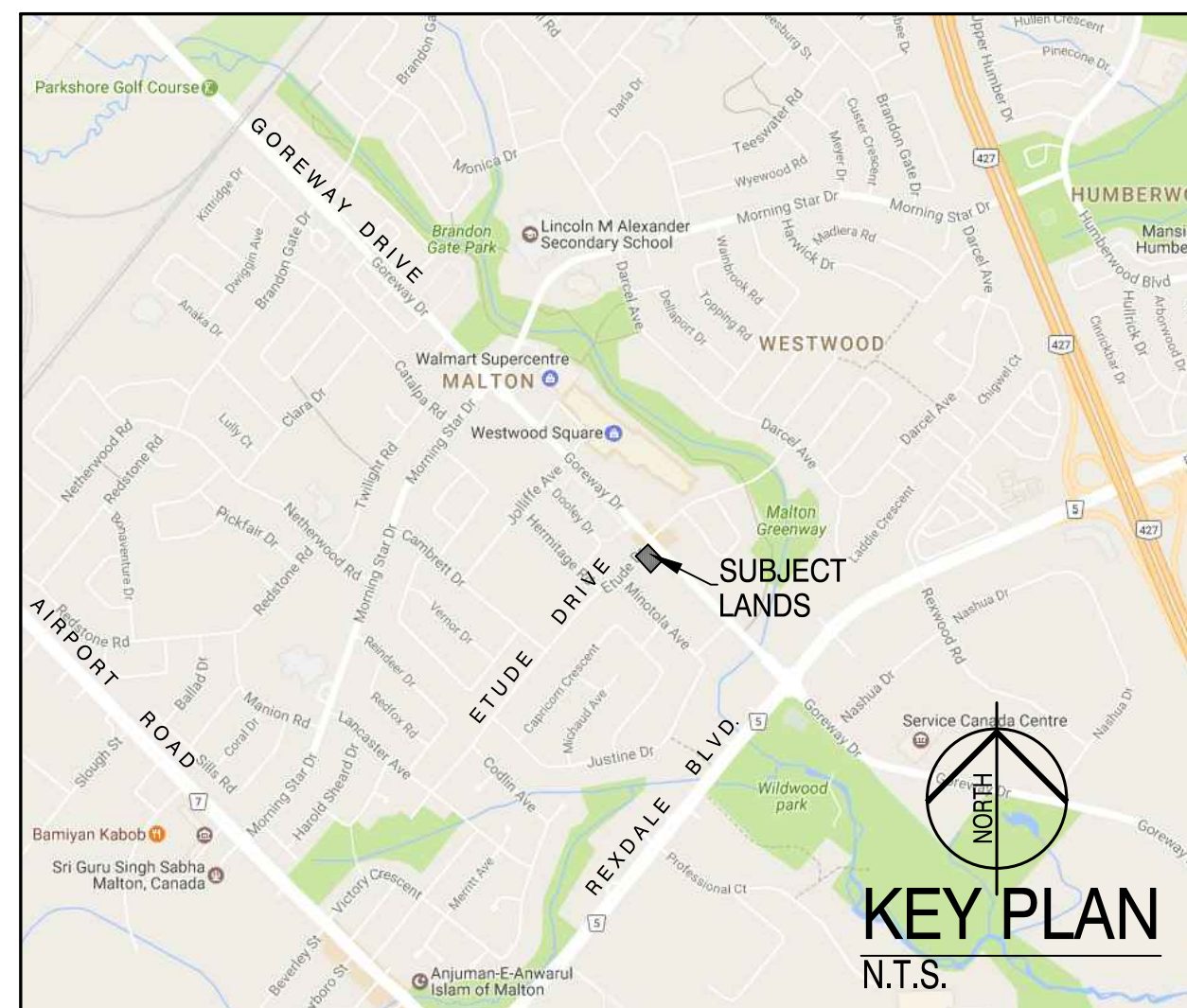
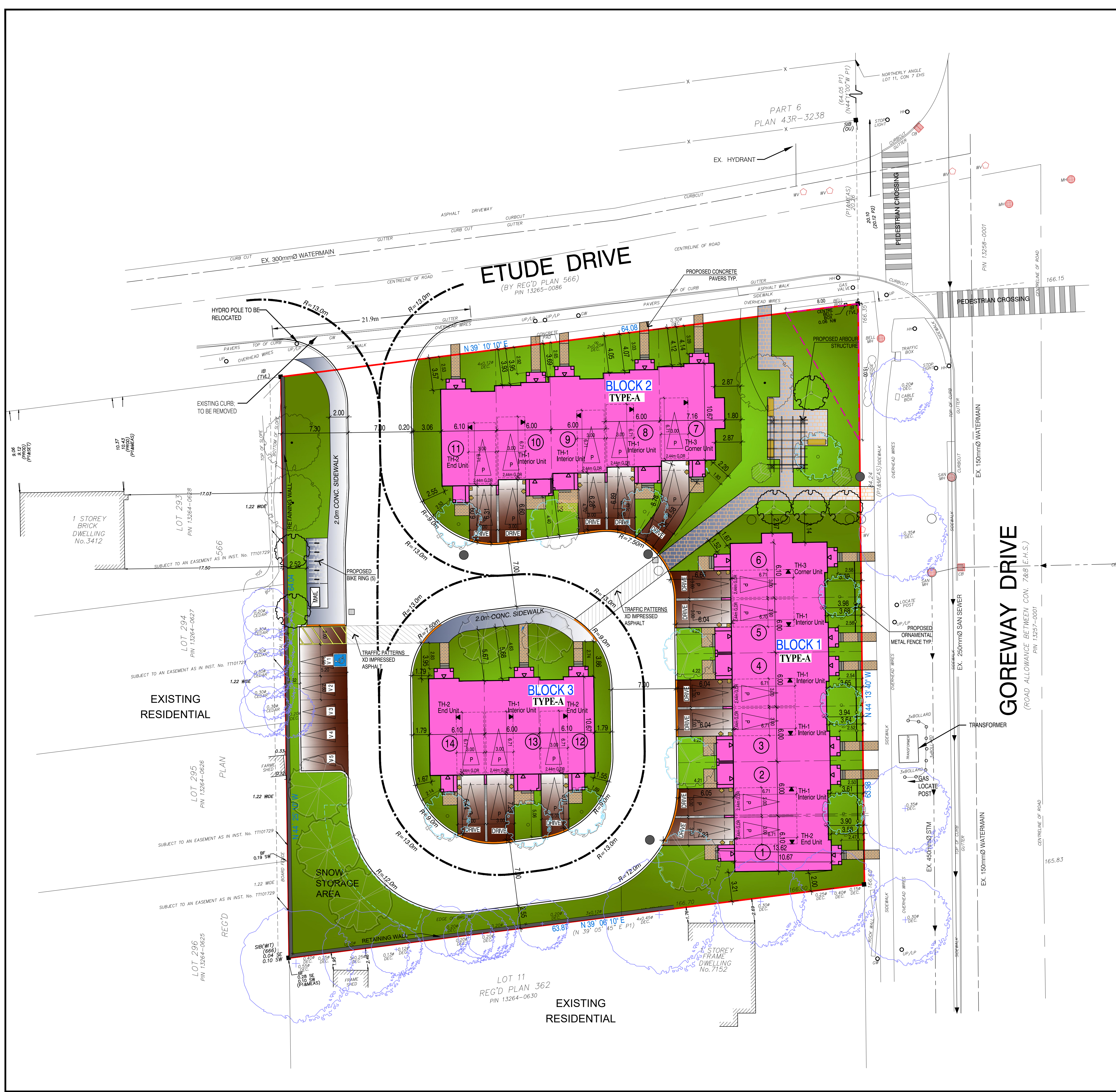
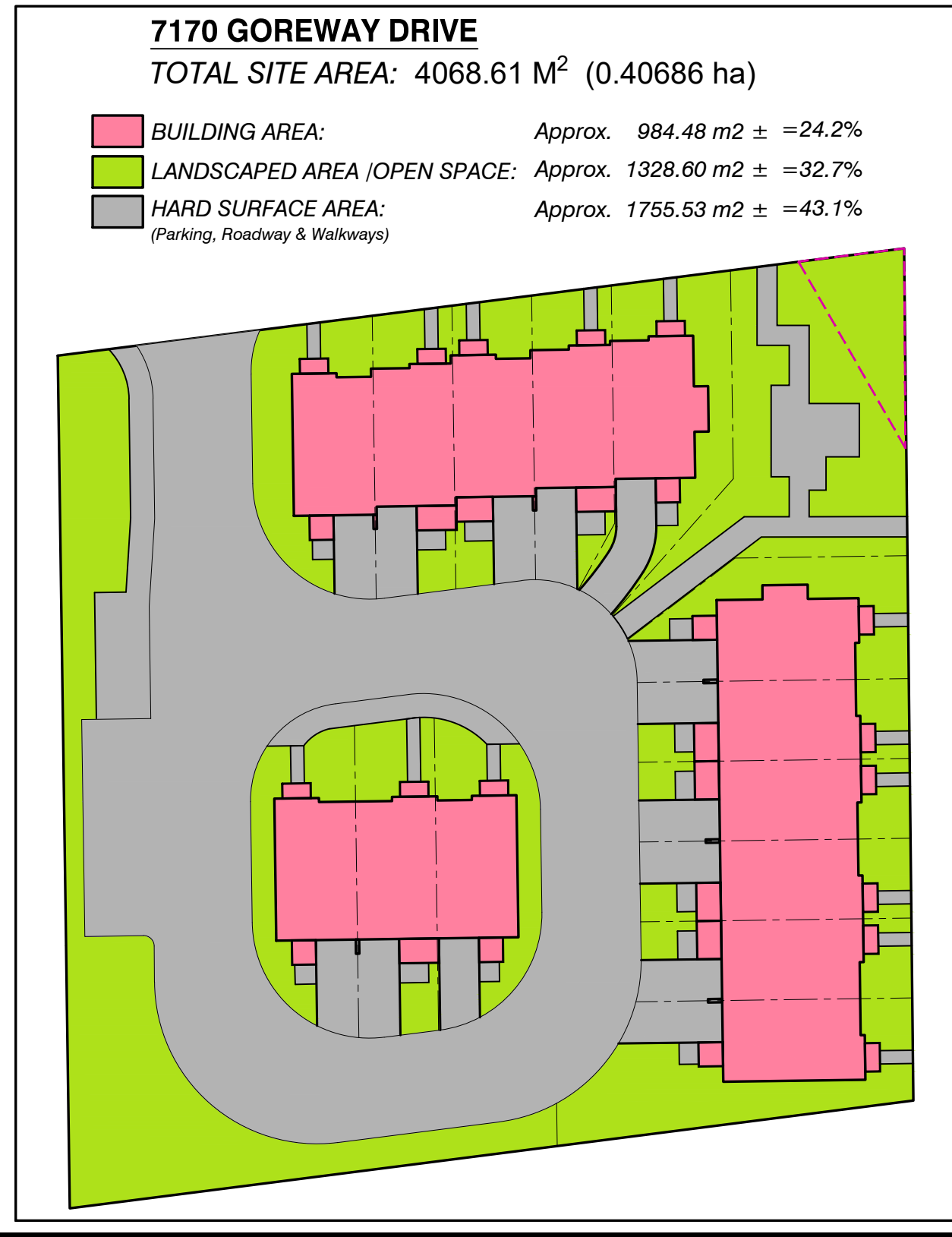


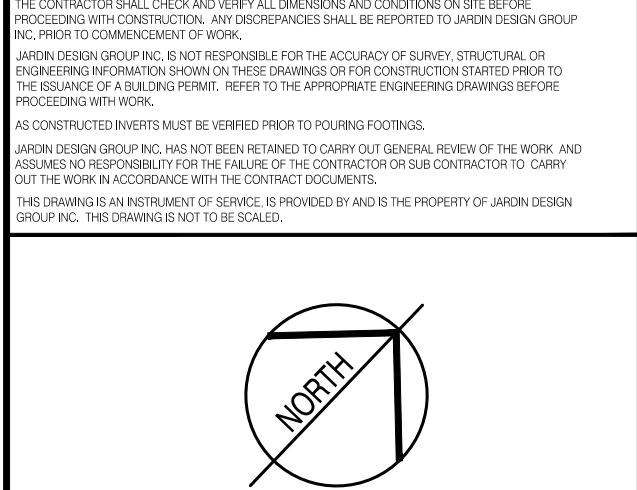


LOT SUMMARY				
LOT CATEGORY	ENDS	INTERNAL	CORNER	TOTAL
16.0m x 30.2m lots (198') TYPE-A (Street Facing Townhouse)	4	8	2	14
TOTAL				
	4	8	2	14

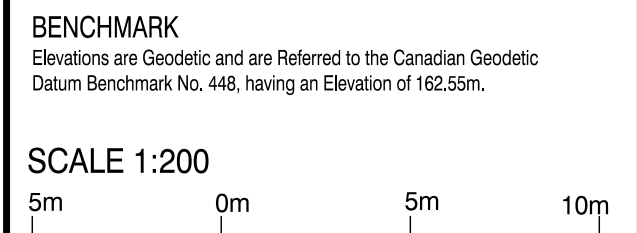
OVERALL SITE STATISTICS										
TOTAL SITE AREA						4068.61 M ² / (0.40686 Ha)				
TOTAL UNITS						14 (3 STOREY UNITS)				
BLOCK 1	UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
BLOCK 1	1	TH-2 (End)	6.39	9.78	12.83	167.77	69.86	64.19	36.70	174.89
	2	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.32	122.32
	3	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.46	121.97
	4	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.41	122.09
	5	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.36	122.21
	6	TH-3 (Corner)	6.38	9.78	12.83	178.67	69.87	64.20	38.08	168.58
TOTAL:			41.62 m	9.78 m	12.83 m	496.79 m ²	210.66 m ²	189.73 m ²	34.87 m ²	419.15 m ²
BLOCK 2	UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
BLOCK 2	7	TH-3 (Corner)	6.96	9.78	12.83	178.67	69.87	64.20	33.91	189.33
	8	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	48.77	126.11
	9	TH-1 (Interior)	6.00	9.58	12.62	164.51	70.40	62.77	49.20	127.59
	10	TH-1 (Interior)	6.00	9.58	12.62	164.51	70.40	62.77	49.19	127.60
	11	TH-2 (End)	6.96	9.58	12.62	167.77	69.86	64.19	37.16	172.74
	TOTAL:			36.12 m	9.65 m	12.70 m	839.97 m ²	350.93 m ²	316.70 m ²	36.5 m ²
BLOCK 3	UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
BLOCK 3	12	TH-2 (End)	7.89	9.75	12.80	167.77	69.86	64.19	41.29	155.45
	13	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	44.35	141.53
	14	TH-2 (End)	7.89	9.75	12.80	167.77	69.86	64.19	40.24	159.51
	TOTAL:			21.78 m	9.75 m	12.80 m	500.05 m ²	210.12 m ²	191.15 m ²	42.0 m ²
TOTAL AREAS:			1836.81 m ² 771.71 m ² 697.58 m ² 46.03 m ² 1619.04 m ²							
PARKING										
BLOCK 1, 2 & 3 (1 SPACE IN GARAGE AND 1 SPACE IN DRIVEWAY)							PROVIDED		REQUIRED	
							28 SPACES		28 SPACES	
VISITORS PARKING (0.25 PER UNIT) (WITH 1 ACCESSIBLE SPACE)							5 SPACES		3.5 SPACES	
TOTAL							33 SPACES		31.5 SPACES	
NOTE:										
COMMON AMENITY SPACES						903.3 m ² (972350 FT. ²)				
AMENITY SPACE PROVIDED 3 STOREY STREET TOWNS :						12.62 m ² (136 SQ.FT.) PER UNIT (TERRACE)				



- LEGEND**
- STORM CONNECTION
 - SANITARY CONNECTION
 - WATER CONNECTION
 - HYDRO CONNECTION
 - DOUBLE CATCH BASIN
 - CATCH BASIN
 - STREET LIGHT
 - HYDRANT
 - TRANSFORMER
 - CABLE TV PEDESTAL
 - BELL PEDESTAL
 - ENTRANCE DOOR LOCATION
 - GARAGE DOOR LOCATION
 - COMMUNITY MAILBOX
 - ENGINEERED FILL LOT
 - VALVE AND CHAMBER
 - SANITARY MANHOLE
 - STORM MANHOLE
 - AIR-CONDITIONING UNIT
 - PROPOSED GRADE
 - EXISTING GRADE
 - PROPOSED SWALE GRADE
 - DOWNSPOUT LOCATION
 - TELECOM. JUNCTION BOX
 - PROPOSED BERM
 - SWALE DIRECTION
 - HYDRO METER
 - GAS METER
 - FINISHED FLOOR ELEVATION
 - TOP OF FOUNDATION WALL
 - F.SLAB
 - FIN. BASEMENT FLOOR SLAB
 - UNDERSIDE FOOTING ELEVATION



PART OF LOT 11 CONCESSION 7
EAST OF HURONTARIO STREET
GEOGRAPHIC TOWNSHIP OF
TORONTO CITY OF MISSISSAUGA
MUNICIPALITY OF PEELE



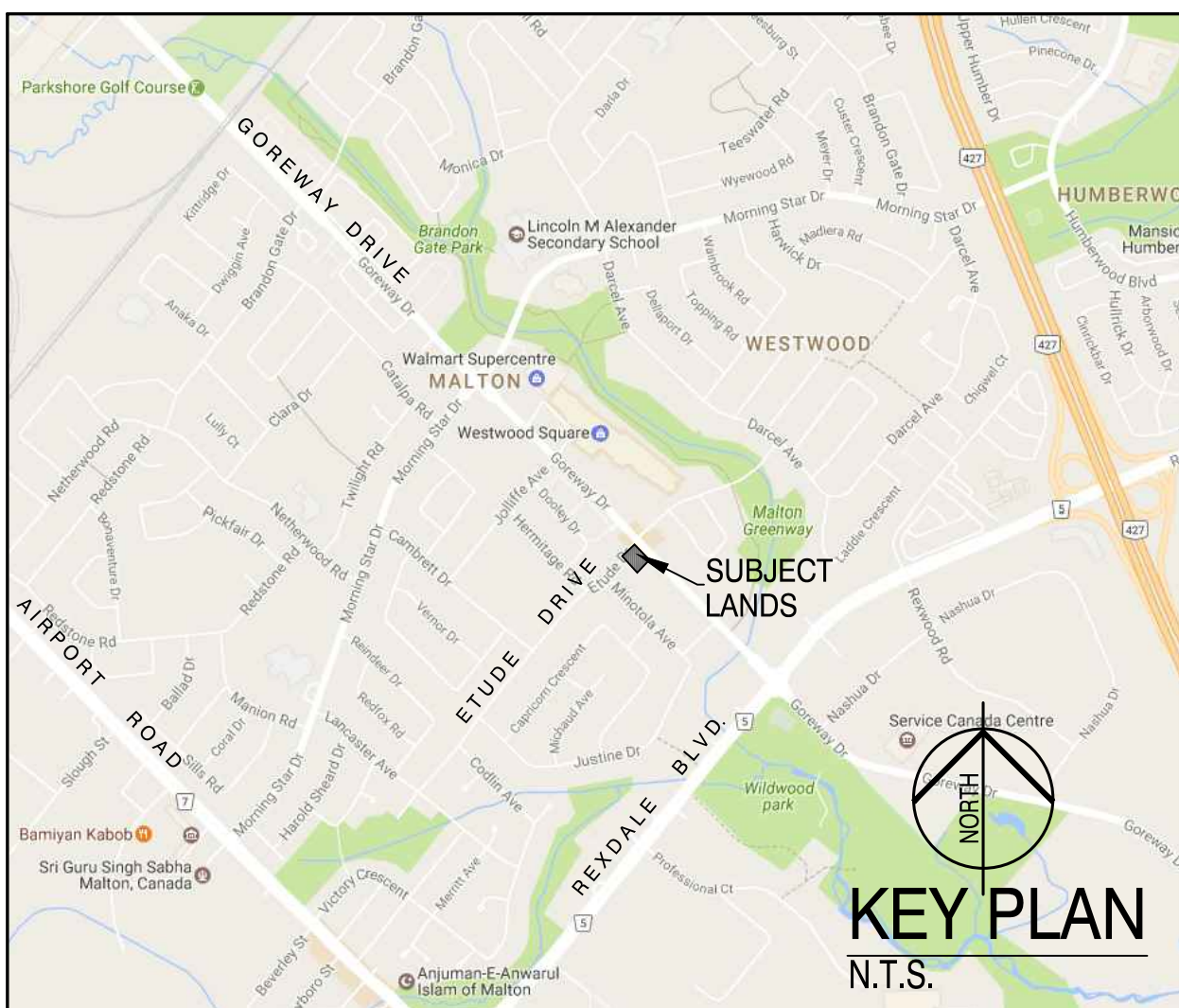
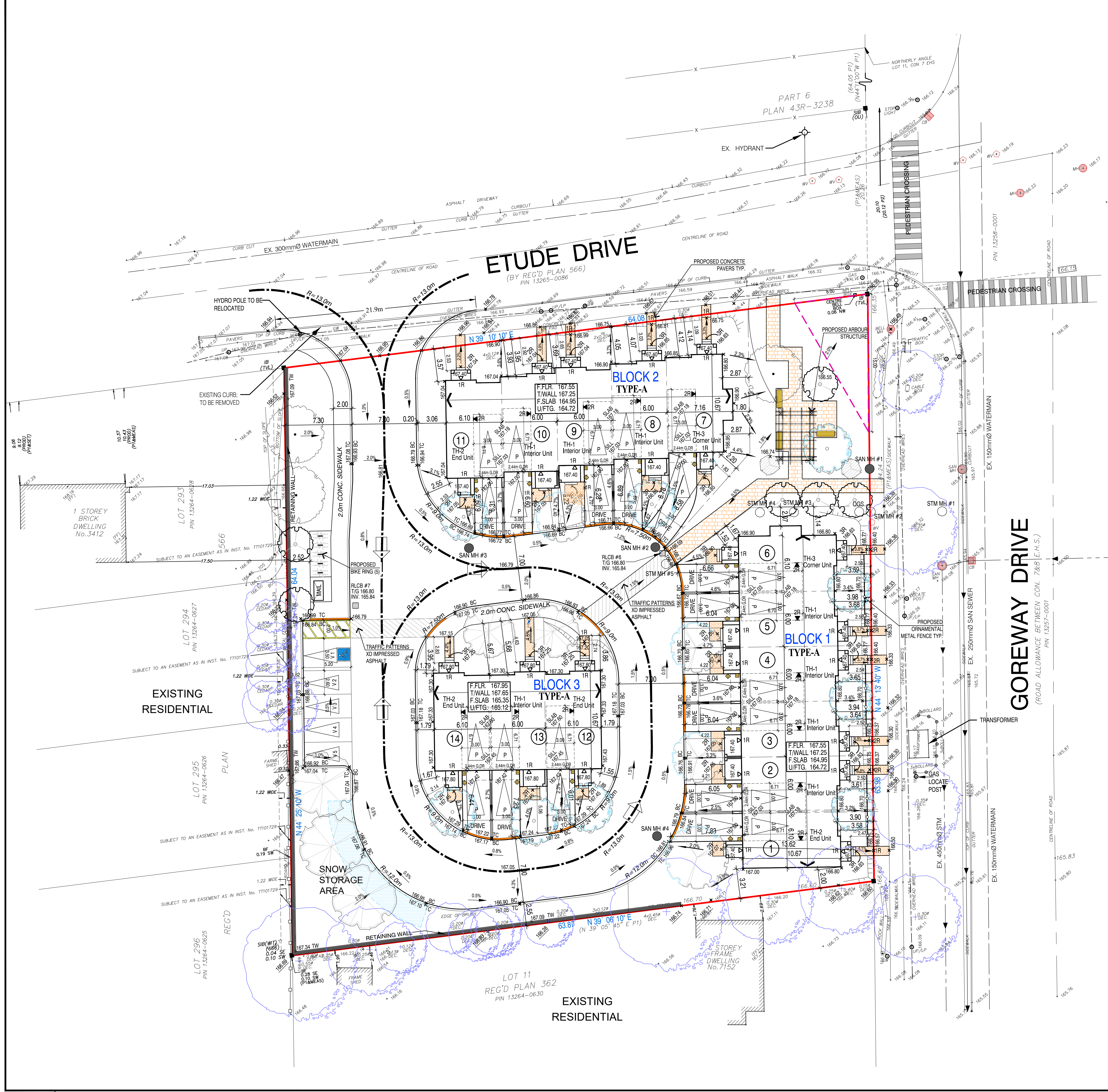
16			
15			
14			
13			
12			
11			
10			
9	NOV. 27, 2017	COORDINATED AS PER LANDSCAPE PLAN AND ISSUED TO WESTON CONSULTING FOR REVIEW / COORDINATION	
8	NOV. 15, 2017	PREPARED (DRAFT) BY: PLAN AND ISSUED TO WESTON CONSULTING FOR REVIEW / COORDINATION	
7	NOV. 01, 2017	UPDATED: BLOCK FOOTPRINTS TO MATCH DESIGNS & ISSUED TO WESTON CONSULTING	
6	JULY 28, 2017	ISSUED: G.F.A. STATS AND ISSUED TO WESTON CONSULTING	
5	JULY 05, 2017	ISSUED: NEW CONCEPT SITE PLAN TO WESTON CONSULTING FOR REVIEW	
4	MAY 08, 2017	REVISED TO SHOW TWO 4 UNIT BLOCKS FOR TYPE B PRODUCT ISSUED TO WESTON CONSULTING FOR REVIEW	
3	MAY 08, 2017	ADDED EXTRA UNIT & ISSUED TO WESTON CONSULTING FOR REVIEW	
2	APR. 25, 2017	NOTED: RIGHT OF WAY ACCESS TO GOREWAY DRIVE & ISSUED TO WESTON CONSULTING FOR REVIEW	
1	APR. 12, 2017	ISSUED TO WESTON CONSULTING FOR REVIEW	

No. DATE: WORK DESCRIPTION:
jardin
DESIGN GROUP INC
64 JARDIN DR. SUITE 3A
VAUGHAN ONT L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

CONTEXT PLAN (COLOUR)
7170 GOREWAY DRIVE
(CITY OF MISSISSAUGA)

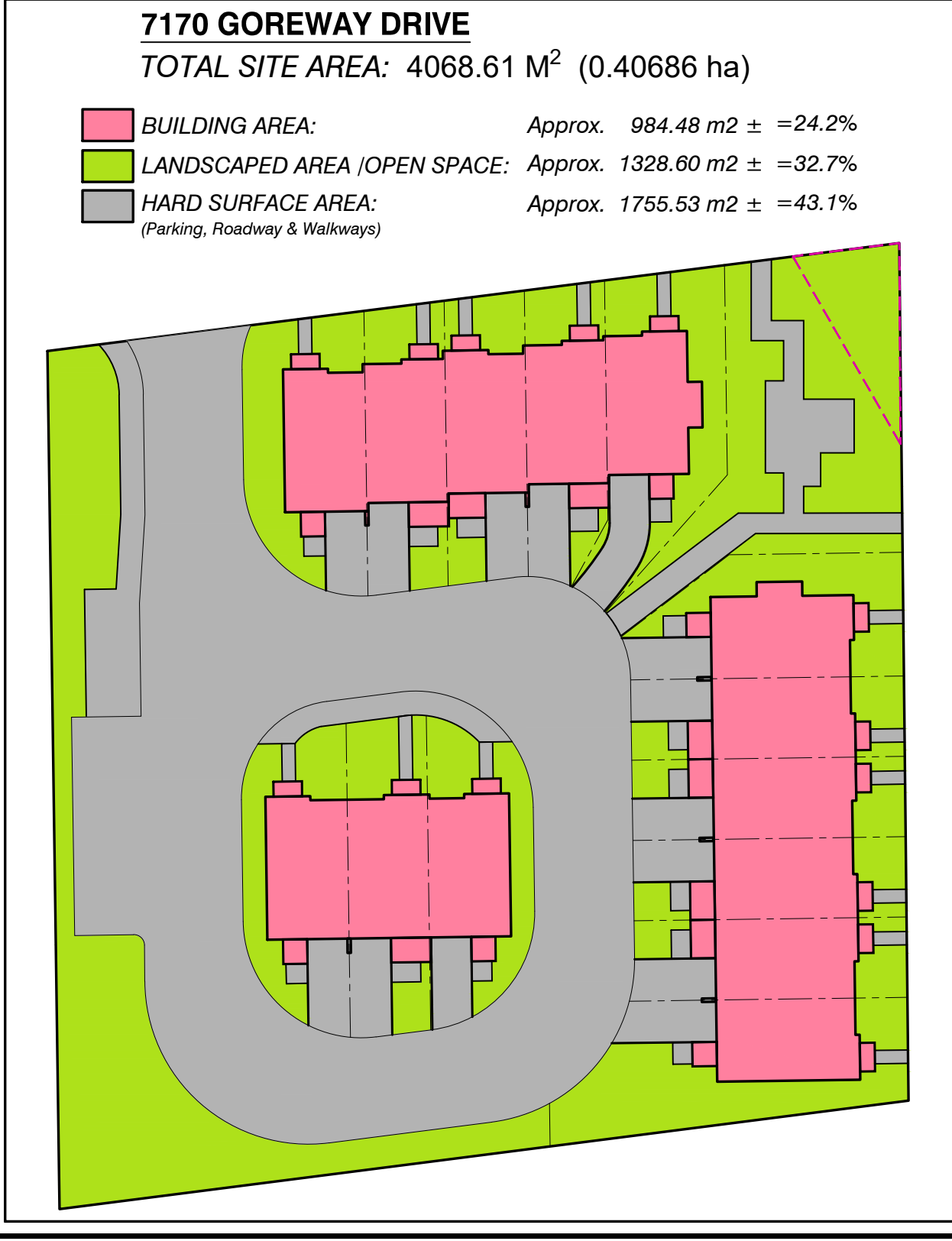
TYPE	SP
SCALE	1:200
PROJ. No.	No.
17-18	A-01

BILD



LOT SUMMARY				
LOT CATEGORY	ENDS	INTERNAL	CORNER	TOTAL
4.0m x 30.2m lots (98%) TYPE-A (Street Facing Townhouse)	4	8	2	14
TOTAL				
	4	8	2	14

OVERALL SITE STATISTICS										
TOTAL SITE AREA						4068.61 M ² / (0.40686 Ha)				
TOTAL UNITS						14 (3 STOREY UNITS)				
BLOCK 1	UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
1	1	TH-2 (End)	8.39	9.78	12.83	167.77	69.86	64.19	36.70	174.89
	2	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.32	122.32
	3	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.46	121.97
	4	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.41	122.09
	5	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.36	122.21
	6	TH-3 (Corner)	9.23	9.78	12.83	178.67	69.87	64.20	38.08	168.58
TOTAL:			41.62 m	9.78 m	12.83 m	496.79 m ²	210.66 m ²	189.73 m ²	34.87 m ²	419.18 m ²
BLOCK 2	UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
7	7	TH-3 (Corner)	8.96	9.78	12.83	178.67	69.87	64.20	33.91	189.33
	8	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	49.77	126.11
	9	TH-1 (Interior)	6.00	9.58	12.62	164.51	70.40	62.77	49.20	127.59
	10	TH-1 (Interior)	6.00	9.58	12.62	164.51	70.40	62.77	49.19	127.60
	11	TH-2 (End)	9.16	9.58	12.62	167.77	69.86	64.19	37.16	172.74
	12	TH-1 (Interior)	6.00	9.75	12.80	167.77	69.86	64.19	41.29	155.45
TOTAL:			36.12 m	9.65 m	12.70 m	839.97 m ²	350.93 m ²	316.70 m ²	36.5 m ²	743.37 m ²
BLOCK 3	UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
13	13	TH-2 (End)	7.89	9.75	12.80	167.77	69.86	64.19	41.29	155.45
	13	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	44.35	141.53
	14	TH-2 (End)	7.89	9.75	12.80	167.77	69.86	64.19	40.24	159.51
TOTAL:			21.78 m	9.75 m	12.80 m	500.05 m ²	210.12 m ²	191.15 m ²	42.0 m ²	456.49 m ²
TOTAL AREAS:						1836.81 m ²	771.71 m ²	697.58 m ²	46.03 m ²	1619.04 m ²
PARKING						PROVIDED		REQUIRED		
BLOCK 1, 2 & 3 (1 SPACE IN GARAGE AND 1 SPACE IN DRIVEWAY)						28 SPACES		28 SPACES		
VISITOR PARKING (0.25 PER UNIT) (WITH 1 ACCESSIBLE SPACE)						5 SPACES		3.5 SPACES		
TOTAL						33 SPACES		31.5 SPACES		
NOTE:										
COMMON AMENITY SPACES :						903.3 m ² (972350 FT. ²)				
AMENITY SPACE PROVIDED 3 STOREY STREET TOWNS :						12.62 m ² (136 SQ.FT.) PER UNIT (TERRACE)				



- LEGEND**
- STORM CONNECTION
 - SANITARY CONNECTION
 - WATER CONNECTION
 - HYDRO CONNECTION
 - DOUBLE CATCH BASIN
 - CATCH BASIN
 - STREET LIGHT
 - HYDRANT
 - TRANSFORMER
 - CABLE TV PEDESTAL
 - BELL PEDESTAL
 - ENTRANCE DOOR LOCATION
 - GARAGE DOOR LOCATION
 - COMMUNITY MAILBOX
 - ENGINEERED FILL LOT
 - VALVE AND CHAMBER
 - SANITARY MANHOLE
 - STORM MANHOLE
 - AIR-CONDITIONING UNIT
 - PROPOSED GRADE
 - EXISTING GRADE
 - PROPOSED SWALE GRADE
 - DOWNSPOUT LOCATION
 - TELECOM. JUNCTION BOX
 - PROPOSED BERM
 - SWALE DIRECTION
 - HYDRO METER
 - GAS METER
 - FINISHED FLOOR ELEVATION
 - TOP OF FOUNDATION WALL
 - F.SLAB
 - F.SLAB
 - FIN. BASEMENT FLOOR SLAB
 - UNDERSIDE FOOTING ELEVATION

LOT SUMMARY

LOT CATEGORY	ENDS	INTERNAL	CORNER	TOTAL
4.0m x 30.2m lots (98%) TYPE-A (Street Facing Townhouse)	4	8	2	14
TOTAL				
	4	8	2	14

OVERALL SITE STATISTICS

TOTAL SITE AREA	4068.61 M ² / (0.40686 Ha)
TOTAL UNITS	14 (3 STOREY UNITS)

BLOCK 1

UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
1	TH-2 (End)	6.38	9.78	12.83	167.77	64.19	64.19	36.70	174.89
2	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.32	122.32
3	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.46	121.97
4	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.41	122.09
5	TH-1 (Interior)	6.00	9.78	12.83	164.51	70.40	62.77	51.36	122.21
6	TH-3 (Corner)	6.38	9.78	12.83	178.67	69.67	64.20	38.08	168.58
TOTAL:		41.62 m	9.78 m	12.83 m	496.79 m ²	210.66 m ²	189.73 m ²	34.87 m ²	419.15 m ²

BLOCK 2

UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
7	TH-3 (Corner)	6.38	9.78	12.83	178.67	69.67	64.20	33.91	189.33
8	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	48.77	126.11
9	TH-1 (Interior)	6.00	9.58	12.62	164.51	70.40	62.77	49.20	127.59
10	TH-1 (Interior)	6.00	9.58	12.62	164.51	70.40	62.77	49.19	127.60
11	TH-2 (End)	6.38	9.58	12.62	167.77	69.66	64.19	37.16	172.74
TOTAL:		36.12 m	9.65 m	12.70 m	839.97 m ²	350.93 m ²	316.70 m ²	36.5 m ²	743.37 m ²

BLOCK 3

UNIT No.	MODEL TYPE	LOT FRONTAGE (m)	BUILDING HEIGHT (m)	BUILDING HEIGHT (m) (ROOF TERRACE)	UNIT G.F.A. (m ²)	COVERAGE W/ PORCH (m ²)	COVERAGE W/O PORCH (m ²)	COVERAGE PERCENTAGE %	LOT AREA (m ²)
12	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	44.35	141.53
13	TH-1 (Interior)	6.00	9.75	12.80	164.51	70.40	62.77	44.35	141.53
14	TH-2 (End)	6.38	9.75	12.80	167.77	69.66	64.19	40.24	159.51
TOTAL:		21.78 m	9.75 m	12.80 m	500.05 m ²	210.12 m ²	191.15 m ²	42.0 m ²	456.49 m ²

TOTAL AREAS:

1836.81 m ²	771.71 m ²	697.58 m ²	46.03 m ²	1619.04 m ²
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PARKING

BLOCK 1, 2 & 3 (1 SPACE IN GARAGE AND 1 SPACE IN DRIVEWAY)	28 SPACES	28 SPACES
VISITOR PARKING (0.25 PER UNIT) (WITH 1 ACCESSIBLE SPACE)	5 SPACES	3.5 SPACES
TOTAL	33 SPACES	31.5 SPACES

NOTE:

COMMON AMENITY SPACES : 903.3 m² (972350 FT.²)
AMENITY SPACE PROVIDED 3 STOREY STREET TOWNS : 12.62 m² (136 SQ FT.) PER UNIT (TERRACE)

BENCHMARK

Elevations are Geoidic and are Referenced to the Canadian Geoidic Datum Benchmark No. 446, having an Elevation of 182.25m.

SCALE 1:200

5m 0m 5m 10m

16		
15		
14		
13		
12		
11		
10		
9	NOV. 27, 2017	COORDINATED AS PER LANDSCAPE PLAN AND ISSUED TO WESTON CONSULTING FOR REVIEW / COORDINATION
8	NOV. 15, 2017	PREPARED (DRAFT) BY PLAN AND ISSUED TO WESTON CONSULTING FOR REVIEW / COORDINATION
7	NOV. 01, 2017	UPDATED BLOCK FOOTPRINTS TO MATCH DESIGNS AND ISSUED TO WESTON CONSULTING FOR REVIEW / COORDINATION
6	JULY 28, 2017	ISSUED NEW CONCEPT SITE PLAN TO WESTON CONSULTING FOR REVIEW
5	JULY 05, 2017	REMOVED NEW CONCEPT SITE PLAN TO WESTON CONSULTING FOR REVIEW
4	MAY 08, 2017	REMOVED TO SHOW TWO UNIT BLOCKS FOR TYPE B PRODUCT ISSUED TO WESTON CONSULTING FOR REVIEW
3	MAY 08, 2017	ADDED EXTRA UNIT AND ISSUED TO WESTON CONSULTING FOR REVIEW
2	APR. 25, 2017	NOTED REFINING OUT ACCESS TO GOREWAY DRIVE AND ISSUED TO WESTON CONSULTING FOR REVIEW
1	APR. 12, 2017	ISSUED TO WESTON CONSULTING FOR REVIEW

No. DATE: WORK DESCRIPTION:

jardin
DESIGN GROUP INC
64 JARDIN DR. SUITE 3A
VAUGHAN ONT. L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

DEVELOPMENT CONCEPT

SITE PLAN
(GRADED)
7170 GOREWAY DRIVE
(CITY OF MISSISSAUGA)

TYPE	SP
SCALE	1:200
PROJ. No.	17-18
No.	A-01a