CANADA INC.)

1-Storey  
Precast Concrete  
Warehouse Building

**SNOW STORAGE CALCULATION:**  
HARDSCAPE AREA OF LOT = 4,265 sq m  
SNOW STORAGE AREAS REQ 15% OF HARDSCAPED AREAS = 639 sq m  
SNOW STORAGE AREAS A-D = 650 sq m

NATURALLY MEADOWED LANDSCAPE AREA (REFER TO LANDSCAPE PLAN)

PROP. TURNING YARD LANDSCAPE BUFFER (CUT-GRASS)

PROP. WASTE COLLECTION ROOM

PROP. NEW 1 STOREY WAREHOUSE

GENERAL NOTES

FEATURES OF CONSTRUCTION NOT FULLY SHOWN ARE TO BE THE SAME CHARACTER AS THOSE NOTED FOR SIMILAR CONDITIONS.  
ALL DIMENSIONS AND INFORMATION SHOWN ON THESE DRAWINGS MUST BE CHECKED AND VERIFIED ON SITE PRIOR TO CONSTRUCTION AND FABRICATION OF ITS COMPONENTS. SHOULD EXISTING CONDITIONS OR SERVICES BE FOUND TO VARY FROM THOSE INDICATED ON THE ARCHITECTURAL DRAWINGS, THE DESIGN OFFICE MUST BE NOTIFIED IMMEDIATELY.

UNLESS SPECIFICALLY NOTED OTHERWISE ON THE DRAWINGS, NO PROVISION HAS BEEN MADE ON THE DRAWINGS FOR CONDITIONS OCCURRING DURING CONSTRUCTION. THE CONTRACTOR IS TO PROVIDE ALL NECESSARY BRACING AND SHORING REQUIRED FOR STRESS AND INSTABILITY OCCURRING FROM ANY CAUSE DURING CONSTRUCTION. THE CONTRACTOR SHALL ACCEPT RESPONSIBILITY FOR ALL SUCH MEASURES. IT SHALL ALSO BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ALL NECESSARY BRACING, SHORING, SHEET PILING OR OTHER TEMPORARY SUPPORTS TO SAFEGUARD ALL EXISTING OR ADJACENT STRUCTURES AFFECTED BY THIS WORK.

DO NOT SCALE DRAWINGS.

- LEGEND**
- DENOTES SURVEY MONUMENT FOUND
  - DENOTES BELL BOX
  - DENOTES STANDARD IRON BAR
  - SSIB DENOTES SHORT STANDARD IRON PIPE
  - IB DENOTES IRON BAR
  - CC DENOTES CUT CROSS
  - CC DENOTES CONCRETE PIN
  - CP DENOTES PLASTIC BAR
  - P.I.N. DENOTES PROPERTY IDENTIFICATION NUMBER
  - (E1) DENOTES ENCROACHMENT REFERENCE
  - (N) DENOTES NO IDENTIFICATION
  - (760) DENOTES MCCONNELL MAUGHAN LTD., O.L.S.
  - (950) DENOTES CUNNINGHAM MCCONNELL LIMITED
  - B.C. DENOTES BEGINNING OF CURVE
  - WT DENOTES WINNERS
  - (C&S) DENOTES CALCULATED AND SET
  - P-1 DENOTES REGISTERED PLAN 20M-518
  - P-2 DENOTES PLAN 20R-13587
  - P-3 DENOTES PLAN 20R-13587
  - DENOTES ENBRIDGE LIQUID PIPELINE

- TOPOGRAPHIC LEGEND**
- AW DENOTES ANCHOR WIRE(S)
  - BB DENOTES BELL BOX
  - B- DENOTES U/G BELL CABLE
  - CON-0.20 DENOTES CONIFEROUS TREE 0.20 DIA
  - DEC-0.20 DENOTES DECIDUOUS TREE 0.20 DIA
  - FH DENOTES FIRE HYDRANT
  - GM DENOTES GAS METER
  - GV DENOTES GAS VALVE
  - G- DENOTES U/G GAS MAIN
  - H- DENOTES U/G HYDRO CABLE
  - LS DENOTES LIGHT STANDARD (LAMP)
  - MH DENOTES MANHOLE
  - OW- DENOTES OVER HEAD WIRE(S)
  - SAN- DENOTES SANITARY SEWER
  - STM- DENOTES STORM SEWER
  - UP DENOTES UTILITY POLE
  - UPLS DENOTES UTILITY POLE/LIGHT STANDARD
  - WV DENOTES WATER VALVE (KEY)
  - W- DENOTES U/G WATER MAIN

REV NO	DESCRIPTION	DATE	BY
-	DRAWING ISSUED	23.06.21	SB
A	NOTATION ADDED TOWN COMMENTS FROM SPA PRE-COMM APPROVAL INCORPORATED	23.06.21	SB
B	REVIEW OF SITE PLAN FOLLOWING REVIEW OF SWEEP PATH ANALYSIS. ISSUED FOR REVIEW.	23.08.22	SB
C	GENERAL REVISIONS. ISSUED FOR COORDINATION.	23.10.23	SB
D	ISSUED FOR SITE PLAN APPROVAL.	23.11.24	SB
E	REVISIONS FOLLOWING CONDITIONAL SITE PLAN APPROVAL TOWN COMMENTS. ISSUED FOR COORD.	24.03.13	SB
F	REVISIONS TO DRIVEWAY FOLLOWING CONTINUED AUTOTURN ANALYSIS. ISSUED FOR COORD.	24.06.05	SB
G	DRAWING ISSUED FOR WRITTEN CONSENT FROM ENBRIDGE FOR WORKS WITHIN EPI ROW	24.06.21	SB
H	DRAWING ISSUED FOR SPA CIRCULATION #2	24.08.12	SB
J	DRAWING ISSUED FOR WRITTEN CONSENT FROM ENBRIDGE FOR WORKS WITHIN EPI ROW	24.08.12	SB
K	BARRIER FREE PARKING UPDATED FOLLOWING MTO COMMENTS & MTO FOLLOW UP MEETING (24.09.19)	24.10.01	SB
L	DRAWING ISSUED FOR WRITTEN CONSENT FROM ENBRIDGE FOR WORKS WITHIN EPI ROW	24.10.08	SB
M	NOTES INCORPORATED AS PER ENBRIDGE REVIEW AND COMMENTS. DRAWING RE-ISSUED FOR WRITTEN CONSENT FOR WORKS WITHIN EPI ROW	24.10.21	SB
N	NOTES INCORPORATED AS PER ENBRIDGE REVIEW AND COMMENTS. DRAWING RE-ISSUED FOR WRITTEN CONSENT FOR WORKS WITHIN EPI ROW	24.10.23	SB
P	DRAWING ISSUED FOR SPA CIRCULATION #3	24.10.24	SB

PROPOSED SITE PLAN

CLIENT: VELUX CANADA INC.

PROJECT TITLE: WAREHOUSE ADDITION 2740 SHERWOOD HEIGHTS DR, OAKVILLE, ON L6J 7V5

STATUS: PERMITTING

DRAWN BY: SB | CHECKED BY: JS | CLIENT APPROVAL: [Signature]

DATE: © 24 OCT 2024 | SCALE: AS NOTED

DRAWING NO: A-001 | REV: P

DESIGN QUORUM INCORPORATED  
447 KERR STREET OAKVILLE ON L6K3C2  
T. 905.339.0223  
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