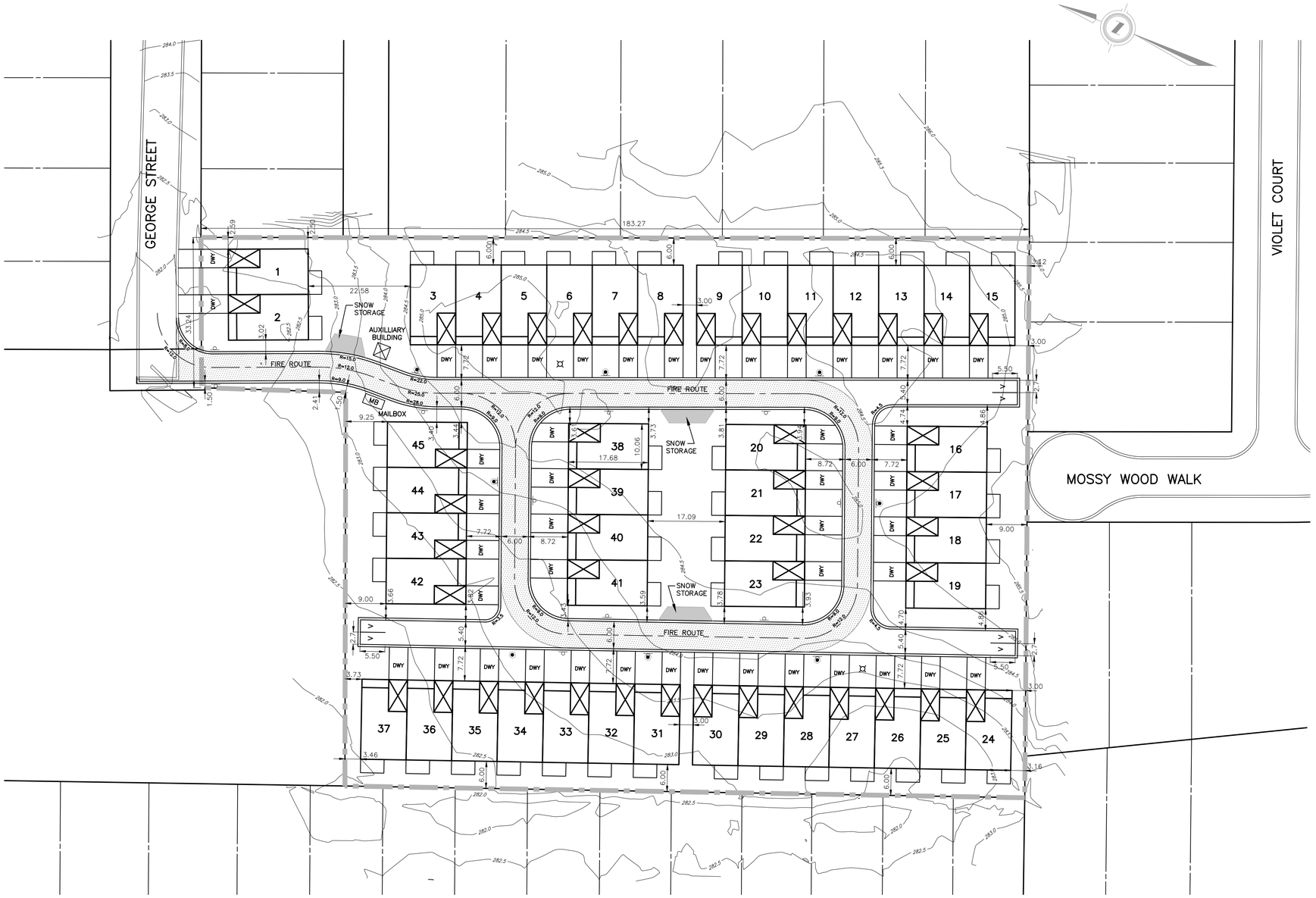

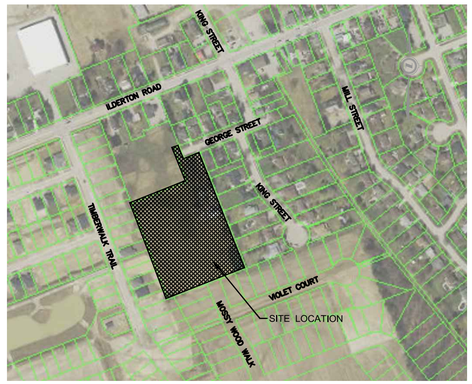

SITE DATA

PROPOSED USE:	TOWN HOUSE	
ZONE:	UR3	
REGULATION	REQUIRED	PROPOSED
MINIMUM LOT AREA:	250 sq.m.	19546.4/ 45 = 434.4 sq.m.
MINIMUM LOT FRONTAGE:	6.0 m	33.24 m
MINIMUM LOT DEPTH:	35.0 m	183.37 m
MINIMUM FRONT YARD:	6.0 m	6.00 m
MINIMUM EXTERIOR SIDE YARD:	6.0 m	N/A
MINIMUM REAR YARD:	8.0 m	3.0 m
MINIMUM INTERIOR SIDE YARD:	3.0 m	2.5
MINIMUM OUTDOOR AMENITY AREA:	45.0 sq.m./unit	144.66 sq.m./unit
MAXIMUM LOT COVERAGE:	38 %	44.5% (BUILDINGS & REAR PATIOS)
MAXIMUM DENSITY:	30 units/ha	23.02 units/ha
MINIMUM FLOOR AREA:	65.0 sq.m.	132.73 sq.m.
NUMBER OF UNITS:	- -	45
PARKING SPACES:	- -	90 + 6 visitor

LEGEND

- 5 — UNIT/LOT NUMBER
- DENOTES STREET LIGHT
- DENOTES FIRE ROUTE SIGN
- DENOTES FIRE HYDRANT
- DENOTES 6.0m WIDE FIRE ROUTE
- SITE BOUNDARY

EXISTING SERVICES	DRAWING #, SOURCE	DATE	CONSTRUCTED SERVICES	COMPLETION

DETAILS	
DESIGN	SB
DRAWN BY	SB
CHECKED	AG
APPROVED	AG
DATE	2020-01-29
Site Plan 200128.dwg	

No.	REVISIONS	DATE	CONSULTANT

CONSULTANT OR DIVISION

LDS

ENGINEER'S STAMP

middlesex centre in the centre of it all

SCALE HORZ - 1 : 500 (5 0 10m)

TITLE: GEORGE STREET, ILDERTON
GOLD LEAF PROPERTIES INC.
SITE PLAN

PROJECT No. LD-00211

SHEET No. SP1

PLAN FILE No.