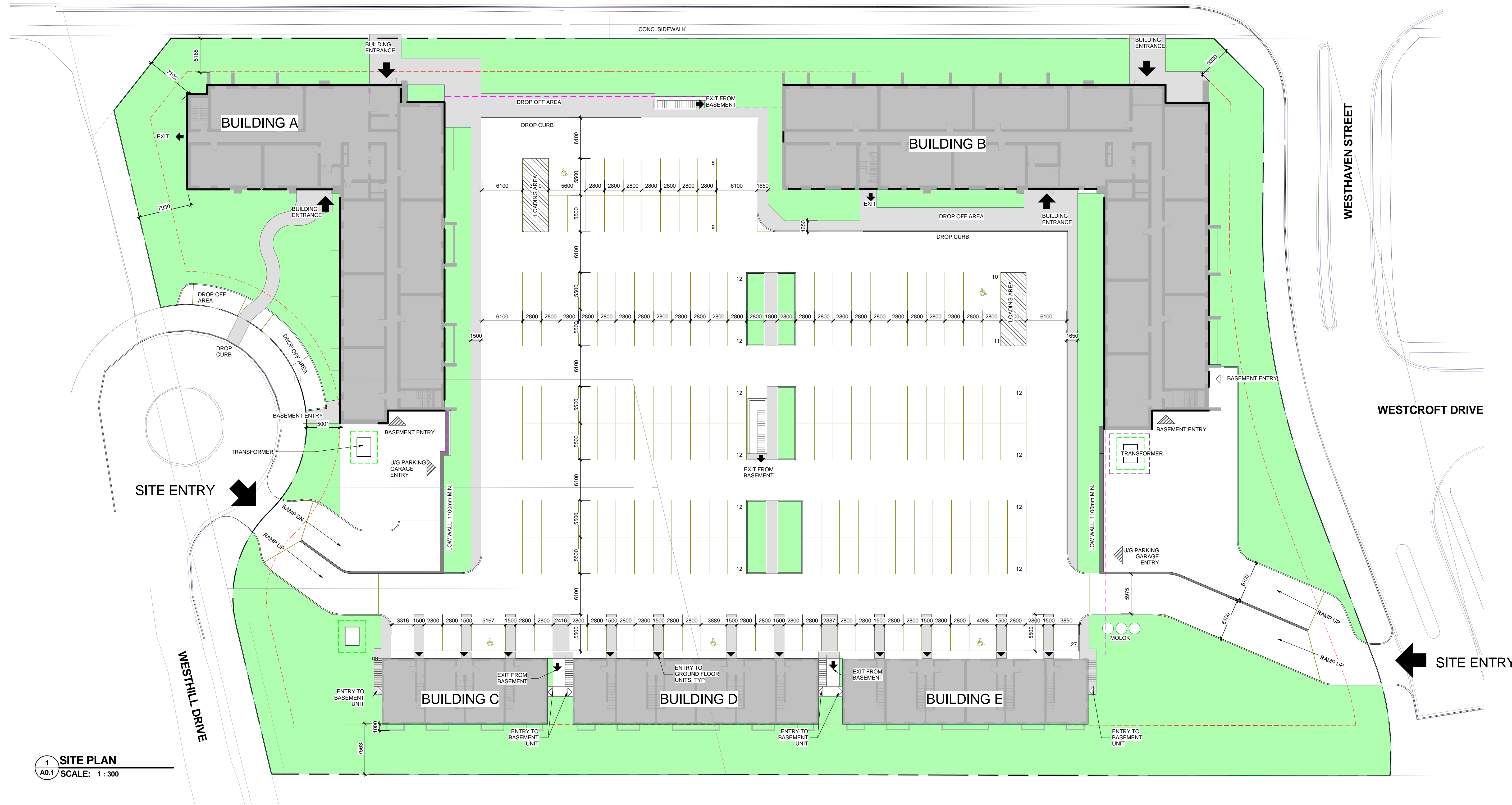


ERB STREET (REGIONAL ROAD 9)



1 SITE PLAN
A0.1 SCALE: 1:300

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KEY PLAN

DETAILS OF DEVELOPMENT
635 ERB STREET WATERLOO ON

PROVISION	REQUIRED	PROVIDED	
ZONING	MR-12		
GROSS LOT AREA (m ²)	17998.865		
AREA OF ROW & DLT (m ²)	N/A		
NET LOT AREA (m ²)	17998.865		
MIN. FRONTAGE (m)	N/A		
MIN. FLANKAGE YARD (m)	5.0	5.0	
Front Yard (m)	5.0	5.0	
Rear Yard (m)	7.5	7.5	
Ext. Side Yard (m)	3.0	5.0	
Int. Side Yard (m)	3.0	5.0	
Combination SY (m)	10.0	10.0	
Low rise residential (m)	7.5 & 1/2H	7.5	
DENSITY	DENSITY (Unit/ha)	200	187
	NUMBER OF UNITS	359	335
	TOTAL BEDROOMS	n/a	499
BUILDING AREA (m ²)			4629
BUILDING COVERAGE(%)			25.8
NUMBER OF STOREYS	12	12	
BUILDING HEIGHT (m)	36	40	
PARKING 1.25 SPACE / UNIT	419	422	
B.F. PARKING SPACES	11	11	
BIKE RACKS 2/UNIT		104	
LANDSCAPE AREA (m ²)	5400	6000	
LANDSCAPE AREA (%)	30	33	
GARBAGE ENCLOSURE	INDOOR & OUTDOOR		

#	DATE	BY	REVISIONS
1	OCT 20, 2017	LY	ISSUED FOR ZBA & OPA - 1st

ISSUES

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PROJECT
BEL COMMUNITIES LIMITED PARTNERSHIP
635 ERB STREET W., WATERLOO ON

SHEET TITLE
SITE PLAN

DRAWN BY: M.M. CHKD BY: Y.L.
DATE: 12/07/16 SCALE: As indicated

PROJECT NO: 102225 SHEET NUMBER: A0.1