

BLDG 1-Zoning Matrix

Provision	Required (M1 Zone)	Proposed (M1-XX Zone)
Zoning Category	M1 Zone	M1-XX
Lot Frontage (min)	40.0 m	388.53 m
Lot Area (Block 1)	0.80 ha	211,950 m ²
Gross Floor Area	N/A	104,660 m ²
Lot Coverage (with municipal services)	No maximum	49.38%
Front Yard Setback (Min)	9.0 m	43.84 m
Interior Side Yard Setback (Min)	3.0 m	66.63 m
Exterior Side Yard Setback (Min)	9.0 m	53.02 m
Rear Yard Setback (Min)	12.0 m	125.58 m
Landscape Open Space (min)	10%	16.85%
Number of Parking Spaces (min)	572	469
Number of Accessible Parking Space (min)	14	16
Number of Loading Spaces (min)	14	155
Bicycle Parking (min)	17	18
Building Height (max)	15 m	13.716 m

BLDG 2-Zoning Matrix

Provision	Required (M1 Zone)	Proposed (M1-XX Zone)
Zoning Category	M1 Zone	M1-XX
Lot Frontage (min)	40.0 m	69.45
Lot Area (Block 2)	0.80 ha	154,107 m ²
Gross Floor Area	N/A	59,053 m ²
Lot Coverage (with municipal services)	No maximum	38.32%
Front Yard Setback (Min)	9.0 m	100.51 m
Interior Side Yard Setback (Min)	3.0 m	39.97 m
Exterior Side Yard Setback (Min)	9.0 m	49.23 m
Rear Yard Setback (Min)	12.0 m	194.29 m
Landscape Open Space (min)	10%	15.26%
Number of Parking Spaces (min)	344	296
Number of Accessible Parking Space (min)	9	12
Number of Loading Spaces (min)	9	109
Bicycle Parking (min)	10	12
Building Height (max)	15 m	13.716 m

BLDG 3-Zoning Matrix

Provision	Required (M1 Zone)	Proposed (M1-XX Zone)
Zoning Category	M1 Zone	M1-XX
Lot Frontage (min)	40.0 m	96.51m(66.05+30.51)
Lot Area (Block 3)	0.80 ha	60,346 m ²
Gross Floor Area	N/A	18,402 m ²
Lot Coverage (with municipal services)	No maximum	30.49%
Front Yard Setback (Min)	9.0 m	70.34 m
Interior Side Yard Setback (Min)	3.0 m	40.48 m
Exterior Side Yard Setback (Min)	9.0 m	14.18 m
Rear Yard Setback (Min)	12.0 m	304.87 m
Landscape Open Space (min)	10%	39.60%
Number of Parking Spaces (min)	140	132
Number of Accessible Parking Space (min)	6	6
Number of Loading Spaces (min)	5	51
Bicycle Parking (min)	4	4
Building Height (max)	15 m	13.716 m

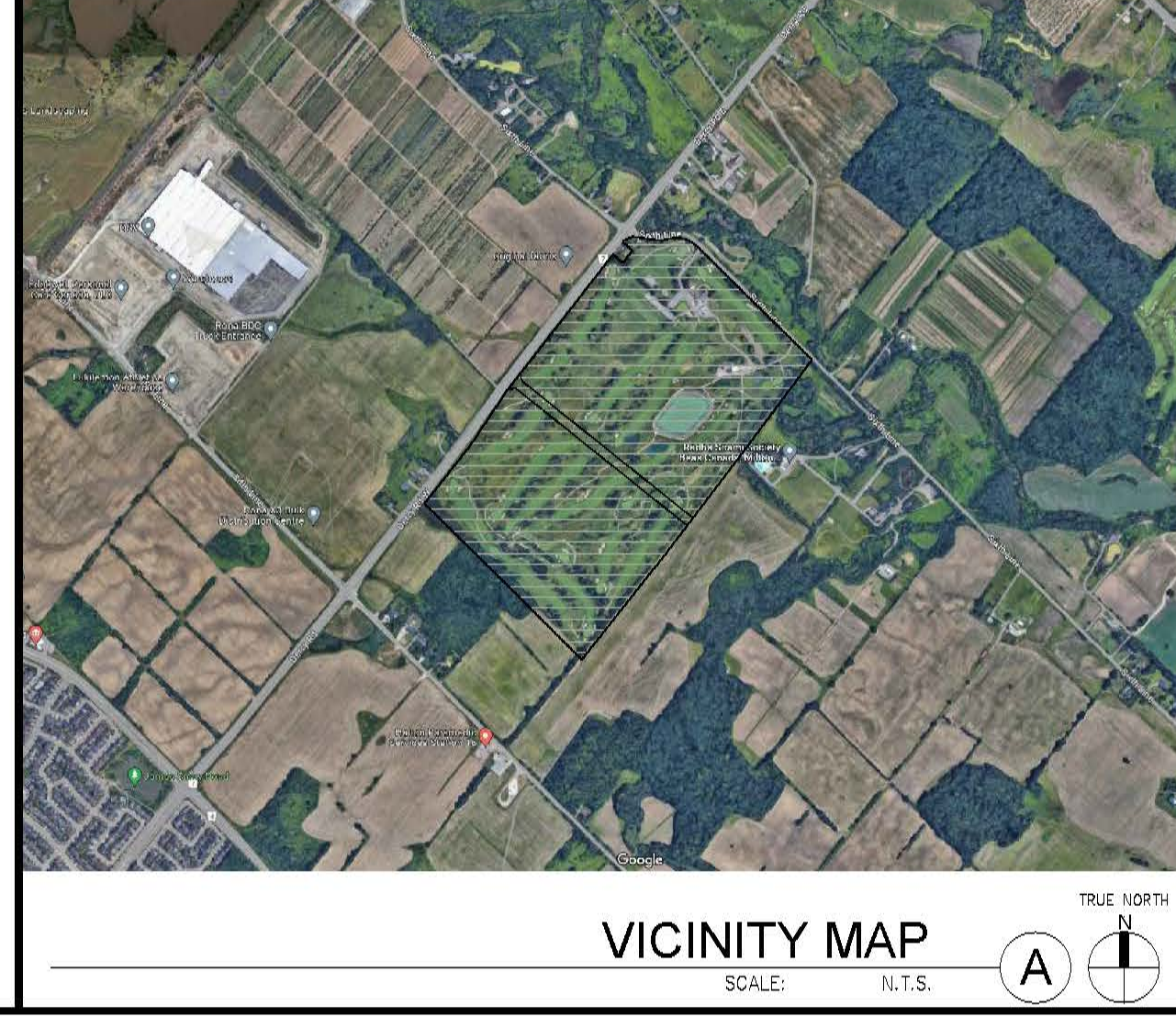
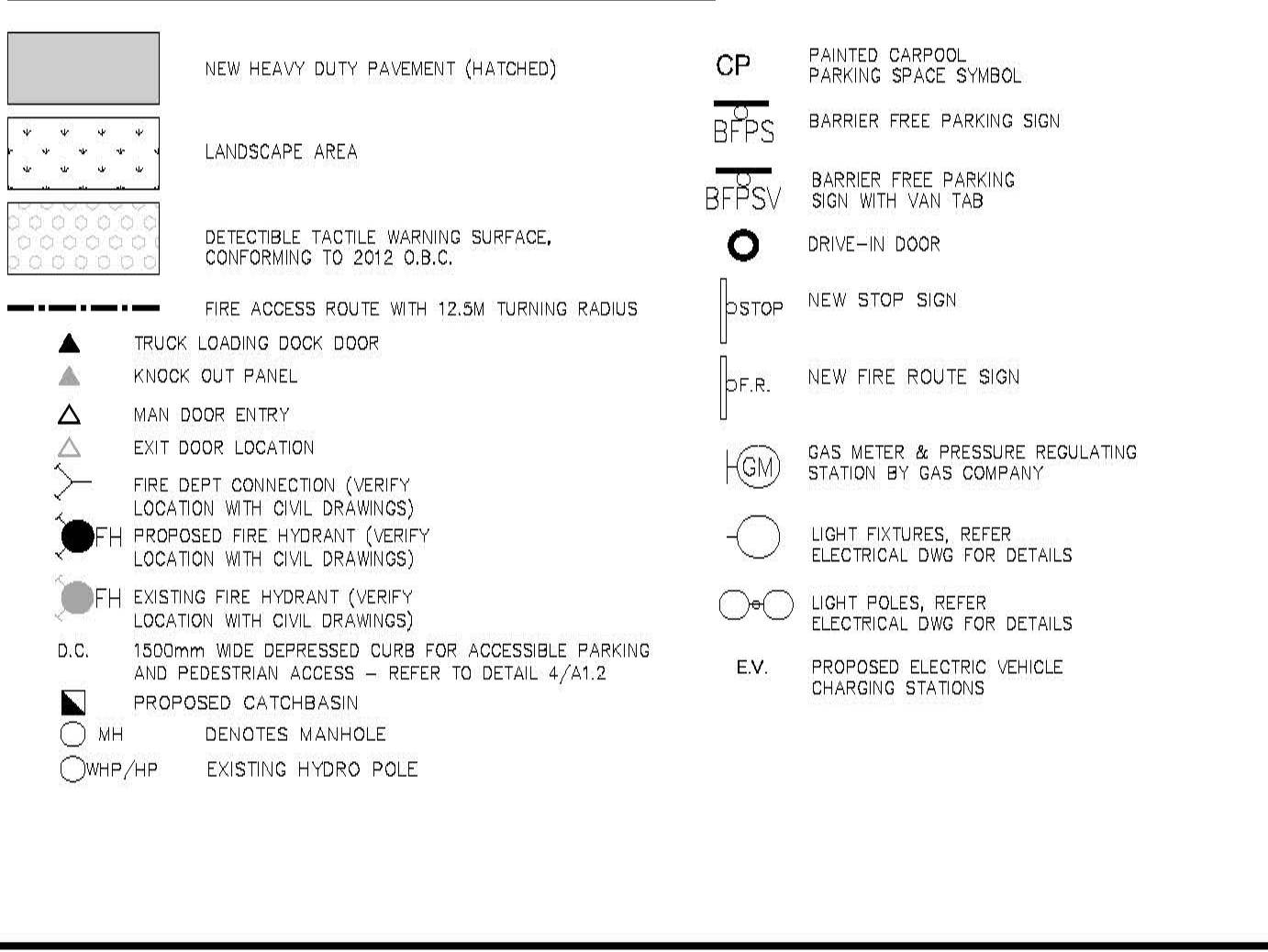
ZBL Seq.	Minimum ZBL Requirements	Requirement BLD 1 (M1 Zone)	Proposed BLD 1	Requirement BLD 2 (M1 Zone)	Proposed BLD 2	Requirement BLD 3 (M1 Zone)	Proposed BLD 3	Total Requirement	Total Proposed
N/A	Warehouse Building GFA Approx	N/A	104,660 m ²	N/A	59,053 m ²	N/A	18,402 m ²		
N/A	Office Space GFA (5% of warehouse)	N/A	5,233 m ²	N/A	2,953 m ²	N/A	920 m ²		
	For the first 1,000m ² ; 1 parking space per 50m ² of gross floor area For gross floor area between 1,000m ² to 5,000m ² ; 1 parking space per 100 m ² of gross floor area Gross floor area greater than 5,000m ² ; 1 parking space of 200m ² of gross floor area (As per section 5.2, 10% deducted from GFA)	520	469	315	296	131	132	966	897
	Number of Accessible Parking Spaces	13	16	9	12	5	6	27	34
	3% of the required parking spaces Loading Spaces	16	18	9	12	4	4	28	34
	3 Loading space +1 additional loading space for each additional 9,300 m ² or fraction thereof in excess of 7,441 m ²	14	155	9	109	5	51	28	315

OVERALL SITE PLAN
SCALE: 1:2000

GENERAL NOTES

- 1 PROPERTY LINE
- 2 2.75m x 5.8m PARKING STALL, PAINTED PARKING STRIPING PER CITY STANDARDS, WITH 6M WIDE DOUBLE LOADED AISLE.
- 3 PRINCIPAL ENTRY - TENANT FIT-UP SUBJECT TO INTERIOR ALTERATION PERMIT
- 4 TYPICAL SHARED ACCESSIBLE PARKING STALLS, PAINTED PARKING STRIPING PER CITY STANDARDS, TO HAVE TYPE A STALLS (3400x5800), TYPE B (2750x5800), OR ONE OF EACH WITH 1500mm PATH STRIP BETWEEN - REFER TO CITY OF MILTON'S ACCESSIBLE PARKING STANDARDS.
- 5 150mm WIDE CURB TYPICAL
- 6 MIN. 1500mm WIDE SIDEWALK TYPICAL U.N.O
- 7 TRAILER PARKING STALL - 12'-0" X 55'-0"
- 8 ACCESSIBLE CURB RAMP AS PER DETAIL
- 9 FIRE DEPARTMENT CONNECTION / SIAMASE
- 10 PROPOSED LOCATION OF TRANSFORMER C/W CONCRETE PAD 1.8m HIGH BLACK VINYL CHAIN LINK FENCING OR APPROVED EQUAL ALONG DEVELOPMENT LIMIT BOUNDARY CONCRETE APRON
- 11 LANDSCAPE AREA - SEE LANDSCAPE DWGS.
- 12 PEDESTRIAN RAIL (1070mm HIGH) SET INTO RETAINING WALL WHERE GRADE CHANGE GREATER THAN 500mm. PROVIDE CONCRETE-FILLED STEEL BOLLARD AT END OF RETAINING WALL - SEE CIVIL DWGS.
- 13 EXTERIOR STEEL STAIRS W/ TUBE STEEL GUARDRAIL, TYP.
- 14 TRUCK LOADING DOCK (TYPICAL)
- 15 LOADING SPACE - L.S. (MIN. 12.0m X 3.5m)
- 16 FIRE ACCESS ROUTE W/ 12M TURNING RADIUS (---)
- 17 PROPOSED ELECTRICAL ROOM
- 20 PROPOSED MECHANICAL ROOM
- 21 CURB RADI AT ENTRANCES WITHIN MUNICIPAL SIDEWALK LIMITS TO CONFORM TO OPSD 350.010. SEE CIVIL DWGS.
- 22 1.8M WIDE PAINTED PEDESTRIAN PATHWAY
- 23 HATCHED AREA DENOTES HEAVY DUTY ASPHALT, TYPICAL FOR ALL AREAS REQUIRING FIRE TRUCK OR TRACTOR TRUCK ACCESS.
- 24 15.0m CENTERLINE RADIUS DISTANCE TO FIRE ACCESS ROAD
- 25 ROAD CURB AND SIDEWALK TO BE CONTINUOUS THROUGH THE DRIVEWAY, DRIVEWAY GRADE TO BE COMPATIBLE WITH EXIST. SIDEWALK AND A CURB DEPRESSION WILL BE PROVIDED FOR AT EACH ENTRANCE.
- 26 INVERTED U-SHAPE GALVANIZED BICYCLE RACKS MIN. 1.8Mx0.6M PER SPACE
- 27 PROPOSED STOP SIGN LOCATION
- 28 PRESSED PATTERNED ASPHALT PEDESTRIAN PATHWAY
- 29 YELLOW PAINTED LINES
- 30 RETAINING WALL
- 31 PRECAST SCREEN WALL TO BE INSTALLED ON TOP OF RETAINING WALL - REFER TO STRUC. DWGS
- 32 PROPOSED FIRE ROUTE SIGN LOCATION
- 33 RESERVED
- 34 PROPOSED AMENITY AREA
- 35 SNOW STORAGE ON SITE AT 2% TOTAL SITE AREA
- 36 PROPOSED CHAIN-LINK FENCE
- 37 CONCRETE/STEEL SAFETY BOLLARD
- 38 SCREEN WALL
- 39 PROPOSED PYLON SIGNAGE
- 40 DRIVE-IN RAMP WITH GALVANIZED GUARDRAIL ON EACH SIDE. SEE CIVIL DWGS FOR SLOPE %
- 41 PROPOSED NOISE WALL
- 42 DETECTIBLE TACTILE WARNING SURFACE, CONFORMING TO 2012 O.B.C.
- 43 MIN. 3m WIDE CONCRETE DOLLY PAD AT TRAILER STALLS
- 44 ACCESSIBLE PARKING GRADE SLOPING UP TO MEET PROPOSED CURB LEVEL
- 45 FUTURE SHIPPING OFFICE
- 46 WASTE COLLECTION STAGING AREA, TO BE USED TO TEMPORARILY PLACE BINS FOR GARBAGE COLLECTION

SITE LEGEND



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OVERALL SITE PLAN

DATE	ISSUED FOR	REMARKS
2024-01-11	FOR SPA	

PA / PM:	C.R.
DRAWN BY:	HW
JOB NO.:	TOR21-0016-01

SHEET
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