

**Site Statistics**  
Zoning = C2 - By - Law 1108

Building Data	Metric	Imperial	Percent
Proposed Building Height (max. 18m)	+/- 13 m	41 ft	
Proposed Building Floor Area	399.85 sq m	4,304.09 sq ft	
Proposed Gross Floor Area	1,630.75 sq m	17,553.82 sq ft	

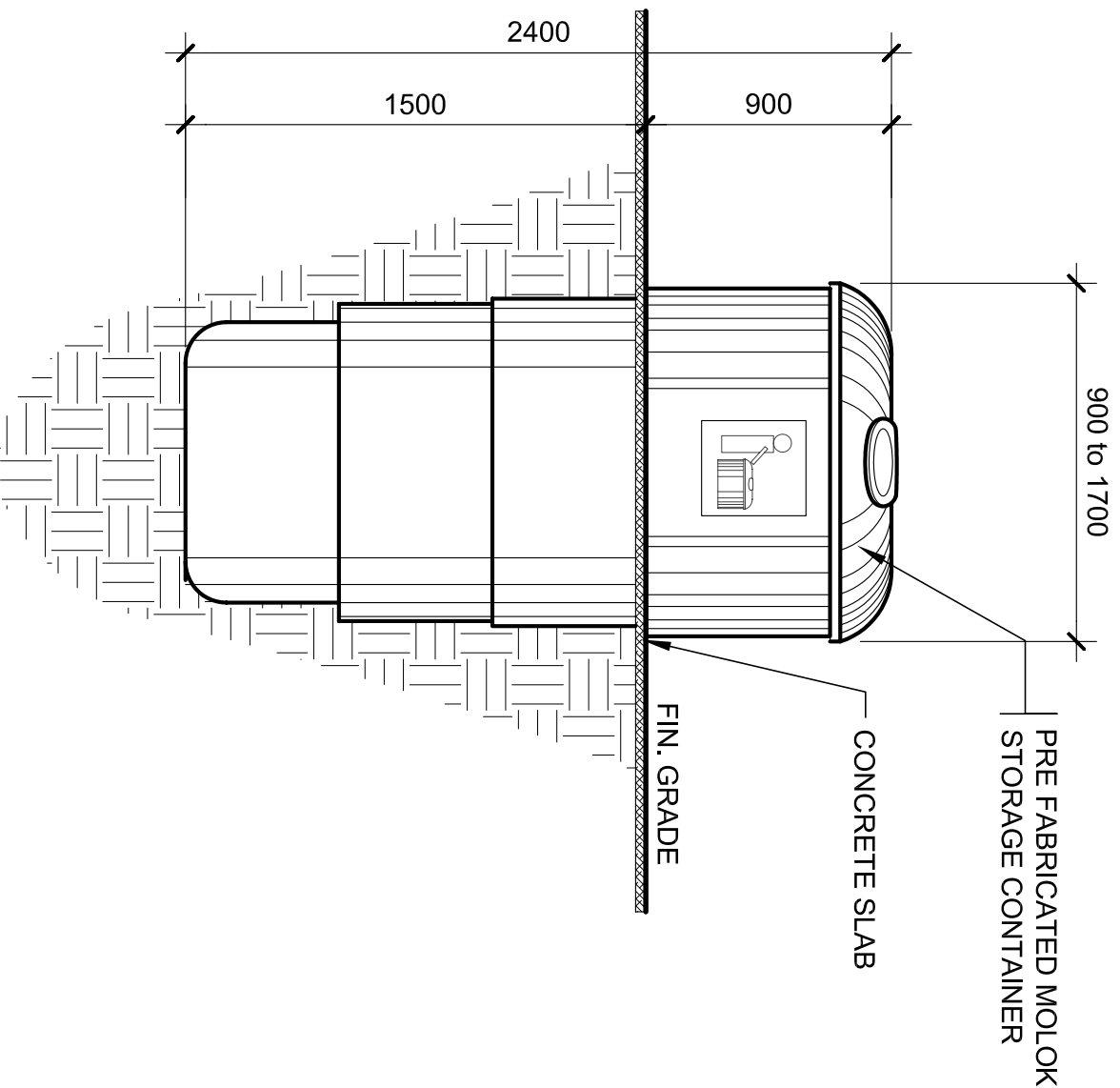
Building Setbacks	Req'd:	Provided:	Req'd (Imperial):
Front Yard (Allen St)	5.0 m	1.700 m	16 ft
Rear Yard (Park St)	5.0 m	1,600 m	16 ft
Side Yard	7.5 m	2,800 m	24 ft
	3.0 m	22,800 m	9 ft

Site Data	Metric	Imperial	Percent
Site	1,618,654 sq m	17,423,618 sq ft	100.00%
Building Area	399,850 sq m	4,304,090 sq ft	24.70%
Asphalt Area	607,987 sq m	6,544,315 sq ft	37.56%
Concrete Slabs	88,404 sq m	950,077 sq ft	5.44%
Total Area	1,094,221 sq m	11,778,483 sq ft	67.60%

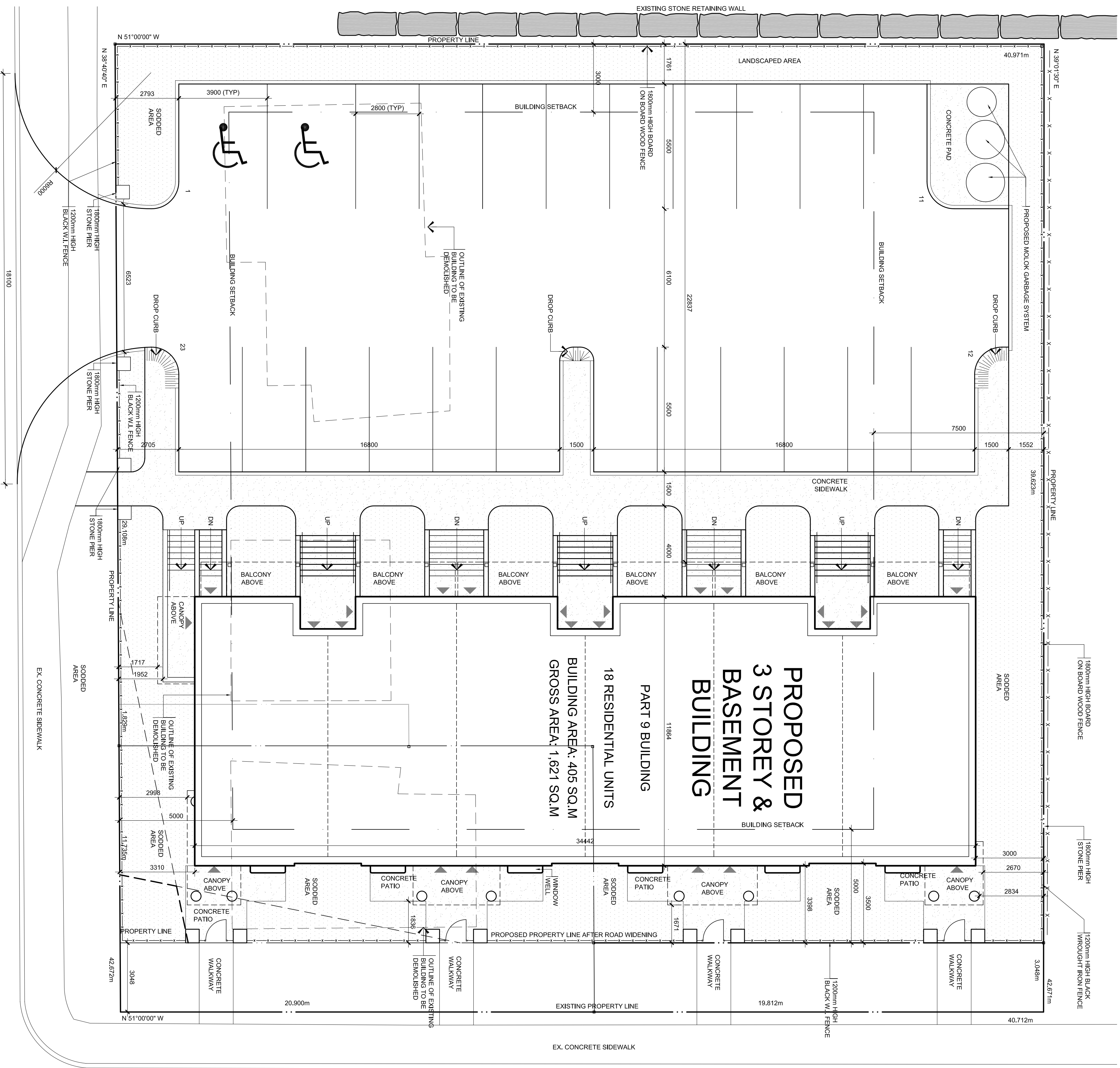
Parking Requirements	1237 Parking Space Per Unit	Total
Total Parking Required	23	
Total Parking Provided	23	(including 2 barrier free space)

Proposed Building	1 Bedroom	3 Bedroom	Total
Units	6	6	12
Basement	6	6	12
Ground (1st Floor)	6	6	12
2nd/3rd Floor	6	6	12
<b>Total</b>	<b>18</b>	<b>18</b>	<b>36</b>

- GENERAL NOTES:**
1. ALL OUTDOOR LIGHTING MUST HAVE NO GLARE AND BE DIRECTED AWAY FROM ADJUTING PROPERTIES.
  2. ALL PROTECTIVE MEASURES SHOULD BE INSTALLED AROUND ALL EXISTING UTILITIES AND SERVICES SHOULD REMAIN ON SITE FOR THE DURATION OF THE CONSTRUCTION.
  3. ALL ROOF-TOP EQUIPMENT TO BE SCREENED AND/OR LOCATED SO THAT IT DOES NOT OBSTRUCT ADJUTING PROPERTIES.
  4. CURB RADIIUS = 1.20m UNLESS OTHERWISE DIMENSIONED.
  5. SIGNAGE (BUILDING, PYLON & OTHERWISE) NOT APPROVED VIA THE SITE PLAN.
  6. ALL MATERIALS TO BE STORED IN OUTDOOR STORAGE OF ANY ITEMS ON SITE.
  7. ALL GARAGE NOT STORED IN OUTDOOR ENCLOSURES PROVIDED TO BE STORED WITHIN THE BUILDING.



02 MOLOK SECTION  
SP.01



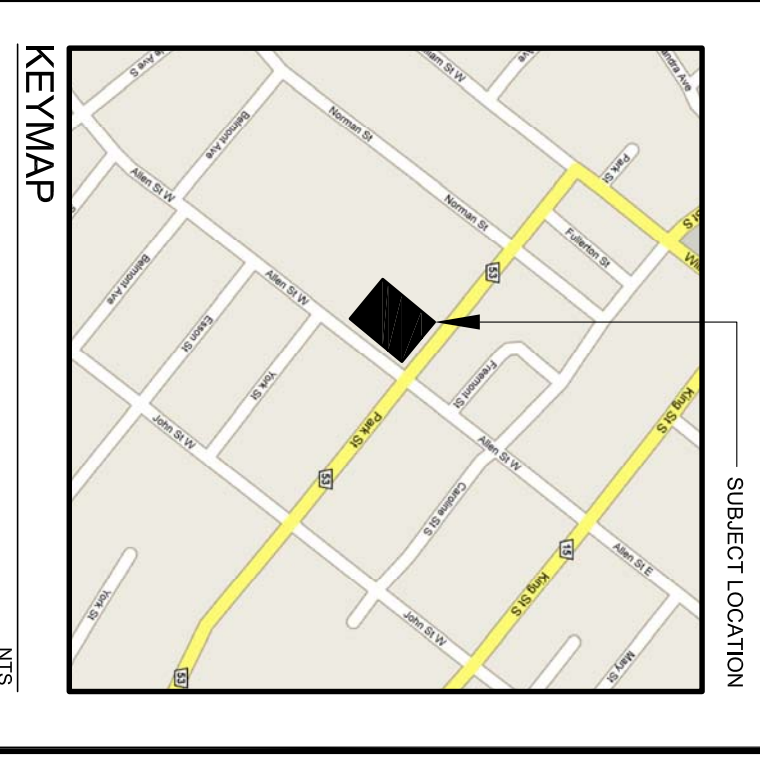
01 SITE PLAN  
SP.01

ALLEN ST.

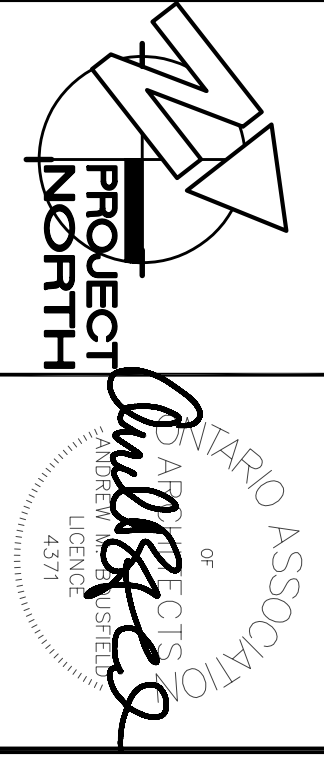
PARK ST.

**GENERAL NOTES**

THIS DRAWING IS AN INSTRUMENT OF SERVICE & IS THE PROPERTY OF ABA ARCHITECTS INC. & CANNOT BE MODIFIED AND/OR REPRODUCED WITHOUT THE PERMISSION OF ABA ARCHITECTS INC. DRAWINGS ARE NOT TO BE SCALED. CONTRACTOR MUST VERIFY ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.



No.	REVISIONS	DATE
01	ISSUED FOR PRICING	11.28.08
02	ISSUING FOR CLIENT REVIEW	02.23.09
03	ISSUED FOR PRE-APP MEETING	03.06.09
04	ISSUED FOR CLIENT REVIEW	03.30.09
05	ISSUED FOR ZONE CHANGE	05.15.09
06	ISSUED FOR BUDGET PRICING	06.03.09
07	REVISED BLDG SETBACKS	06.09.09



**ABA ARCHITECTS INC.**  
 100-100 WINDWARD DR. N. WINDWARD ONT. L3R 9K6  
 TEL: 905.882.2111 FAX: 905.882.2293

PROPOSED  
**TERRACE DWELLING**  
 PARK & ALLEN  
 WATERLOO, ON

DRAWING TITLE  
**SITE PLAN**

SCALE 1:100  
 SHEET NUMBER  
**SP.01**

DATE  
 FEB 2009