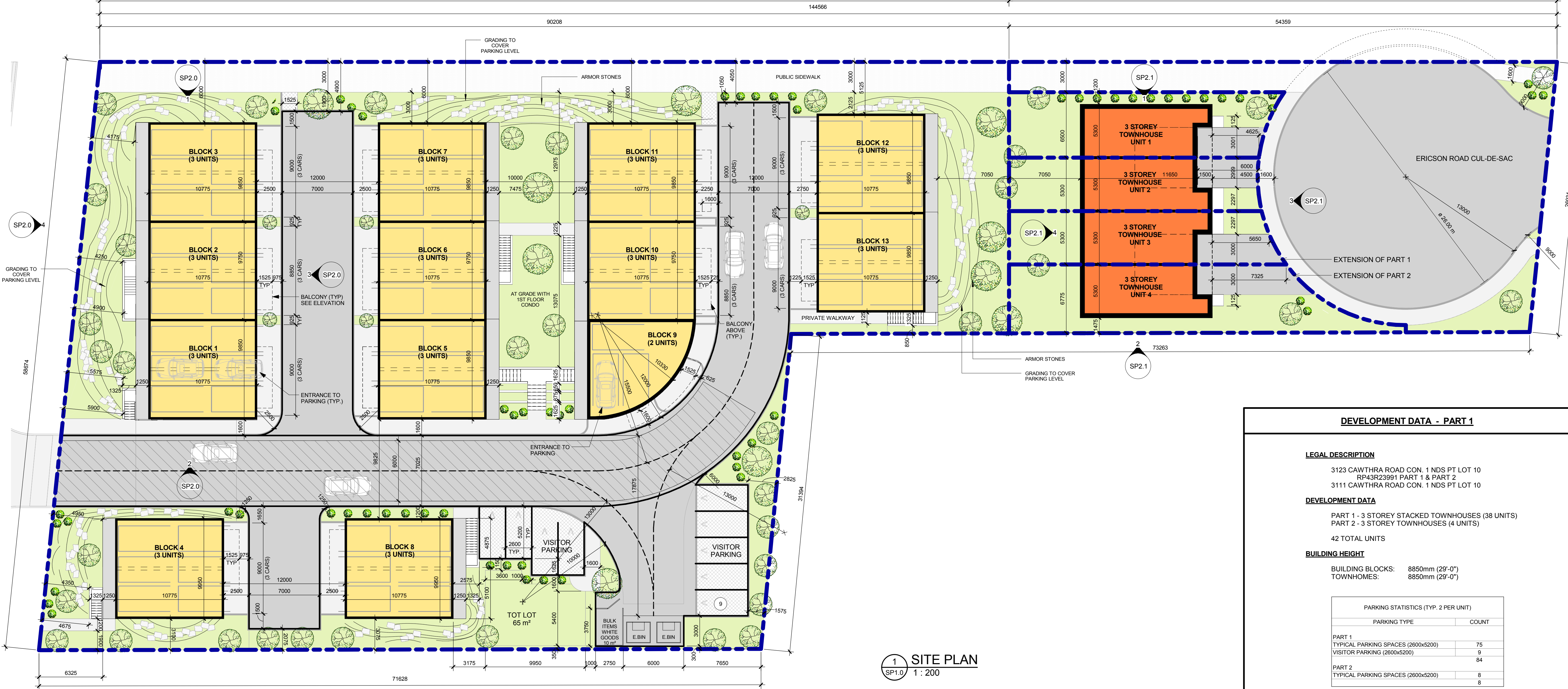


PART 1 - STACKED TOWNHOUSES

PART 2 - STREET TOWNHOUSES



1 SITE PLAN
SP1.0 1:200

DEVELOPMENT DATA - PART 1

LEGAL DESCRIPTION

3123 CAWTHRA ROAD CON. 1 NDS PT LOT 10
RP43R23991 PART 1 & PART 2
3111 CAWTHRA ROAD CON. 1 NDS PT LOT 10

DEVELOPMENT DATA

PART 1 - 3 STOREY STACKED TOWNHOUSES (38 UNITS)
PART 2 - 3 STOREY TOWNHOUSES (4 UNITS)

42 TOTAL UNITS

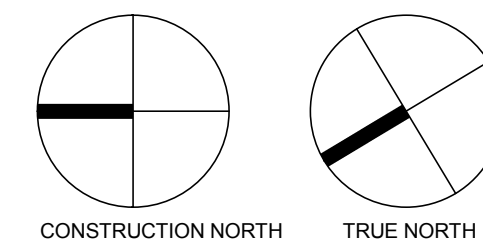
BUILDING HEIGHT

BUILDING BLOCKS: 8850mm (29'-0")
TOWNHOMES: 8850mm (29'-0")

PARKING STATISTICS (TYP. 2 PER UNIT)	
PARKING TYPE	COUNT
PART 1 TYPICAL PARKING SPACES (2600x5200)	75
VISITOR PARKING (2600x5200)	9
PART 2 TYPICAL PARKING SPACES (2600x5200)	8

DO NOT SCALE DRAWINGS. USE ONLY DRAWINGS
MARKED "ISSUED FOR CONSTRUCTION". VERIFY
CONFIGURATIONS AND DIMENSIONS ON SITE BEFORE
BEGINNING WORK. NOTIFY ARCHITECT IMMEDIATELY OF
ANY ERRORS, OMISSIONS OR DISCREPANCIES.
CHAMBERLAIN ARCHITECT SERVICES LIMITED AND
CHAMBERLAIN CONSTRUCTION SERVICES LIMITED HAVE
SIMILAR OWNERSHIP.

SEAL



PART 1 - STACKED TOWNHOUSES

SITE STATISTICS (STACKED TOWNHOUSES)				
	AREA (SM)	AREA (SF)	AREA (ACRES)	PERCENT
BUILDING				
BUILDING FOOTPRINT	1515.65 m ²	16314 ft ²	0.37 acres	32.1%
STAIRS	61.61 m ²	663 ft ²	0.02 acres	1.3%
HARD LANDSCAPE	1577.26 m ²	16976 ft ²	0.39 acres	33.5%
ASPHALT PAVING	1145.43 m ²	12329 ft ²	0.28 acres	24.3%
CURBS / SIDEWALKS	453.33 m ²	4880 ft ²	0.11 acres	9.6%
SOFT LANDSCAPE	1598.76 m ²	17209 ft ²	0.40 acres	33.9%
LANDSCAPE	1070.70 m ²	11525 ft ²	0.26 acres	22.7%
LANDSCAPE (MUNICIPAL SIDEWALK)	271.15 m ²	2919 ft ²	0.07 acres	5.8%
LANDSCAPE - PERMEABLE PAVERS	131.79 m ²	1419 ft ²	0.03 acres	2.8%
TOT LOT	65.00 m ²	700 ft ²	0.02 acres	1.4%
TOT LOT	1538.64 m ²	16562 ft ²	0.38 acres	32.6%
TOT LOT	4714.66 m ²	50748 ft ²	1.17 acres	100.0%

FLOOR AREA RATIO (STACKED TOWNHOUSES)			
UNIT	LOT AREA	AREA	F.A.R.
PART 1	50748 ft ²	46126 ft ²	0.91

GROSS BUILDING AREAS (STACKED TOWNHOUSES)			
COUNT	AREA TYPE	AREA (SM)	AREA (SF)
5	COMMON SPACE	234.33 m ²	2522 ft ²
T/O GARAGE			
24	2 STOREY TOWNHOUSE (TYPICAL)	157.22 m ²	1692 ft ²
12	BUNGALOW (TYPICAL)	1099.44 m ²	11834 ft ²
1	2 STOREY TOWNHOUSE (CURVED)	5.73 m ²	62 ft ²
T/O SECOND FLOOR			
1	BUNGALOW (CURVED)	77.39 m ²	833 ft ²
T/O THIRD FLOOR			
24	2 STOREY TOWNHOUSE (TYPICAL)	1272.18 m ²	13694 ft ²
1	2 STOREY TOWNHOUSE (CURVED)	83.41 m ²	898 ft ²
T/O THIRD FLOOR			
24	2 STOREY TOWNHOUSE (TYPICAL)	1272.18 m ²	13694 ft ²
1	2 STOREY TOWNHOUSE (CURVED)	83.41 m ²	898 ft ²
T/O THIRD FLOOR			
24	2 STOREY TOWNHOUSE (TYPICAL)	1272.18 m ²	13694 ft ²
1	2 STOREY TOWNHOUSE (CURVED)	83.41 m ²	898 ft ²

OUTDOOR AMENITY AREAS (STACKED TOWNHOUSES)			
COUNT	AREA TYPE	AREA (SM)	AREA (SF)
13	OUTDOOR AMENITY SPACE (BALCONY)	125.35 m ²	1349 ft ²
25	OUTDOOR AMENITY SPACE (ROOFTOP TERRACE)	1162.54 m ²	12513 ft ²
1	TOT LOT	65.00 m ²	700 ft ²
1	TOT LOT	1352.89 m ²	14562 ft ²

PART 2 - STREET TOWNHOUSES

SITE STATISTICS (STREET TOWNHOUSES)				
	AREA (SM)	AREA (SF)	AREA (ACRES)	PERCENT
BUILDING				
BUILDING FOOTPRINT	259.84 m ²	2797 ft ²	0.06 acres	18.3%
ASPHALT PAVING	259.84 m ²	2797 ft ²	0.06 acres	18.3%
HARD LANDSCAPE	91.61 m ²	986 ft ²	0.02 acres	6.4%
ASPHALT PAVING (MUNICIPAL)	533.84 m ²	5746 ft ²	0.13 acres	37.5%
CURBS / SIDEWALKS	88.99 m ²	958 ft ²	0.02 acres	6.3%
SOFT LANDSCAPE	714.43 m ²	7690 ft ²	0.18 acres	50.2%
LANDSCAPE	345.47 m ²	3719 ft ²	0.09 acres	24.3%
LANDSCAPE (MUNICIPAL SIDEWALK)	103.97 m ²	1119 ft ²	0.03 acres	7.3%
LANDSCAPE	449.44 m ²	4838 ft ²	0.11 acres	31.6%
TOT LOT	1423.71 m ²	15325 ft ²	0.35 acres	100.0%

TYPICAL STREET TOWNHOUSE UNIT AREAS			
COUNT	AREA TYPE	AREA (SM)	AREA (SF)
T/O GARAGE			
1	3 STOREY TOWN HOUSE	46.40 m ²	499 ft ²
T/O FIRST FLOOR			
1	3 STOREY TOWN HOUSE	69.46 m ²	748 ft ²
T/O SECOND FLOOR			
1	3 STOREY TOWN HOUSE	69.46 m ²	748 ft ²
T/O THIRD FLOOR			
1	3 STOREY TOWN HOUSE	203.86 m ²	2195 ft ²

SITE STATISTICS (STREET TOWNHOUSES - LOTS)			
	AREA (SM)	AREA (SF)	PERCENT
UNIT 1			
BUILDING FOOTPRINT	64.96 m ²	699 ft ²	38.8%
ASPHALT PAVING	19.29 m ²	208 ft ²	11.5%
CURBS / SIDEWALKS	1.26 m ²	14 ft ²	0.8%
LANDSCAPE	81.77 m ²	880 ft ²	48.9%
UNIT 2			
BUILDING FOOTPRINT	64.96 m ²	699 ft ²	49.5%
ASPHALT PAVING	18.09 m ²	195 ft ²	13.8%
CURBS / SIDEWALKS	2.57 m ²	28 ft ²	2.0%
LANDSCAPE	45.54 m ²	490 ft ²	34.7%
UNIT 3			
BUILDING FOOTPRINT	64.96 m ²	699 ft ²	47.1%
ASPHALT PAVING	23.73 m ²	255 ft ²	17.2%
CURBS / SIDEWALKS	2.57 m ²	28 ft ²	1.9%
LANDSCAPE	46.79 m ²	504 ft ²	33.9%
UNIT 4			
BUILDING FOOTPRINT	64.96 m ²	699 ft ²	29.9%
ASPHALT PAVING	30.49 m ²	328 ft ²	14.0%
CURBS / SIDEWALKS	1.26 m ²	14 ft ²	0.6%
LANDSCAPE	120.52 m ²	1297 ft ²	55.5%
TOT LOT	217.23 m ²	2338 ft ²	100.0%

FLOOR AREA RATIO (PART 2)			
UNIT	LOT AREA	AREA	F.A.R.
UNIT 1	1801 ft ²	2195 ft ²	1.22
UNIT 2	1412 ft ²	2195 ft ²	1.55
UNIT 3	1486 ft ²	2195 ft ²	1.48
UNIT 4	2338 ft ²	2195 ft ²	0.94

MINIMUM LOT FRONTAGE

UNIT 1	4625 mm
UNIT 2	4500 mm
UNIT 3	5650 mm
UNIT 4	7325 mm

SITE STATISTICS

SITE STATISTICS (ENTIRE SITE)				
	AREA (SM)	AREA (SF)	AREA (ACRES)	PERCENT
BUILDING				
BUILDING FOOTPRINT	1775.49 m ²	19111 ft ²	0.44 acres	28.9%
STAIRS	61.61 m ²	663 ft ²	0.02 acres	1.0%
HARD LANDSCAPE	1537.11 m ²	16974 ft ²	0.45 acres	29.9%
ASPHALT PAVING	1237.03 m ²	13315 ft ²	0.31 acres	20.2%
ASPHALT PAVING (MUNICIPAL)	533.84 m ²	5746 ft ²	0.13 acres	8.7%
CURBS / SIDEWALKS	542.32 m ²	5837 ft ²	0.13 acres	8.8%
SOFT LANDSCAPE	2313.19 m ²	24899 ft ²	0.57 acres	37.7%
LANDSCAPE	1416.17 m ²	15244 ft ²	0.35 acres	23.1%
LANDSCAPE (MUNICIPAL SIDEWALK)	375.12 m ²	4038 ft ²	0.09 acres	6.1%
LANDSCAPE - PERMEABLE PAVERS	131.79 m ²	1419 ft ²	0.03 acres	2.1%
TOT LOT	65.00 m ²	700 ft ²	0.02 acres	1.1%
TOT LOT	1988.07 m ²	21399 ft ²	0.49 acres	32.4%
TOT LOT	6138.37 m ²	66073 ft ²	1.52 acres	100.0%

TYPICAL UNIT TYPES					
UNIT COUNT	TYPICAL UNIT	BEDROOMS	AREA (SM)	AREA (SF)	AREA (ACRES)
PART 1					
12	BUNGALOW (TYPICAL)	1 BEDROOM	91.05 m ²	980 ft ²	0.02 acres
24	2 STOREY TOWNHOUSE (TYPICAL)	2 BEDROOM	111.18 m ²	1197 ft ²	0.03 acres
PART 2					
1	BUNGALOW (CURVED)	2 BEDROOM	77.39 m ²	833 ft ²	0.02 acres
1	2 STOREY TOWNHOUSE (CURVED)	2 BEDROOM	172.54 m ²	1857 ft ²	0.04 acres

*TOT LOT AREA CALCULATION (PART 1 ONLY):

38 UNITS
64 BEDROOMS
26 BEDROOMS x 2.5 m²/BEDROOM = 65 m² (700 ft²)

CAWTHRA
TOWNHOUSE
COMPLEX

3111 & 3123 Cawthra Road,
Mississauga, ON

SHEET NAME

SITE PLAN

START DATE 01/2016

DRAWN BY CMC

CHECKED BY JM

SCALE 1 : 200

PROJECT NO. 115006

DRAWING

SP1.0

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