

NOTES:
All dimensions on this plan are shown in metres and can be converted to feet by dividing by 0.3048.

Development Statistics	
Item	Proposed
Lot Area (m ²)	
Lot to be retained (A) + Alleyway	8201.37
Lot to be severed (B)	371.5
Total + Alleyway	8572.87
Setbacks (m)	
Min. Front Yard - (A)	4.78
Min. Front Yard - (B)	6
Min. Rear Yard (m) - (A) + Alleyway	30.11
Min. Rear Yard (m) - (B)	7.5
Min. Side Yard (m) - (A)	1.5
Min. Side Yard (m) - (B)	1.25
Depth of parcel (m) - (A) + Alleyway	185.6
Depth of parcel (m) - (B)	33.88
Total No. of Units (A+B)	41
Parking	
Garage Dimensions (m)	3 x 6.2
Parking Stall Dimensions (m)	2.8 x 5.5
Total # Visitor Parking (including 1 barrier fee)	26
Parking Ratio	2.74

LEGEND	
	Property Line
	Road Widening
	Sever Line

SCALE: 1:300

DESIGN BY: M. Lu CHECKED BY: S. Manchia
DRAWN BY: M. Lu DATE: 15/05/2017

NO.	DATE	BY	DESCRIPTION
DRAWING ISSUE RECORD			

APPROVALS



105 MAIN STREET EAST, SUITE 501
HAMILTON, ON L8N 1G6
905-546-1087 - urbansolutions.info

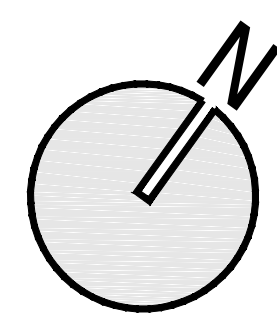
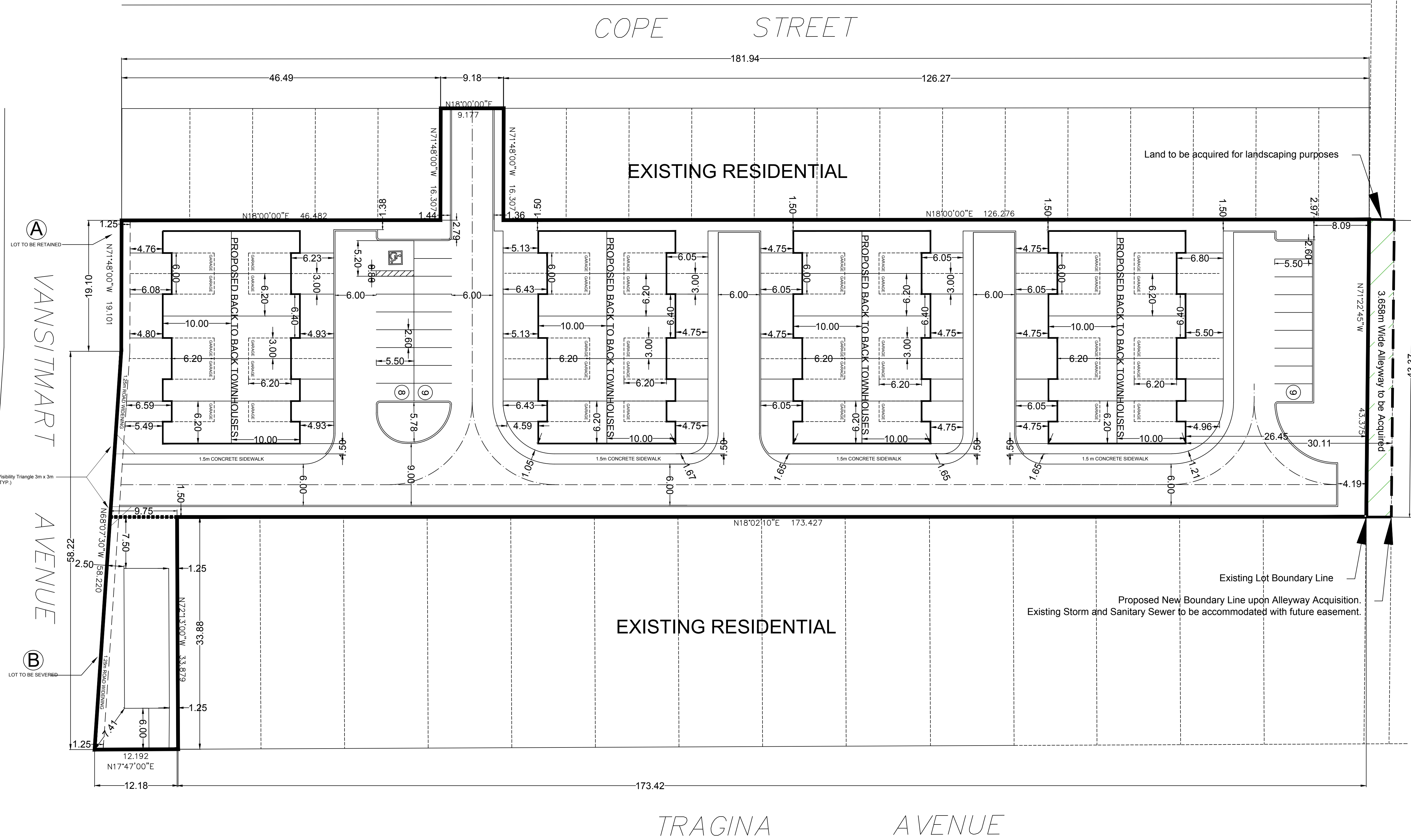
PROJECT:

THE VANSITMART
121 Vansitmart Avenue
CITY OF HAMILTON

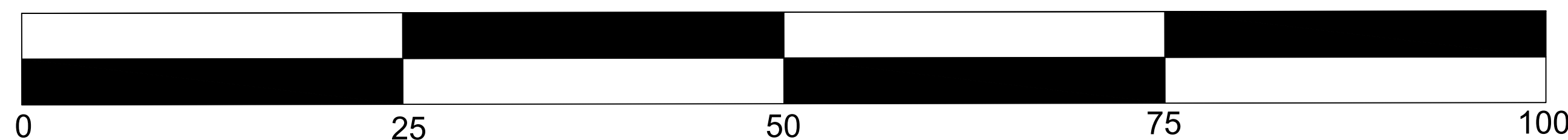
CLIENT:
1349010 Ontario Inc.

TITLE:
CONCEPT PLAN

U/S FILE NUMBER: 167-16 SHEET NUMBER: 1



SCALE 1:300



* Please note this drawing is scaled for 24x36. Enlarging or minimizing this drawing will alter the scale.