



SITE DATA FOR PART OF LOT 1, CONCESSION 3 IN THE TOWN ON AMHERSTBURG			
	DESCRIPTION	REQUIREMENT	PROPOSED
1	DEVELOPMENT LOT AREA	MIN. - 0.11ha	OVERALL AREA - 2.46 ha DEVELOPED AREA - 1.47ha
2	LANDSCAPE AREA	MIN. - 10%	0.61ha (41.50 %)
3	LOT COVERAGE (BUILDINGS)	MAX. - 60%	0.288ha (19.59%)
4	ASPHALT PAVEMENT AREA		0.472ha (32.11%)
5	STORMWATER MANAGEMENT POND AREA		0.10a (6.80%)
6	LOT FRONTAGE	MIN. - 30.00m	45.72m
7	FRONT YARD DEPTH	MIN. -25.00m	25.10m
8	SIDE YARD SETBACK	MIN. - 9.15m	9.31m
9	CAR PARKING SPACES	STANDARD - 15 SPACES ACCESSIBLE - 1 SPACE	STANDARD - 15 SPACES ACCESSIBLE - 1 SPACE
10	BUILDING HEIGHT	MAX. - 12m	MAX. - 12m

**SITE BENCH MARK**  
TOP OF FIRE HYDRANT - 185.599m (SOUTH EAST CORNER OF SUBJECT SITE)

DISCLAIMER:  
1. THE CONTRACTOR IS RESPONSIBLE TO VERIFY THE ACCURACY OF THE SURVEY AND UTILITIES IN THE SITE AND MUST INFORM  
2. THE DRAWING IS NOT TO BE SCALED.  
3. CONTRACTOR IS RESPONSIBLE TO PERFORM ALL CONSTRUCTION PER APPROPRIATE STANDARDS OF THE TOWN/ OPSD.



SCALE= N.T.S

LEGEND:

- EX. ELEVATION
- PROP. ELEVATION
- PROP. TOP OF CB/CBMH
- PROP. STORM SEWER
- PROP. STORM MANHOLE
- PROP. STORM CB MANHOLE
- PROP. STORM CATCH BASIN
- PROP. STORM CATCHMENT AREA
- PROP. SANITARY SEWER
- PROP. WATER MAIN
- PROP. WATER MAIN METER PIT
- FUTURE FIRE HYDRANT
- PROP. SLOPE ELEVATION
- PROP. BERM
- EX. FIRE HYDRANT
- EX. GAS LINE
- PROPOSED PROPERTY LINE
- 5-YEAR WATER LEVEL (183.52)
- 100-YEAR WATER LEVEL (183.97)
- STRESS TEST WATER LEVEL (184.33)

R E V I S I O N S		
No.	DATE	DESCRIPTION
01	AUG 16, 2023	PRE-CONSULTATION

STAMP:

ENGINEER:  
N.A.J.M. ENGINEERING LTD.  
5590 OUTER DRIVE, UNIT 4  
OLDCASTLE, ON N9G 0C3 +1(519)300-1705

PROJECT:  
  
ALMA St SELF STORAGE

CLIENT:

SHEET TITLE:  
  
SITE PLAN

ADDRESS:	3560 ALMA St, AMHERSTBURG, ON		
DRAWN BY:	G.S.	SCALE:	1:500
DESIGNED BY:	G.S.	DATE:	AUG-16-2023
CHECKED BY:	N.M.	JOB #:	23127
APPROVED BY:	N.M.	DRAWING #:	01