

PROPOSED SITE PLAN

BY-LAWS.

LOT INFORMATION		GROSS FLOOR AREA		SETBACK INFORMATION	LANDSCAPING
LOT FRONTAGE:	20.12 M	PRO.CELLAR	200.52 M ² (2158.42 SF)	NORTH SIDE SETBACK: 1.80 M/2.56M (PROPOSED)	FRONT YARD AREA: 248.22 M ²
NET LOT AREA:	882.99M ² (9504.48 SF)	PRO.GROUND FLOOR	265.65 M ² (2859.43 SF)	SOUTH SIDE SETBACK: 1.80 M/5.59M (PROPOSED)	LANDSCAPED AREA: 135 M ²
TOTAL GFA	468.86 M ² (5046.76 SF)	(INCLUDING GARAGE)		REAR YARD SETBACK: 26.1 M (PROPOSED)	FRONT YARD LANDSCAPING: 54.4% > 50%
(INCLUDING GARAGE, NOT INCLUDING CELLAR)		PRO.2ND FLOOR:	203.21 M ² (2187.33 SF)	FRONT SETBACK: 10.93 M (PROPOSED)	REAR YARD AREA: 512 M ²
FLOOR INDEX	53.1%	(EXCLUDING STAIR, OPENING)			LANDSCAPED AREA: 454M ²
BUILDING HEIGHT:	10.80 M	PRO.GARAGE:	73.62 M ² (792.45 SF)		REAR YARD LANDSCAPING: 88.6% > 50%
BUILDING DEPTH:	21.40 M	PRO. TOTAL GFA:	468.86 M ² (5046.76 SF)		
		(NOT INCLUDING CELLAR)			



Oaple Design 647-924-2654

STAMP:



- THE CONTRACTOR MUST VERIFY AND ACCEPT RESPONSIBILITY FOR ALL DIMENSIONS AND CONDITIONS ON SITE AND MUST NOTIFY THE DESIGNER/ENGINEER OF ANY VARIATIONS FROM THE SUPPLIED INFORMATION.
- THE DRAWING IS NOT TO BE SCALED.
- CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.
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38 Elm St,
Markham, ON
L3P 2V5

No.	Description	Date
1	Building permit application	2023-10-20

Proposed Site Plan

Project : NEW DWELLING

Drawing by: T.H

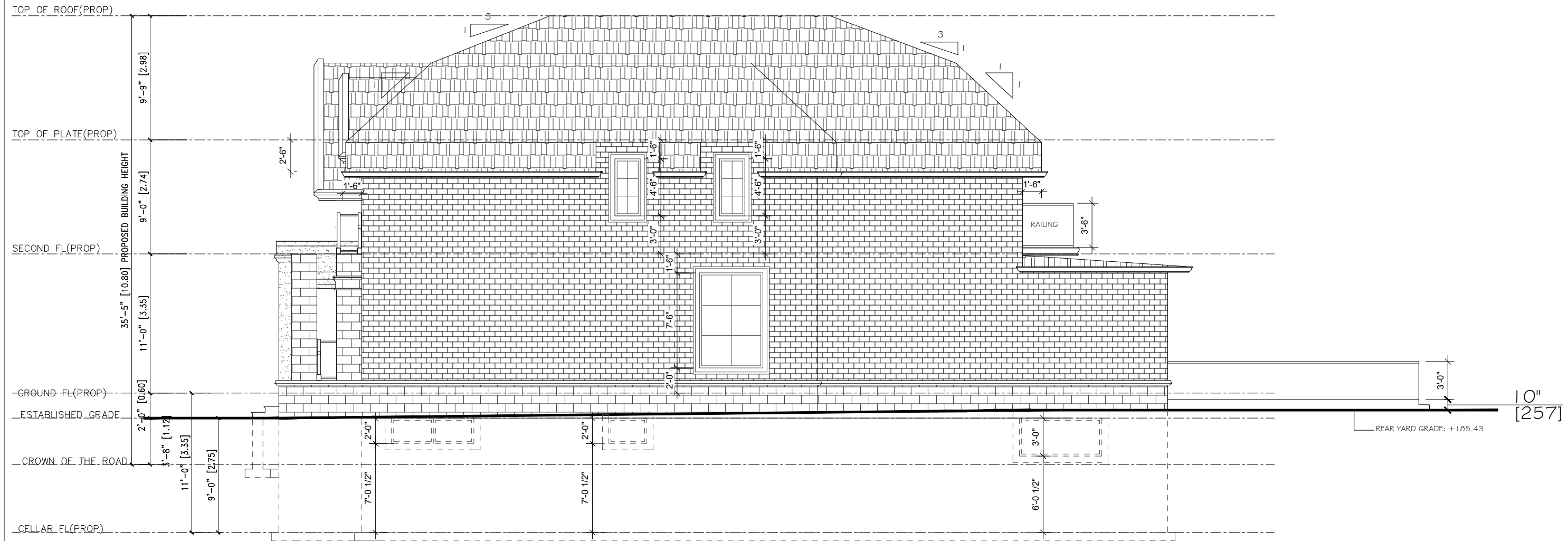
checked by:

Date: 2024/11/10

Scale: 1/32" = 1'-0"

Sheet Number:

A 1.0



PROPOSED NORTH ELEVATION



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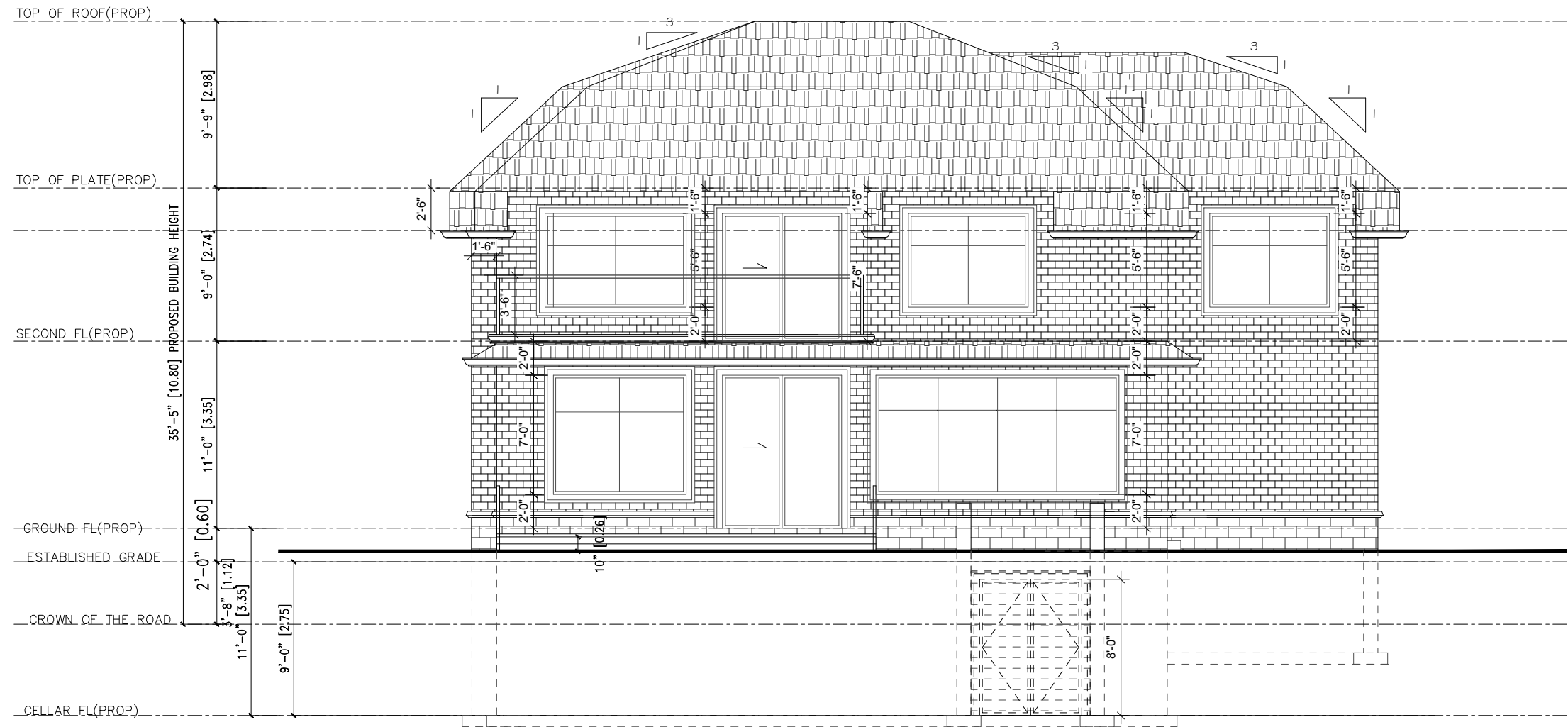


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No.	Description	Date
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Proposed North Elevation		
Project : NEW DWELLING		Sheet Number: A 2.2
Drawing by: T.H	Date: 2024/11/10	
checked by:	Scale: 1/8" = 1'-0"	



PROPOSED WEST ELEVATION



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No.	Description	Date
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Proposed West Elevation

Project : NEW DWELLING

Sheet Number:

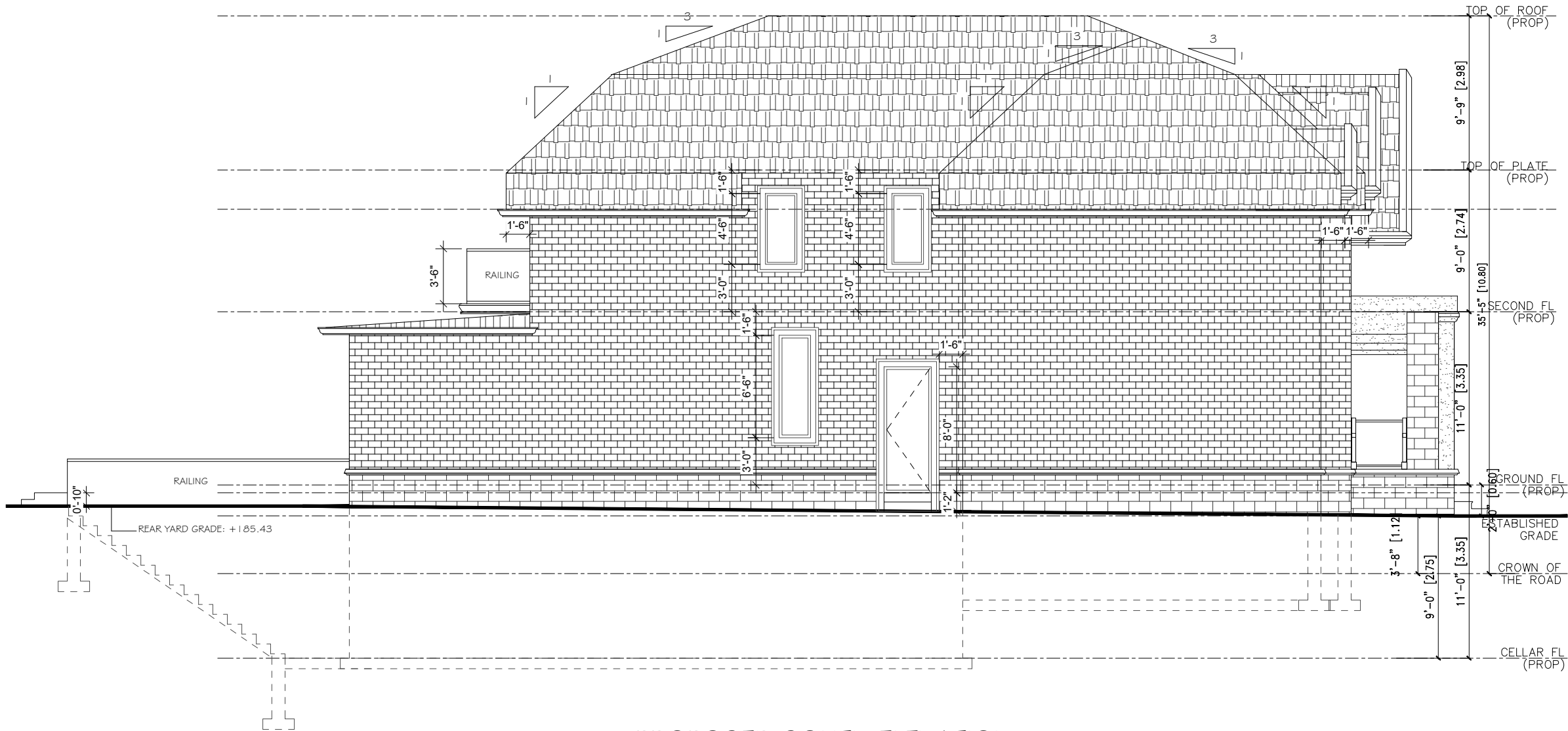
Drawing by: T.H

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Scale: 1/8" = 1'-0"

A 2.3



PROPOSED SOUTH ELEVATION



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Proposed South Elevation

Project : NEW DWELLING

Drawing by: T.H

Date: 2024/11/10

checked by:

Scale: 1/8" = 1'-0"

Sheet Number:

A 2.4