

SITE PLAN
PROPOSED CONDOMINIUM
TOWNHOUSES
BRANTHAVEN WEST OAK INC.
TOWN OF OAKVILLE FILE: Z.14.27.13

2170 POSTMASTER DRIVE
 PART OF BLOCK 107,
 PLAN 20M-696
 TOWN OF OAKVILLE
 REGIONAL MUNICIPALITY OF HALTON

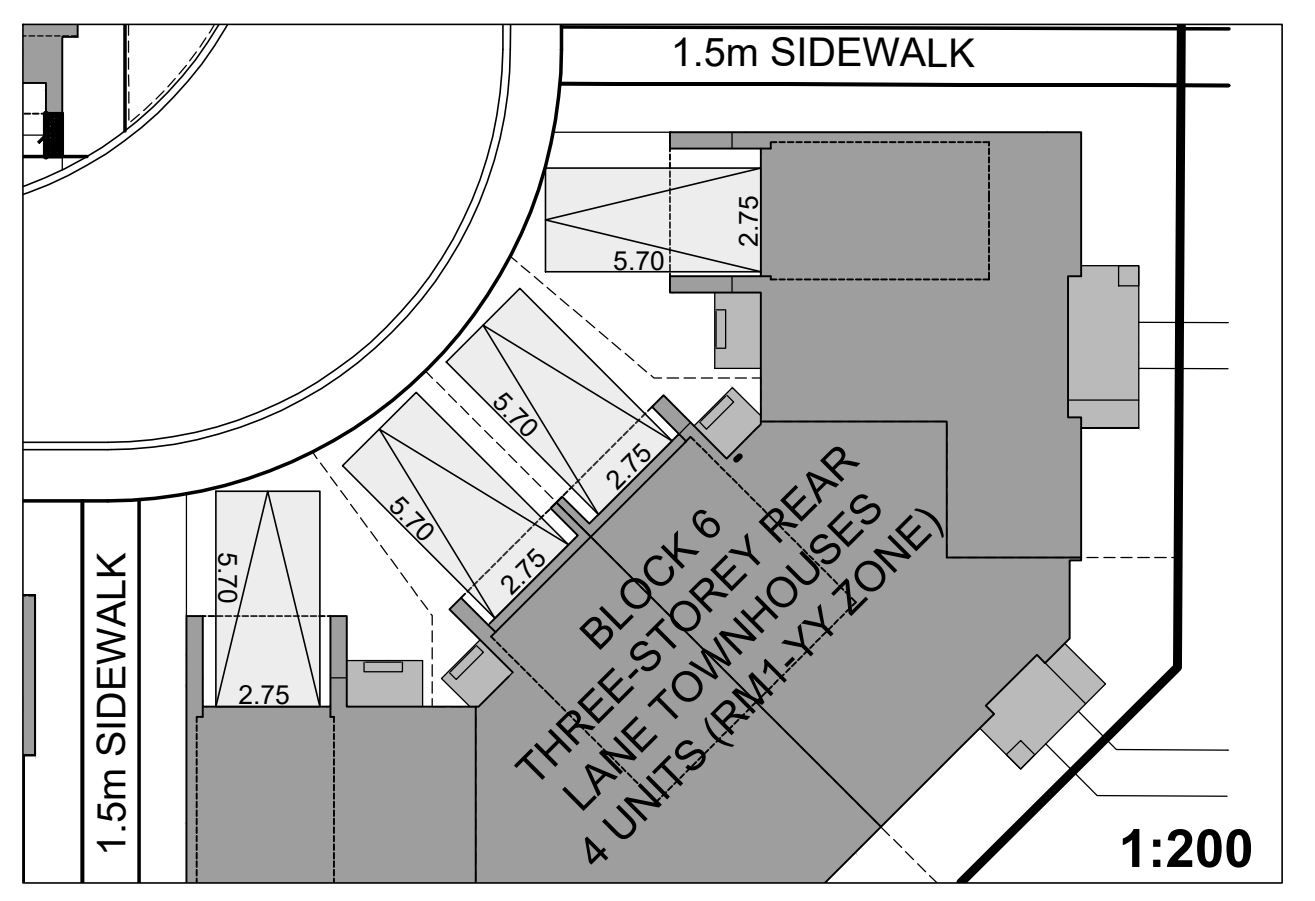
Plans and drawings approved pursuant to the Planning Act.
 Planning Services Department

[Signature]
 11-May-2023
 Town of Oakville

Notes
 -Hardscaped Area includes Condo Road and Parking Spaces **only**
 -Provided Snow Storage in Softscaped Area:
 332.9m² / 2,153.3m² = **15.5%**

REVISION	DATE
1. ORIGINAL SUBMISSION	MARCH 30, 2021
2. REVISED BLOCKS 4-8	MAY 17, 2021
3. REVISED BLOCK FOOTPRINTS	MAY 28, 2021
4. REVISED BLOCK FOOTPRINTS	JUNE 4, 2021
5. GENERAL REVISIONS	DECEMBER 7, 2021
6. GENERAL REVISIONS	FEBRUARY 3, 2022
7. PROJECT STATS REVISIONS	MARCH 15, 2022
8. GENERAL REVISIONS	JUNE 24, 2022
9. REVISED SNOW STORAGE AREAS	AUGUST 5, 2022
10. REVISIONS AS PER TOWN COMMENTS	OCTOBER 18, 2022
11. GENERAL REVISIONS	NOVEMBER 15, 2022
12. GENERAL REVISIONS	JANUARY 5, 2023
13. REVISIONS AS PER TOWN COMMENTS	JANUARY 23, 2023

SCALE: 1:300
 (24 x 36)
 JANUARY 23, 2023



PROJECT STATISTICS					
SITE STATISTICS					
TOTAL SITE AREA	1.17ha (2.89ac)				
TOTAL HARDSCAPED AREA	2,153.3m ² (23,178ft ²)				
TOTAL LANDSCAPED AREA	2,860m ² (30,785ft ²)				
TOTAL SNOW STORAGE AREA	332.9m ² (3,583ft ²)				
TOTAL TOT LOT AREA	265m ² (2,852ft ²) (4.9m ² / UNIT)				
MAXIMUM PERMITTED SITE DENSITY	50 UPHA				
PROVIDED SITE DENSITY	46 UPHA				
UNIT STATISTICS					
TOTAL STREET TOWNHOUSE UNITS	26 UNITS				
TOTAL REAR LANE UNITS	28 UNITS				
TOTAL UNITS	54 UNITS				
MIN. STR. TH. AMENITY AREA (PROVIDED ON EACH UNIT)	43.3m ² (466ft ²)				
MIN. RL. TH. AMENITY AREA (PROVIDED ON EACH UNIT)	15.05m ² (162ft ²)				
ZONE REGULATIONS					
	RM1-415.X	RM1-415.X (Blocks 1-4)	RM1-415.X (Block 5)	RM1-415.X (Block 6)	RM1-415.X (Blocks 7-10)
MINIMUM LOT AREA	135m ² / UNIT	135m ² / UNIT	98m ² / UNIT	98m ² / UNIT	98m ² / UNIT
MINIMUM LOT FRONTAGE	30.5m	30.5m	27.75m	27.75m	30.5m
MINIMUM FRONT YARD	4.5m	4.5m	2.5m	2.45m	2.4m
MINIMUM FLANKAGE YARD (CONDOMINIUM ROAD)	3.0m	1.65m	1.25m	1.6m	1.25m
MINIMUM FLANKAGE YARD (PUBLIC ROAD)	3.0m	2.35m	3.0m	2.3m	2.5m
MINIMUM INTERIOR SIDE YARD	1.2m	1.2m	1.2m	1.2m	1.2m
MINIMUM SEPARATION DISTANCE BETWEEN BUILDINGS CONTAINING DWELLING UNITS	2.4m	2.4m	2.4m	2.4m	2.4m
MINIMUM REAR YARD	6.0m	7.0m	0.30m	3.0m	0.45m
MAXIMUM NUMBER OF STOREYS	3	2	3	3	3
MAXIMUM HEIGHT	12.0m	10.0m	12.0m	12.0m	12.0m
MINIMUM LANDSCAPING COVERAGE	10%	10%	10%	10%	10%
PARKING STATISTICS					
RESIDENT SPACES (PROVIDED ON EACH UNIT)	2	2	2	2	2
VISITOR SPACES REQUIRED (0.25 / UNIT OFF-LOT PARKING)	14 SPACES				
VISITOR SPACES PROVIDED (0.25 / UNIT OFF-LOT PARKING)	14 SPACES				