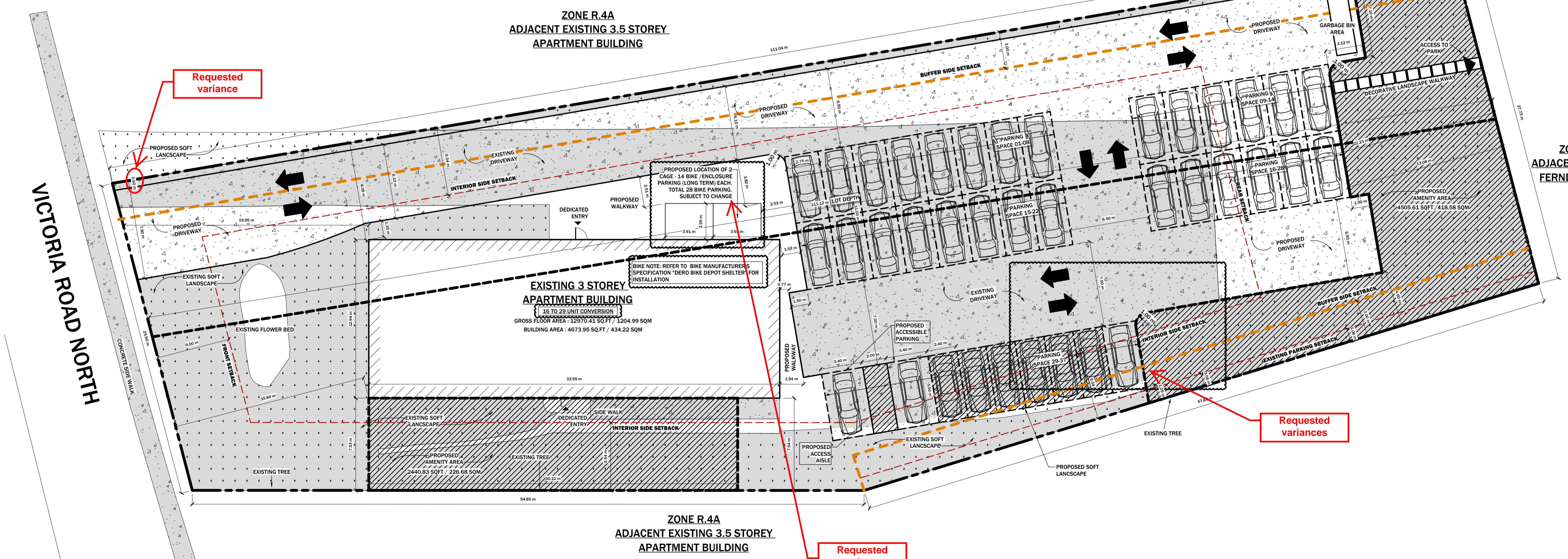


1 EXISTING SITE PLAN
A002 1/16" = 1'-0"

SITE STATISTICS (OLD ZONING)					
SITE REQUIREMENT	REQ'D	EX-PROPD	CONFORMITY	REASON	BYLAW REF.
FRONT YARD SETBACK	6.00m	6.00m	YES		TABLE 6.1.1.1
INTERIOR SIDE YARD SETBACK	5.54	5.54	YES		TABLE 6.1.1.1
REAR YARD SETBACK	22.23	22.23	YES		TABLE 6.1.1.1
BUILDING HEIGHT (MAX)	8 STOREY	8 STOREY	YES		TABLE 6.1.1.1
BUFFER STRIPS			NO	VARIANCE APPLICATION	TABLE 6.1.1.1
LOT AREA	650m ²	1403.91 (2,140.54)			TABLE 6.1.1.1
MAX. DENSITY	29 UNITS	29 UNITS	YES		TABLE 6.1.1.1
LOT COVERAGE	434.22 m ²	434.22 m ²			TABLE 6.1.1.1
LANDSCAPE AREA (20% MIN)	686.00 m ²	1340.27 m ²	YES		TABLE 6.1.1.1
# PARKING SPACES REQUIRED	37	37	NO	VARIANCE APPLICATION	TABLE 6.1.1.1
PARKING SPACE SIZE	2.75m x 5.50m	2.75m x 5.50m	YES		TABLE 6.1.1.1
ACCESSIBLE PARKING SPACES	1	1	YES		TABLE 6.1.1.1
COMMON AMENITY SPACE (INDOOR & OUT)	636.94 m ²	636.94 m ²	NO	VARIANCE APPLICATION	TABLE 6.1.1.1

SITE STATISTICS (NEW ZONING)					
SITE REQUIREMENT	REQ'D	EX-PROPD	CONFORMITY	REASON	BYLAW REF.
FRONT YARD SETBACK	6.00m	6.00m	YES		6.1.1.1 TABLE 6.1.1
INTERIOR SIDE YARD SETBACK	3.00m	5.54	YES		6.1.1.1 TABLE 6.1.1
REAR YARD SETBACK	7.50m	22.23	YES		6.1.1.1 TABLE 6.1.1
BUILDING HEIGHT (MAX)	6 STOREY	6 STOREY	YES		6.1.1.1 TABLE 6.1.1
BUFFER STRIPS	3.00m		NO	VARIANCE APPLICATION	6.1.1.1 TABLE 6.1.1
LOT AREA	650m ²	1403.91 (2,140.54)			TABLE 6.1.1.1
MAX. DENSITY	29 UNITS	29 UNITS	YES		6.1.1.1 TABLE 6.1.1
LOT COVERAGE	434.22 m ²	434.22 m ²			TABLE 6.1.1.1
LANDSCAPE AREA (40% MIN)	1371.99 m ²	1340.27 m ²	NO	VARIANCE APPLICATION	6.1.1.1 TABLE 6.1.1
# PARKING SPACES REQUIRED	37	37	NO	VARIANCE APPLICATION	TABLE 6.1.1.1
PARKING SPACE SIZE (NORMAL)	2.75m x 5.50m	2.75m x 5.50m	YES		6.1.1.1 TABLE 6.1.1
# PARKING SPACES (COMPACT) REQUIRED	6	6	YES		6.1.1.1 TABLE 6.1.1
PARKING SPACE SIZE (COMPACT)	2.40m x 5.50m	2.40m x 5.50m	YES		6.1.1.1 TABLE 6.1.1
ACCESSIBLE PARKING SPACES	2	2	YES		TABLE 6.1.1.1
ACCESSIBLE PARKING SIZE (TYPE A)	3.40m x 5.50m	3.40m x 5.50m	YES		TABLE 6.1.1.1
ACCESSIBLE PARKING SIZE (TYPE B)	2.40m x 5.50m	2.40m x 5.50m	YES		TABLE 6.1.1.1
# BIKE SPACES REQUIRED (LONG TERM)	28	28	NO	VARIANCE APPLICATION	TABLE 6.1.1.1
# BIKE SPACES REQUIRED (SHORT TERM)	4	4	YES		TABLE 6.1.1.1
BIKE SPACE SIZE	0.60m x 1.80m	0.60m x 1.80m	YES		6.1.1.1 TABLE 6.1.1
COMMON AMENITY SPACE (INDOOR & OUT)	636.94 m ²	636.94 m ²	YES		6.1.1.1 TABLE 6.1.1



3 PROPOSED SITE PLAN V2
A002 1/16" = 1'-0"

ROJAS
ARCHITECTURAL SITE PLAN

31 UNIT CONVERSION

PROJECT NO. []
DATE: 12 SEP 2024
GENERAL DESCRIPTION: ISSUED FOR REVIEW
INITIALS: []

PROJECT NAME: ADDRESS: VICTORIA APT CONVERSION
483 VICTORIA RD N, GUELPH

ENGINEER'S STAMP: []
SHEET NO. **A002**