



IMAGE A: WOOD FENCE EXAMPLE



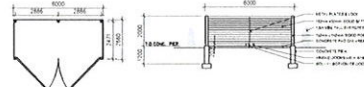
IMAGE W: WOOD FENCE EXAMPLE



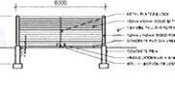
IMAGE C: ENTRANCE SIGNAGE / LANDSCAPE FEATURE EXAMPLE



DETAIL D: BARRIER FREE PARKING SIGNAGE



DETAIL E: GARBAGE ENCLOSURE PLAN



DETAIL F: GARBAGE ENCLOSURE ELEVATION

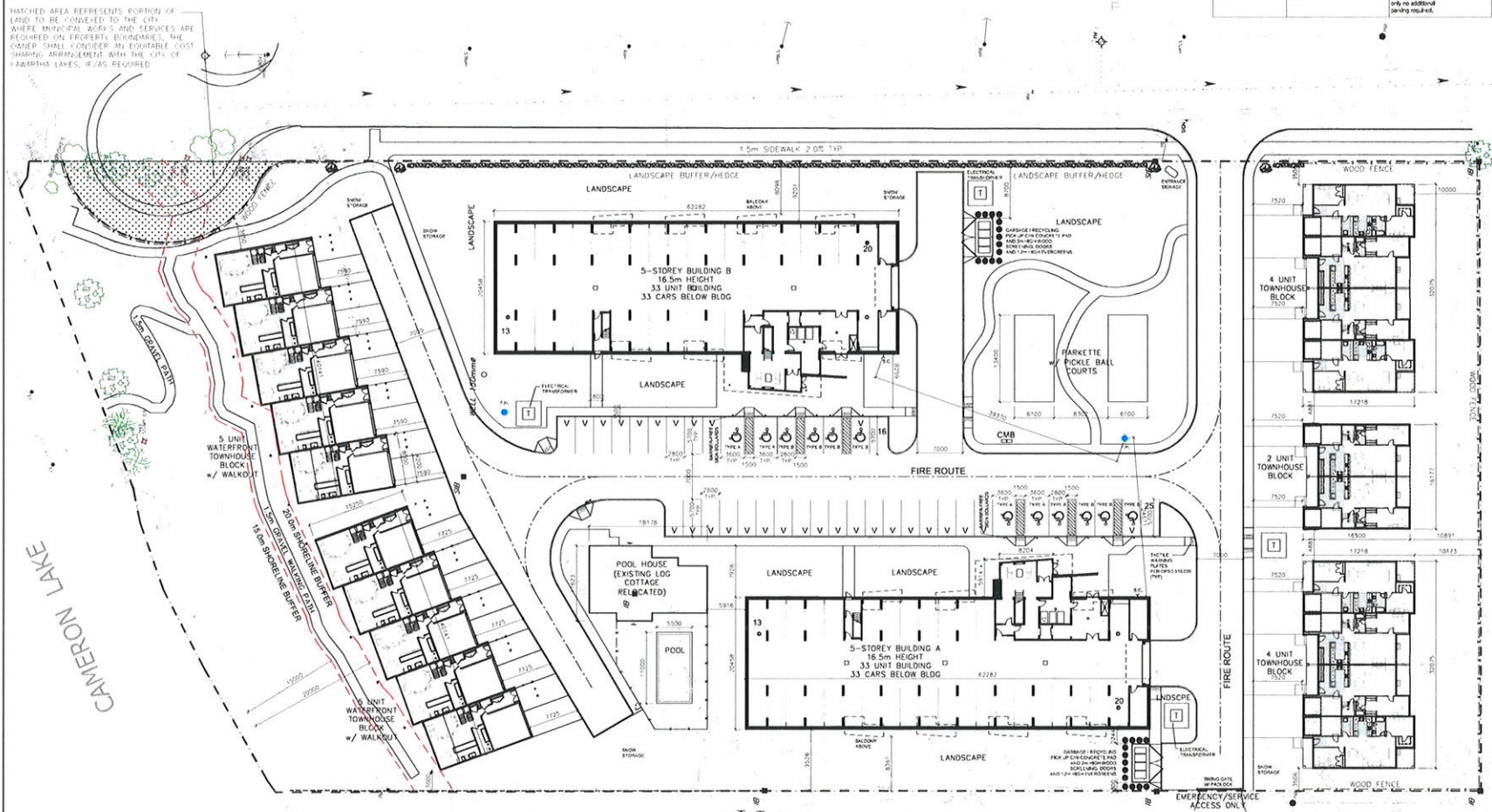
- SITE PLAN NOTES:**
1. ACCESSIBLE SIGNAGE TO BE DESIGNED IN ACCORDANCE WITH THE SPG SECTION 3.3.3 OFF STREET VEHICULAR LOADING AND PARKING FACILITIES 3.3.3.004. SEE DETAIL D.
 2. PARKING CONTROL SIGN SHALL BE LOCATED 1.5m ABOVE GROUND AND SIZED IN ACCORDANCE WITH THE DETAILS IN APPENDIX 'D' OF THE SPG. SEE DETAIL D.
 3. FIRE ROUTE SIGNAGE IS REQUIRED THROUGHOUT, ALONG THE FIRE ROUTE. SIGNAGE TO BE IN ACCORDANCE WITH SPG.
 4. NO PARKING SIGNAGE TO BE INSTALLED IN FRONT OF EMERGENCY ACCESS GATE AT BASS STREET.

SITE INFORMATION		
Proposed Building	Building Classification	OSR Reference
10 Waterfront Townhouses	Group C, up to 3 stories	3.2.2.47
Building A	Group C & Group F3, up to 6 stories, sprinkled	3.2.2.43A, 3.2.2.68 B
Building B	Group C & Group F3, up to 6 stories, sprinkled	3.2.2.43A, 3.2.2.68 B
10 Townhouses	Group C, up to 3 stories	3.2.2.47
Poolhouse	Group A2, 1 story	3.2.2.28

Parking Requirements as per Township of Vaughan Zoning By-Law 12-95		
Building	Required	Proposed
Building A	1.5 per unit = 15 25% to be visitors = 4	3 per W Townhouse = 30 (1 visitor per = 10, +75%)
Building B	1.5 per unit = 150 25% to be visitors = 38	150 total = 38 underground per 150 = 66 2 surface parking
10 Townhouses	1.5 per unit = 15 25% to be visitors = 4	2 per W Townhouse = 20 14 total parking on surface back front of Block A & B
Poolhouse	None	1 for private resident use only no additional parking required.



DWELLING UNIT GFA		
DWELLING TYPE	REQUIRED MIN. GFA PER UNIT	PROPOSED MIN. GFA PER UNIT
Waterfront Townhouse	150 m ²	239 m ²
Building A	90 m ²	93 m ²
Building B	90 m ²	93 m ²
Townhouses	100 m ²	125 m ²



APPENDIX " C "

to

REPORT PLAN2021-053

FILE NO: D30-2021-005

Rev	By	Description	Date
3	RDA	SPA 2nd Resubmission	21-07-08
2	RDA	SPA Resubmission	21-04-07
1	ISM	Issued for SPA by ISM	20-10-09
		Architect	

CONTRACTOR MUST VERIFY ALL DIMENSIONS ON THE JOB AND REPORT ANY DISCREPANCY TO THE ARCHITECT BEFORE PROCEEDING WITH THE WORK. ALL DIMENSIONS AND SPECIFICATIONS ARE BETWEENS OF SERVICE AND THE PROPERTY OF THE ARCHITECT. ALL DIMENSIONS TO BE USED FOR CONSTRUCTION ONLY UNLESS NOTED BY THE ARCHITECT.

Professional Certification

Client: VOM DEVELOPMENTS

Project: FENELON FALLS WEST STREET NORTH DEVELOPMENT

15 & 67 WEST STREET NORTH KAMATHA LAKES, ON M9P 1C4

Sheet Title: SITE PLAN

Issued For: RDA

Drawn: ISM

Date: 21-03-25

Scale: 1:300

Project No: 20015

A100