

Attachment-7: Proposed Site Plan



Reid's Heritage Properties
 1373-1389 Gordon St.
 Mixed-Use Development
 Guelph, ON

Site Statistics	
Site Area	10,083 m ²
Building Footprint	1,303 m ²
Gross Floor Area	
Residential	8,984 m ²
Commercial	1,076 m ²
Amenity	202 m ²
Services Etc.	375 m ²
Total	10,637 m²

Residential Suites	
Suite Count	
14/floor x 7 floors	98 Suites
Suite Density	
98 suites / 1.008 hectares	97.2/hect.

Residential Parking	
Required 1.1/unit	108 Spaces
	Provided 113 Spaces

Commercial Parking	
Ground Floor Retail	425 m ²
Required 1 Space/18m ²	24 Spaces
Office Area	650 m ²
Required 1Space/33m ²	20 Spaces
	Provided 49 Spaces

Barrier-Free Parking	
Type A	2 Spaces
Type B	2 Spaces

GORDON STREET

VAUGHAN STREET



Schematic Site Plan
 Scale 1:500

Pre-Consultation Package
 November 23rd, 2021

MARTIN SIMMONS ARCHITECTS