

LIST OF DRAWINGS

A000	COVER SHEET
A001	SITE PLAN
A101	FLOOR PLANS
A200	EXTERIOR ELEVATIONS

MINDEN AFFORDABLE HOUSING -
PHASE II

MINDEN, ONTARIO



KEY PLAN



LIST OF CONSULTANTS

ARCHITECT



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Contact: Kyle Nichols x 226

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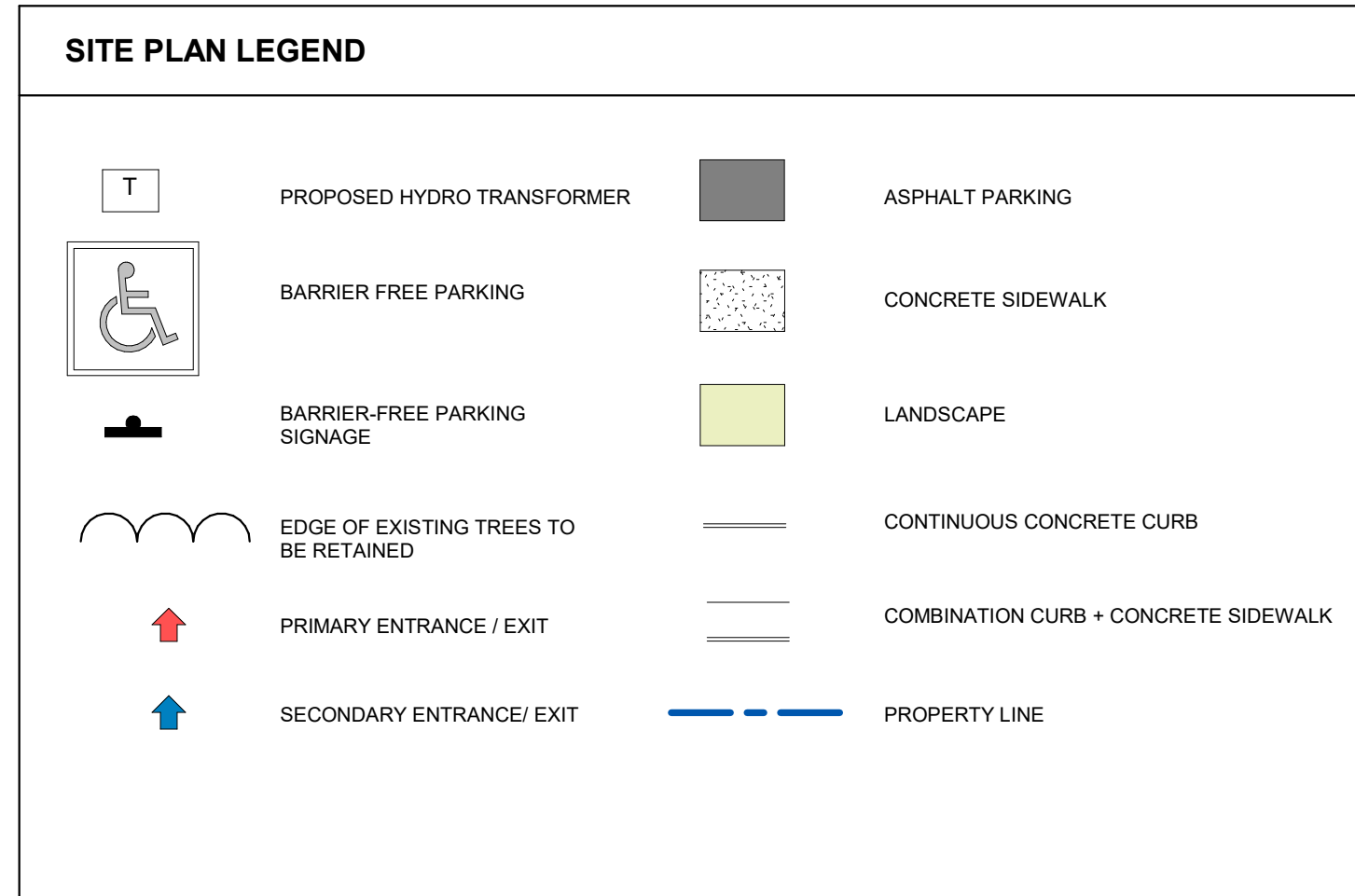
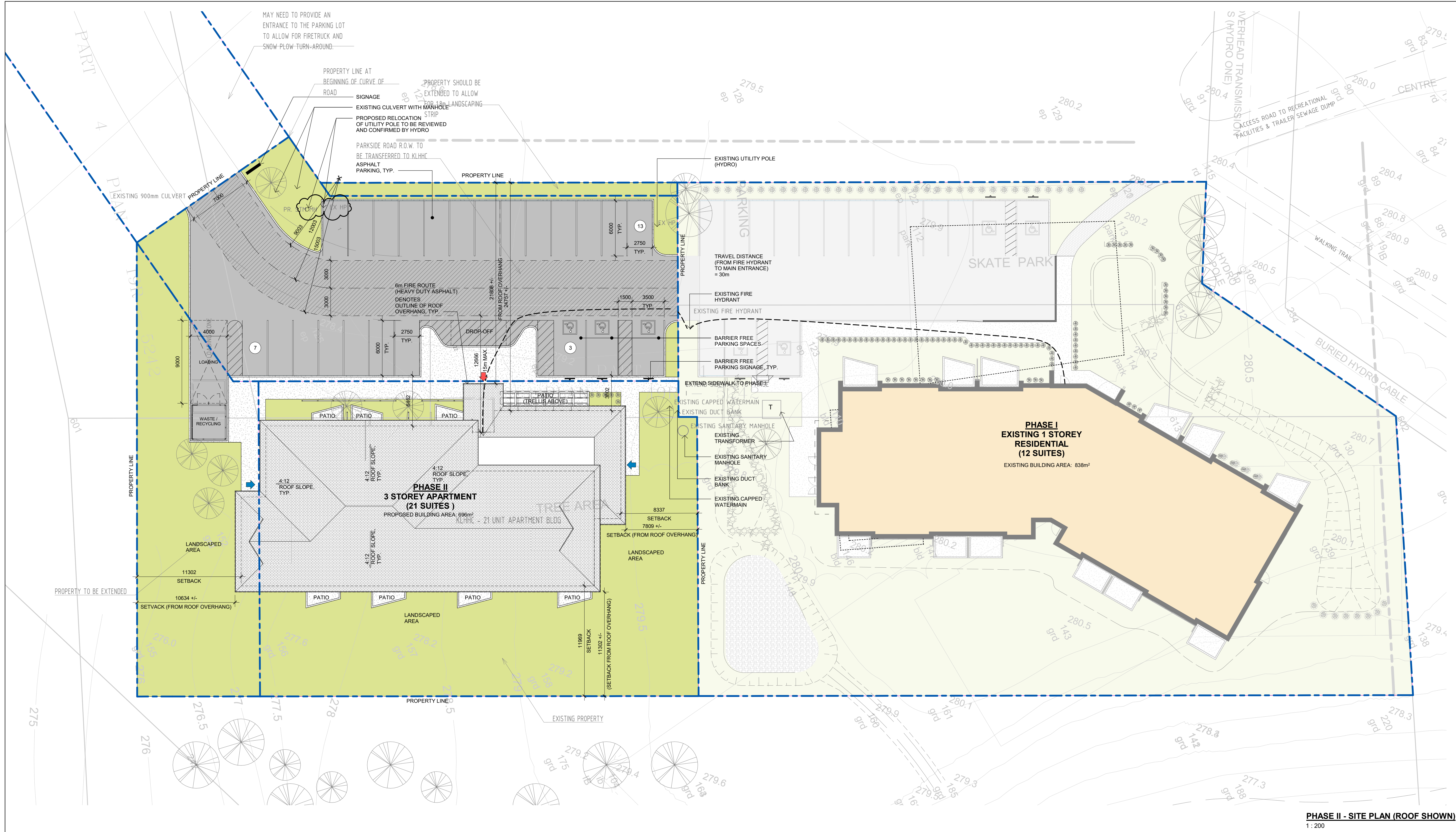
STRUCTURAL

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ELECTRICAL & MECHANICAL

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M: -

MINDEN AFFORDABLE HOUSING -
PHASE II



SITE INFORMATION				
SITE DESCRIPTION		PROPOSED DEVELOPMENT		
PART OF LOTS 4 & 5, CONCESSION A GEOGRAPHIC TOWNSHIP OF MINDEN TOWN OF MINDEN HILLS COUNTY OF HALIBURTON		21 UNITS, 3 STOREY APARTMENT BUILDING		

SITE STATISTICS				
DESCRIPTION	AREA (SM)	AREA (SF)	AREA (HA)	% (OF PHASE)
BUILDING FOOTPRINT				
PROPOSED BUILDING AREA	695.91 m²	7491 ft²	0.070 hectare	20.1%
	695.91 m²	7491 ft²	0.070 hectare	20.1%
HARD LANDSCAPE				
ASPHALT	944.67 m²	10168 ft²	0.094 hectare	27.3%
CURB	34.85 m²	375 ft²	0.003 hectare	1.0%
SIDEWALK & CURBS	325.10 m²	3499 ft²	0.033 hectare	9.4%
	1304.62 m²	14043 ft²	0.130 hectare	37.7%
SOFT LANDSCAPE				
LANDSCAPE	1391.27 m²	14976 ft²	0.139 hectare	40.2%
PATIO & PAVERS	67.88 m²	731 ft²	0.007 hectare	2.0%
	1459.16 m²	15706 ft²	0.146 hectare	42.2%
TOTAL	3459.68 m²	37240 ft²	0.346 hectare	
OVERALL SITE	3339.49 m²	35946 ft²	0.334 hectare	100.0%

GROSS FLOOR AREA		
Level	Area (SF)	Area (SM)
GROUND FLOOR	7489 ft²	696 m²
SECOND FLOOR	6132 ft²	570 m²
THIRD FLOOR	6131 ft²	570 m²
GROSS FLOOR AREA (GFA) TOTAL	19752 ft²	1835 m²

PHASE II - UNIT TYPES		
UNIT	COUNT	
1 BEDROOM	9	
2 BEDROOM	3	
2 BEDROOM + DEN	6	
3 BEDROOM	3	
TOTAL UNITS	21	

PARKING SCHEDULE		
PARKING TYPE	PARKING SIZE	COUNT
ACCESSIBLE PARKING	3.5m x 6.0m	3
TYPICAL PARKING SPACE	2.75m x 6.0m	20
		23

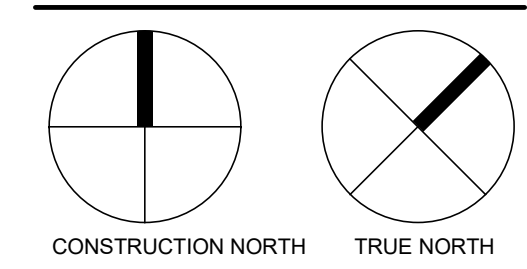
ZONING INFORMATION	
TOWNSHIP OF MINDEN HILLS ZONING BY-LAW 06-10 February 23, 2006 Approved by the Ontario Municipal Board August 9, 2006 (Office Consolidation July 27, 2017)	ZONE PROVISIONS (ZONING BY-LAW 06-10 SECTION 5) CLASSIFICATION (SECTION 5.1): RESIDENTIAL TYPE TWO (R2) PERMITTED USE (TABLE 1 SECTION 5.2): DWELLING, MULTIPLE LOT REGULATIONS (TABLE 2 SECTION 5.2) LOT AREA (min m ²) (per unit): 230m ² per unit for multiple dwelling LOT FRONTAGE (min m): 7m/unit for multiple dwelling FRONT YARD (min m): 7.5m INTERIOR SIDE YARD (min. m): 3m for multiple dwellings REAR YARD (min. m): 7.5m SETBACK FROM HIGH WATER MARK (min. m) (a) = Lot created prior to February 22, 2005: 23m (b) = Lot created after February 22, 2005: 30m DWELLING UNIT AREA (min. m ²): 55m ² BUILDING HEIGHT (principal building) (max m): 11m LOT COVERAGE (max %): 35% LANDSCAPED OPEN SPACE (min %): 20%
PARKING INFORMATION PARKING SPACE REQUIREMENT (ZONING BY-LAW 06-10 4.24.1) TYPE OR NATURE OF USE: DWELLING UNIT MINIMUM PARKING SPACES: 2 SPACES FOR EACH DWELLING UNIT TOTAL (REQUIRED): 21 UNITS X 2 = 42 TOTAL PROVIDED: 23 (NOTE: REFER TO PARKING SCHEDULE) DESIGNATED ACCESSIBLE PARKING REQUIREMENT (ZONING BY-LAW 06-10 Table 4.24.7) PARKING SPACES REQUIRED (TOTAL): 21-50 NUMBER OF DESIGNATED ACCESSIBLE PARKING SPACES: 3 (NOTE: THE PROVISION OF ACCESSIBLE PARKING SPACES SHALL BE INCLUDED AS PART OF THE TOTAL CALCULATION OF PARKING SPACES REQUIRED FOR ANY LOT, BUILDING OR USE.)	
SIZE (ZONING BY-LAW 06-10 4.24.6 and 4.24.7) ACCESSIBLE PARKING: 3.5m W X 6.0m L AISLE BESIDE 1 ACCESSIBLE PARKING SPACE: 1.75m W AISLE BETWEEN 2 ACCESSIBLE PARKING SPACES: 1.5m W TYPICAL/ STANDARD PARKING: 2.75m X 6.0m L	
LOADING SPACE (ZONING BY-LAW 06-10 4.18.2) MINIMUM DIMENSION: 4m W X 9m L (5m VERTICAL CLEARANCE)	



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NO.	ISSUED	DATE
1		SEP 2018

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SEAL



MINDEN AFFORDABLE HOUSING - PHASE II

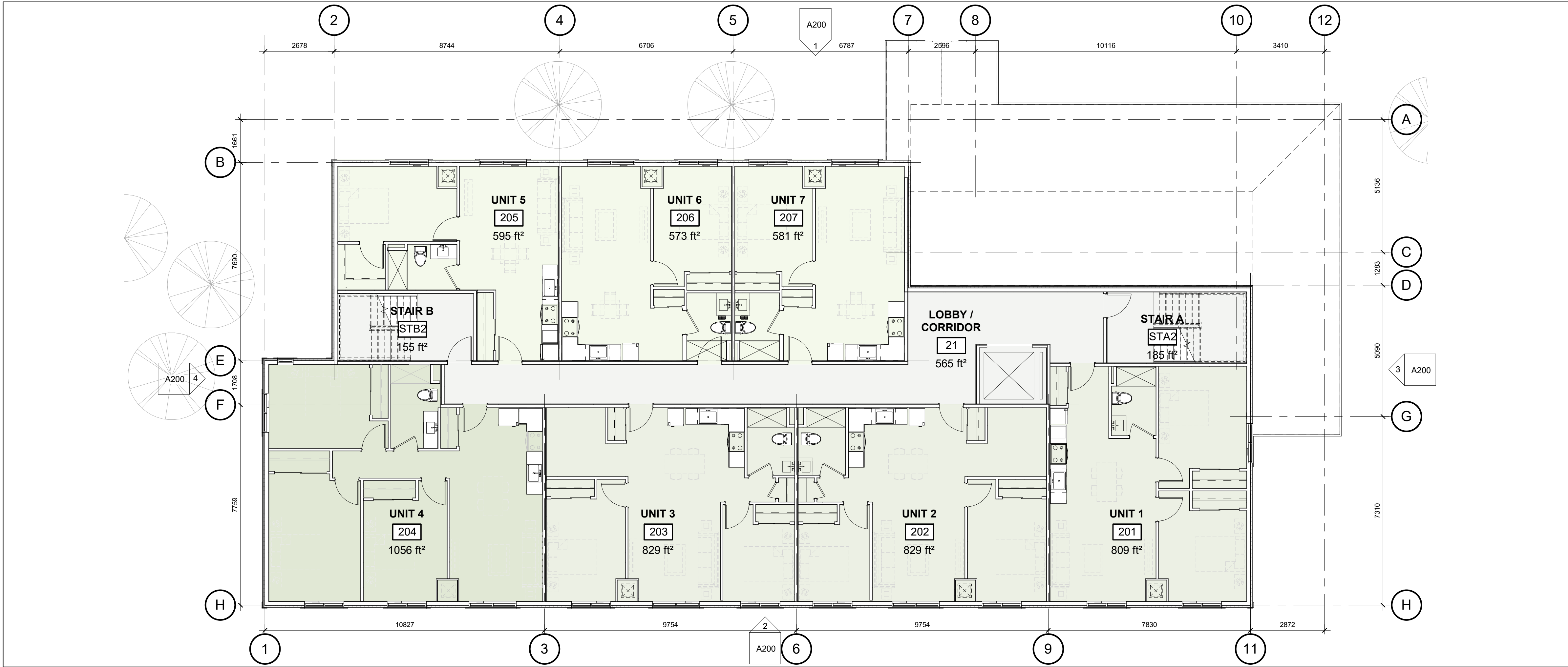
MINDEN, ONTARIO

SHEET NAME

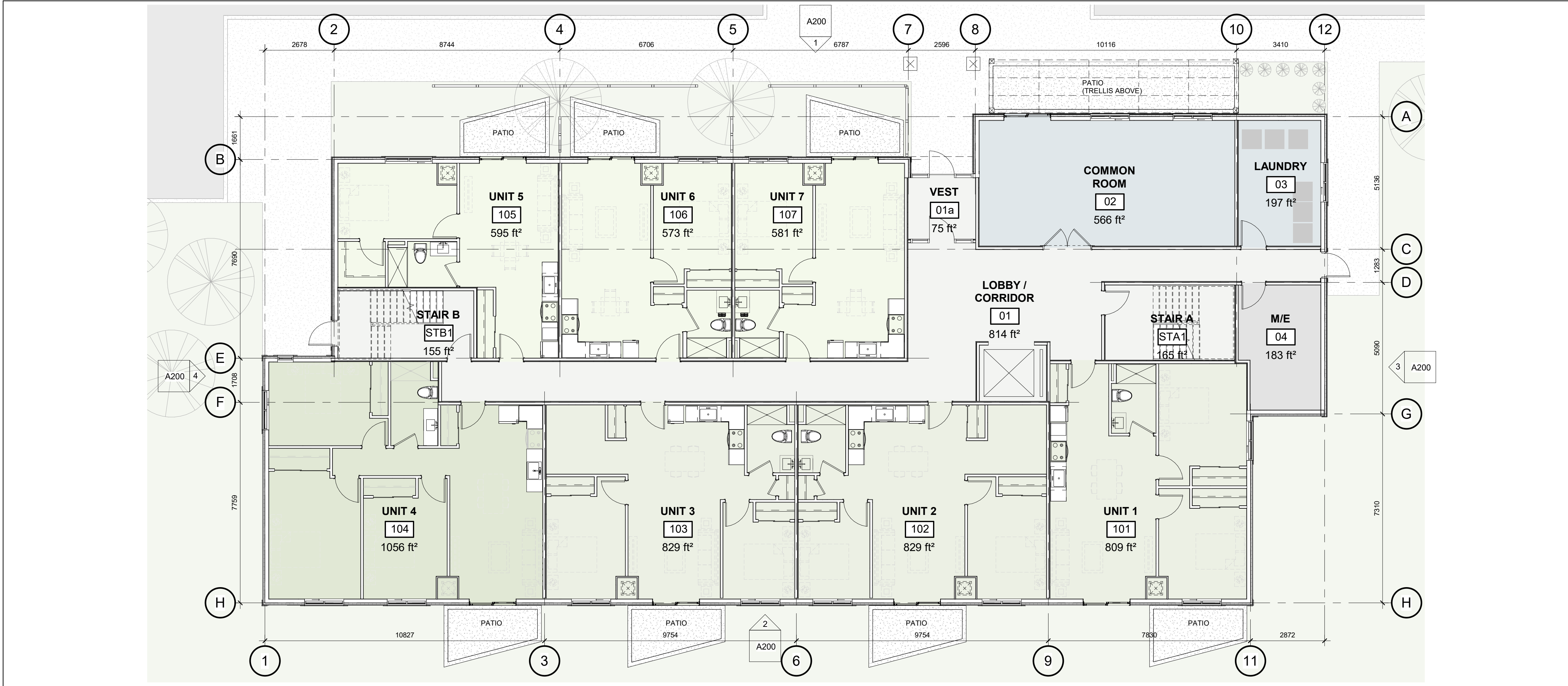
SITE PLAN

START DATE
21/04/2015
DRAWN BY
JA
CHECKED BY
KN
SCALE
As indicated
PROJECT NO.
116042
DRAWING

A001



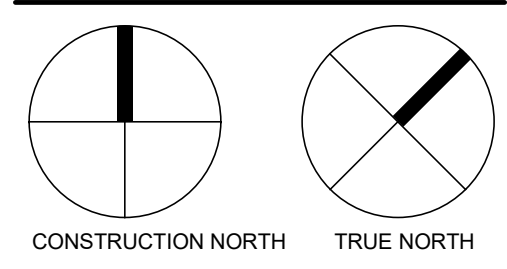
2 TYPICAL FLOOR PLAN (SECOND AND THIRD FLOOR)
A101 1/8" = 1'-0"



1 GROUND FLOOR PLAN
A101 1/8" = 1'-0"

NO.	ISSUED	DATE
1		SEP 2018

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MINDEN AFFORDABLE HOUSING - PHASE II

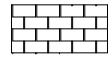
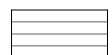

MINDEN, ONTARIO

SHEET NAME

FLOOR PLANS

START DATE	21/04/2015
DRAWN BY	JA
CHECKED BY	KN
SCALE	1/8" = 1'-0"
PROJECT NO.	116042
DRAWING	

A101

EXTERIOR MATERIAL LEGEND			
SAMPLE	DESCRIPTION	BRAND	PRODUCT / COLOUR / SIZE / CODE
	ASPHALT SHINGLES	-	-
	FIBER CEMENT LAP SIDING	JAMES HARDIE	HARDIEPLANK
	CULTURED STONE	-	-



Architects
Constructors
Managers

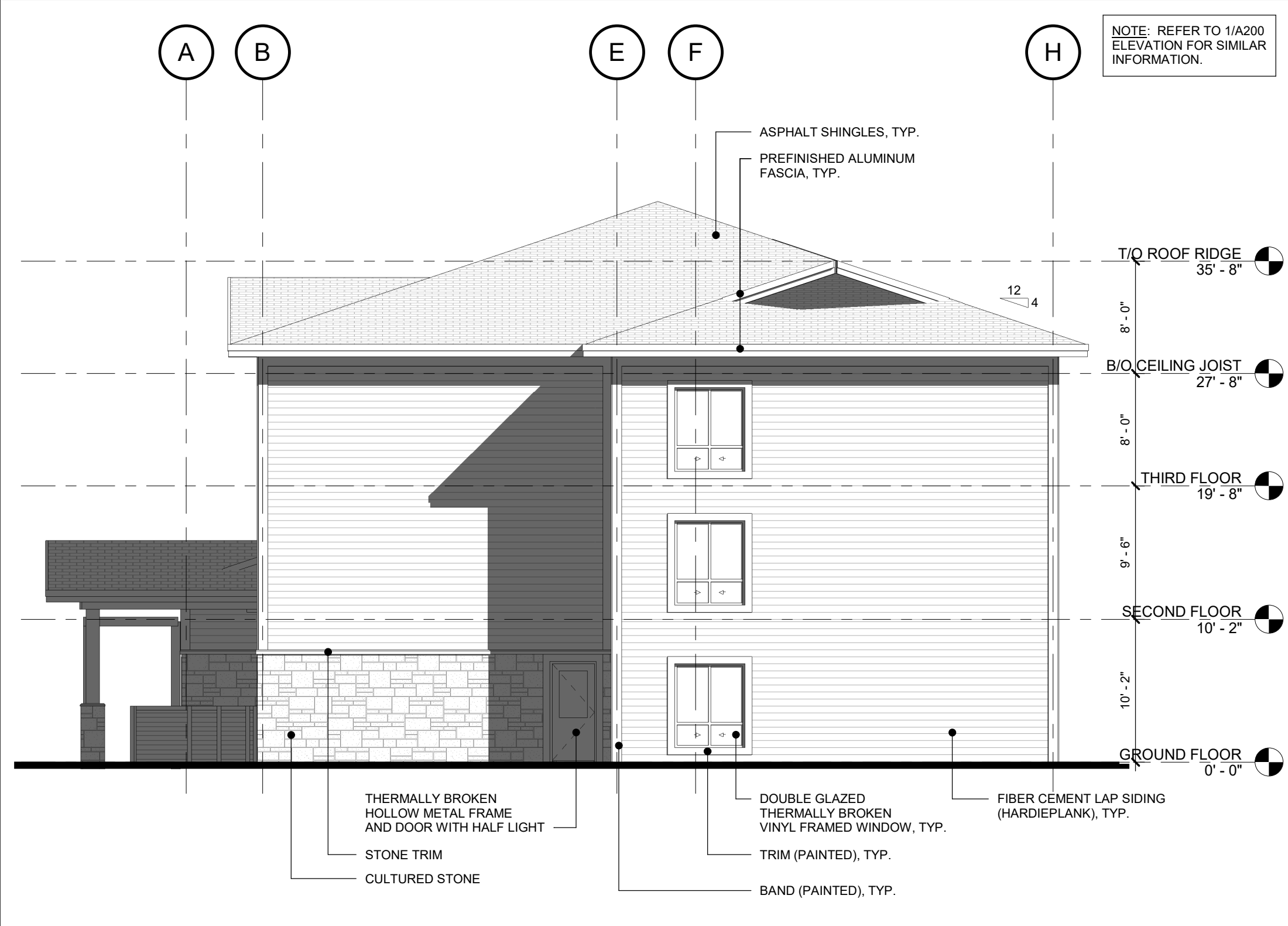
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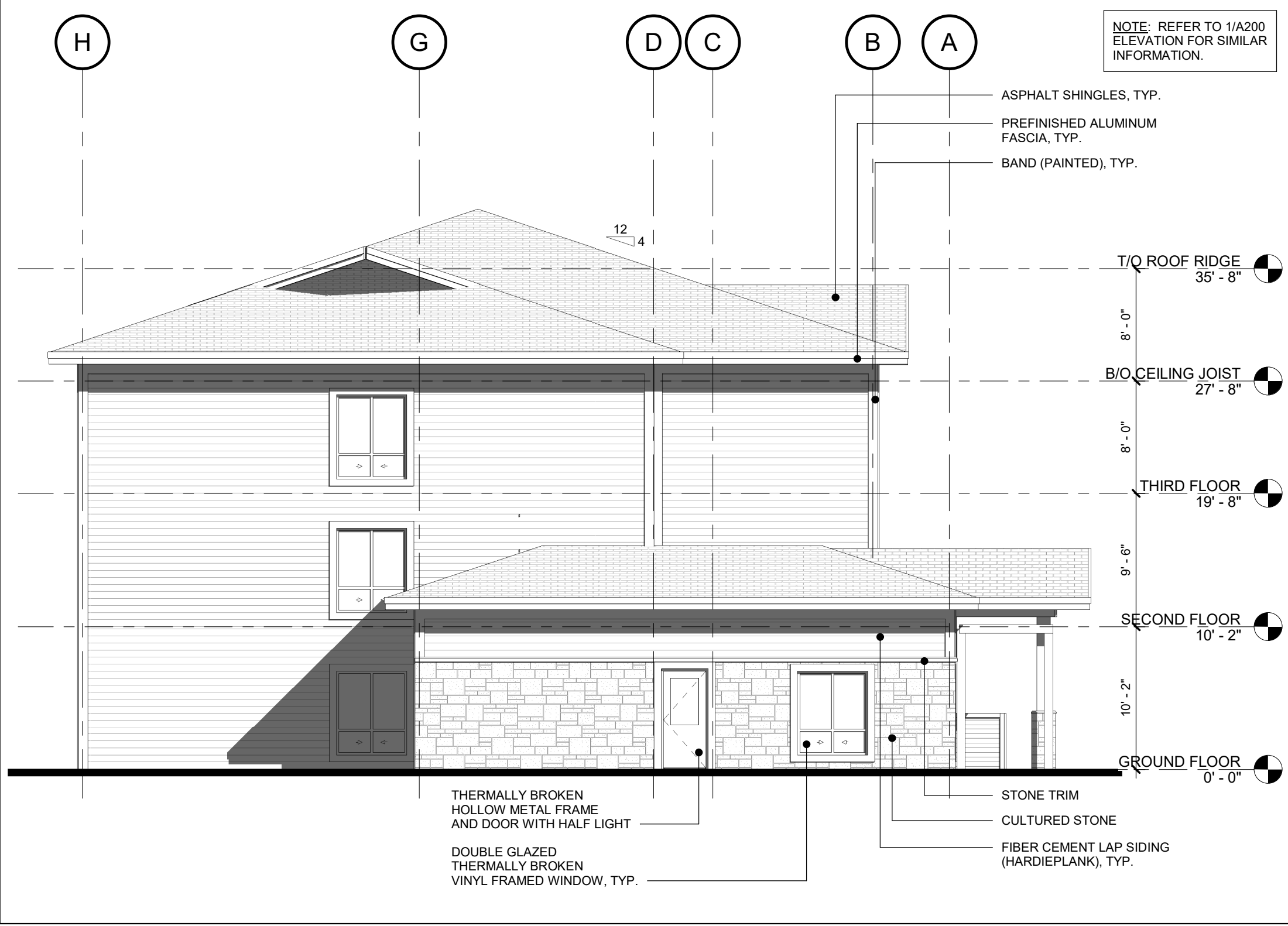
NO.	ISSUED	DATE
1	-	## SEPT 2018



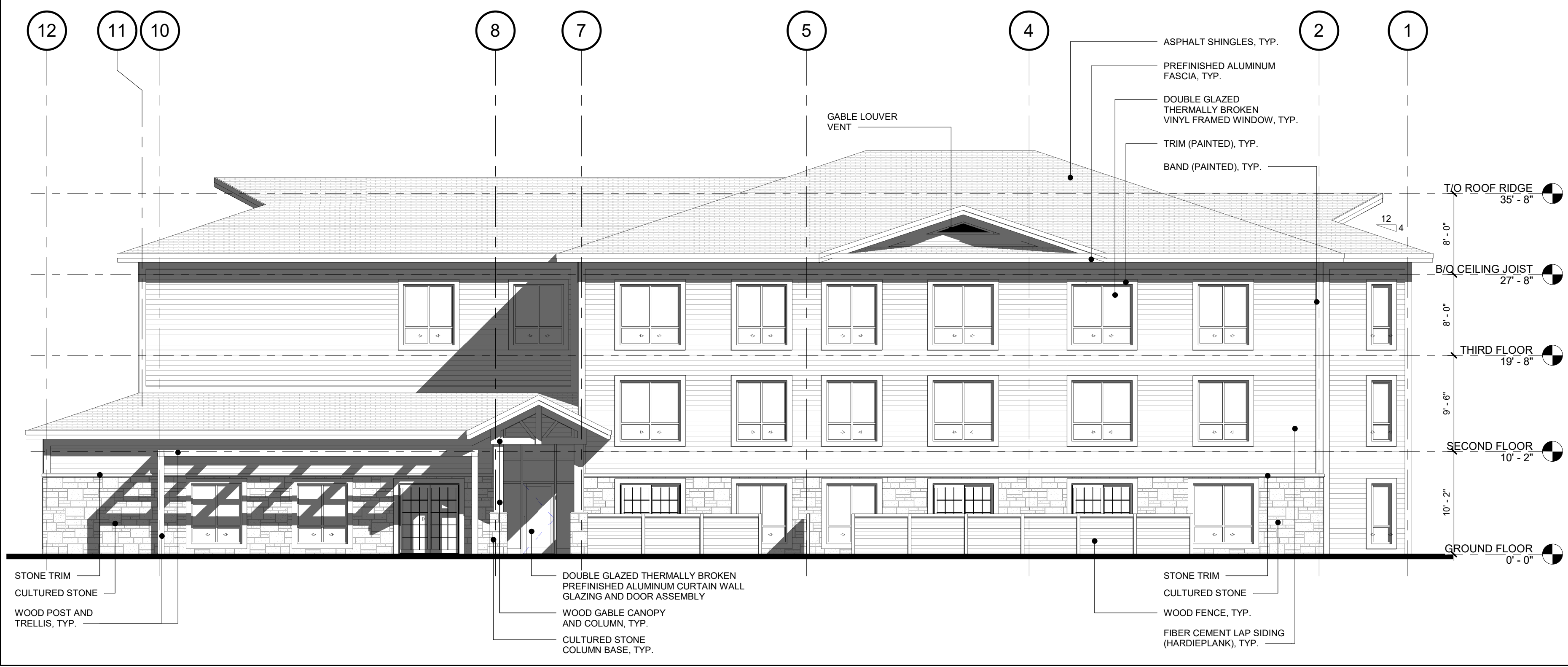
4 WEST ELEVATION
A200 1/8" = 1'-0"



2 SOUTH ELEVATION
A200 1/8" = 1'-0"



3 EAST ELEVATION
A200 1/8" = 1'-0"



1 NORTH ELEVATION
A200 1/8" = 1'-0"

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MINDEN AFFORDABLE HOUSING - PHASE II

MINDEN, ONTARIO

SHEET NAME

EXTERIOR ELEVATIONS

START DATE 21/04/2015

DRAWN BY JA

CHECKED BY KN

SCALE 1/8" = 1'-0"

PROJECT NO. 116042

DRAWING

A200