



| PRELIMINARY SITE STATS | | HECTARES | ft ² | m ² | % |
|---|-----------------------------|----------------|-----------------|----------------|-------------------|
| PROPOSED ZONING - (RS4 HIGH DENSITY RESIDENTIAL) | | | | | |
| LOT AREA | | | | | |
| | | 1.8581 | 200000.00 | 18,580.6 | 100% |
| Proposed Units / Hectare | | | | | |
| | | 58.1251 | | | |
| LOT COVERAGE | | | | | |
| Proposed | | | | | |
| BUILDING (INCLUDES PROJECTIONS) | | 39000.0 | 3,623.2 | | 19.5% |
| Total | | 39000.0 | 3623.2 | | 19.5% |
| LANDSCAPE COVERAGE (INCLUDES SIDEWALKS/PATIOS) | | | | | |
| Proposed | | 135000.0 | 12,541.9 | | 67.5% |
| Paved/Parking Areas Not Covered By Building | | | | | |
| | | 26000.0 | 2,415.5 | | 13.0% |
| BUILDING HEIGHT | | | | | |
| | Building A | 6 Storey | | | 23m (Top of Roof) |
| | Building B | 6 Storey | | | 23m (Top of Roof) |
| PARKING PROVIDED | | | | | |
| | P1 UNDERGROUND | | | | 132 |
| | Surface | | | | 26 |
| | Total | | | | 158 |
| PARKING RATIO PROVIDED | | | | | |
| | | 1.46 | Spaces Per Unit | | |
| UNIT STATS AND FLOOR AREAS | | | | | |
| | Building A | Units | | | |
| | 1st FLOOR | 8 | | | |
| | 2nd FLOOR | 10 | | | |
| | 3rd FLOOR | 10 | | | |
| | 4th FLOOR | 10 | | | |
| | 5th FLOOR | 10 | | | |
| | 6th FLOOR | 6 | | | |
| | Total Building A | 54 | | | |
| | Building B | Units | | | |
| | 1st FLOOR | 8 | | | |
| | 2nd FLOOR | 10 | | | |
| | 3rd FLOOR | 10 | | | |
| | 4th FLOOR | 10 | | | |
| | 5th FLOOR | 10 | | | |
| | 6th FLOOR | 6 | | | |
| | Total Building B | 54 | | | |
| | Total Units Provided | 108 | | | |

SITE PLAN

1" = 30'-0"

* DISCLAIMER: ISSUED FOR PRELIMINARY DESIGN DISCUSSION ONLY

LEBLANC ENTERPRISES CROFT STREET DEVELOPMENT

CROFT STREET | PORT HOPE | ONTARIO

A · C · K
architects
STUDIO INC.

SITE PLAN

DWG. No.
.SP1

SCALE: AS SHOWN
DATE: JANUARY 2024
PROJECT No.: 2021-3475