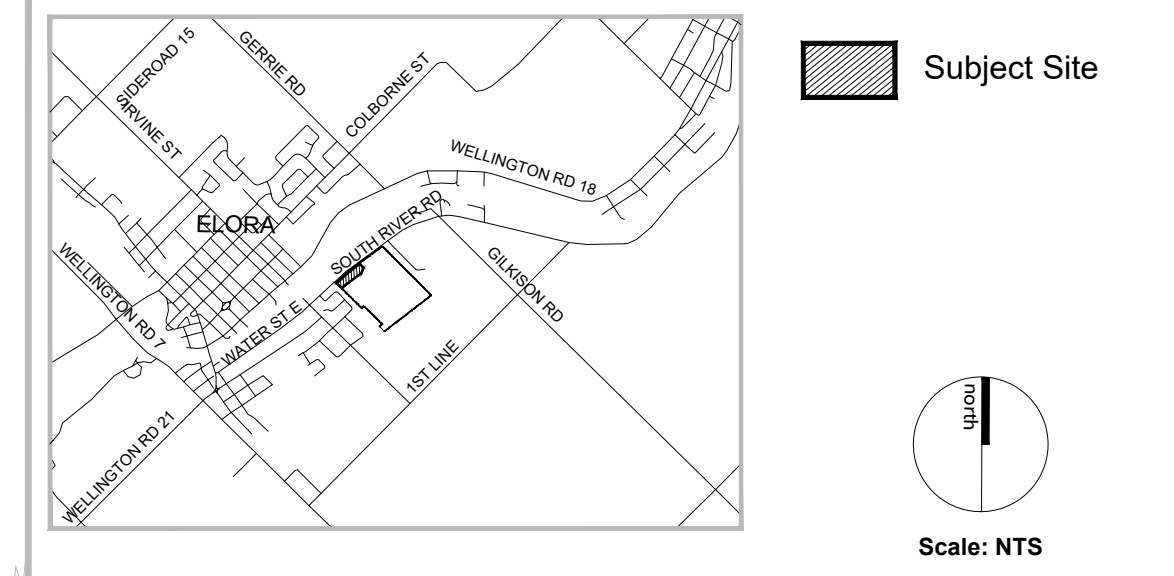




**Legal Description**

133 SOUTH RIVER ROAD  
 PT LT 4 SE/S OF THE RIVER CON BROKEN FRONT NICHOL,  
 PT 1 61R2640 SAVE & EXCEPT PT 1 61R10981.  
 TOWNSHIP OF CENTRE WELLINGTON  
 COUNTY OF WELLINGTON



**Site Statistics**

Zoning Summary - R1A,58.9		
	Required	Provided
Overall Lot Area	--	12,970.2m <sup>2</sup>
Total Units (max)	10	10
Lot Frontage (min)	20.0 m	20.0 m
Height (max)	3 Storeys (11 m)	<= 11 m
Front Yard (min)	6.0 m	6.0 m
Exterior Side Yard (min)	4.5 m	4.5 m
Side Yard (min)	1.5 m	1.5 m
Rear Yard (min)	5.0 m	5.0 m
Lot Coverage (max)	40%	<= 40%

- Haylock Subdivision
- Block 141
- Maximum Building Envelope as per Zoning
- Conceptual Building Footprint

**NOTES:**

- All dimensions are in metres unless otherwise noted
- Driveway locations are conceptual only and will be determined on a lot by lot basis
- Driveway and garage dimensions are conceptual only and will be confirmed to meet bylaw requirements at the building permit stage
- Topographical and engineering provided by MTE Consultants Inc.
- Boundary information provided by Van Haren Surveying Inc. April 2021
- Please refer to landscape plans and engineering plans for details
- The 6 m and 3 m landscaped strips and the slopes south and west of the internal roadway will be owned and maintained by the common element condo corporation
- Snow storage will be on site and trucked off-site as needed
- V - Denotes visitor parking

Revision No.	Date	Issued / Revision	By
2	May 20, 2021	Revise site plan	JB
1	Feb. 4, 2021	Revise site plan	JB

**PLANNING  
 URBAN DESIGN  
 & LANDSCAPE  
 ARCHITECTURE**  
200-540 BRIGEMANS CENTRE DR. KITCHENER, ON N2B 3X7 | P: 519.576.3830 F: 519.576.0121 | WWW.MHBCPLAN.COM

Stamp	Date
	May 20, 2021
Drawn By	JB
Plan Scale	1:400 (Arch D)
File No.	1285I
Checked By	DA
Other	

**Project**  
**BLOCK 141  
 HAYLOCK SUBDIVISION**

File Name	Dwg No.
<b>SITE PLAN</b>	<b>1 of 1</b>

