

CITY OF GUELPH

WELLINGTON STANDARD
CONDOMINIUM PLAN
No. 103
RM.6 ZONE
(EXISTING MULTI UNIT
RESIDENTIAL BUILDING)

60-502

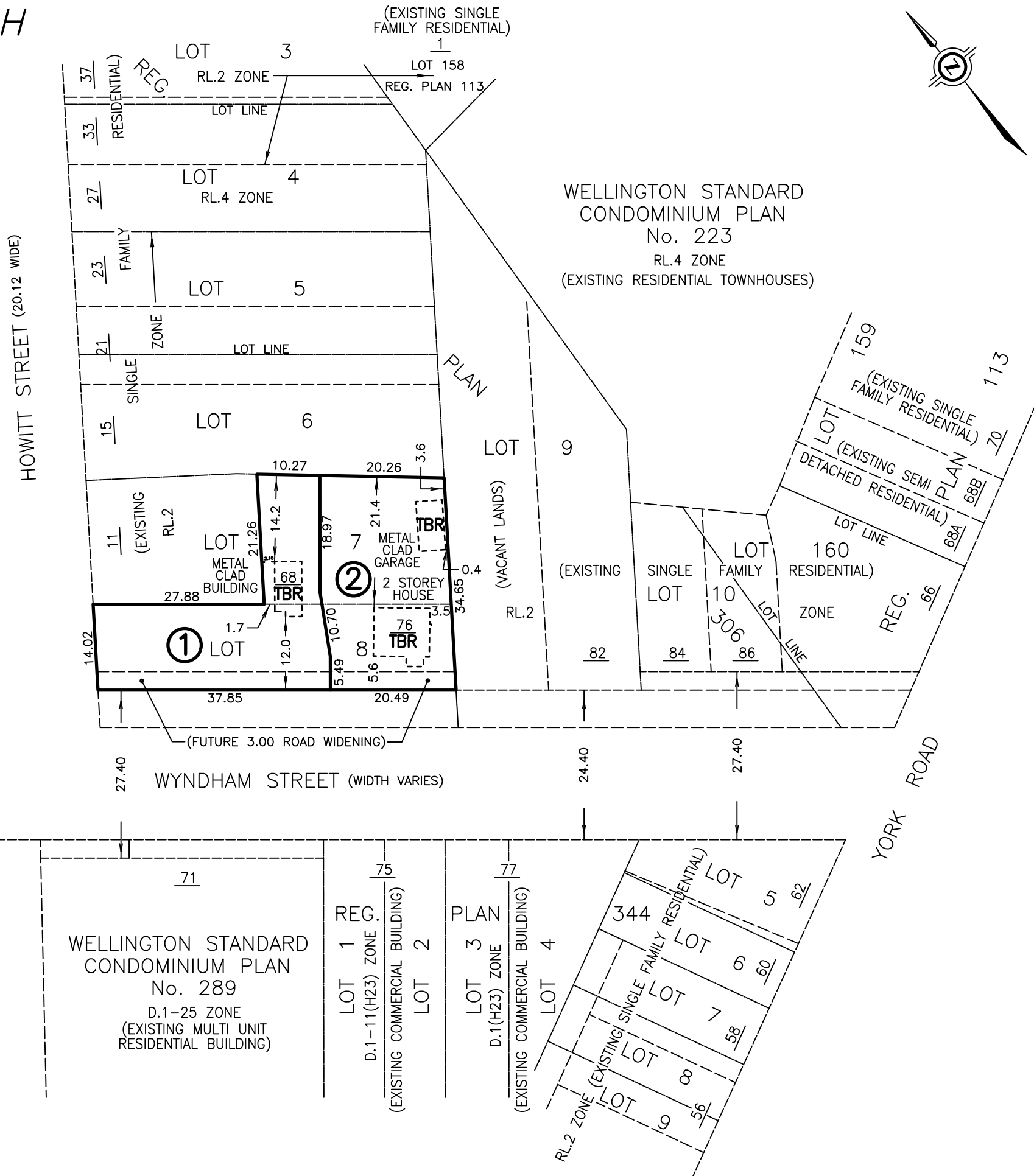
30.50

67
LOT 172
REG. PLAN 113
D.1(H23) ZONE
(EXISTING MULTI UNIT
RESIDENTIAL BUILDING)

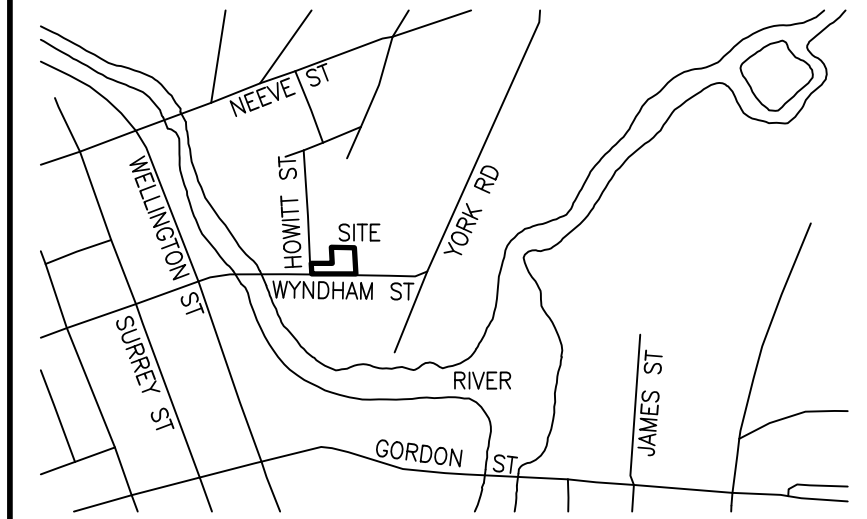
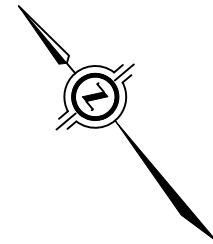
71
WELLINGTON STANDARD
CONDOMINIUM PLAN
No. 289
D.1-25 ZONE
(EXISTING MULTI UNIT
RESIDENTIAL BUILDING)

75
LOT 1 REG.
D.1-11(H23) ZONE
(EXISTING COMMERCIAL BUILDING)

77
LOT 3 PLAN
D.1(H23) ZONE
(EXISTING COMMERCIAL BUILDING)



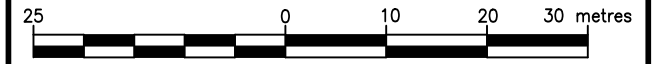
WELLINGTON STANDARD
CONDOMINIUM PLAN
No. 223
RL.4 ZONE
(EXISTING RESIDENTIAL TOWNHOUSES)



KEYPLAN
SCALE 1 : 10,000

SKETCH PREPARED FOR SEVERANCE APPLICATION

SCALE 1 : 750



METRIC: DISTANCES SHOWN ON THIS PLAN ARE IN METRES
AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

CAUTION: THIS IS NOT A PLAN OF SURVEY AND SHALL NOT
BE USED EXCEPT FOR THE PURPOSE INDICATED IN THE TITLE BLOCK.

SUBJECT PROPERTY - 68 & 76 WYNDHAM STREET
LEGAL DESCRIPTION - PART OF LOTS 6 & 7, REGISTERED PLAN 306
CITY OF GUELPH
CURRENT ZONING - RL.1 ZONE

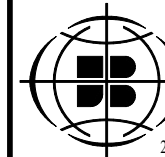
LEGEND

- DENOTES EXISTING DWELLING
- 777 DENOTES MUNICIPAL ADDRESS
- TBR DENOTES TO BE REMOVED
- ① DENOTES LANDS TO BE RETAINED
- ② DENOTES LANDS TO BE SEVERED

ITEM	RL.1 ZONE REGULATION	RETAINED LANDS	SEVERED LANDS
MIN. LOT AREA	460 sq.m.	734.6 sq.m.	720.0 sq.m.
MIN. LOT FRONTAGE	15.00	14.02*	20.24
MAX. BUILDING HEIGHT	3 STOREYS		
MIN. FRONT YARD	6.00		
MIN. EXTERIOR SIDE YARD	4.50		
MIN. SIDE YARD	1.50		
MIN. REAR YARD	7.50		

* DENOTES LEGAL NON-CONFORMING

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J.D. BARNES
LIMITED

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SURVEYING
MAPPING
GIS

DM DRAWN
RJS CHECKED
DATED:
JAN.13,2025

Ref. No
25-14-234-00

PLOT DATE: 1/13/2025 11:50 AM