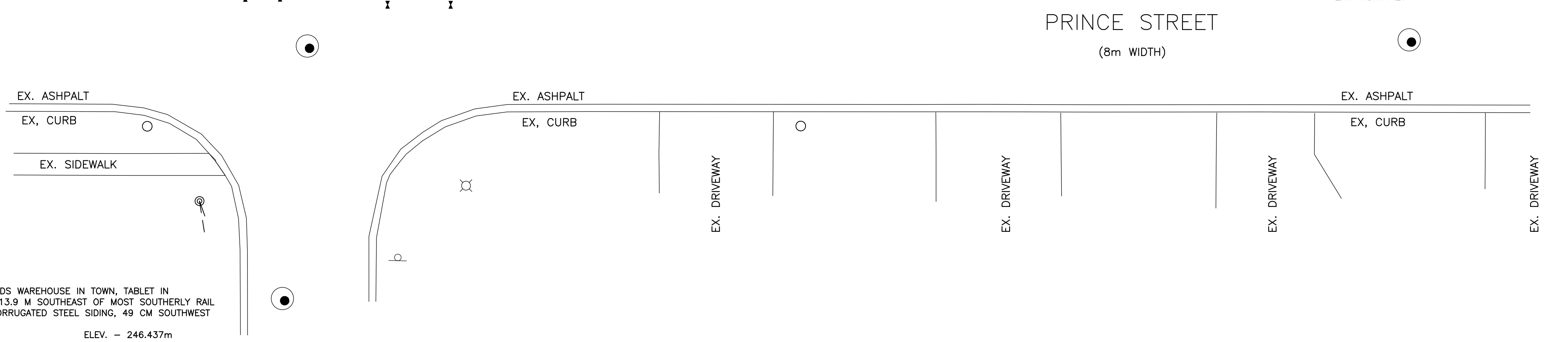


**SITE DATA**

PROPOSED USE: SINGLE FAMILY RESIDENTIAL  
 ZONE: UR1-4

REGULATION	PART 1	PART 2	PART 3	
MINIMUM LOT AREA:	450 sq.m.	709.8 sq.m.	671.7 sq.m.	679.8 sq.m.
MINIMUM LOT FRONTAGE:	15.00 m	20.74 m	19.94m	16.95 m
MINIMUM FRONT YARD:	8.00 m	17.80 m	8.00 m	8.00 m
MINIMUM REAR YARD:	8.00 m	8.00 m	8.00 m	8.00 m
MINIMUM INTERIOR SIDE YARD (SIDE A):	2.00 m	2.07 m	2.00 m	2.00 m
MINIMUM INTERIOR SIDE YARD (SIDE B):	3.00 m	1.50 m	8.00 m*	3.00 m
MAXIMUM LOT COVERAGE:	35 %	19.0 %	26.0 %	35.0 %

\*CORNER LOT SETBACK MINIMUM = 8.00m



**LEGEND:**

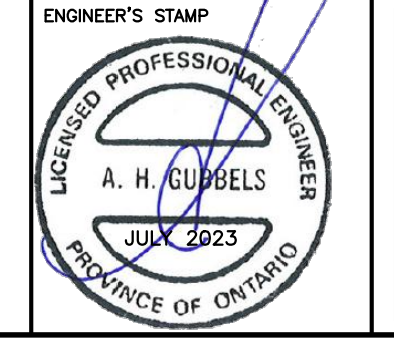
- CATCHBASIN MANHOLE
- FIRE HYDRANT
- WATER VALVE
- MAINTENANCE HOLE
- HYDRO POLE
- LIGHT STANDARD
- STREET SIGN
- CONIFEROUS TREE
- DECIDUOUS TREE

**GEODETIC BENCHMARKS:**

BM No. 0011978U039  
 DESCRIPTION - KOMOKA MASTER FEEDS WAREHOUSE IN TOWN, TABLET IN NORTHWEST CONCRETE FOUNDATION, 13.9 M SOUTHEAST OF MOST SOUTHERLY RAIL OF C.N.R. TRACKS, 73 CM BELOW CORRUGATED STEEL SIDING, 49 CM SOUTHWEST OF NORTHEAST CORNER.  
 ELEV. - 246.437m

Z:\LD-00290 - 115 PRINCE STREET\VEHAL DESIGN\WALDO\115 PRINCE STREET - FIGURE 1 (CA EASEMENT).DWG  
 2023-07-10 12:24 PM BY: CONNOR@LDS

EXISTING SERVICES	DRAWING #, SOURCE	DATE	CONSTRUCTED SERVICES	COMPLETION	DETAILS	No.	REVISIONS	DATE	CONSULTANT	CONSULTANT OR DIVISION
					DESIGN	BS				
					DRAWN BY	CB				
					CHECKED	SB				
					APPROVED	AG				
					DATE	2023-07-10				



SCALE  
 HORZ - 1 : 200

TITLE  
 MN 115 PRINCE STREET  
 KOMOKA, ON

**FIGURE 1**

PROJECT No. LD-00290  
 SHEET No. 1 of 1  
 PLAN FILE No.