

HYDE PARK ROAD

CONCEPT PLAN

01
DWG

PROJECT SITE
21631 Hyde Park Road

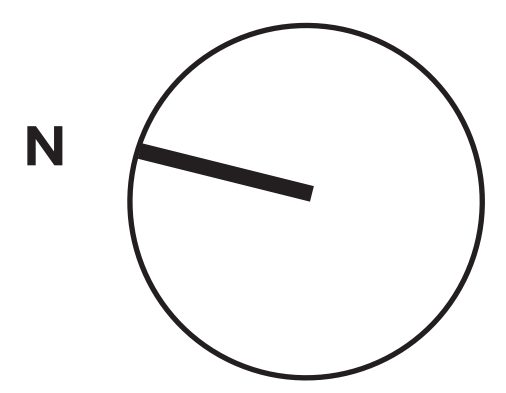


SITE DATA

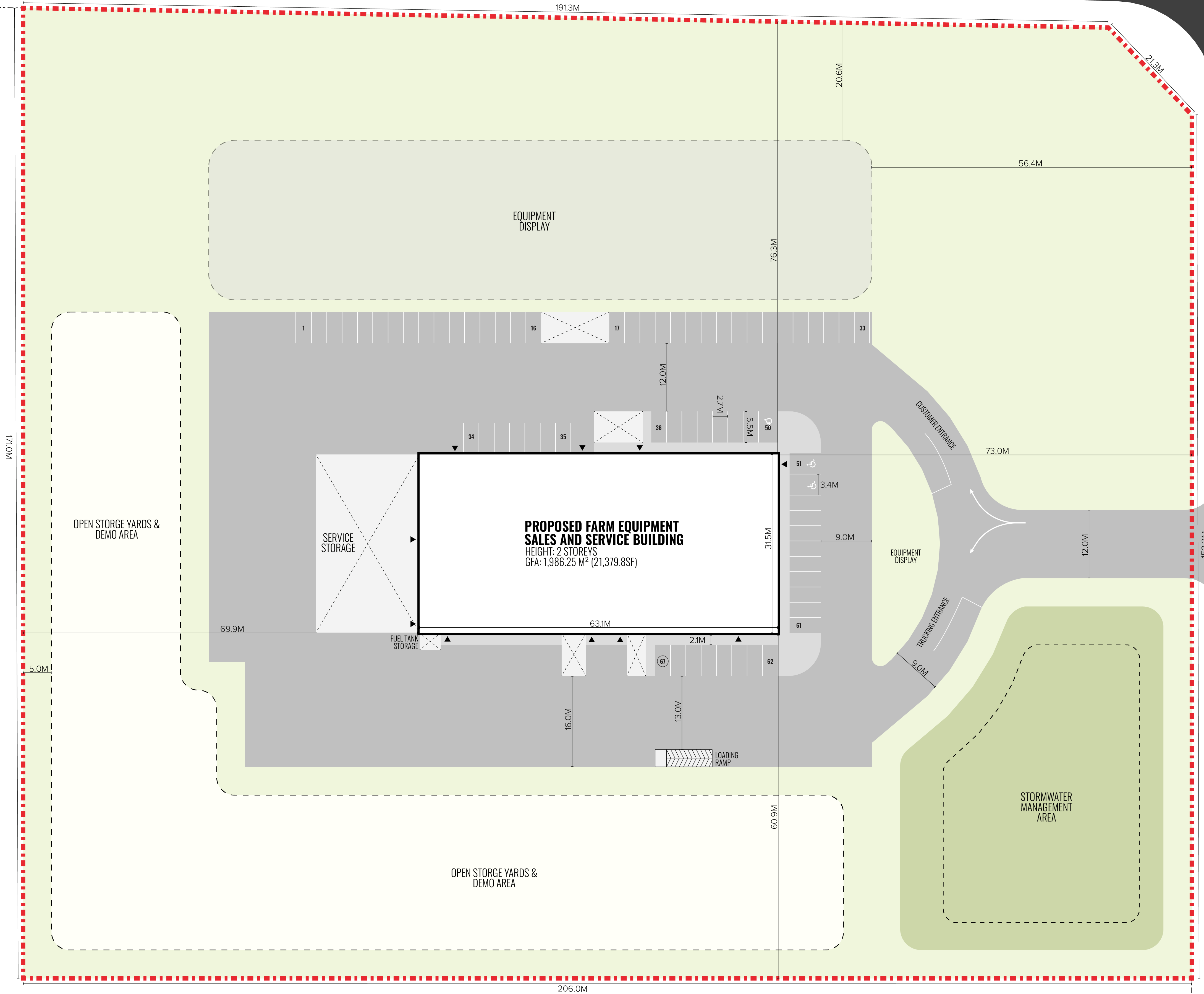
M3
ZONE

Regulations	Required	Proposed
	Section 2011	Farm Equipment Sales and Service Establishment
Permitted Uses:		Open Storage
Lot Area:	3,000m ² (min.)	34,638.8m ²
Lot Frontage:	25.0m (min.)	152.2m
Front Yard:	20.0m (min.)	73.0m
Side Yard:	Corner Lot: 20.0 m [66 ft] (min.) on the side abutting the road and 5.0 m [20 ft] (min.) on the other side	East: 76.3m West: 60.9m
Rear Yard:	6.0m (min.)	69.9m
Lot Coverage:	35% (max.)	5.7%
Height:	12.0m (max.)	12.0m
Parking:	General Commercial/Industrial: 1 space per 30m ²	1/30m ² 67 total spaces provided
Open Storage:	Notwithstanding any previous provisions of Section 18.0 of this By-law, open storage as an accessory use, in the Light Industrial (M1) Zone, shall not exceed twenty-five percent (25%) of the total lot area of the lot on which it is located.	16.6%

Client: Hyde Park Equipment Ltd.
Date: [02.28.2024]
Drawn By: D. Murphy
Plan Scale: nts
File No: 21631HP
Version: 1.0



MEDWAY ROAD



Lot Boundary Disclaimer: Site dimensions have been assumed based on data provided by the County of Middlesex. Siv-ik planning and design inc. makes no warranties or guarantees regarding the accuracy of the lot boundaries.