

LEGEND

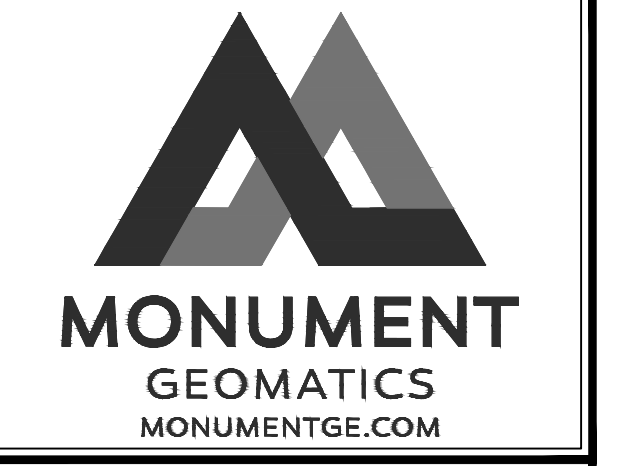
- EX. LEGAL LINE
- EX. ROAD & SIDEWALK
- EX. SHOULDER
- PR. LEGAL LINE
- PR. LEGAL R.O.W. & EASEMENT
- PR. GRAVEL SHOULDER
- PR. ASPHALT
- PR. CURB & SIDEWALK

- EXISTING WELL WITH R15.0m SETBACK

- EXISTING WATERCOURSE
- 6.0m REGIONAL FLOODLINE SETBACK
- 15.0m WETLAND SETBACK

1.	18/04/22	FIRST SUBMISSION	C.O.
NO.	DATE (D/M/Y)	REVISION	BY

NOT FOR CONSTRUCTION



MONUMENT PROJECT No.: 21-0135

DRAWN:	T.M.
CHECKED:	C.O.
ENGINEER:	-
DATE:	18/04/22
SCALES:	HORZ. 1:250
SCALES:	VERT. N/A

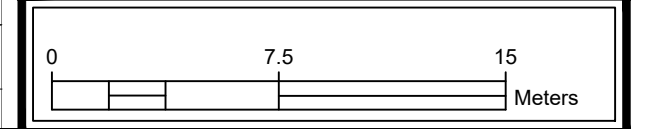
SITE USE SCHEDULE

SITE USE	AREA	SITE (%)
PROPOSED ASPHALT/CONCRETE	1251.7m ²	18.6%
PROPOSED BUILDING	395.2m ²	5.9%
PROPOSED LANDSCAPE	5073.1m ²	75.5%
SITE DEVELOPMENT BOUNDARY	6720m ²	100%

Lot Regulation	RESV1 Zone Requirement	Proposed RESV1-Exception	RESV2 Zone Requirement	Proposed RESV2-Exception
Minimum Lot Area	2,800 sq. m	3,036 sq. m	8,000 sq. m	5,720 sq. m
Minimum Lot Frontage	30.0 m	18.6 m	30.0 m	50.7 m
Minimum Required Front Yard	10.0 m	AS REQUIRED	12.0 m	AS REQUIRED
Minimum Required Exterior Side Yard	10.0 m	AS REQUIRED	10.0 m	AS REQUIRED
Minimum Required Interior Side Yard	3.0 m	AS REQUIRED	3.0 m	AS REQUIRED
Minimum Required Rear Yard	10.0 m	AS REQUIRED	12.0 m	AS REQUIRED
Maximum Lot Coverage	30%	AS REQUIRED	30%	AS REQUIRED
Minimum Landscaped Open Space	30%	AS REQUIRED	30%	AS REQUIRED
Maximum Height	11.0 m	AS REQUIRED	11.0 m	AS REQUIRED

GARDEN HILL ESTATES
MUNICIPALITY OF PORT HOPE
COUNTY OF NORTHUMBERLAND
BLOCK 104 - SITE PLAN

DRAWING No. **SP1**



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