

Land Use Map

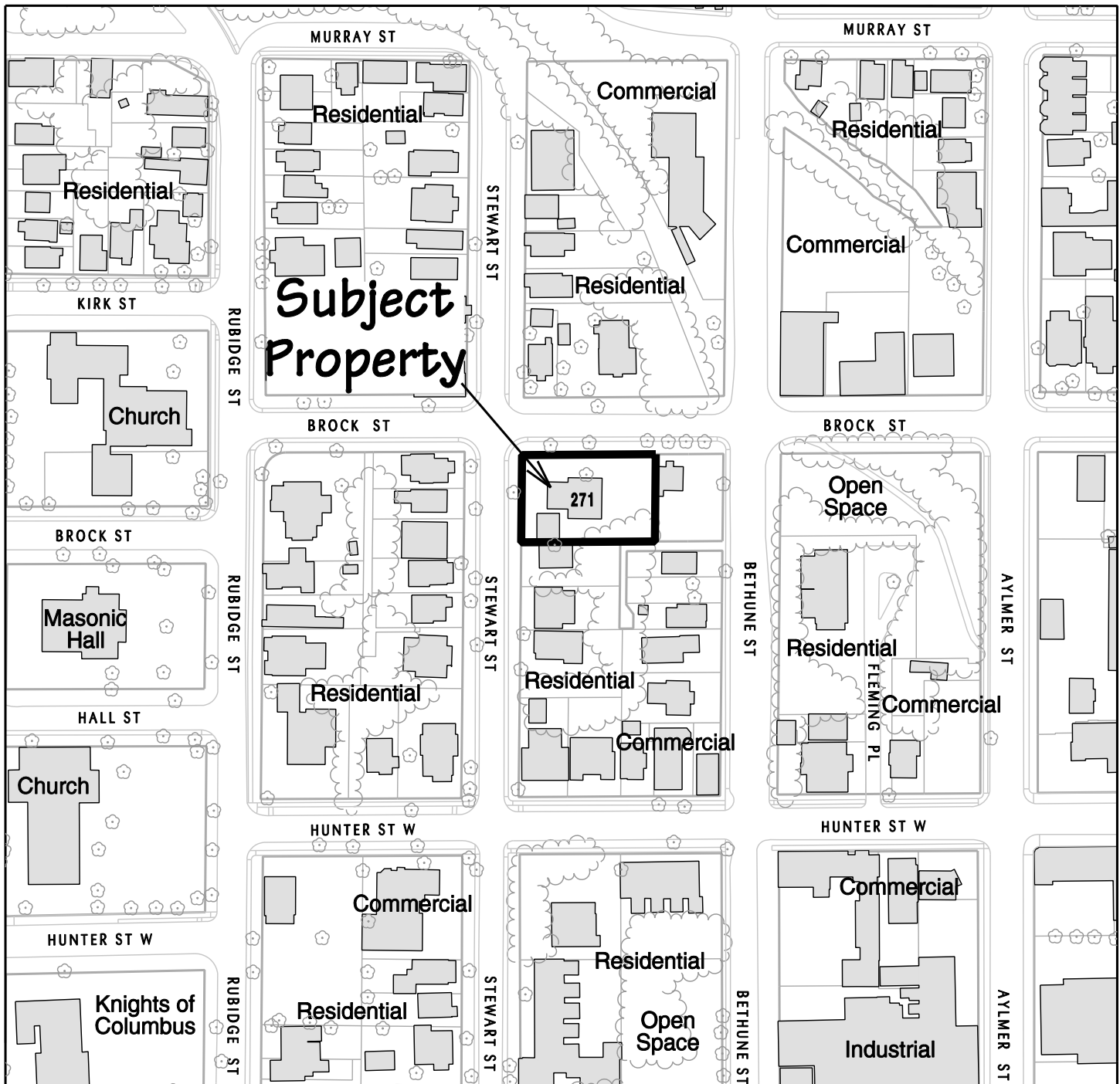
File # z0715

Property Location: 271 Brock St

Exhibit A

Page 1 of 1

EXHIBIT
SHEET OF



The City of Peterborough Planning Division

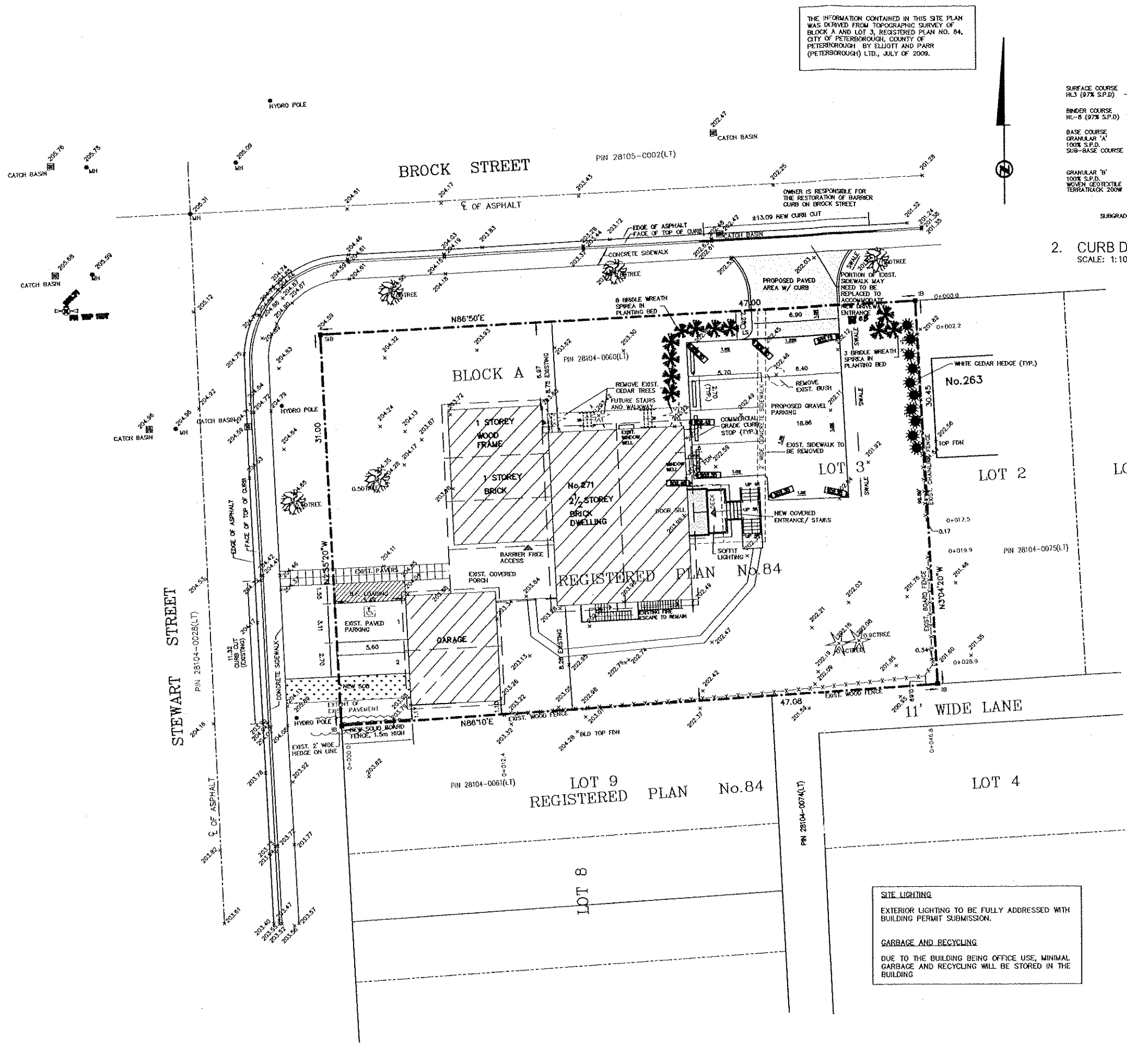
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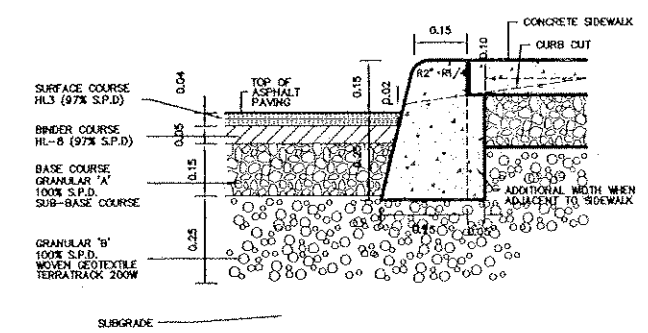
Date - January 2008

Dwg. by - CBerry

Scale - 1:2000



THE INFORMATION CONTAINED IN THIS SITE PLAN WAS DERIVED FROM TOPOGRAPHIC SURVEY OF BLOCK A AND LOT 3, REGISTERED PLAN NO. 84, CITY OF PETERBOROUGH, COUNTY OF PETERBOROUGH, BY ELLIOTT AND PARR (PETERBOROUGH) LTD., JULY OF 2009.



- LEGEND
- 202.11 EXISTING GRADE ELEVATION
 - 202.11 PROPOSED GRADE ELEVATION
 - LOCATION OF MAN DOOR
 - LIGHT STANDARD

EXHIBIT B
SHEET 1 OF 1

PRELIMINARY
NOT FOR CONSTRUCTION

8	General Revisions	05/03/2010
7	General Revisions	23/02/2010
6	General Revisions	18/02/2010
5	Re-issued For S.P.A	11/02/2010
4	General Revisions	12/02/09
3	Issued for Site Plan Approval	11/10/09
2	Revised Parking	07/31/09
1	Project Phasing	06/28/09
No.	Issued / Revision	Date

SITE STATISTICS		
SITE AREA	1,442.00 SM	(15,526.00 SF)
BUILDING AREA		
EXISTING TO REMAIN	280.35 SM	(3,017.67 SF)
PROPOSED	5.77 SM	(62.11 SF)
TOTAL BUILDING AREA	286.12 SM	(3,079.78 SF)
EXISTING GARAGE	62.14 SM	(668.87 SF)
SITE COVERAGE - EXISTING		
EXISTING BUILDING AREAS	280.35/1,442.00	= 19.44%
PARKING AND DRIVEWAYS	65.16/1,442.00	= 4.52%
LANDSCAPED AREA	1,096.49/1,442.00	= 76.04%
SITE COVERAGE - PROPOSED		
BUILDING AREA/DECK/STAIRS	348.26/1,442.00	= 24.15%
PARKING AND DRIVEWAYS	187.31/1,442.00	= 12.99%
LANDSCAPED AREA	906.43/1,442.00	= 62.86%

SITE LIGHTING
EXTERIOR LIGHTING TO BE FULLY ADDRESSED WITH BUILDING PERMIT SUBMISSION.

GARBAGE AND RECYCLING
DUE TO THE BUILDING BEING OFFICE USE, MINIMAL GARBAGE AND RECYCLING WILL BE STORED IN THE BUILDING

PARKING CALCULATIONS:
EXISTING MAIN BUILDING USABLE AREA: 2906sqft (270sqm)
SITE ZONED: SP.241
PARKING REQUIREMENTS: BORDERING AREA 1 & AREA 2
AREA 1 = 1 PARKING SPACE / 45sqm (4.31 SPACES REQ'D)
AREA 2 = 1 PARKING SPACE / 37sqm (5.24 SPACES REQ'D)
PARKING CALCULATIONS ARE BASED ON AREA 2 REQUIREMENTS.
6 PARKING SPACES ARE PROPOSED.



TREVELYAN ARCHITECT INC.
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**Addition and Renovations to
271 Brock Street**
271 Brock Street
Peterborough, Ontario

SITE PLAN

Scale	1:150	A1
Date	Sept. /08	
Drawn	bgn	
Project Number	2756	

THE CORPORATION OF THE CITY OF PETERBOROUGH

BY-LAW NUMBER 10-_____

BEING A BY-LAW TO AMEND THE ZONING BY-LAW FOR 271
BROCK STREET

THE CORPORATION OF THE CITY OF PETERBOROUGH BY THE COUNCIL
THEREOF HEREBY ENACTS AS FOLLOWS:

1. **Map 12c** forming part of Schedule "A" to By-law 97-123 is amended by changing the area shown on the sketch attached hereto as Schedule "A" **from SP.241 "H" to SP.241.**

By-law read a first, second and third time this _____ day of April, 2010.

D. Paul Ayotte, Mayor

Nancy Wright-Laking, City Clerk

