



KEY PLAN

**ZONING INFORMATION**

NOTE: ALL REQUIREMENTS AS PER CORPORATION OF THE TOWN OF CARLETON PLACE DEVELOPMENT PERMIT BY-LAW 15-2015

ZONING MECHANISM	REQUIRED	PROVIDED
ZONING	HIGHWAY DISTRICT	RETAL
MIN. LOT AREA	NIL	16246 m <sup>2</sup>
MAX. LOT COVERAGE (%)	60%	±15%
MIN. LOT FRONTAGE	15.0 m	
MIN. FRONT YARD	6.0 m	11.0 m
MIN. EXTERIOR SIDE YARD	6.0 m	6.0 m
MIN. INTERIOR SIDE YARD	1.2 m	9.45 m
MIN. REAR YARD	6.0 m	6.0 m
MAX. BUILDING HEIGHT	11 m	±7 m
MIN. WIDTH OF LANDSCAPED AREA	5 m	5 m
PARKING SPACE	2.75m WIDTH x 6m LENGTH	2.75m x 6m
ACCESSIBLE PARKING	3.70m WIDTH x 6m LENGTH	3.7m x 6m
LOADING ZONE	1 / BUILDING (250-1000 m <sup>2</sup> )	1 / BUILDING
LOADING SPACE	3.5 x 9 m	3.5 x 9 m
BICYCLE PARKING	5% PARKING OR 8 SPACES	8

**PARKING SPACE**

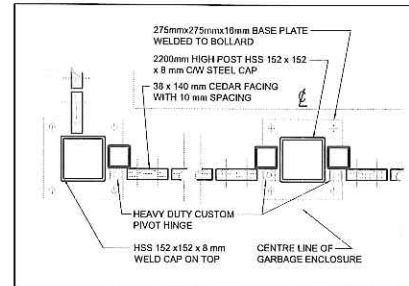
BUILDING	G.F.A. (m <sup>2</sup> )	RATE	SPACES	PROVIDED
CRU 1 - RETAIL	619	5 / 1000 s.f.	31	
CRU 2 - AUTOMOTIVE SERVICE STATION	150	1 / employee 3 / service bay	12	
CRU 3 - FUTURE	FUTURE DEVELOPMENT			
CRU 4 - FUTURE	FUTURE DEVELOPMENT			
CRU 5 - FUTURE	FUTURE DEVELOPMENT			
<b>TOTAL</b>			<b>43</b>	<b>43</b>

**LOT AREA**

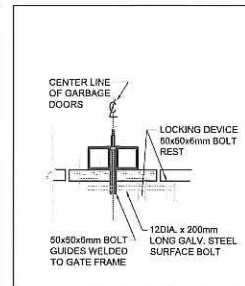
LOT	AREA (m <sup>2</sup> )	AREA (acre)	LOT FRONTAGE
PART 'A'	±11380 m <sup>2</sup> (122,500 s.f.)	2.812	273.21 m
PART 'B'	±4866 m <sup>2</sup> (52,370 s.f.)	1.202	126.64 m
<b>TOTAL</b>	<b>±16246 m<sup>2</sup> (174,860 s.f.)</b>	<b>4.014</b>	

**LEGEND**

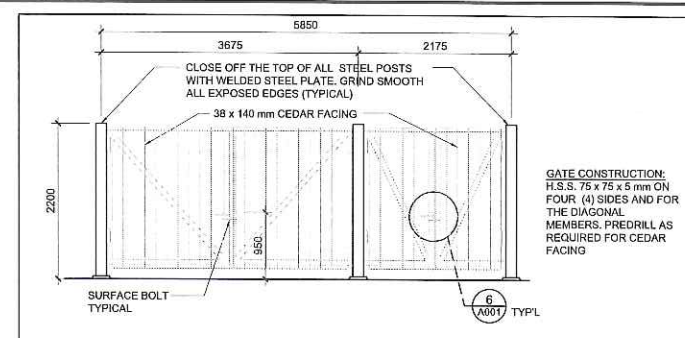
- PROPERTY LINE
- - - SETBACK
- - - PROPOSED SEVERANCE LINE
- PROPOSED BUILDINGS
- ▨ FUTURE DEVELOPMENT
- PYLON SIGN
- FIRE ROUTE
- ➔ BUILDING ENTRANCE
- LOADING SPACE 3.5 x 9 m
- BIKE RACK
- ▭ GARBAGE ENCLOSURE



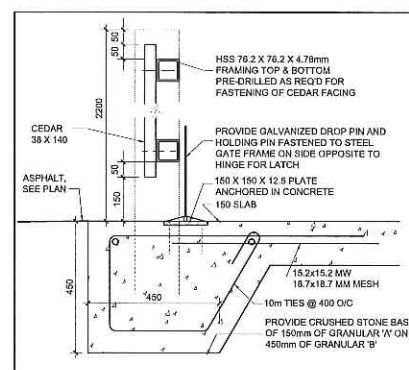
7 PLAN DETAIL  
A-001 SCALE 1:10



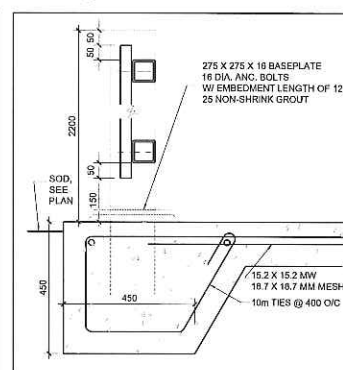
6 PLAN DETAIL  
A-001 SCALE 1:10



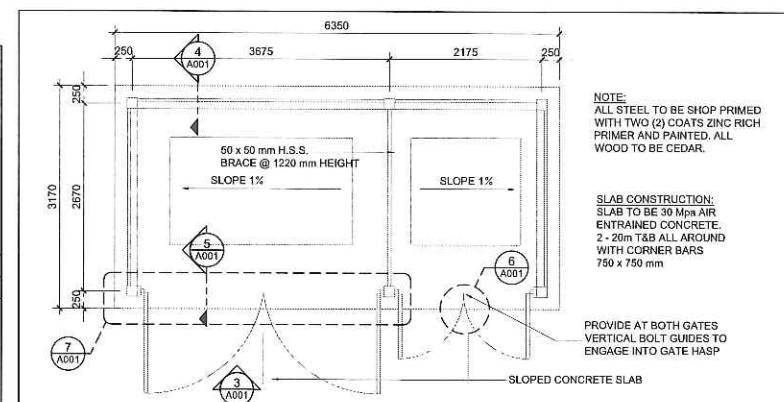
3 GARBAGE ENCLOSURE ELEVATION  
A-001 SCALE 1:50



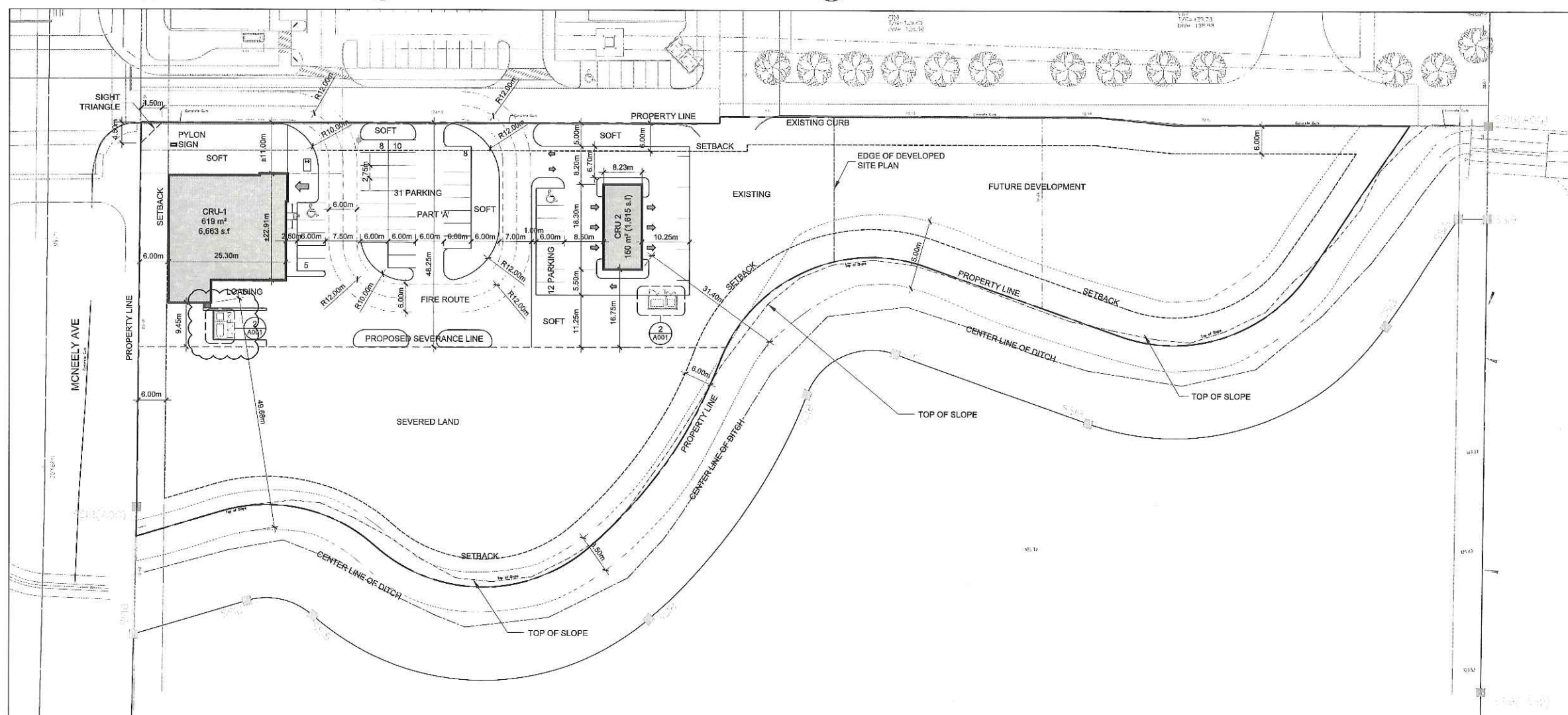
5 SECTION DETAIL  
A-001 SCALE 1:10



4 SECTION DETAIL  
A-001 SCALE 1:10



2 GARBAGE ENCLOSURE PLAN  
A-001 SCALE 1:50



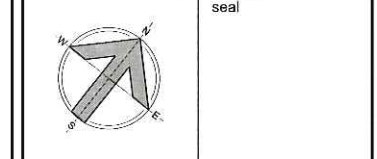
1 SITE PLAN  
A-002 SCALE 1:500

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1	ISSUED FOR REVIEW	6 Sept. 2018
no.	revision	date

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**CARLETON PLACE RETAIL PHASE 3**

MCNEELY AVE., CARLETON PLACE, ON., CANADA



drawing title  
**SITE PLAN**

scale AS SHOWN	drawn by J.J
date Sept. 2018	checked by R. M
project number <b>18-313</b>	drawing number <b>A - 002</b>

CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BEFORE WORK COMMENCES.  
DO NOT SCALE DRAWINGS