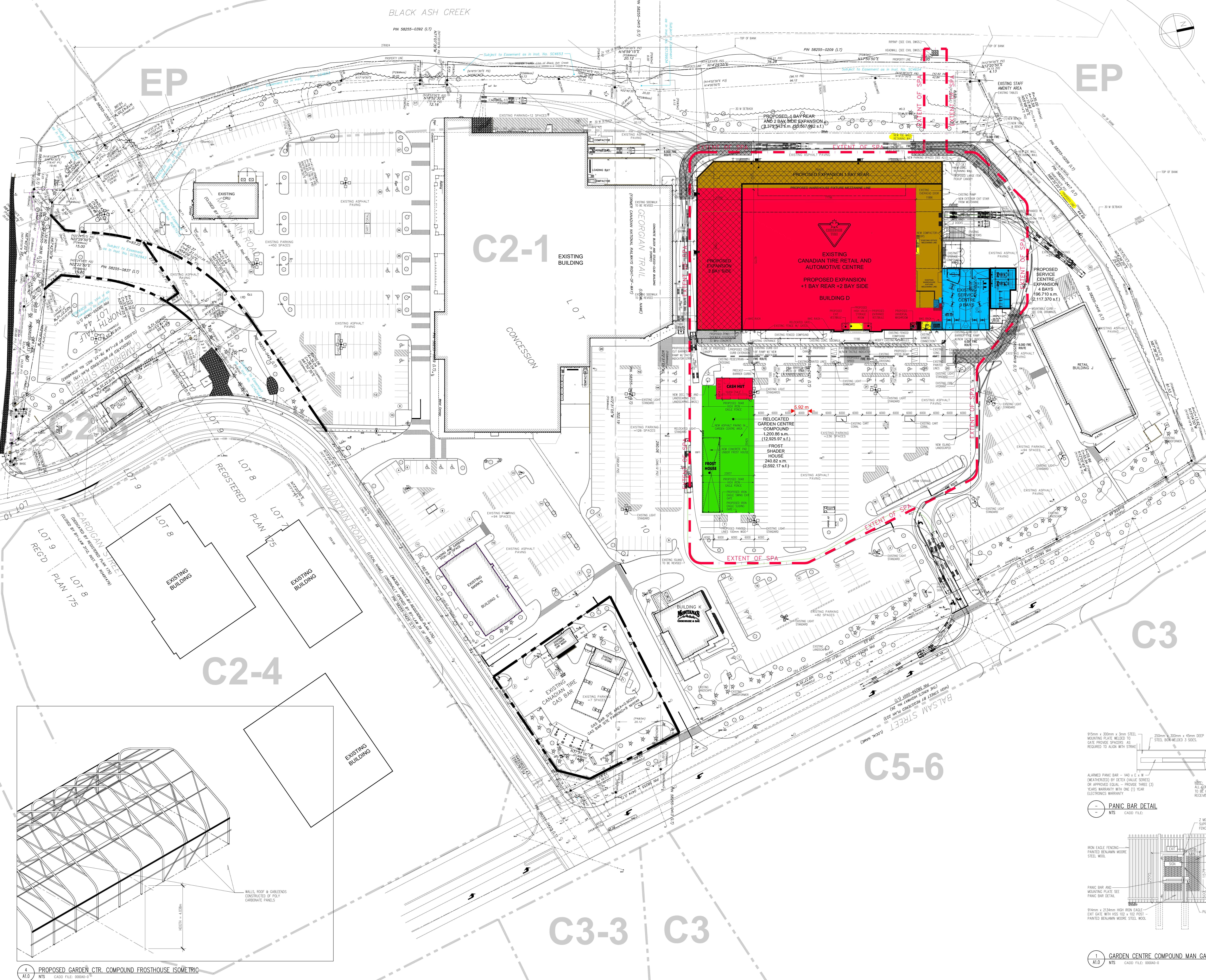


PLOT 1.1 - 1524x914.4 (60.0x36.0)



**AREA STATISTICS**

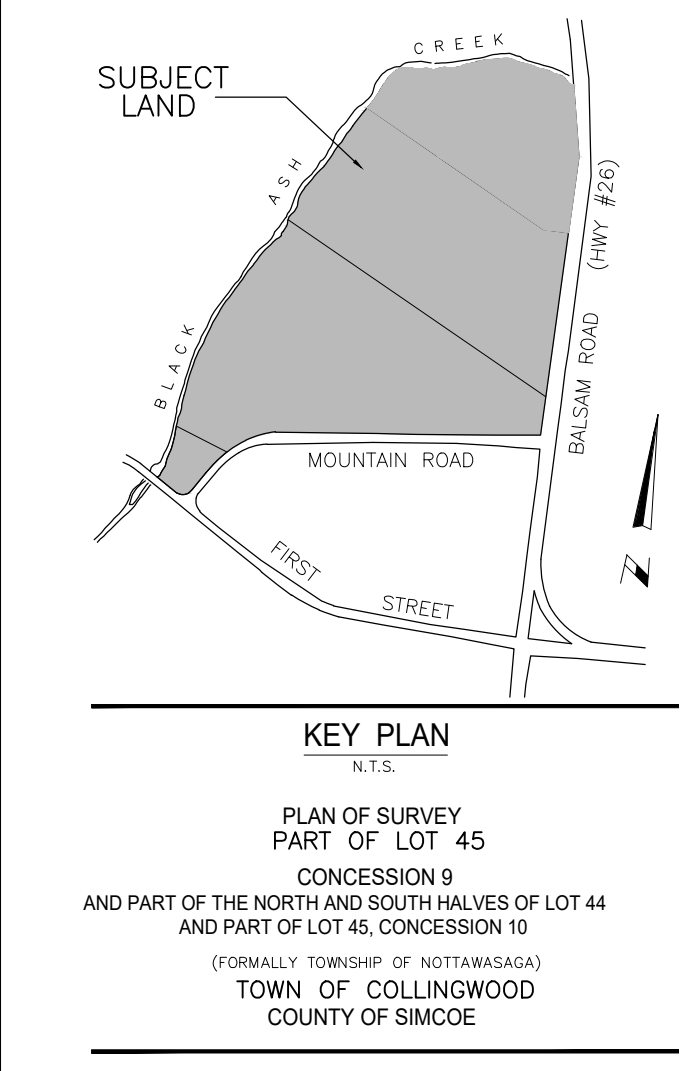
No.	DESCRIPTION	EXISTING AREAS		PROPOSED CT STORE EXPANSION +1 BAY REAR +1 BAY SIDE	
		AREA (SF)	AREA (SM)	AREA (SF)	AREA (SM)
1	RETAIL	45,162.851	4,195.766	65,183.873	6,055.780
2	GARDEN CENTRE RETAIL	0.000	0.000	1,728.038	160.540
3	TOTAL	45,162.851	4,195.766	66,911.911	6,216.320
4	WAREHOUSE FLOOR	17,515.930	1,627.283	19,605.900	1,821.448
5	MEZZANINE	5,582.957	516.674	8,725.872	810.660
6	TOTAL	23,098.887	2,143.957	28,331.772	2,632.108
7	SERVICE CENTRE	6,749.271	627.028	8,866.634	823.377
8	GROUND FLOOR	510.117	47.581	510.117	47.581
9	TOTAL	7,259.388	674.419	9,376.751	871.128
10	OFFICES	294.443	27.355	498.471	46.309
11	MEZZANINE	3,142.932	291.988	3,142.932	291.988
12	TOTAL	3,437.375	319.343	3,641.403	338.297
13	GROSS FLOOR AREA	69,722.495	6,477.432	95,882.916	8,907.814
14	CTC STORE BUILDING AREA (13)	73,375.544	6,816.811	99,535.965	9,247.193
15	BUILDING FUNCTIONAL AREA (5+14)	78,958.501	7,335.485	108,261.837	10,057.853
16	CANOPY	0.000	0.000	0.000	0.000
17	COMPOUND	10,172.079	945.017	12,925.950	1,200.860
18	TOTAL	10,172.079	945.017	12,925.950	1,200.860
19	BUILDING AREAS	69,722.495	6,477.432	95,882.916	8,907.814
20	GAS BAR C-STORE/CAR WASH BUILDING AREA	2,253.555	209.362	2,253.555	209.362
21	CRU-BUILDING AREAS	117,535.310	10,919.388	117,535.310	10,919.388
22	CRU-1 (SHOPPING CENTRE)	5,009.259	465.375	5,009.259	465.375
23	CRU-2 (MARKS)	8,002.836	743.488	8,002.836	743.488
24	CRU-3 (MONTANAS)	5,169.824	480.292	5,169.824	480.292
25	CRU-4	14,885.404	1,382.899	14,885.404	1,382.899
26	CRU-5	14,885.404	1,382.899	14,885.404	1,382.899
27	TOTAL BUILDING AREA	150,602.633	13,991.442	150,602.633	13,991.442
28	GROSS LEASABLE FLOOR AREA (GLFA)	73,375.544	6,816.811	99,535.965	9,247.193
29	CTC STORE GLA (14+16)	73,375.544	6,816.811	99,535.965	9,247.193
30	GAS BAR C-STORE/CAR WASH BUILDING (GLFA)	2,253.555	209.362	2,253.555	209.362
31	CRU (GLFA's)	117,535.310	10,919.388	117,535.310	10,919.388
32	CRU-1 (SHOPPING CENTRE)	5,009.259	465.375	5,009.259	465.375
33	CRU-2 (MARKS)	8,002.836	743.488	8,002.836	743.488
34	CRU-3 (MONTANAS)	5,169.824	480.292	5,169.824	480.292
35	CRU-4	14,885.404	1,382.899	14,885.404	1,382.899
36	CRU-5	14,885.404	1,382.899	14,885.404	1,382.899
37	TOTAL (GLFA)	226,231.732	21,017.615	252,392.153	23,447.997

**SITE (PROPERTY) AREAS**

No.	DESCRIPTION	EXISTING AREAS		PROPOSED AREAS	
		AREA (AC)	AREA (SM)	AREA (AC)	AREA (SM)
35	CTC STORE & CRU SITE AREA (ac./SM)	24.561	99,395.515	24.561	99,395.515
36	CTC PETROLEUM SITE AREA (ac./SM)	0.921	3,729.010	0.921	3,729.010
37	CTC OVERALL SITE AREA (ac./SM)	25.483	103,124.525	25.483	103,124.525

**PARKING STATISTICS**

No.	DESCRIPTION	EXISTING AREAS		PROPOSED CT STORE EXPANSION +1 BAY REAR +1 BAY SIDE	
		AREA (SF)	AREA (SM)	AREA (SF)	AREA (SM)
38	CTC STORE GLA (14+16)	73,375.544	6,816.811	99,535.965	9,247.193
39	GAS BAR C-STORE/CAR WASH	2,253.555	209.362	2,253.555	209.362
40	CRU-1 (SHOPPING CENTRE)	117,535.310	10,919.388	117,535.310	10,919.388
41	CRU-2	5,009.259	465.375	5,009.259	465.375
42	CRU-3 (MARKS)	8,002.836	743.488	8,002.836	743.488
43	CRU-4 (MONTANAS)	5,169.824	480.292	5,169.824	480.292
44	CRU-5	14,885.404	1,382.899	14,885.404	1,382.899
45	TOTAL BUILDING GLA	226,231.732	21,017.615	252,392.153	23,447.997
46	CTR & CRU SITE PARKING	1,234	1.120	1,234	1.120
47	CTC PETROLEUM SITE PARKING	37	39	37	39
48	TOTAL SITE PARKING	1,271	1,159	1,271	1,159
49	PARKING RATIO ( / 1000 SF)	5.62	4.59	5.62	4.59
51	PARKING RATIO ( / 1000 SM)	6.05	4.94	6.05	4.94
51	BICYCLE SPACES	9	15	9	15



SOURCES:

CTC: TAKEN FROM LEON LUBELSKI ARCHITECT PHASE TWO SITE PLAN ASP-2 CAD FILE 99-11PH2\_SP-A2-SITEPLAN-OCT 16 03.DWG DATED OCT. 16/03

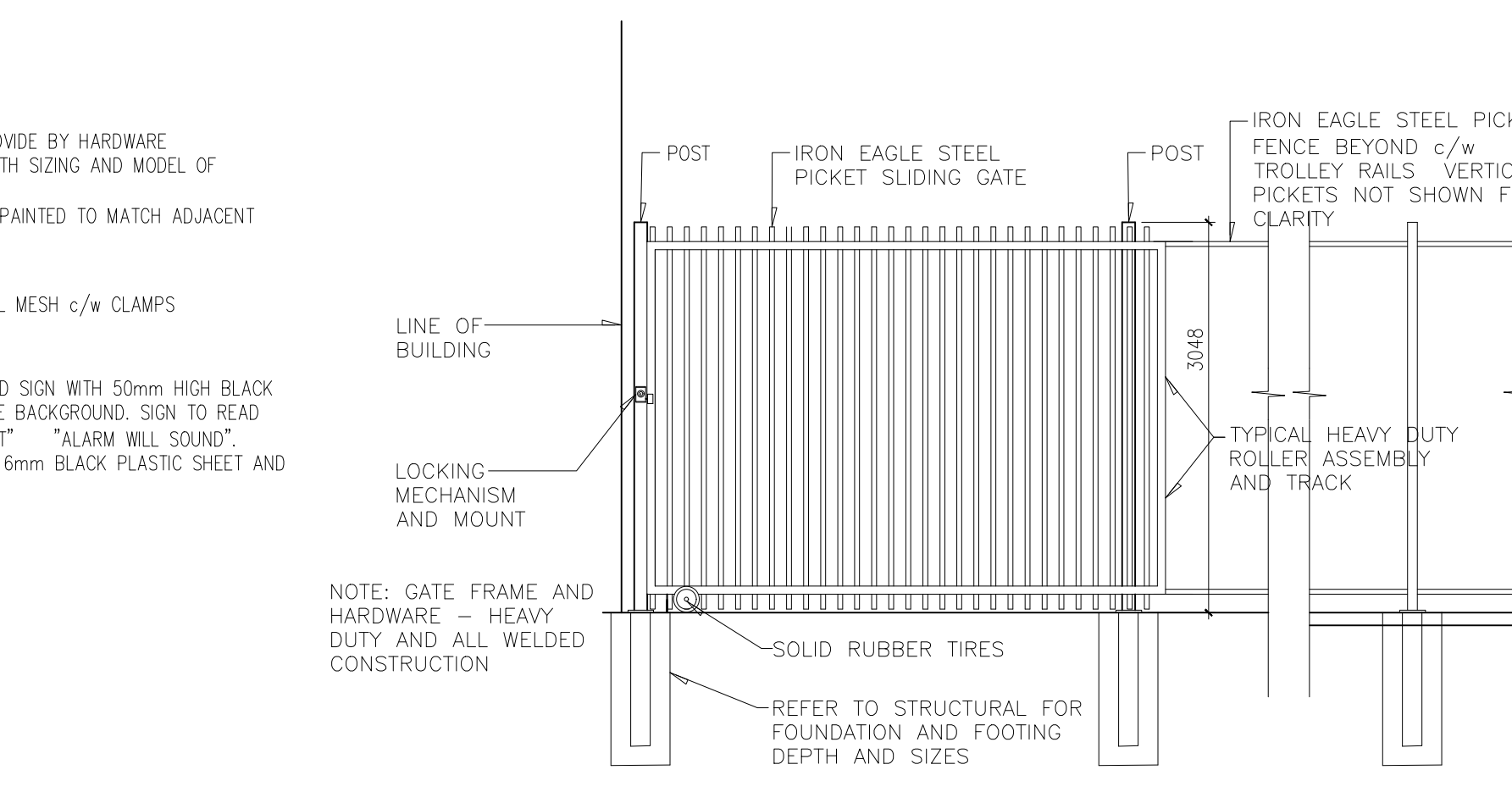
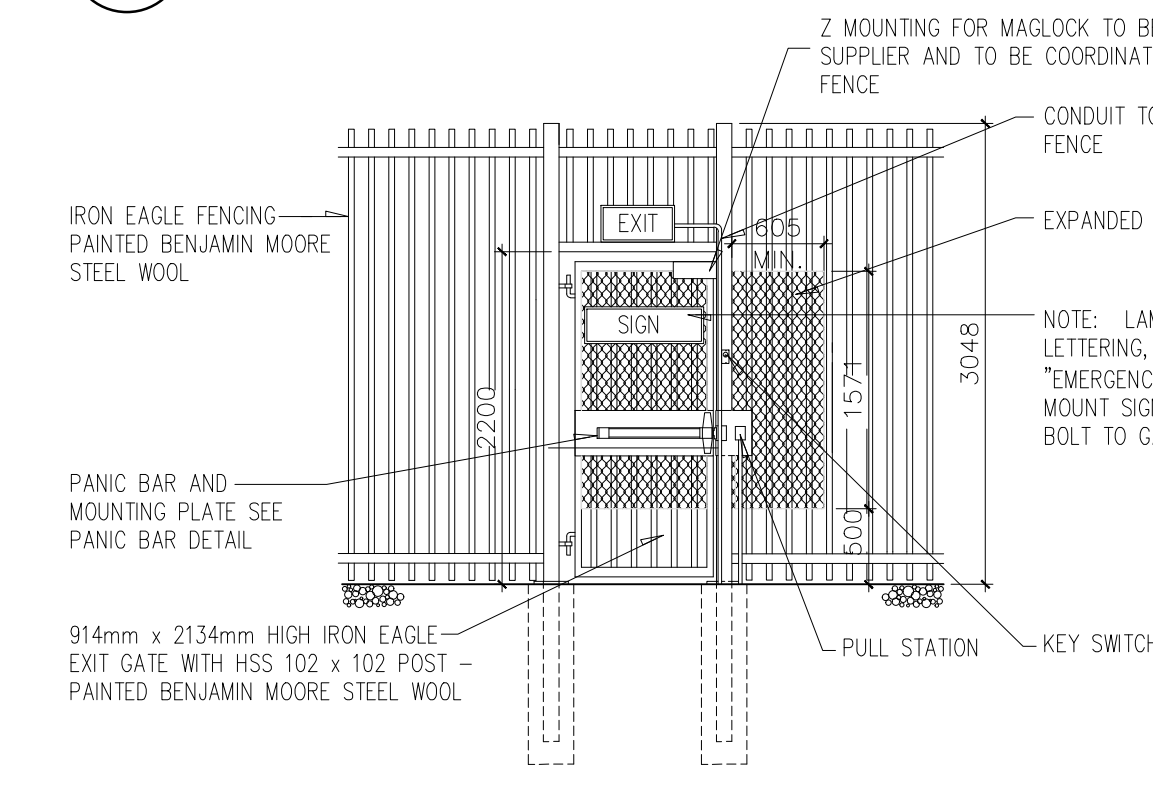
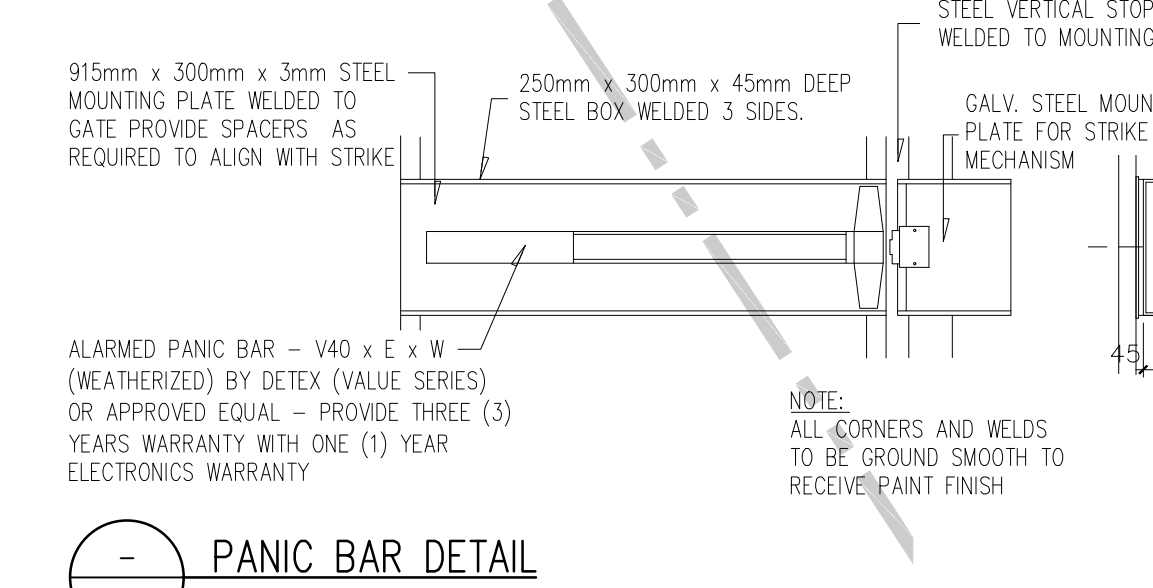
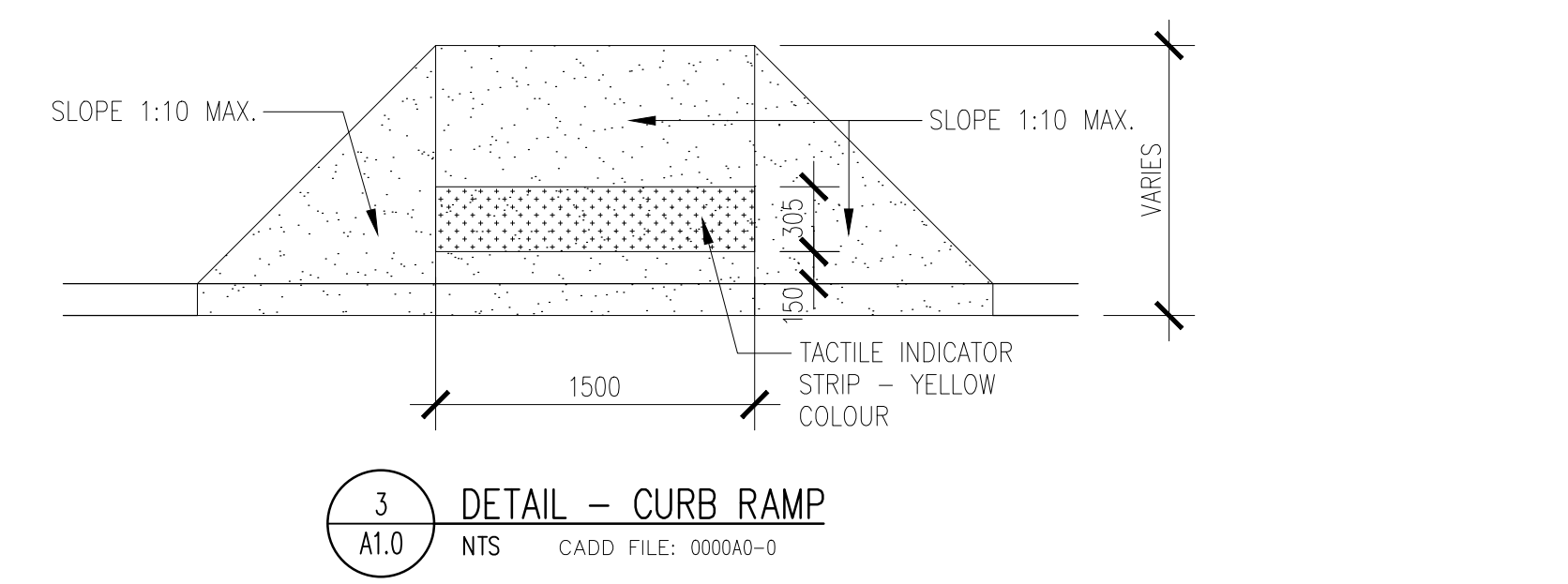
CTP: SAME AS ABOVE

AND

TAKEN FROM RAI ARCHITECT INC. SITE PLAN A01 REV. 2 CAD FILE 108A01.DWG DATED JUNE 9/08

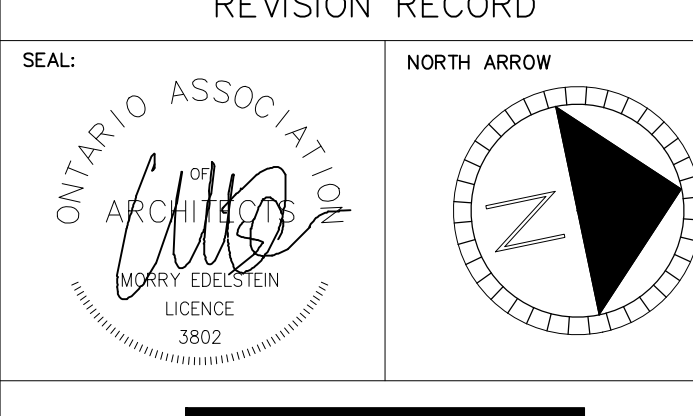
AND

TAKEN FROM AERIAL PHOTO



REVISION RECORD

DATE	REV.	DESCRIPTION	DRN BY
NOV 15/24	11	RE-ISSUED FOR SPA	JW
MAY 20/24	10	RE-ISSUED FOR SPA	JW
MAY 18/24	9	RE-ISSUED FOR SPA	JW
JAN 31/23	8	RE-ISSUED FOR SPA	JW
JAN 14/23	7	ISSUED FOR SPA	B.D.
APR 28/23	6	ISSUED FOR REVIEW	JW
NOV 21/22	5	ISSUED FOR REVIEW	JW
DEC 20/22	4	ISSUED FOR REVIEW	JW
AUG 09/22	3	ISSUED FOR REVIEW	B.D.
JUL 08/22	2	ISSUED FOR REVIEW	B.D.
AUG 04/21	1	ISSUED FOR PRE-CONSULTATION	JW



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 Fax: 905-239-0000  
 Email: rai@raiarchitect.com



**CANADIAN TIRE REAL ESTATE LIMITED**

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND BE RESPONSIBLE FOR SAME. REPORTING ANY DISCREPANCIES BEFORE COMMENCING WORK. LATEST APPROVED DRAWING ONLY TO BE USED FOR CONSTRUCTION. PRINTS ARE NOT TO BE SQUARED.

PROJECT: RETAIL STORE AND SERVICE CENTRE

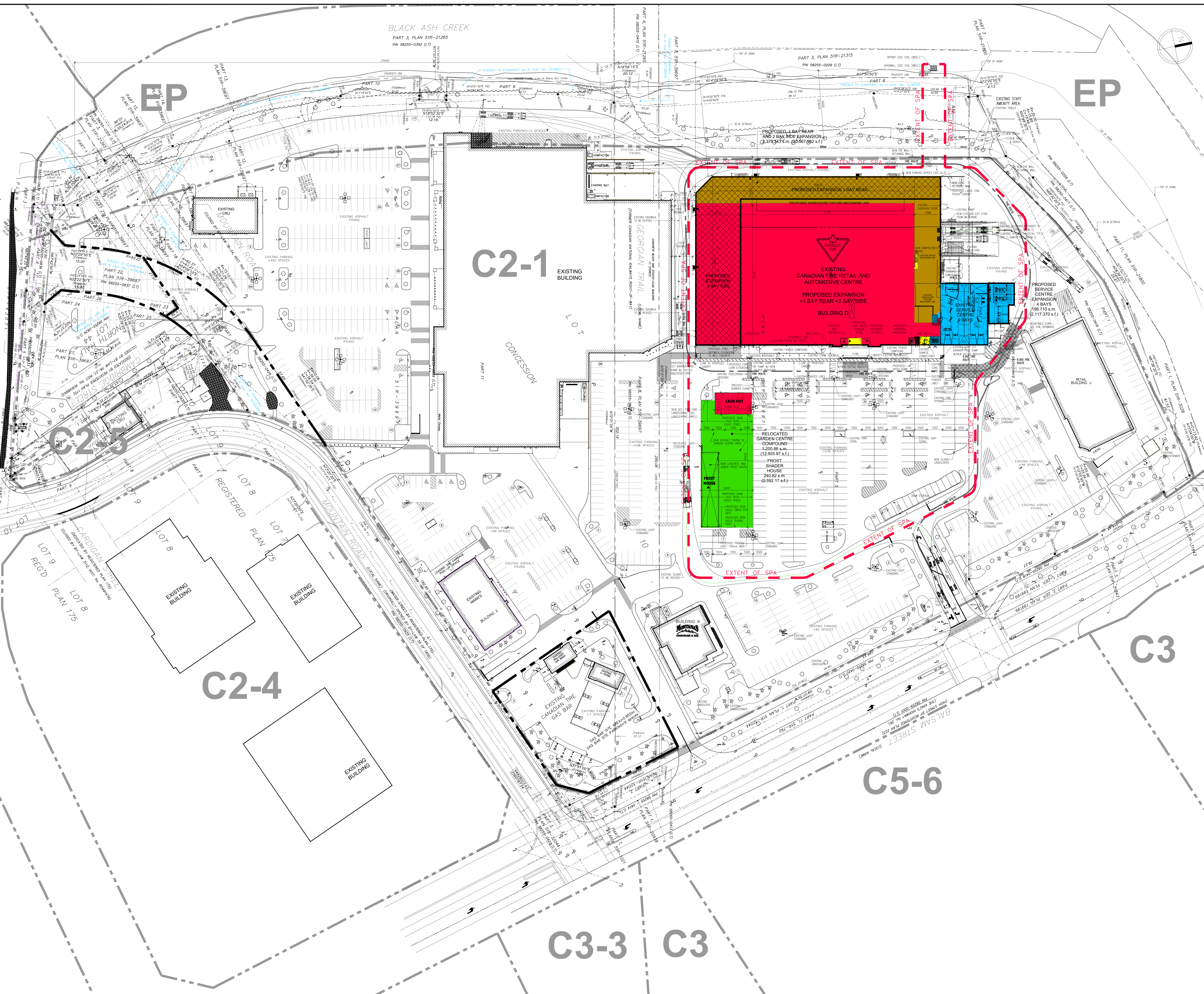
DRAWING TITLE: SITE PLAN W/ ATO AREAS

DRAWING No. **A1.0**

SCALE: 1:500 JOB No. 11021 PLOT DATE: 11/03/2024  
 FILE NAME: CTR108-C04-A1.0-110324.dwg

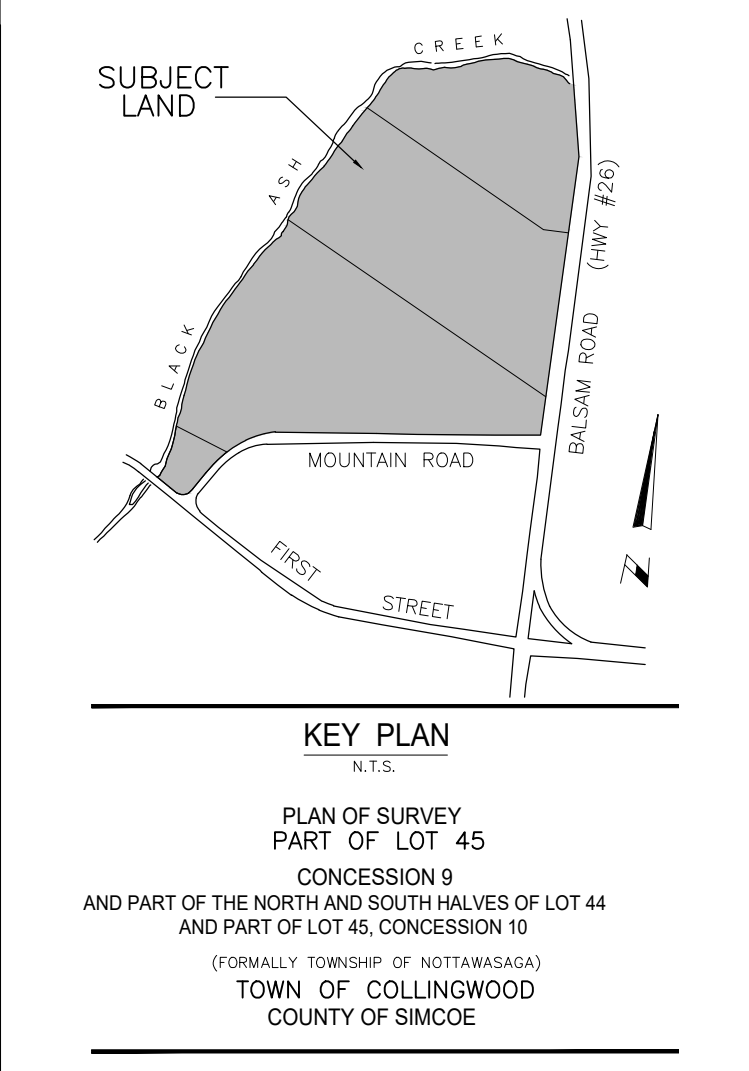


PLOT 1.1 - 1524x914 4 (60.0x36.0)



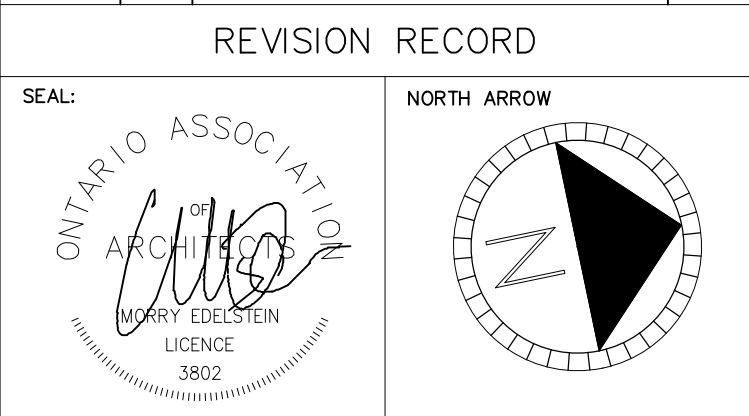
Zoning Regulations	Required	Provided	Units	Notes
<b>C2 Zone</b>				
Lot Area - Min.	20,000.00	103,124.53	m <sup>2</sup>	(10.312453 ha)
SPA Area	2.00	10.31	ha	(2.3986 ha)
Frontage - Min.	100.00	113.39	m	On First Street
Front Yard - Min.	10.00	276.92	m	On First Street
Interior Side Yard - Min.	8.00	8.68	m	For Canadian Tire Store
Exterior Side Yard - Min.	10.00	96.08	m	For Canadian Tire Store
Rear Yard - Min.	10.00	19.79	m	For Canadian Tire Store
Height - Max.	15.00	7.10	m	(Frosthouse - 4.038m)
Lot Coverage - Max.	50.00	22.62	%	
Landscaped Open Space - Min.	10.00	22.33	%	
<b>C2-1 Zone</b>				
Shopping Centre - Max GLFA	24,640.00	23,448.00	m <sup>2</sup>	
Home and Auto Supply Store - Max GLFA	9,600.00	9,247.19	m <sup>2</sup>	
Accessory unenclosed Garden Centre Compound- Max.	1,500.00	1,200.86	m <sup>2</sup>	
General Provisions:				
4.17 Light Fixture Height - Max (m) above grade	13.00	13.00	m	
5.2.6 Any area used for the outside display and sale of motor vehicles or recreational vehicles shall not be considered part of the required parking spaces for a main use. An area used for any type of outside display and sale shall be separated from those areas needed as required parking.	N/A	N/A		
5.3.2.2 Entrance Width - Min.	7.50	10.50	m	
5.3.2.2 Entrance Width - Max.	15.00	10.50	m	
5.5.1.1 Number of Entrances - Max. Two (2) plus one for every 100 m of frontage thereafter.		4.00		
5.7.11 Parking Aisle Width (90d) - Min.	6.00	6.00	m	
5.8.1.1 Parking Space Size - Min.	2.8 x 6.0	2.8 x 6.0	m	Perpendicular
5.8.1.1 Accessible Parking Space Size - Min.	4.5 x 6.0	3.4 x 6.0	m	Perpendicular
5.9.1.1 Delivery Space - Min. Loading spaces required for buildings over 2,500 m <sup>2</sup> of GFA.	N/A	N/A		
5.10.1.1 Loading Space - Min. From 7,001 m <sup>2</sup> GFA to 10,000 m <sup>2</sup> of GFA. (Canadian Tire Store).	2.00	3.00		
5.10.2 Loading Space size - Min.	3.5 x 20	3.5 x 25.0	m	
5.10.3 Loading Space Setback to Street - Min.	15.00	>15	m	
5.11.1.1 Accessible Parking Spaces - Min. 2 percent of total required parking spaces.	15.00	39.00		
5.13.1.1 Bicycle Spaces - Min. 10 percent of required parking spaces with min of 10 (Canadian Tire Store)	10.00	15.00		
5.15.1.1 Parking Spaces - Min. 3 per 100 m <sup>2</sup> of GLA for entire shopping centre minus Montana's;	689.00	1,159.00		

**BICYCLE PARKING CALCULATIONS (Based on CTC Addition Area)**  
 CTC Parking = 2,430.38 sm / 100 x 4 = 97 spaces  
 Bicycle Parking = 97 x 10% = 10 spaces



**SOURCES:**  
 CTR: TAKEN FROM LEON LUBELSKI ARCHITECT PHASE TWO SITE PLAN ASP-2 CAD FILE (99\_11PH2)\_SP-A2-SITEPLAN-OCT 16 03.DWG DATED OCT. 16/03  
 CTP: SAME AS ABOVE  
 AND: TAKEN FROM RAI ARCHITECT INC. SITE PLAN A01 REV. 2 CAD FILE 108401.DWG DATED JUNE 9/08  
 AND: TAKEN FROM AERIAL PHOTO

DATE	REV.	DESCRIPTION	DRN BY
NOV 15/24	9	RE-ISSUED FOR SPA	JV
MAY 28/24	8	RE-ISSUED FOR SPA	JV
APR 18/24	7	RE-ISSUED FOR SPA	JV
JAN 31/23	6	RE-ISSUED FOR SPA	JV
JUL 14/23	5	ISSUED FOR SPA	B.D.
APR 28/23	4	ISSUED FOR REVIEW	JV
NOV 4/22	3	ISSUED FOR REVIEW	JV
OCT 26/22	2	ISSUED FOR REVIEW	JV
JUL 29/21	1	ISSUED FOR PRE-CONSULTATION	JV

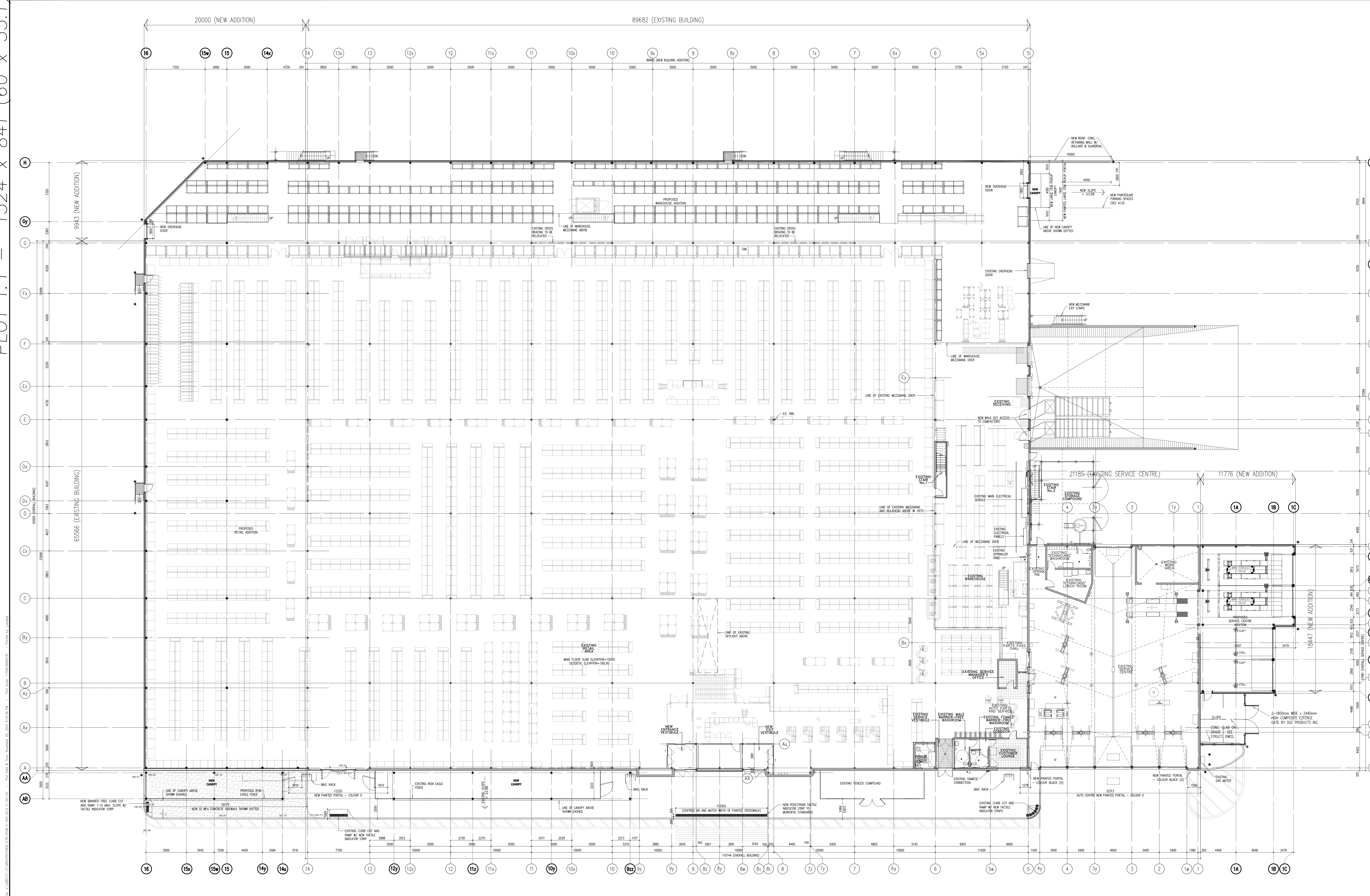


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**COLLINGWOOD Ontario**  
 STORE No. 108  
**CANADIAN TIRE REAL ESTATE LIMITED**

PROJECT: RETAIL STORE AND SERVICE CENTRE  
 DRAWING TITLE: SITE PLAN W/ ZONING INFORMATION & TRUCK TURNING  
 SCALE: 1:500 JOB No. 11021  
 FILE NAME: CTR108-C00-A1.11021.dwg  
 DRAWING No. **A1.2**  
 PLOT DATE: 11/03/2024

PLOT 1:1 - 1524 x 841 (60 x 33.1)

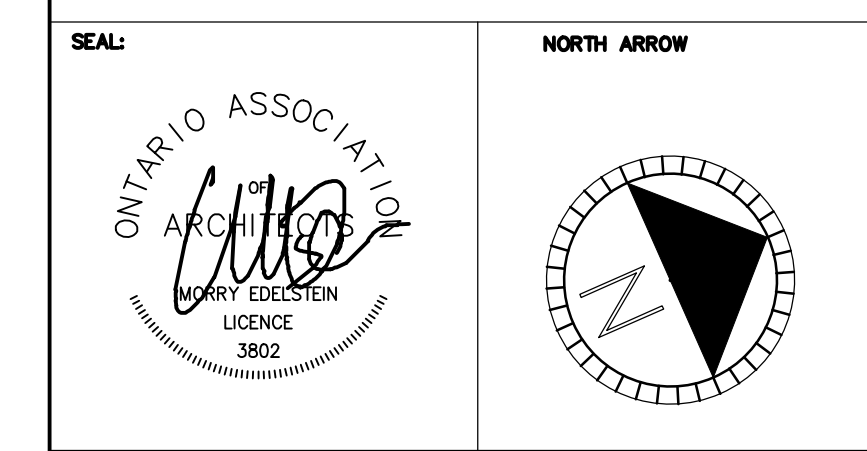


EXTERIOR COLOUR LEGEND

REF	COLOUR
A	HINDERLOUD GRAY
B	STEEL WOOL
D	SUPER WHITE
F	CLEAR ANODIZED
C	SAFETY YELLOW
H	PAINT (EXISTING)
I	PANTONE PMS BLACK 7C
J	STONE CLADDING
K	PALFIC WOOD FINISH COLOUR TIMBER TEAK 4-08B-30 - ALTERNATE COLOUR TO BE USED WHEN TEAK IS NOT AVAILABLE (MINIMUM 4-08A-30)
L	PANTONE GREEN 550C
M	RESERVED
N	RESERVED
O	BENJAMIN MOORE 2119-10 SPACE BLACK

REVISION RECORD

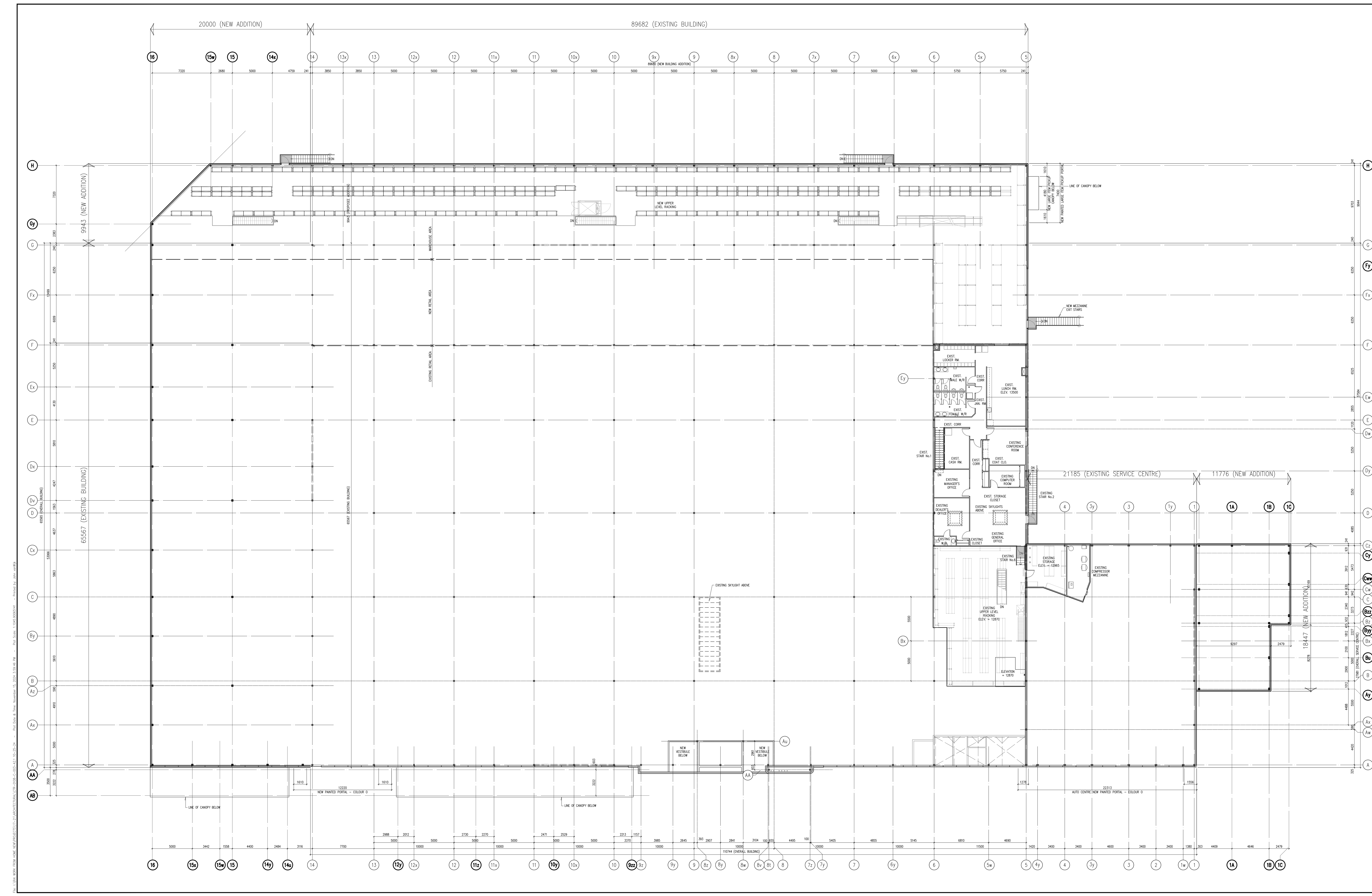
DATE	REV.	DESCRIPTION	BY
MAY 15/24	7	RE-ISSUED FOR SPA	JV
MAY 28/24	6	RE-ISSUED FOR SPA	JV
MAY 14/24	5	RE-ISSUED FOR SPA	JV
MAY 31/24	4	ISSUED FOR SPA	JV
MAY 14/23	3	ISSUED FOR SPA	B.D.
MAY 28/23	2	ISSUED FOR REVIEW	JV
MAY 31/23	1	ISSUED FOR REVIEW	JV



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**CANADIAN TIRE REAL ESTATE LIMITED**  
CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND BE RESPONSIBLE FOR SAME REPORTING ANY DISCREPANCIES BEFORE COMMENCING WORK.  
LATEST APPROVED DRAWING ONLY TO BE USED FOR CONSTRUCTION. PRINTS ARE NOT TO BE SCALED.  
**PROJECT: RETAIL STORE AND SERVICE CENTRE**  
DRAWING TITLE: **MAIN FLOOR PLAN A2.0**  
SCALE: 1:125  
JOB No. 17-21  
PL2 NAME: 17-028-02-A2-A2-10-24  
PLOT DATE: 11/20/2024



DATE	REV.	DESCRIPTION	BY
NOV. 15/24	6	RE-ISSUED FOR SPA	JV
APR. 18/24	5	RE-ISSUED FOR SPA	JV
JAN. 31/24	4	ISSUED FOR SPA	JV
JAN. 14/23	3	ISSUED FOR SPA	B.D.
APR. 28/23	2	ISSUED FOR REVIEW	JV
MAR. 21/23	1	ISSUED FOR REVIEW	JV

REVISION RECORD

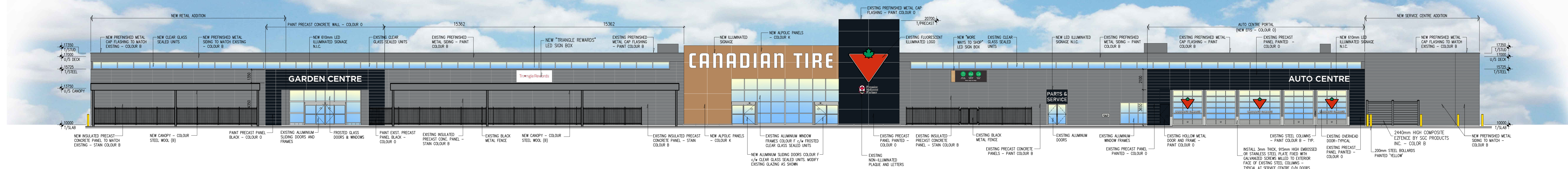
SEAL: ONTARIO ASSOCIATION OF ARCHITECTS

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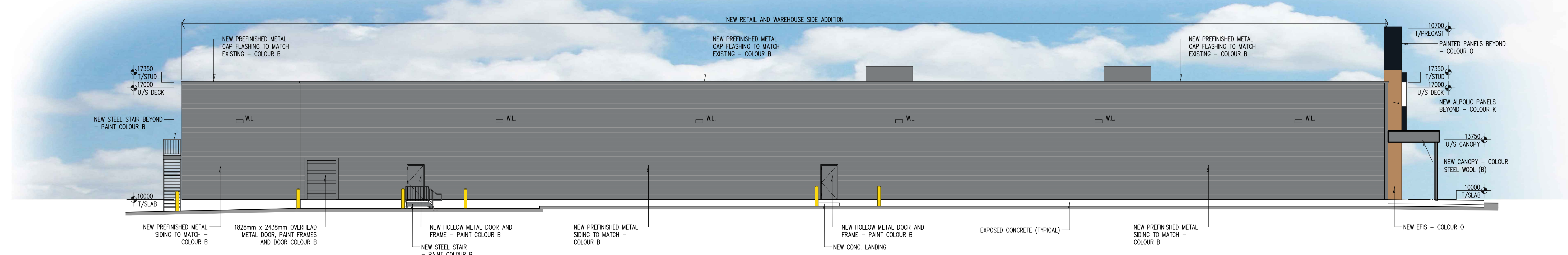
**Collingwood Ontario**  
STORE No. 108  
89 Belsom St., Collingwood, ON L9Y 3Y8

CANADIAN TIRE REAL ESTATE LIMITED

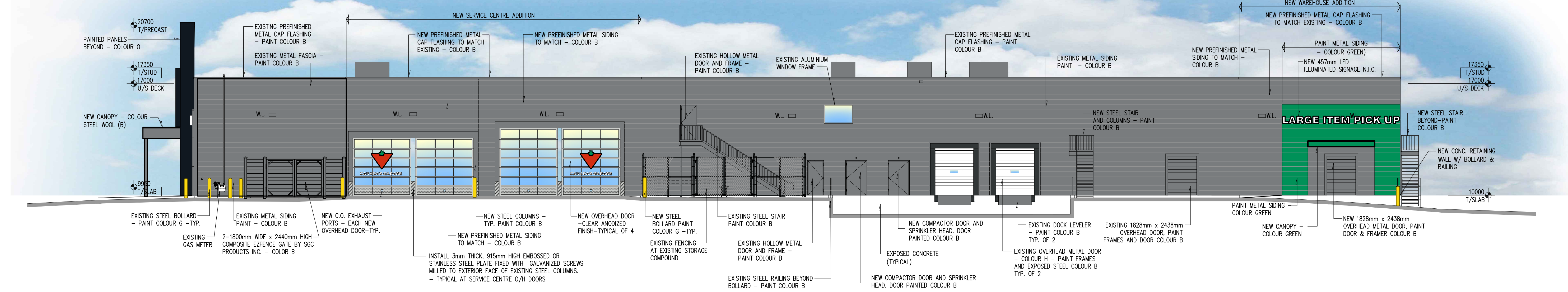
CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND BE RESPONSIBLE FOR SAME REPORTING ANY DISCREPANCIES BEFORE COMMENCING WORK.  
LATEST APPROVED DRAWING ONLY TO BE USED FOR CONSTRUCTION. PRINTS ARE NOT TO BE SCALED.



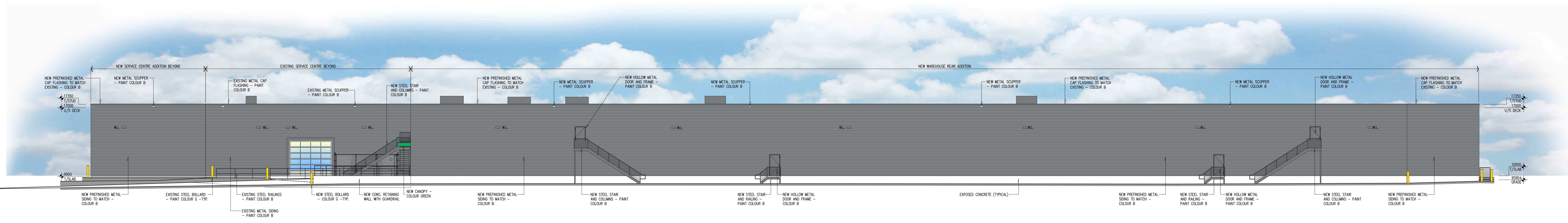
EAST ELEVATION (FRONT)



SOUTH ELEVATION

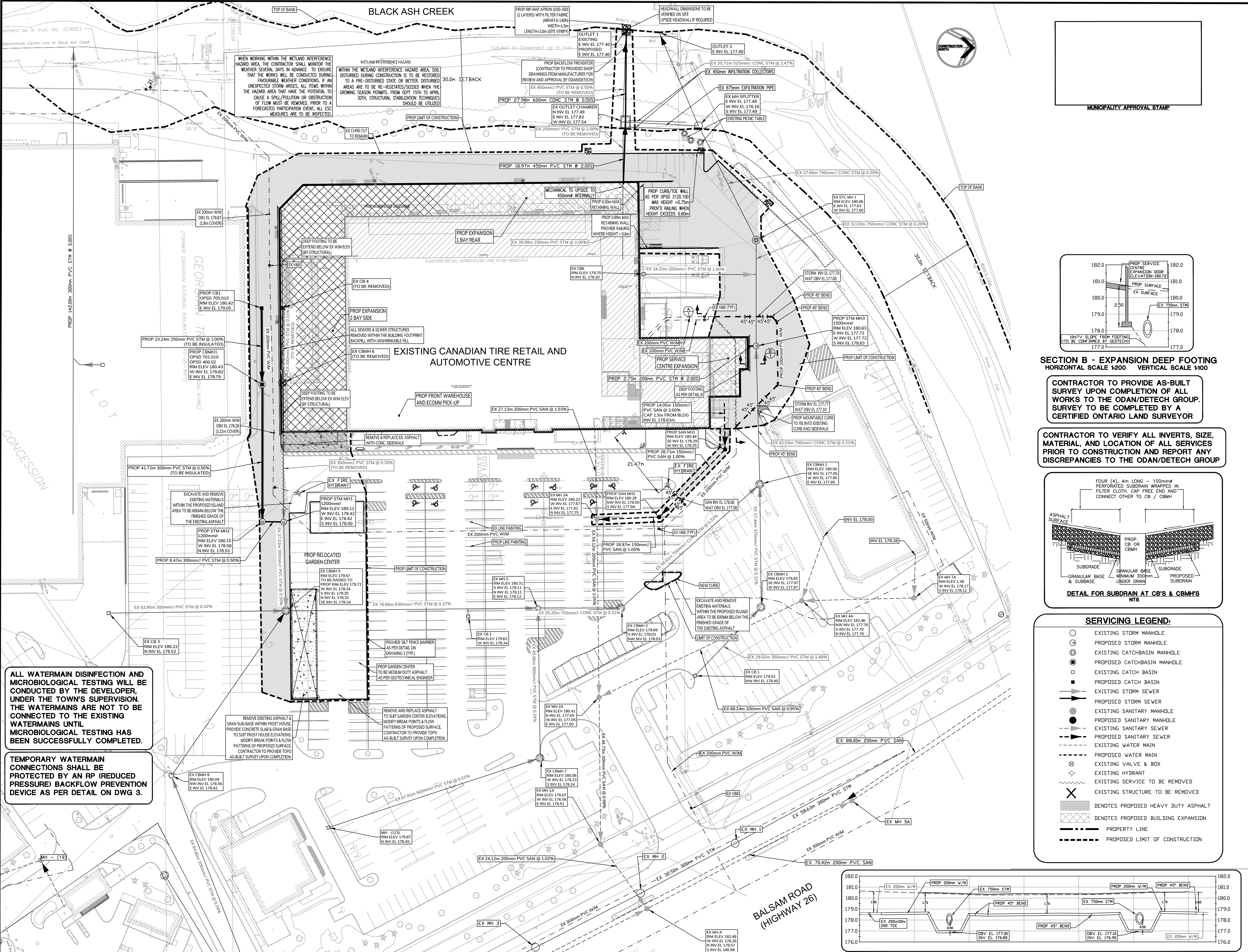


NORTH ELEVATION



WEST ELEVATION





**ALL WATERMAIN DISINFECTION AND MICROBIOLOGICAL TESTING WILL BE CONDUCTED BY THE DEVELOPER, UNDER THE TOWN'S SUPERVISION. THE WATERMAINS ARE NOT TO BE CONNECTED TO THE EXISTING WATERMAINS UNTIL MICROBIOLOGICAL TESTING HAS BEEN SUCCESSFULLY COMPLETED.**

**TEMPORARY WATERMAIN CONNECTIONS SHALL BE PROTECTED BY AN RP (REDUCED PRESSURE) BACKFLOW PREVENTION DEVICE AS PER DETAIL ON DWG 3.**

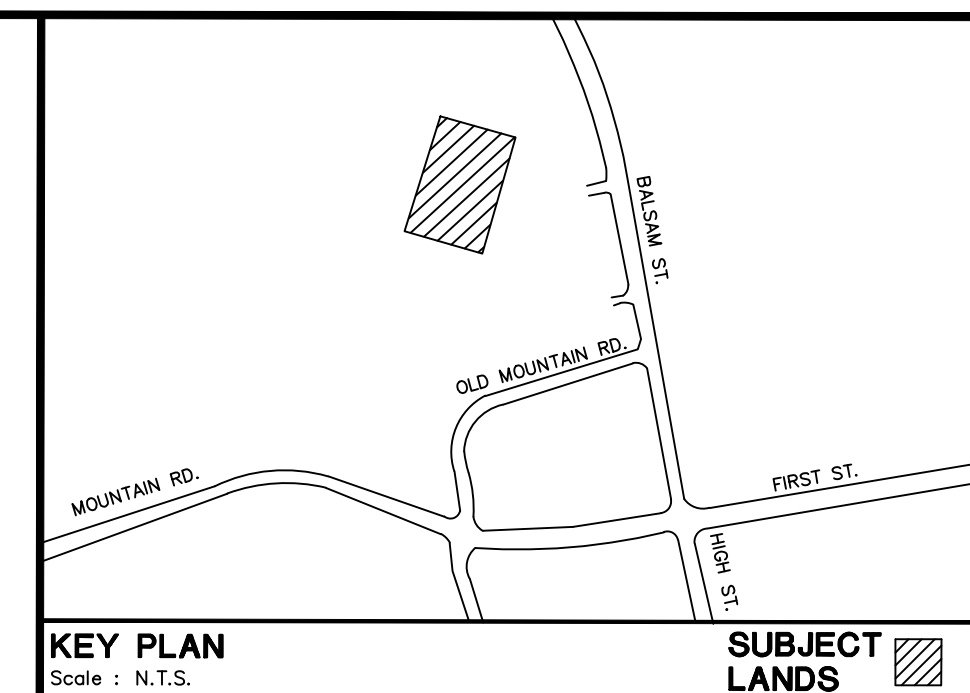
**BLACK ASH CREEK**

WHEN WORKING WITHIN THE WETLAND INTERFERENCE HAZARD AREA, THE CONTRACTOR SHALL MONITOR THE WEATHER SEVERAL DAYS IN ADVANCE TO ENSURE THAT THE WORKS WILL BE CONDUCTED DURING FAVOURABLE WEATHER CONDITIONS. IF AN UNEXPECTED STORM ARRIVES, ALL ITEMS WITHIN THE HAZARD AREA THAT HAVE THE POTENTIAL TO CAUSE A SPILL/POLLUTION OR OBSTRUCTION OF FLOW MUST BE REMOVED. PRIOR TO A FORECASTED PARTICIPATION EVENT, ALL ESC MEASURES ARE TO BE INSPECTED.

WETLAND INTERFERENCE HAZARD AREA. SOIL DISTURBED DURING CONSTRUCTION IS TO BE RESTORED TO A PRE-DISTURBED STATE OR BETTER. DISTURBED AREAS ARE TO BE RE-VEGETATED/SEEDED WHEN THE GROWING SEASON PERMITS. FROM SEPT 15TH TO APRIL 30TH, STRUCTURAL STABILIZATION TECHNIQUES SHOULD BE UTILIZED.

**MUNICIPALITY APPROVAL STAMP**

**KEY PLAN**  
Scale: N.T.S.



**NOTES:**

THE POSITION OF POLE LINES, CONDUITS, WATERMAINS, SEWERS AND UNDERGROUND AND ABOVE GROUND UTILITIES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING THE WORK THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL UTILITIES AND STRUCTURES, AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

THE CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS ON THE JOB AND REPORT ANY DISCREPANCY TO THE ARCHITECTS/ENGINEERS BEFORE PROCEEDING WITH THE WORKS.

ALL DRAWINGS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND THE PROPERTY OF THE ENGINEER WHICH MUST BE RETURNED AT THE COMPLETION OF WORK.

THIS DRAWING IS NOT TO BE SCALED. CONTRACTOR TO USE DIGITAL FILES FOR THIS PLAN PROVIDED BY ENGINEER.

THIS PLAN MUST NOT BE USED TO SITE THE PROPOSED BUILDINGS.

THE APPROVAL OF THIS PLAN DOES NOT EXEMPT THE OWNER'S CONTRACTOR FROM OBTAINING, BUT NOT LIMITED TO THE FOLLOWING PERMITS: ROAD CUT, SEWER PERMITS, RELOCATION OF SERVICES, ENCROACHMENT AGREEMENTS, APPROACH APPROVAL PERMITS.

EXISTING TOPOGRAPHICAL INFORMATION SUPPLIED BY SPEIGHT, VAN NOSTRAND & GIBSON LIMITED

**BENCH MARK:**

ELEVATIONS ARE GEODETIC AND ARE DERIVED FROM THE TOWN OF COLLINGWOOD BENCHMARK NO. 0011972314

LOCATION: BREWERS RETAIL STORE ON FIRST STREET, 1.3 KM NORTH OF POST OFFICE, TABLET IN EAST CONCRETE FOUNDATION, UNDERNEATH LOADING PLATFORM, 3.14 M SOUTH OF NORTHEAST CORNER AND 1.08 M BELOW TOP OF LOADING PLATFORM.

ELEVATION: PUBLISHED ELEVATION = 178.304 metres.

**BEARING NOTE:**

BEARINGS SHOWN HEREON ARE UTM GRID AND ARE DERIVED FROM THE SMARTNET NETWORK, AND ARE REFERRED TO UTM ZONE 17, CENTRAL MERIDIAN 8100° WEST LONGITUDE, NAD 83 (CSRS) (2010).

OBSERVED REFERENCE POINTS (ORP) DERIVED FROM GPS OBSERVATIONS USING THE SMARTNET NETWORK, AND ARE REFERRED TO UTM ZONE 17, CENTRAL MERIDIAN 8100° WEST LONGITUDE, NAD 83 (CSRS) (2010).

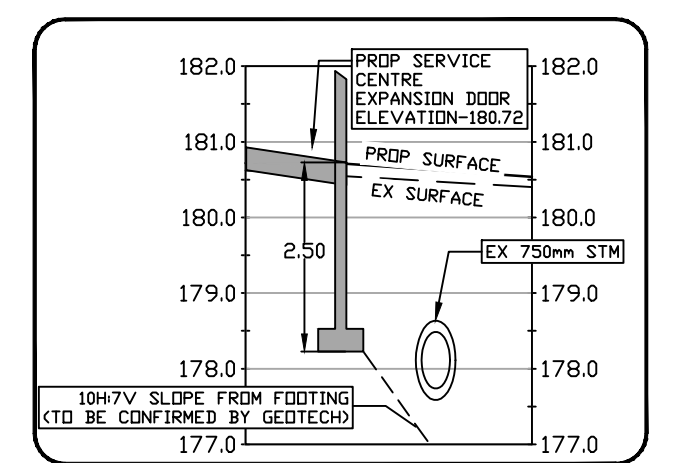
COORDINATES ARE TO AN URBAN ACCURACY AS PER SEC. 14 (2) OF ONT. REG. 216/10

POINT ID	NORTHING	EASTING
ORP 1	4928334.39	560741.13
ORP 2	4928023.43	560875.54
ORP 3	4927839.26	560574.22

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.9999623.

**METRIC NOTE:**

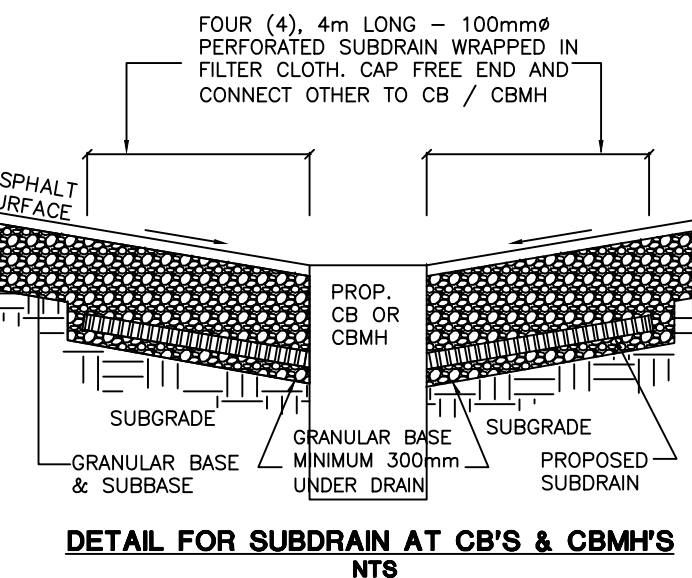
DISTANCES AND ELEVATIONS ON THIS PLAN ARE TYPICALLY SHOWN IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.



**SECTION B - EXPANSION DEEP FOOTING**  
HORIZONTAL SCALE 1:200 VERTICAL SCALE 1:100

**CONTRACTOR TO PROVIDE AS-BUILT SURVEY UPON COMPLETION OF ALL WORKS TO THE ODAN/DETECH GROUP. SURVEY TO BE COMPLETED BY A CERTIFIED ONTARIO LAND SURVEYOR**

**CONTRACTOR TO VERIFY ALL INVERTS, SIZE, MATERIAL, AND LOCATION OF ALL SERVICES PRIOR TO CONSTRUCTION AND REPORT ANY DISCREPANCIES TO THE ODAN/DETECH GROUP**

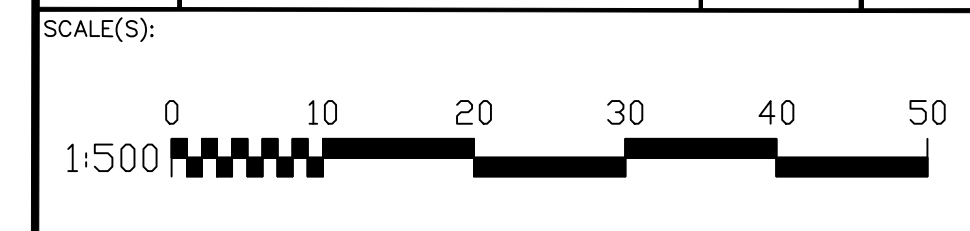


**DETAIL FOR SUBDRAIN AT CB'S & CBM'S**

**SERVICING LEGEND:**

- EXISTING STORM MANHOLE
- PROPOSED STORM MANHOLE
- ⊙ EXISTING CATCHBASIN MANHOLE
- ⊙ PROPOSED CATCHBASIN MANHOLE
- EXISTING CATCH BASIN
- PROPOSED CATCH BASIN
- EXISTING STORM SEWER
- PROPOSED STORM SEWER
- EXISTING SANITARY MANHOLE
- PROPOSED SANITARY MANHOLE
- EXISTING SANITARY SEWER
- PROPOSED SANITARY SEWER
- EXISTING WATER MAIN
- PROPOSED WATER MAIN
- ⊙ EXISTING VALVE & BOX
- ⊙ EXISTING HYDRANT
- EXISTING SERVICE TO BE REMOVED
- ✕ EXISTING STRUCTURE TO BE REMOVED
- DENOTES PROPOSED HEAVY DUTY ASPHALT
- ▨ DENOTES PROPOSED BUILDING EXPANSION
- PROPERTY LINE
- - - - PROPOSED LIMIT OF CONSTRUCTION

NO.	REVISIONS	DATE	BY
8	ISSUED FOR SPA	NOV-18-24	MLB
7	ISSUED FOR REVIEW & COORD	NOV-15-24	MLB
6	ISSUED FOR SPA	APR 03/24	MLB
5	ISSUED FOR SPA	JAN 04/24	MLB
4	ISSUED FOR SPA	JUL 27/23	MLB
3	UPDATED SITE PLAN	NOV 25/22	NM
2	REVISION WITH UPDATED SURVEY INFO	SEPT 28/22	NM
1	ISSUED FOR SPA	JAN 24/22	MLB



**DRAWING TITLE:**

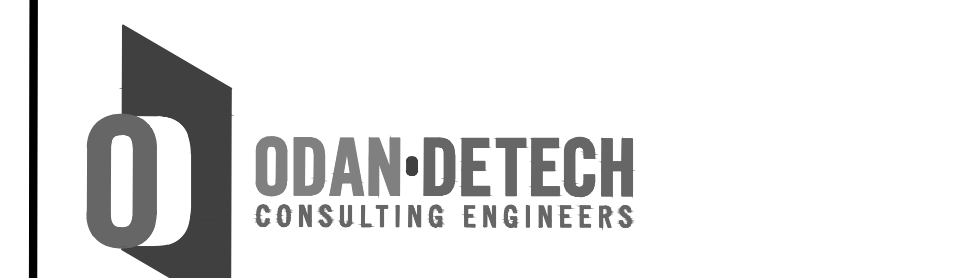
**SITE SERVICING PLAN**

**PROJECT:**

**PROPOSED COMMERCIAL EXPANSION**  
89 BALSAM ST.  
COLLINGWOOD, ONTARIO

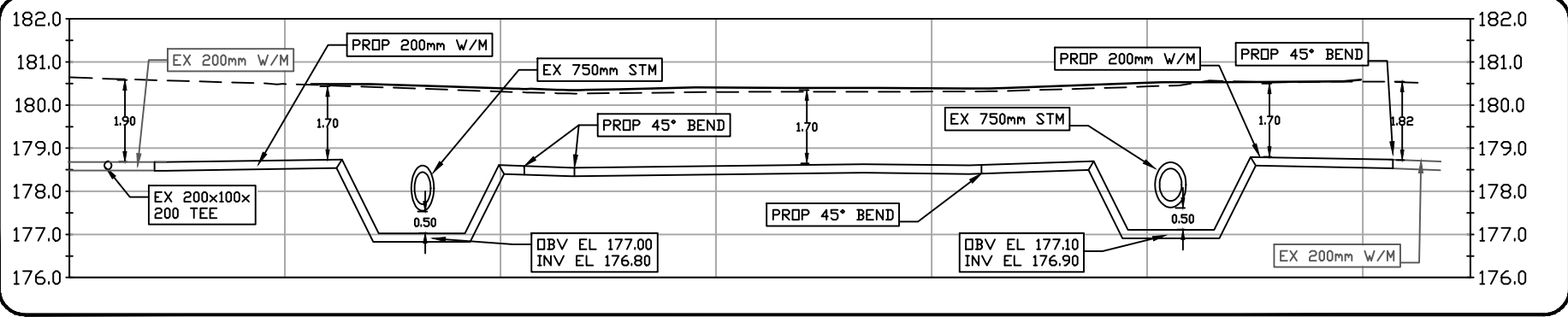
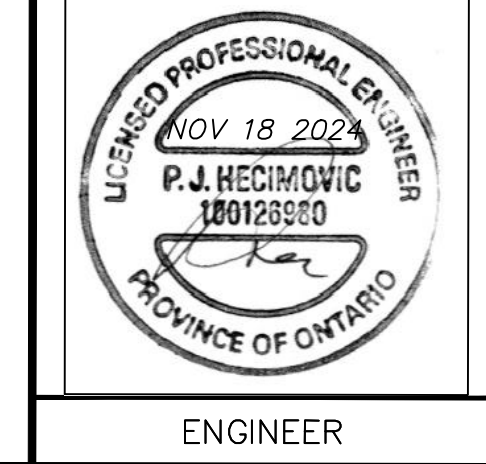
**CLIENT:**

**CANADIAN TIRE REAL ESTATE LTD.**  
2180 YONGE STREET  
TORONTO, ONTARIO

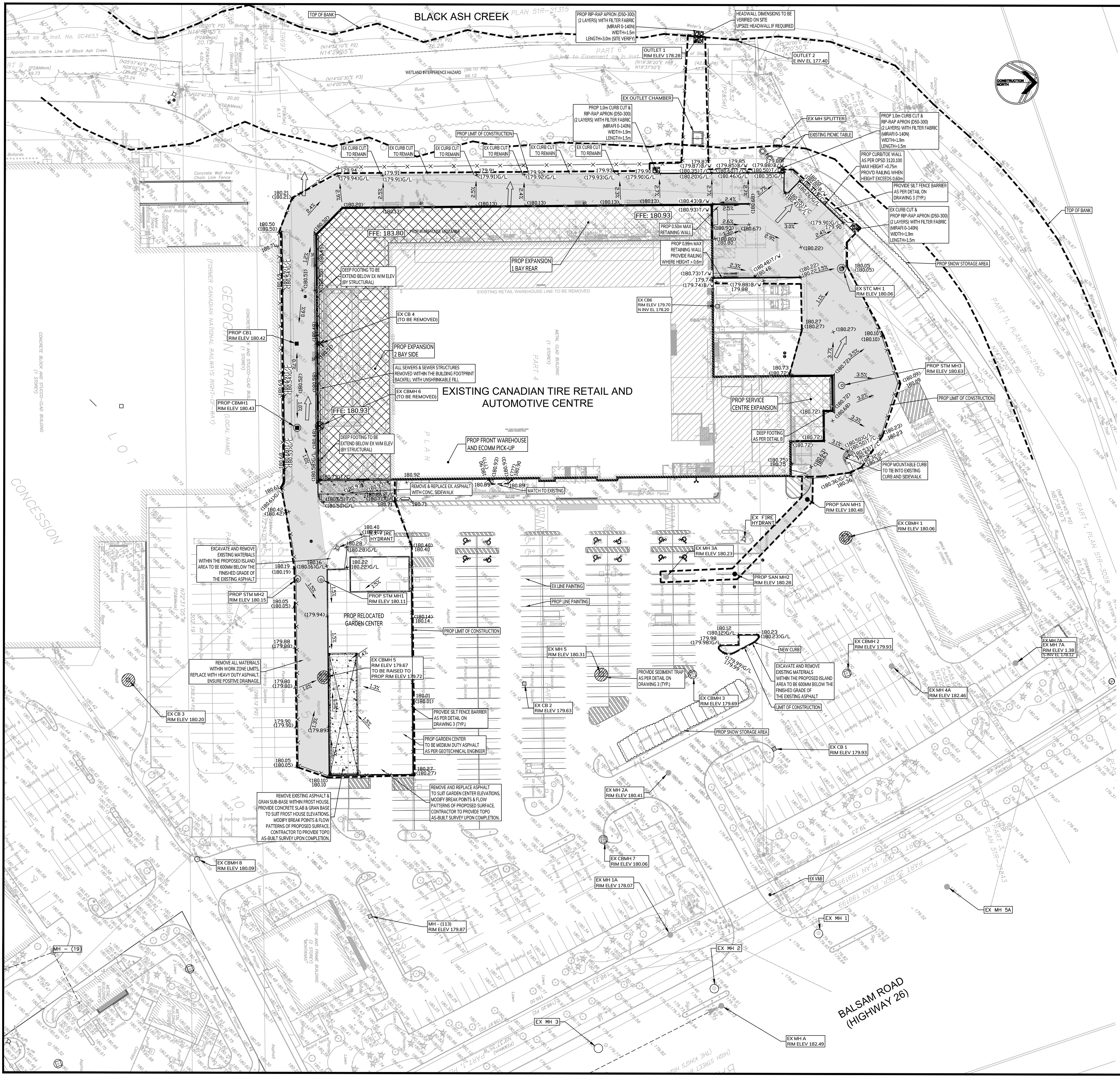


The Odan/Detech Group Inc. P: (855) 632-3811 F: (905) 632-3363  
6230 SOUTH SERVICE ROAD, BURLINGTON, ONTARIO, L7R 9K2

DESIGNED BY:	PROJECT NO.:
MLB	21243
DRAWN BY:	DATE:
MLB	DEC 2021
CHECKED BY:	DATE:
JK	DEC 2021
APPROVED BY:	DRAWING NO.:
JK	1



**SECTION A - PROPOSED PRIVATE WATERMAIN**  
HORIZONTAL SCALE 1:300 VERTICAL SCALE 1:150



CONTRACTOR TO PROVIDE AS-BUILT SURVEY UPON COMPLETION OF ALL WORKS TO THE ODAN/DETECH GROUP. SURVEY TO BE COMPLETED BY A CERTIFIED ONTARIO LAND SURVEYOR

CONTRACTOR TO VERIFY ALL INVERTS, SIZE, MATERIAL, AND LOCATION OF ALL SERVICES PRIOR TO CONSTRUCTION AND REPORT ANY DISCREPANCIES TO THE ODAN/DETECH GROUP

**KEY PLAN**  
Scale: N.T.S.

**NOTES:**  
THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWERS AND UNDERGROUND AND ABOVE GROUND UTILITIES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING THE WORK THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL UTILITIES AND STRUCTURES, AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.  
THE CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS ON THE JOB AND REPORT ANY DISCREPANCY TO THE ARCHITECTS/ENGINEERS BEFORE PROCEEDING WITH THE WORKS.  
ALL DRAWINGS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND THE PROPERTY OF THE ENGINEER WHICH MUST BE RETURNED AT THE COMPLETION OF WORK.  
THIS DRAWING IS NOT TO BE SCALED. CONTRACTOR TO USE DIGITAL FILES FOR LAYOUT PROVIDED BY ENGINEER.  
THIS PLAN MUST NOT BE USED TO SITE THE PROPOSED BUILDINGS.  
THE APPROVAL OF THIS PLAN DOES NOT EXEMPT THE OWNER'S CONTRACTOR FROM OBTAINING, BUT NOT LIMITED TO THE FOLLOWING PERMITS: ROAD CUT, SEWER PERMITS, RELOCATION OF SERVICES, ENCROACHMENT AGREEMENTS, APPROACH APPROVAL PERMITS.  
EXISTING TOPOGRAPHICAL INFORMATION SUPPLIED BY SPEIGHT, VAN NOSTRAND & GIBSON LIMITED

**BENCH MARK:**  
ELEVATIONS ARE GEODETIC AND ARE DERIVED FROM THE TOWN OF COLLINGWOOD BENCHMARK NO. 001972314  
LOCATION:  
BREWERS RETAIL STORE ON FIRST STREET, 1.3 KM NORTH OF POST OFFICE, TABLET IN EAST CONCRETE FOUNDATION, UNDERNEATH LOADING PLATFORM, 3.14 M SOUTH OF NORTHEAST CORNER AND 1.08 M BELOW TOP OF LOADING PLATFORM.  
ELEVATION:  
PUBLISHED ELEVATION = 178.304 metres.

**BEARING NOTE:**  
BEARINGS SHOWN HEREON ARE UTM GRID AND ARE DERIVED FROM THE SMARTNET NETWORK, AND ARE REFERRED TO UTM ZONE 17, CENTRAL MERIDIAN 8100' WEST LONGITUDE, NAD 83 (CSRS) (2010).  
OBSERVED REFERENCE POINTS (ORP) DERIVED FROM GPS OBSERVATIONS USING THE SMARTNET NETWORK, AND ARE REFERRED TO UTM ZONE 17, CENTRAL MERIDIAN 8100' WEST LONGITUDE, NAD 83 (CSRS) (2010).  
COORDINATES ARE TO AN URBAN ACCURACY AS PER SEC. 14 (2) OF ONT. REG. 216/10

POINT ID	NORTHING	EASTING
ORP 1	4928334.39	560741.13
ORP 2	4928023.43	560787.54
ORP 3	4927839.26	560574.22

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999623.

**METRIC NOTE:**  
DISTANCES AND ELEVATIONS ON THIS PLAN ARE TYPICALLY SHOWN IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NO.	REVISIONS	DATE	BY
8	ISSUED FOR SPA	NOV-18-24	MLB
7	ISSUED FOR REVIEW & COORD	NOV-15-24	MLB
6	ISSUED FOR SPA	APR 03/24	MLB
5	ISSUED FOR SPA	JAN 04/24	MLB
4	ISSUED FOR SPA	JUL 27/23	MLB
3	UPDATED SITE PLAN	NOV 25/22	NM
2	REVISION WITH UPDATED SURVEY INFO	SEPT 28/22	NM
1	ISSUED FOR SPA	JAN 24/22	MLB



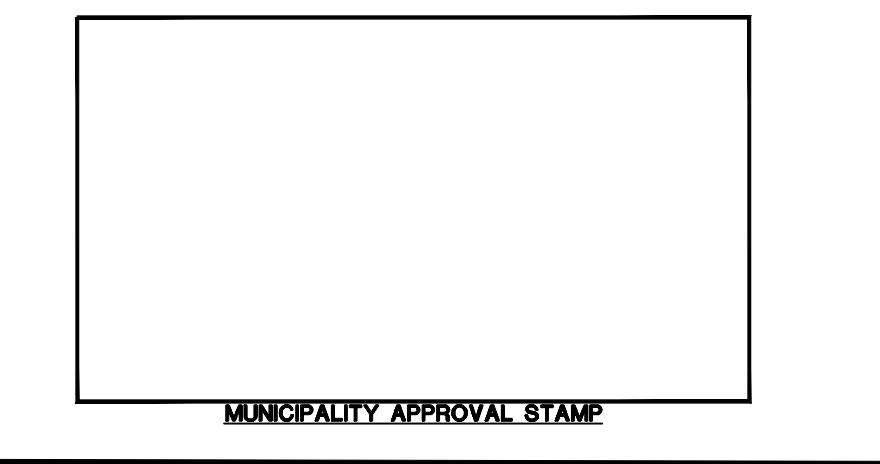
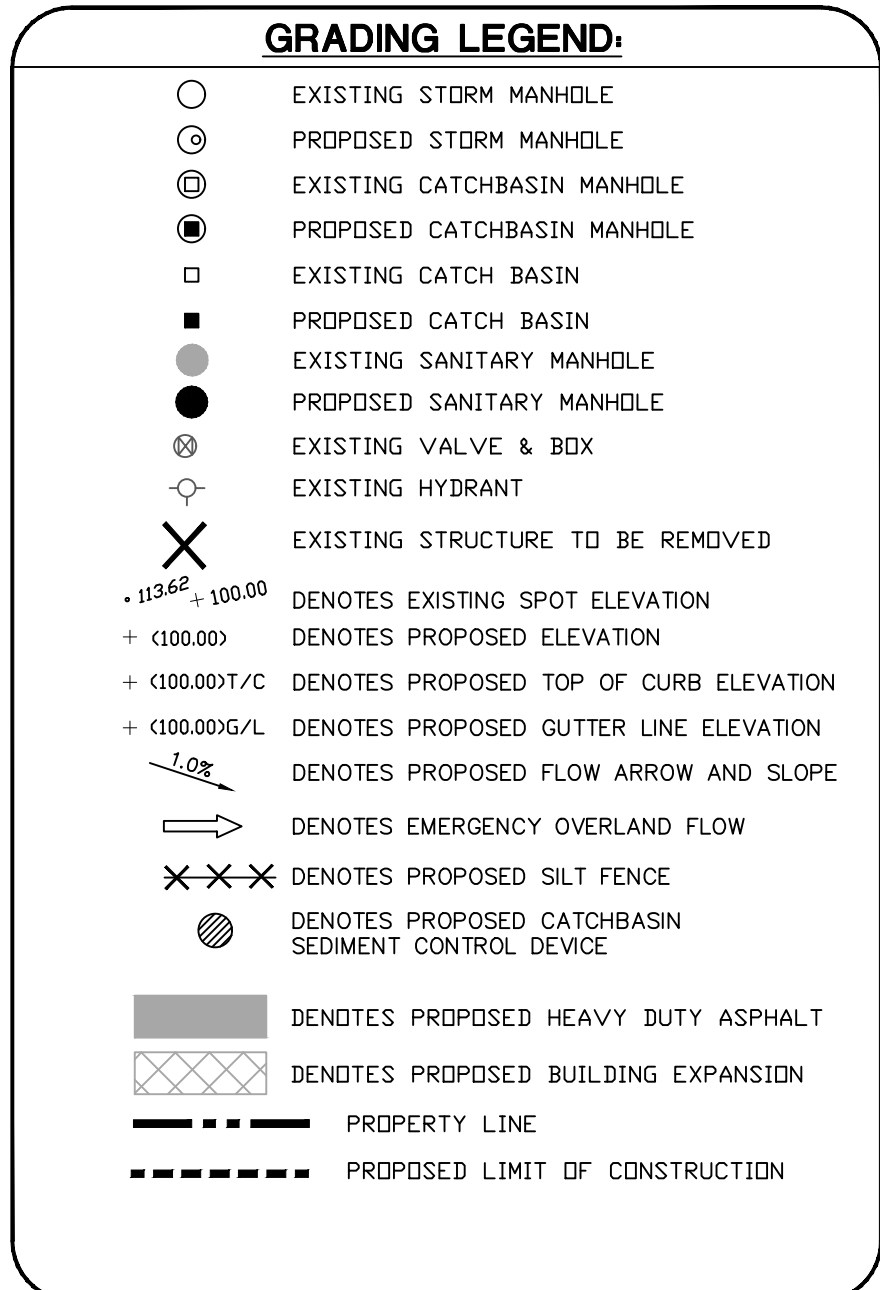
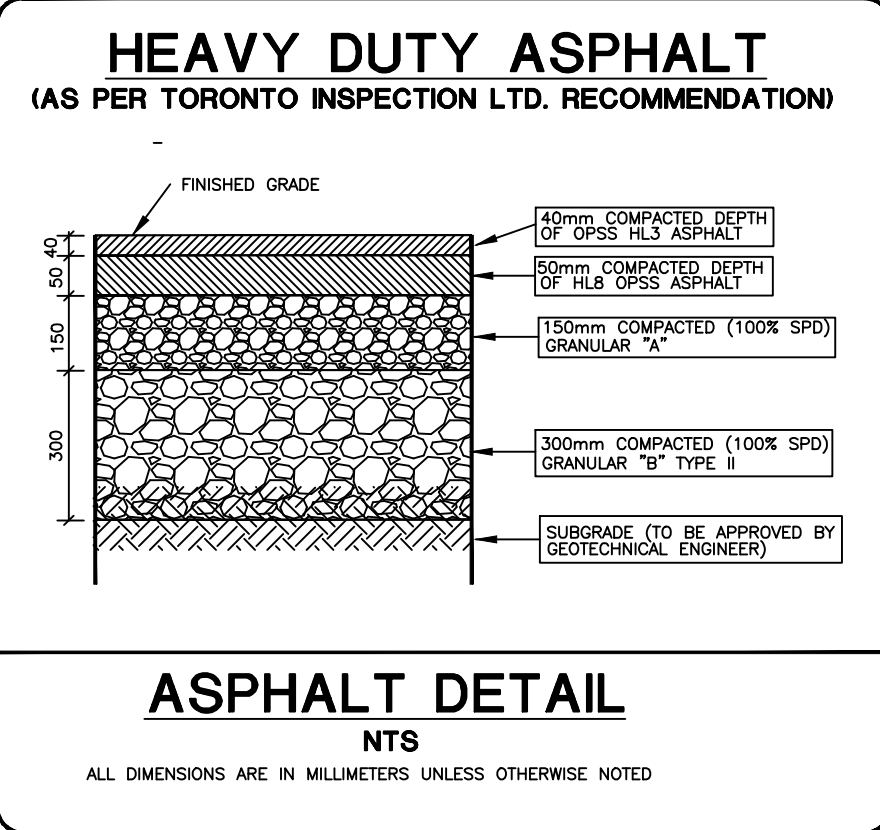
**DRAWING TITLE:**  
**SITE GRADING & EROSION CONTROL PLAN**

**PROJECT:**  
**PROPOSED COMMERCIAL EXPANSION  
89 BALSAM ST.  
COLLINGWOOD, ONTARIO**

**CLIENT:**  
**CANADIAN TIRE REAL ESTATE LTD.  
2180 YONGE STREET  
TORONTO, ONTARIO**



DESIGNED BY:	PROJECT NO.:
MLB	21243
DRAWN BY:	DATE:
MLB	DEC 2021
CHECKED BY:	DATE:
JK	DEC 2021
APPROVED BY:	DRAWING NO.:
JK	2



## GENERAL NOTES

- DRAWINGS ARE NOT TO BE SCALED.
- DO NOT SITE BUILDINGS WITH THIS DRAWING.
- ALL DIMENSIONS TO BE CHECKED AND VERIFIED ON THE SITE PRIOR TO ANY CONSTRUCTION. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ENGINEER BEFORE PROCEEDING.
- UNLESS OTHERWISE NOTED ON THE DRAWINGS THE STANDARD TOWN, REGION/COUNTY, MTO AND OPSD AND OPSD ARE TO CONSTITUTE PART OF THIS CONTRACT AND SITE PLAN DRAWINGS.
- REFER TO TOWN STANDARDS AND SPECIFICATIONS FOR LIST OF APPROVED MANUFACTURERS AND MATERIALS.
- EXISTING STRUCTURES ARE NOT TO BE DISTURBED, NOR ENCROACHMENT ON ADJACENT PROPERTIES UNLESS INSTRUCTED BY THE ENGINEER.
- THE APPROVAL OF THIS PLAN DOES NOT EXEMPT THE OWNERS CONTRACTOR FROM OBTAINING AND PAYING FOR, BUT NOT LIMITED TO THE FOLLOWING PERMITS, ROAD CUTS, SEWER PERMITS, RELOCATION OF SERVICES, ENCROACHMENT AGREEMENTS, APPROACH APPROVAL PERMITS, ETC. ALL RESTORATION AS PER TOWN STANDARDS.
- PRIOR TO CONSTRUCTION, THE ENGINEER IS TO BE NOTIFIED BY THE OWNER AND THE CONTRACTOR AS TO THE EXTENT OF THE CONSTRUCTION LIMITS THEY PROPOSE. THE TOWN IS TO BE NOTIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.
- THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE SITE PLAN, LANDSCAPE PLAN, SITE ELECTRICAL PLANS, AND ANY OTHER PLANS OR DRAWINGS WHICH DEPICT WORKS THAT ARE PROPOSED FOR THIS SITE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SAFETY MEASURES DURING THE CONSTRUCTION PERIOD, INCLUDING THE SUPPLY, INSTALLATION AND REMOVAL OF ALL NECESSARY SIGNAGE, DELINEATORS, MARKERS AND BARRIERS. ALL SIGNS, ETC. SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS FOR THE TOWN AND THE MTO MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES FOR ONTARIO.
- THE CONTRACTOR SHALL ENDEAVOR TO PREVENT MUD TRACKING ONTO EXISTING RIGHT-OF-WAYS AND SHALL PROVIDE FOR CLEANUP AT HIS OWN EXPENSE AS DIRECTED BY THE TOWN. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE TO CONTROL DUST ON THE PROJECT AND HE SHALL PROVIDE AT HIS OWN EXPENSE, CONTROLLING MEASURES AS DIRECTED BY THE TOWN.
- THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND PROTECTING ALL EXISTING UTILITIES PRIOR TO AND DURING CONSTRUCTION. LOCATION OF EXISTING UTILITIES TO BE VERIFIED IN THE FIELD.
- THE CONTRACTOR SHALL RECTIFY ALL DISTURBED AREAS TO ORIGINAL CONDITION OR BETTER AND TO THE SATISFACTION OF THE TOWN.
- BLASTING WILL NOT BE ALLOWED UNLESS AUTHORIZED BY THE TOWN.
- ANY UTILITY RELOCATIONS DUE TO THIS DEVELOPMENT TO BE UNDERTAKEN AT THE EXPENSE OF THE OWNER/DEVELOPER.
- ALL DRAWINGS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND THE PROPERTY OF THE ENGINEER WHICH MUST BE RETURNED AT THE COMPLETION OF WORK.
- DRIVEWAYS SHALL BE SETBACK A MINIMUM CLEARANCE OF 1.0 m. FROM ALL ABOVEGROUND SERVICES OR OTHER OBSTRUCTIONS.
- ALL CONSTRUCTION WORK IS TO BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS.
- CONSTRUCTION ACCESS SHALL BE CONSTRUCTED WITH A MIN. OF 450mm THICK CRUSHED STONE BASE FROM MUNICIPAL CURB OR EDGE OF PAVEMENT TO THE PROPERTY LINE TO THE SATISFACTION OF THE TOWN. LOCATION SHALL BE AS PER THE TOWN.
- MINIMUM CLEARANCE OF 1.0m FROM ALL ABOVE GROUND SERVICES AND UTILITIES.
- OUTSIDE LIGHTING TO BE DIRECTED DOWNWARD AS WELL AS INWARD AND DESIGNED TO MAINTAIN ZERO CUTOFF LIGHT DISTRIBUTION AT THE PROPERTY LINE.
- ALL WORKS WITHIN TOWN RIGHT-OF-WAY TO BE PERFORMED BY TOWN FORCES OR AN APPROVED CONTRACTOR AS PER TOWN AGREEMENTS, UNLESS OTHERWISE DIRECTED BY THIS ENGINEER.
- ALL EXISTING SEWERS ARE TO BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION INCLUDING SEWER INVERTS, MATERIAL TYPE, AND SIZE. ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER.
- ALL RELOCATION, RECONSTRUCTION AND RESTORATION TO BE PERFORMED TO THE SATISFACTION OF THE DIRECTOR OF ENGINEERING.

## GRADING

- THE GRADING PLAN IS TO BE READ WITH THE SITE SERVICES DRAWING AND THE SITE PLAN. FOR BUILDING DETAILS REFER TO THE LATEST REVISION OF THE SITE PLAN AS PER THE ARCHITECT.
- CONTRACTOR TO RESTORE ALL DISTURBED AREAS (I.E. PUBLIC R.O.W., ADJACENT LANDS) WHICH HAVE BEEN DISTURBED DURING CONSTRUCTION TO PREVIOUS OR BETTER CONDITION.
- ALL DRIVEWAY AND GRADING MATERIAL AND CONSTRUCTION METHODS MUST CONFORM TO CURRENT TOWN STANDARDS AND SPECIFICATIONS.
- ALL FILL WITHIN THE SITE TO BE COMPACTED TO A MIN. OF 100% STD. PROCTOR DENSITY. THE SUITABILITY OF ALL FILL MATERIALS ARE TO BE CONFIRMED BY A RECOGNIZED SOILS CONSULTANT TO THE DIRECTOR OF ENGINEERING PRIOR TO INSTALLATION OF ANY ROAD BASE MATERIALS.
- LANDSCAPE SHALL NOT ENCROACH ON BOULEVARD NOR SHALL BOULEVARD GRADES BE ALTERED.
- SILT FENCE(S) TO BE INSTALLED AND MAINTAINED TO PREVENT SILT FLOWING ONTO ADJACENT LANDS SILTATION CONTROL METHODS SUCH AS ENVIROFENCE OR APPROVED EQUAL SHALL BE ERECTED PRIOR TO ANY GRADING OR CONSTRUCTION AND SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION.
- ANY CHANGES IN GRADES OR CATCH BASINS REQUIRE THE APPROVAL OF THE ODM/DETECH GROUP INC.
- THE CONTRACTOR SHALL RECTIFY ALL DISTURBED AREAS TO ORIGINAL CONDITION OR BETTER AND TO THE SATISFACTION OF THE CITY.
- ALL LANDSCAPING TO BE INSTALLED AS SOON AS POSSIBLE OR PRIOR TO THE END OF THE FIRST GROWING SEASON. LANDSCAPING TO BE MAINTAINED UNTIL IT IS ESTABLISHED.
- ALL CONNECTIONS WITH PAVED PORTIONS OF EXISTING ROADS TO BE BACKFILLED WITH GRANULAR "A" MATERIAL OR LATEST CITY SPECIFICATIONS AND COMPACTED TO 100 % SPD.
- CONSTRUCTION ACCESS SHALL BE CONSTRUCTED WITH A MIN. OF 450mm THICK CRUSHED STONE BASE FROM MUNICIPAL CURB OR EDGE OF PAVEMENT TO THE PROPERTY LINE TO THE SATISFACTION OF THE CITY.
- ALL CURBS ARE TO BE 150mm ABOVE THE PROPOSED GUTTER LINE (G/L) UNLESS NOTED OTHERWISE.
- PAVEMENT GRADE (MIN. 0.5%, MAX. 5%).
- DRAINAGE SWALES WITH GRADES (MIN. 2%, MAX. 5%).
- SLOPES IN LANDSCAPE AREAS AND ON BERMS SHALL NOT EXCEED 3 HORIZONTAL TO 1 VERTICAL.

## CURBING/SIDEWALKS/ASPHALT

- ALL PROPOSED INTERNAL CURBING TO BE BARRIER TYPE AS PER ARCHITECT DETAIL. ALL TOPS OF CURBS TO BE 150mm ABOVE PROPOSED GUTTER LINE, UNLESS OTHERWISE NOTED.
- ALL REQUIRED CURBING AND CURB DEPRESSIONS AT SIDEWALK CROSSINGS SHALL BE INSTALLED TO THE SATISFACTION OF THE TOWN AND AS PER TOWN DRAWING.
- ALL PROPOSED ROAD CUTS TO BE PERFORMED AND RESTORED TO THE SATISFACTION OF THE TOWN , AND IN ACCORDANCE WITH TOWN STANDARDS & SPECIFICATIONS.
- CONCRETE SIDEWALK WITHIN PUBLIC R.O.W. AS PER OPSD-310.010 AND OPSD-310.020 (ADJACENT TO CURB). ALL RAMPS SHALL BE AS PER OPSD-310.031. ALL SIDEWALKS SHALL BE 300mm WITH 7% AIR ALL CONCRETE SIDEWALKS TO BE MINIMUM 150mm THICK AT RESIDENTIAL DRIVEWAYS AND 200mm THICK THROUGH COMMERCIAL/INDUSTRIAL ENTRANCES HAVE 150mm GRANULAR "A" BASE, COMPACTED TO 100% SPD.
- ALL HEAVY DUTY ASPHALT WITHIN THE SITE SHALL BE AS PER THE FOLLOWING SPECIFICATIONS:
  - 40mm COMPACTED DEPTH OF HL3 ASPHALT - TOP COURSE
  - 50mm COMPACTED DEPTH OF HL8 ASPHALT - BINDER COURSE
  - 150mm COMPACTED (100% SPD) GRANULAR "A"
  - 300mm COMPACTED (100% SPD) GRANULAR "B"
- ALL MEDIUM DUTY ASPHALT WITHIN THE SITE SHALL BE AS PER THE GEOTECHNICAL ENGINEERS RECOMMENDATION.
- ALL SECTIONAL PRE-CAST CONCRETE CURBING AS PER OPSD-603.02.
- PERIMETER SUBDRAINS SHOULD BE PROVIDED AROUND PARKING AREAS AND ALONG DRIVEWAYS.

## GENERAL NOTES LEGISLATION, REGULATION AND CODES

- ALL WORK SHALL BE COMPLETED ACCORDING TO THE CURRENT **OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS**. THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE CONSTRUCTOR AS DEFINED IN THE ACT.
- ALL TEMPORARY TRAFFIC CONTROL AND SIGNAGE DURING CONSTRUCTION SHALL BE ACCORDING TO THE CURRENT **ONTARIO TRAFFIC MANUAL BOOK 2: TEMPORARY CONDITIONS ROAD CONTROL**.

## SERVICING NOTES STORM SEWERS

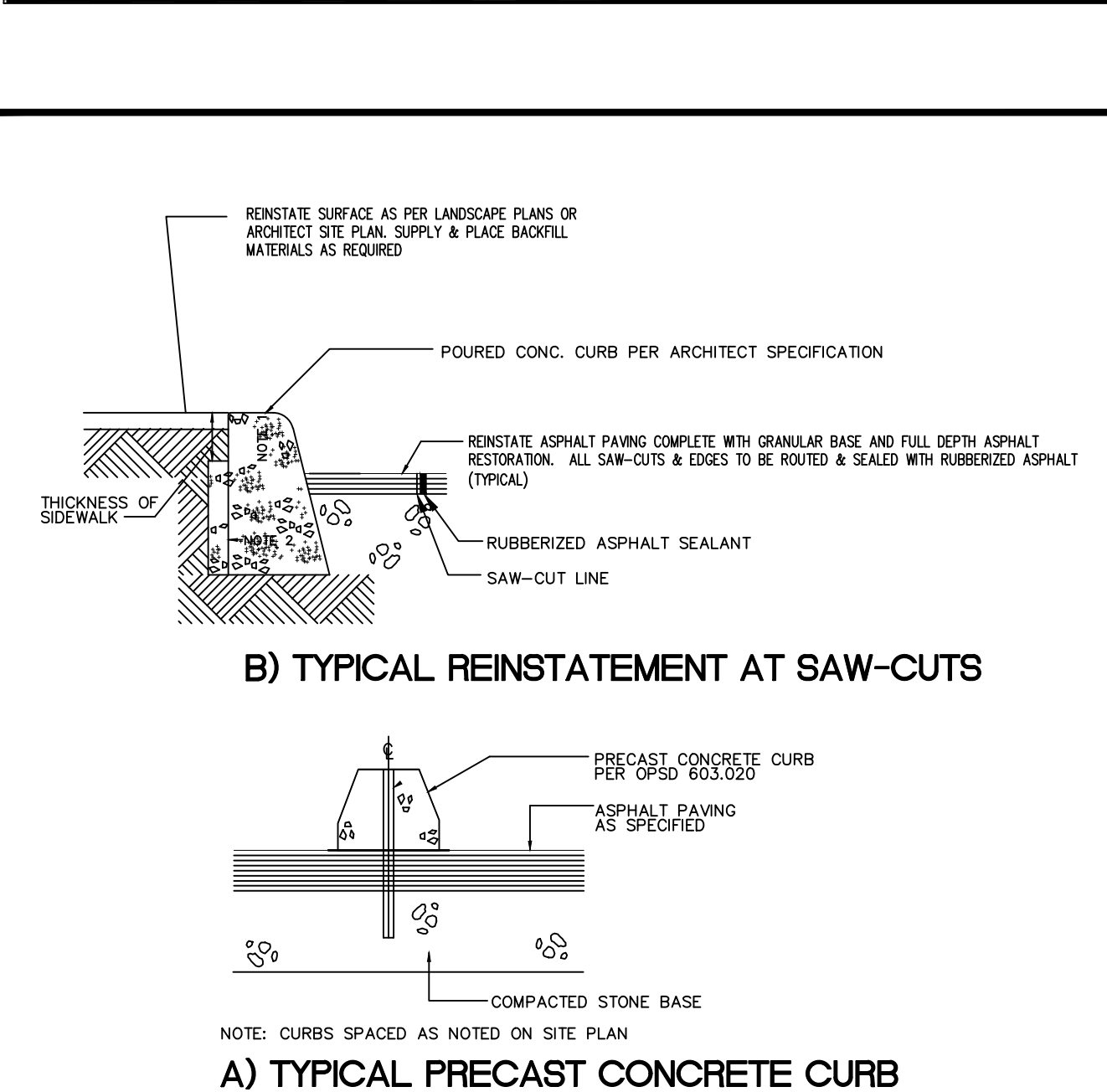
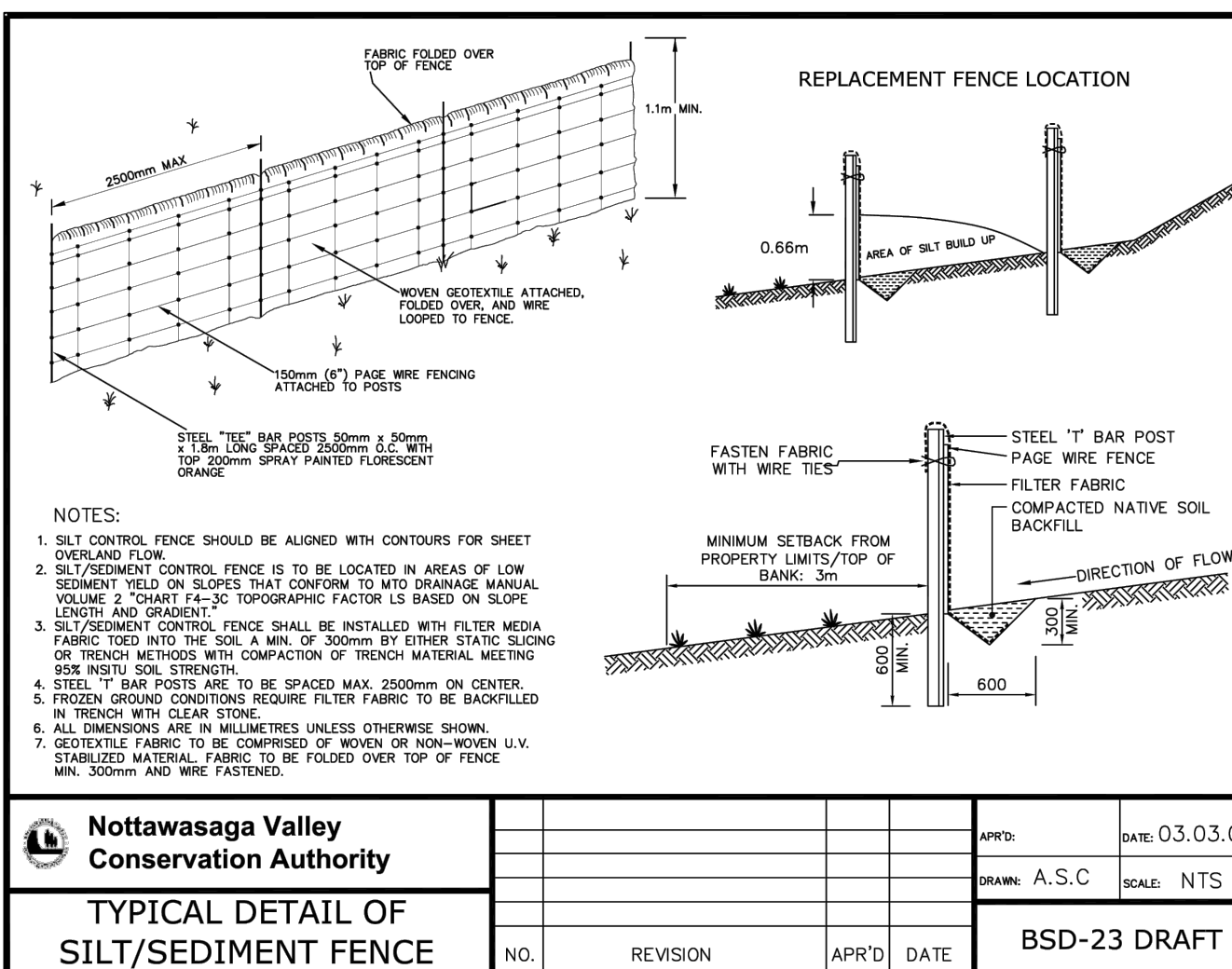
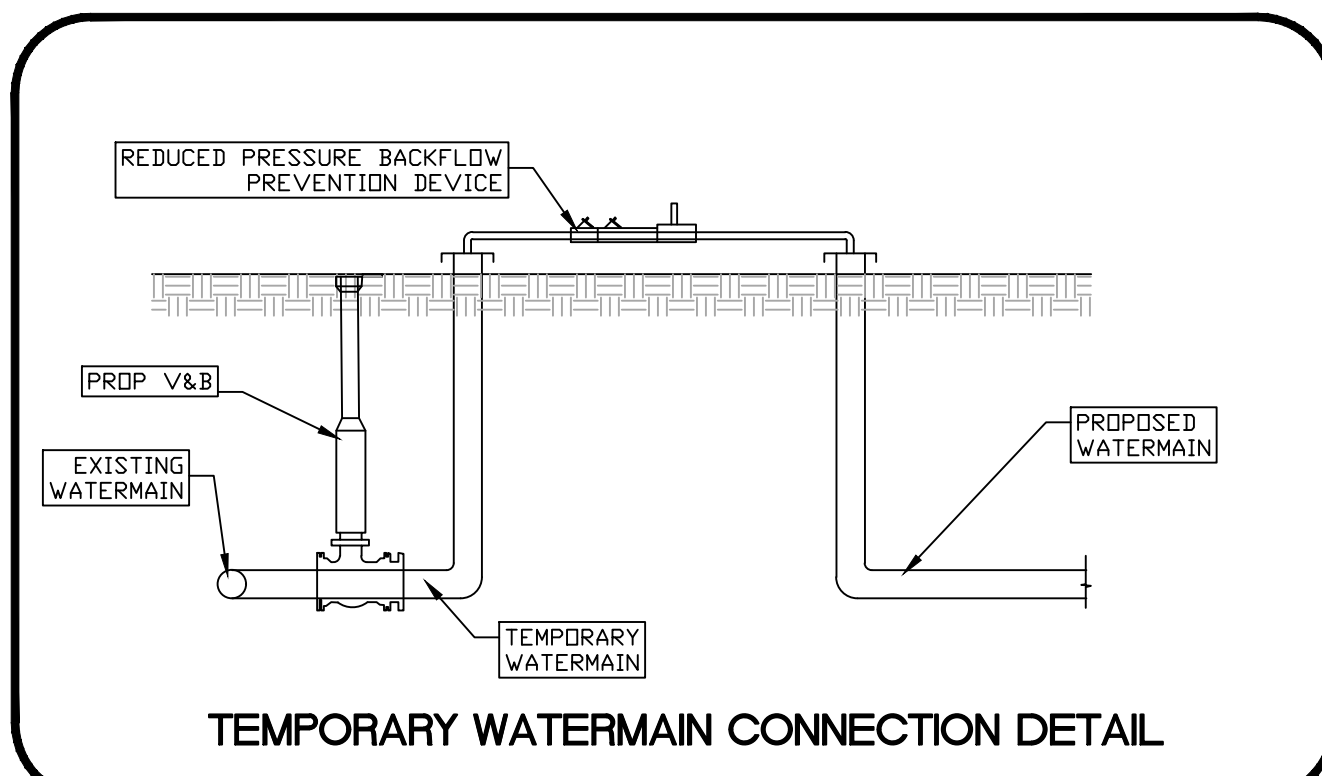
- ALL STORM SEWERS 450mmØ AND SMALLER TO BE PVC SDR 35 IN ACCORDANCE WITH CSA-B182.2, ASTM D-2779 AND ASTM D-3034 OR LATEST REVISIONS UNLESS OTHERWISE NOTED. 525mmØ AND LARGER TO BE CONCRETE IN ACCORDANCE WITH CSA A257.2, CLASS 650 OR LATEST REVISIONS. UNLESS OTHERWISE NOTED. ROOF TOP STORM LEADS 150mmØ AND SMALLER TO BE PVC SDR 28.
- ULTRA RIBBED PVC PIPE SHALL NOT BE USED, UNLESS OTHERWISE DIRECTED BY THIS ENGINEER.
- ALL CATCH BASIN LEADS TO BE A MINIMUM OF 250mmØ PVC SDR 35 IN ACCORDANCE WITH CSA-B182.2, ASTM D-2779 AND ASTM D-3034 OR LATEST REVISIONS, UNLESS OTHERWISE NOTED. THE MINIMUM GRADE ON A PROPOSED CATCH BASIN SHALL BE 2.0%.
- BEDDING AND COVER FOR PVC SEWERS (FLEXIBLE PIPE) AS PER OPSD 802.010, GRANULAR "A" COMPACTED TO 100% SPD.
- BEDDING AND COVER FOR CONCRETE SEWERS (RIGID PIPE) AS PER OPSD 802.030, CLASS B, GRANULAR "A", COMPACTED TO 100% SPD, UNLESS OTHERWISE SPECIFIED.
- ALL STORM SERVICES TO BUILDINGS SHALL BE AT A MINIMUM SLOPE OF 1.0%
- THE CONTRACTOR IS TO CAP ALL STORM SERVICES 1.5 METRES AWAY FROM THE PROPOSED BUILDING LINES UNLESS OTHERWISE NOTED.
- CULVERT THICKNESS SHALL BE 1.6mm MINIMUM WITH LENGTHS IN STANDARD INCREMENTS OF 3, 6, AND 7 METRES.
- STORM MANHOLES SHALL BE AS PER OPSD-701.010, 701.011, 701.012, 701.013 AS SPECIFIED, BENCHING TO SPRINGLINE OF PIPE AS PER OPSD-701.021. FRAME & COVER AS PER OPSD-401.01, (TYPE A CLOSED COVER)
- ALL CATCH BASIN MANHOLES AS PER OPSD 701.010. FRAME AND GRATE AS PER OPSD 400.02.
- ALL MANHOLE AND CATCH BASIN ADJUSTMENTS SHALL BE AS PER OPSD-704.010. MAXIMUM OF THREE (3) UNITS AND 300mm HIGH, WHERE EXCEED CAST-IN-PLACE OR PRE-CAST RISER SECTIONS SHALL BE PROVIDED.
- ALL SAFETY GRATES AS PER OPSD 404.020 FOR MANHOLES > 5.0m DEPTH.
- EXISTING STORM MANHOLE(S) TO BE RE-BENCHING AS REQUIRED, AS PER OPSD-701.021.
- ALL CATCH BASINS SHALL BE INSTALLED IN ACCORDANCE WITH OPSD 705.010, INCLUDE GOSS TRAP IF REQUIRED BY TOWN. ALL CATCH BASIN FRAMES AND COVERS AS PER OPSD 400.02.
- ALL DOUBLE CATCH BASINS SHALL BE INSTALLED IN ACCORDANCE WITH OPSD-705.020, INCLUDE GOSS TRAP IF REQUIRED BY TOWN. ALL CATCH BASIN FRAMES AND COVERS AS PER OPSD 400.02.
- ALL DITCH INLET CATCH BASINS SHALL BE AS PER OPSD-705.030, WITH RIP-RAP TREATMENT AS PER OPSD-810.02, WITH GEOTEXTILE (MIRAFI P-140N).
- ALL CATCH BASIN CONNECTIONS SHALL BE AS PER OPSD-708.01 (RIGID PIPE) AND OPSD-708.03 (FLEXIBLE PIPE).
- ALL CATCH BASINS CONSTRUCTED IN FILL AREAS TO BE SUPPORTED IN 14MPa CONCRETE.
- AT ALL CATCH BASIN & CATCH BASIN MANHOLE SAC POINTS INCLUDE FOUR (4) 4.0m LONG, 100mmØ PVC SUBDRAINS WITH FILTER CLOTH. CAP ONE END AND CONNECT THE OTHER TO THE CATCH BASIN OR CATCH BASIN MANHOLE.
- ALL SEWER SERVICE CONNECTIONS FOR RIGID PIPE SHALL BE AS PER OPSD-1006.01.
- ALL SEWER SERVICE CONNECTIONS FOR FLEXIBLE PIPE SHALL BE AS PER OPSD-1006.02.
- ALL CONCRETE OUTLETS AS PER OPSD 605.030 WITH ASPHALT SPILLWAY AND RIP-RAP.
- ALL RIP-RAP TREATMENT FOR SEWER AND CULVERT OUTLETS SHALL BE AS PER OPSD-810.01, TYPE "B" WITH GEOTEXTILE (MIRAFI P-140N).
- ALL PAVEMENT REINSTATEMENT SHALL BE AS PER OPSD-509.010, FOR UTILITY CUTS, BACKFILL AS PER TOWN STD.
- ALL TESTING OF STORM SERVICES TO BE IN ACCORDANCE WITH ONTARIO PROVINCIAL STANDARD SPECIFICATIONS.
- CONTRACTOR SHALL PROVIDE COLOUR VIDEO OF STORM SEWER UPON COMPLETION TO THE ENGINEER.
- CONTRACTOR SHALL PROVIDE INSULATION FOR STORM SEWERS WITH LESS THAN 1.5m OF COVER.

## WATER

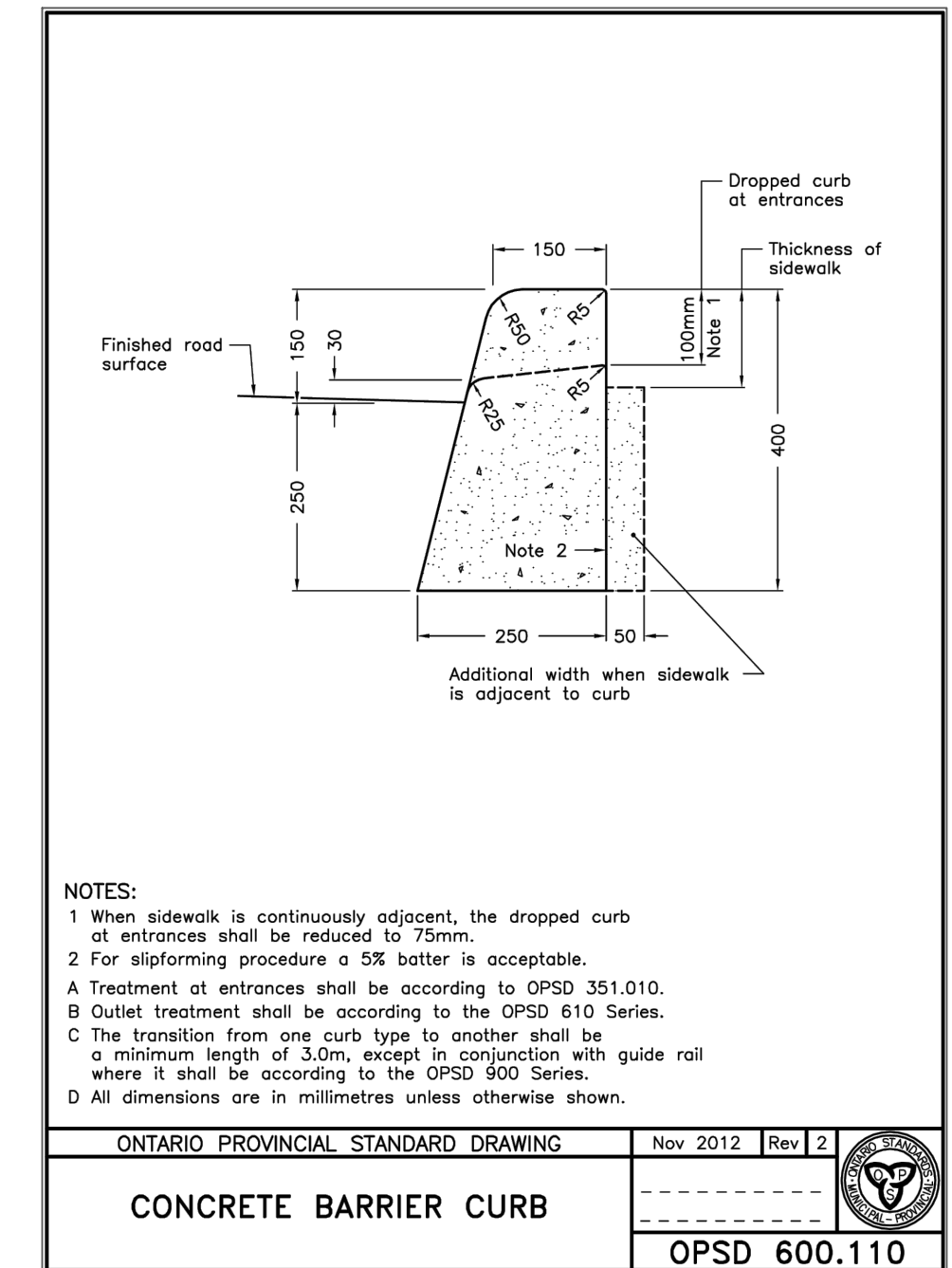
- WATERMAIN PIPE TO BE PVC-SDR 18 CL 150 CONFORMING TO CSA B137.3, INCLUDING NO. 8 TRACER WIRE BETWEEN HYDRANTS OR OTHER CONDUCTING APPURTENANCES. PIPE SHALL HAVE A MINIMUM COVER OF 1.7m. ALL WATER MAIN JOINTS TO BE APPROVED PUSH-ON, MECHANICAL OR FLANGE TYPE JOINTS AS REQUIRED FOR 1000 KPa RATED PRESSURE. CORROSION PROTECTION FOR ALL FITTINGS, VALVES AND HYDRANTS (HYPROTEC OR EQUAL).
- ALL DOMESTIC WATER SERVICES SHALL BE TYPE "K" SOFT COPPER AND INSTALLED AS PER OPSD-1104.01 (20mm&23mm) AND OPSD-1104.02 (32mm, 38mm AND 50mm), SIZE AS PER PLAN.
- BEDDING AND COVER AS PER OPSD 802.010, TYPE 1 & 2, GRANULAR "A" COMPACTED TO 100% SPD.
- ALL WATER MAIN FITTINGS AND APPURTENANCES TO BE SELECTED FROM TOWN APPROVED MATERIAL LIST FOR WATER.
- WATER MAINS SHALL HAVE A MINIMUM VERTICAL SEPARATION OF 0.50m BELOW AND 0.30m ABOVE AND A HORIZONTAL SEPARATION OF 2.5m BETWEEN ANY SEWER OR MANHOLE.
- EXISTING WATER MAIN SHALL BE DEFLECTED BELOW PROPOSED GRADES TO MEET 1.7m COVER AS PER TOWN STANDARDS AND SPECIFICATIONS. REPLACE WATER MAIN IF NECESSARY.
- CONTRACTOR TO CONFIRM THE SIZE AND MATERIAL TYPE OF EXISTING WATER SERVICE AND WATER MAIN PRIOR TO CONSTRUCTION AND NOTIFY THE ENGINEER.
- EXISTING WATER MAIN OBVERTS TO BE CONFIRMED ON SITE AT THE TIME OF CONSTRUCTION.
- ALL TAPPING SLEEVES TO BE STAINLESS STEEL SIMILAR TO MUELLER TYPE, COMPLETE WITH VALVE.
- ALL PAVEMENT REINSTATEMENT SHALL BE AS PER OPSD-509.010, FOR UTILITY CUTS, BACKFILL AS PER TOWN STD.
- FLUSHING, SWABBING, AND TESTING OF WATER MAIN AS PER ONTARIO PROVINCIAL STANDARDS AND SPECIFICATIONS.

## EROSION AND SEDIMENT CONTROL

- EROSION AND SEDIMENT CONTROL (ESC) MEASURES WILL BE IMPLEMENTED PRIOR TO, AND MAINTAINED DURING CONSTRUCTION PHASES, TO PREVENT ENTRY OF SEDIMENT INTO THE WATER. ALL DAMAGED EROSION AND SEDIMENT CONTROL MEASURES SHOULD BE REPAIRED OR REPLACED WITHIN 48 HOURS OF INSPECTION OR SOONER.
- ALL DISTURBED AREAS WILL BE MINIMIZED TO THE EXTENT POSSIBLE AND TEMPORARILY OR PERMANENTLY STABILIZED OR RESTORED AS THE WORK PROGRESSES.
- THE EROSION AND SEDIMENT CONTROL STRATEGIES OUTLINED ON THE PLANS ARE NOT STATIC AND MAY NEED TO BE UPDATED/ADDED AS SITE CONDITIONS CHANGE TO MINIMIZE SEDIMENT LOADS RUNOFF FROM LEAVING THE WORK AREA IF THE PRESCRIBED MEASURES ON THE PLANS ARE NOT EFFECTIVE IN PREVENTING THE RELEASE OF A HETEROGENEOUS SUBSTANCE, THEN ALTERNATIVE MEASURES MUST BE IMPLEMENTED IMMEDIATELY TO MINIMIZE POTENTIAL ECOLOGICAL IMPACTS AND A TORONTO REGION CONSERVATION AUTHORITY ENFORCEMENT OFFICE SHOULD BE IMMEDIATELY CONTACTED. ADDITIONAL ESC MEASURES TO BE KEPT ON SITE AND USED AS NECESSARY.
- ALL ACTIVITIES INCLUDING MAINTENANCE PROCEDURES, WILL BE CONTROLLED TO PREVENT THE ENTRY OF PETROLEUM PRODUCTS, DEBRIS, RUBBLE, CONCRETE OR OTHER DETERIOROUS SUBSTANCES INTO THE WATER/VEGETATION REFUELING AND MAINTENANCE AND REFUELING WILL BE CONDUCTED A MINIMUM OF 50 m FROM THE WATER.



A) TYPICAL PRECAST CONCRETE CURB



CONCRETE BARRIER CURB

ONTARIO PROVINCIAL STANDARD DRAWING Nov 2012 Rev 2

OPSD 600.110

Nottawasaga Valley Conservation Authority

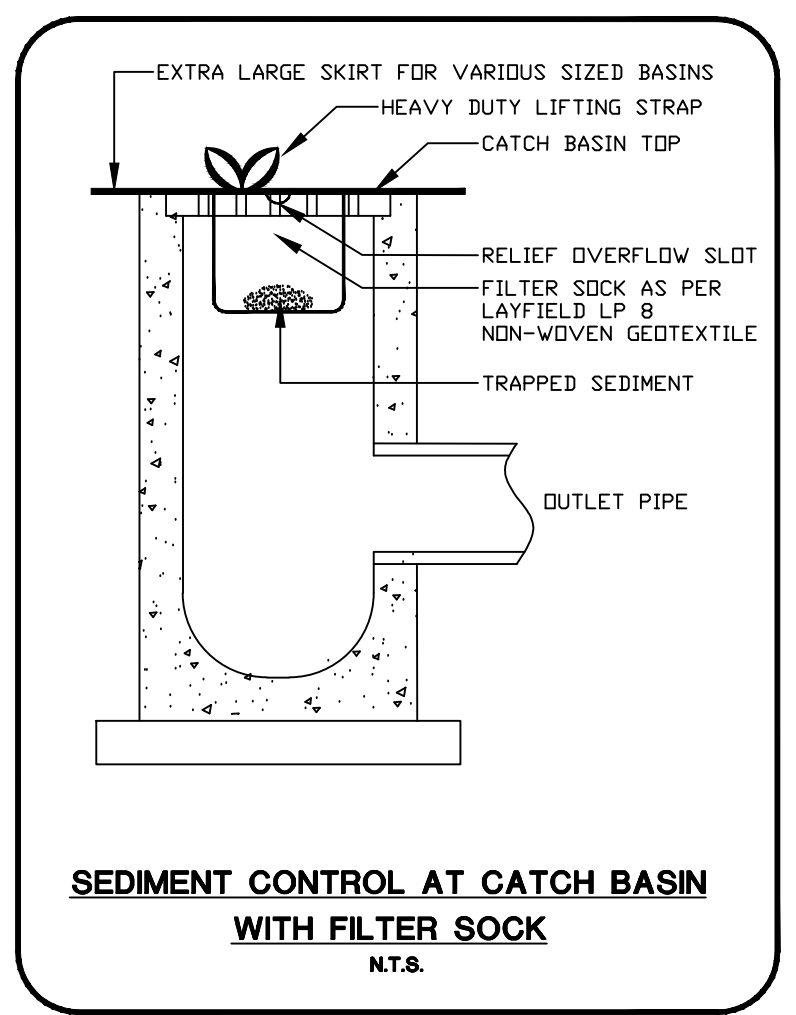
TYPICAL DETAIL OF SILT/SEDIMENT FENCE

NO. REVISION APR'D DATE

APRD DATE: 03.03.06

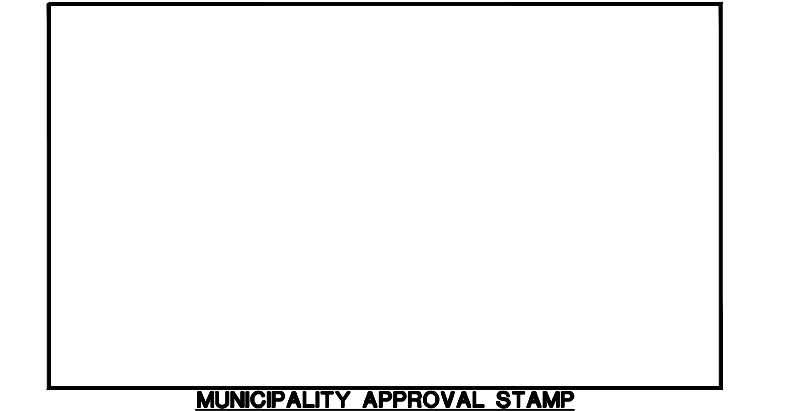
DRAWN: A.S.C. SCALE: NTS

BSD-23 DRAFT



SEDIMENT CONTROL AT CATCH BASIN WITH FILTER SOCK

N.T.S.



## KEY PLAN

Scale : N.T.S.

## SUBJECT LANDS

## NOTES:

THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWERS AND UNDERGROUND AND ABOVE GROUND UTILITIES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING THE WORK, THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

THE CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS ON THE JOB AND REPORT ANY DISCREPANCY TO THE ARCHITECTS/ENGINEERS BEFORE PROCEEDING WITH THE WORKS.

ALL DRAWINGS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND THE PROPERTY OF THE ENGINEER WHICH MUST BE RETURNED AT THE COMPLETION OF WORK.

THIS DRAWING IS NOT TO BE SCALED. CONTRACTOR TO USE DIGITAL FILES FOR LAYOUT PROVIDED BY ENGINEER.

THIS PLAN MUST NOT BE USED TO SITE THE PROPOSED BUILDINGS.

THE APPROVAL OF THIS PLAN DOES NOT EXEMPT THE OWNER'S CONTRACTOR FROM OBTAINING, BUT NOT LIMITED TO THE FOLLOWING PERMITS: ROAD CUT, SEWER PERMITS, RELOCATION OF SERVICES, ENCROACHMENT AGREEMENTS, APPROACH APPROVAL PERMITS.

EXISTING TOPOGRAPHICAL INFORMATION SUPPLIED BY SPEIGHT, VAN NOSTRAND & GIBSON LIMITED

## BENCH MARK:

ELEVATIONS ARE GEODETIC AND ARE DERIVED FROM THE TOWN OF COLLINGWOOD BENCHMARK NO. 00119720314

LOCATION : BREWERS RETAIL STORE ON FIRST STREET, 1.3 KM NORTH OF POST OFFICE, TABLET IN EAST CONCRETE FOUNDATION, UNDERNEATH LOADING PLATFORM, 3.14 M SOUTH OF NORTHEAST CORNER AND 1.08 M BELOW TOP OF LOADING PLATFORM.

ELEVATION : PUBLISHED ELEVATION = 178.304 metres.

## BEARING NOTE:

BEARINGS SHOWN HEREIN ARE UTM GRID AND ARE DERIVED FROM THE SMARTNET NETWORK AND ARE REFERRED TO UTM ZONE 17, CENTRAL MERIDIAN 8100° WEST LONGITUDE, NAD 83 (CSRS) (2010).

OBSERVED REFERENCE POINTS (ORP) DERIVED FROM GPS OBSERVATIONS USING THE SMARTNET NETWORK, AND ARE REFERRED TO UTM ZONE 17, CENTRAL MERIDIAN 8100° WEST LONGITUDE, NAD 83 (CSRS) (2010).

COORDINATES ARE TO AN URBAN ACCURACY AS PER SEC. 14 (2) OF ONT. REG. 216/10.

POINT ID	NORTHING	EASTING
ORP (A)	4928334.39	560741.13
ORP (B)	4928023.44	560787.54
ORP (C)	4927836.26	560574.22

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999623.

## METRIC NOTE:

DISTANCES AND ELEVATIONS ON THIS PLAN ARE TYPICALLY SHOWN IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NO.	REVISIONS	DATE	BY
8	ISSUED FOR SPA	NOV-18-24	MLB
7	ISSUED FOR REVIEW & COORD	NOV-15-24	MLB
6	ISSUED FOR SPA	APR 03/24	MLB
5	ISSUED FOR SPA	JAN 04/24	MLB
4	ISSUED FOR SPA	JUL 27/23	MLB
3	UPDATED SITE PLAN	NOV 25/22	NM
2	REVISION WITH UPDATED SURVEY INFO	SEPT 28/22	NM
1	ISSUED FOR SPA	JAN 24/22	MLB

SCALE(S):

DRAWING TITLE:

## NOTES & DETAILS

PROJECT:

**PROPOSED COMMERCIAL EXPANSION  
89 BALSAM ST.  
COLLINGWOOD, ONTARIO**

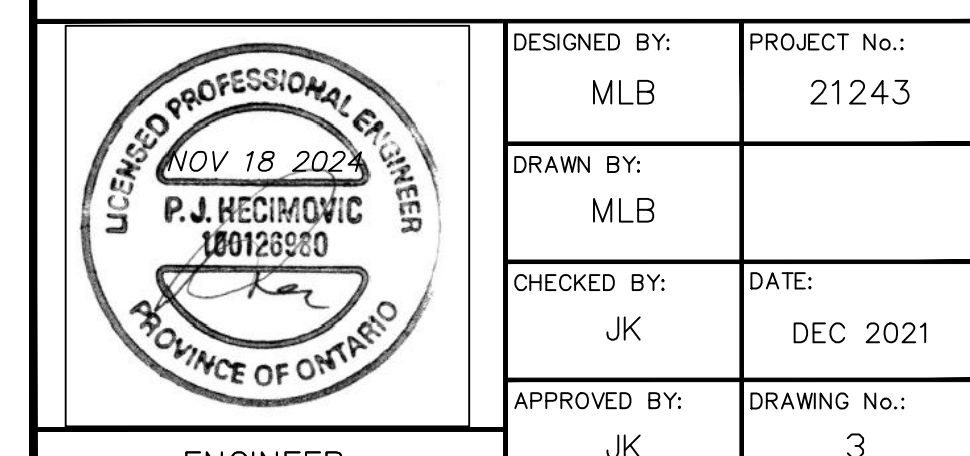
CLIENT:

**CANADIAN TIRE REAL ESTATE LTD.  
2180 YONGE STREET  
TORONTO, ONTARIO**

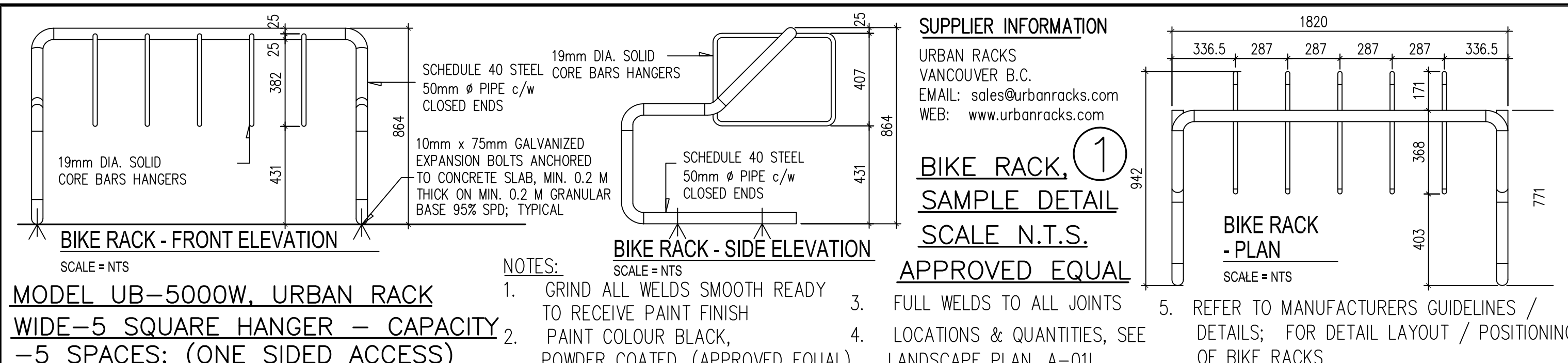


The Odan/Detech Group Inc. P: (905) 632-3811 F: (905) 632-3363  
5230 SOUTH SERVICE ROAD, BURLINGTON, ONTARIO, L7L 5K2

DESIGNED BY:	PROJECT NO.:
MLB	21243
DRAWN BY:	
MLB	
CHECKED BY:	DATE:
JK	DEC 2021
APPROVED BY:	DRAWING NO.:
JK	3



ENGINEER



**BIKE RACK - FRONT ELEVATION**  
SCALE: NTS

**BIKE RACK - SIDE ELEVATION**  
SCALE: NTS

**BIKE RACK - PLAN**  
SCALE: NTS

**CONSTRUCTION NOTES FOR BENCH**

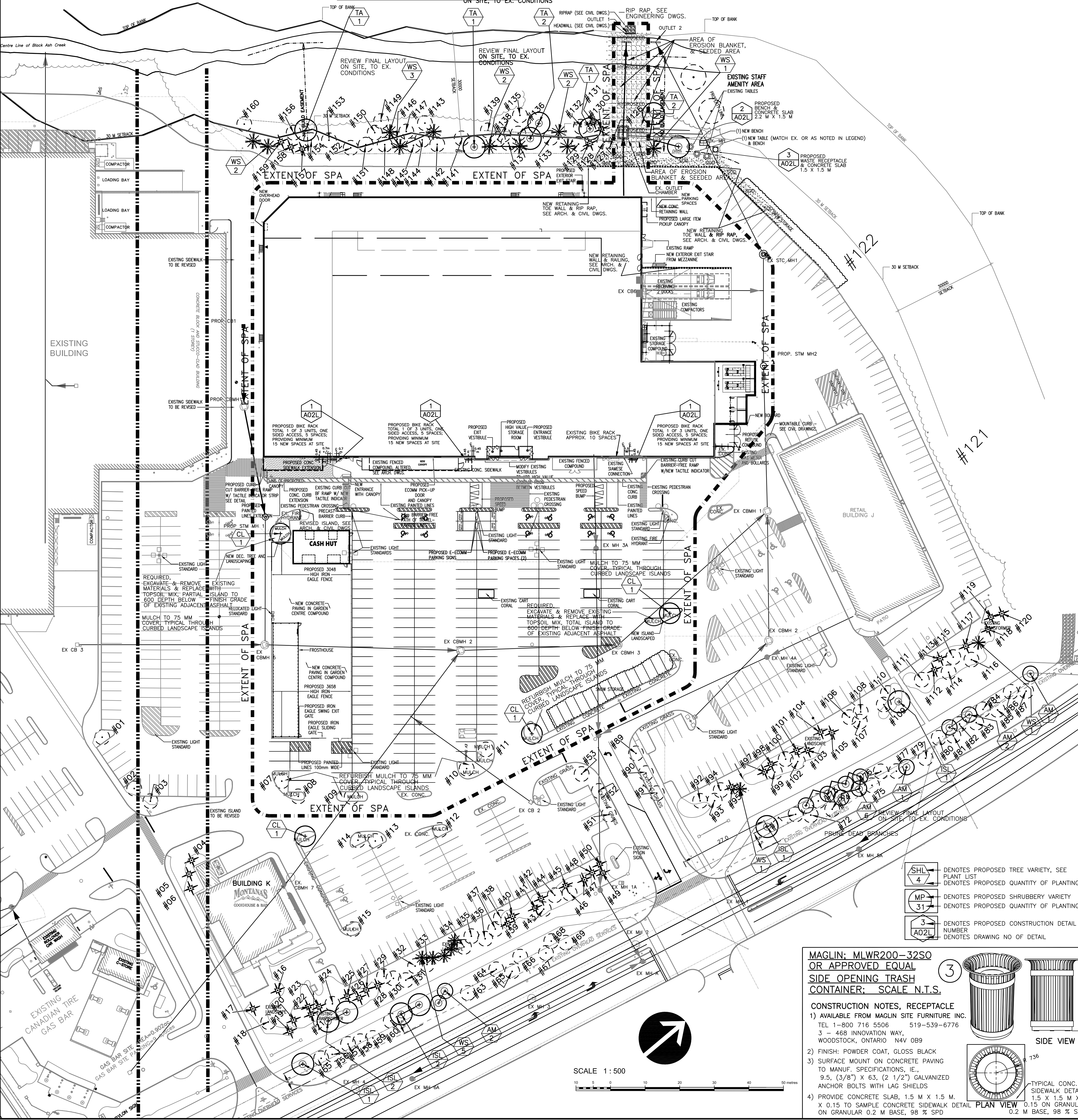
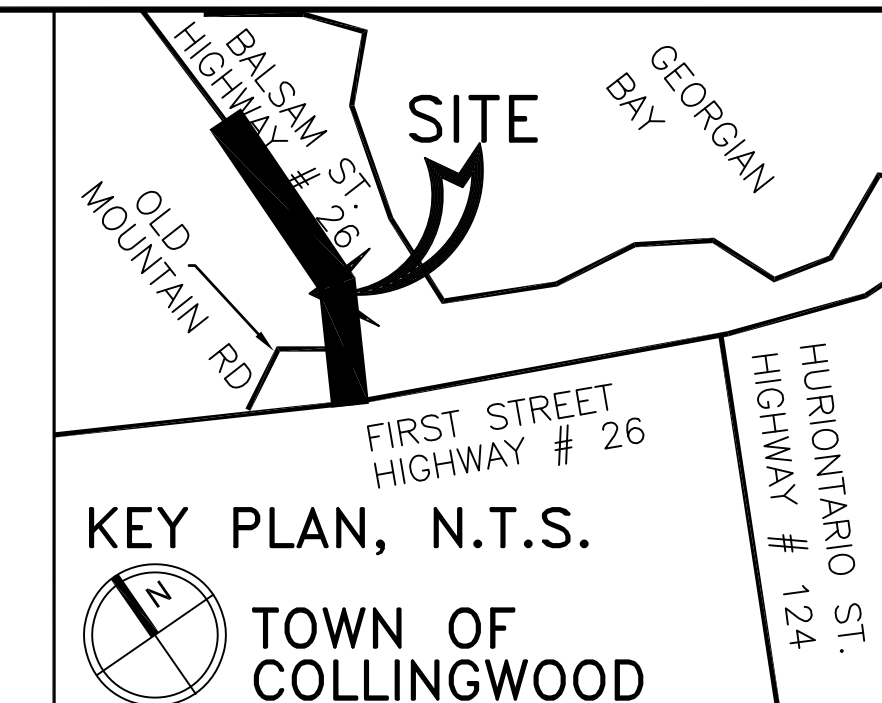
- 1) AVAILABLE FROM MAGLIN SITE FURNITURE INC. TEL: 1-800-716-5506 519-539-6776
- 2) FINISH: POWDER COAT, GLOSS BLACK
- 3) SURFACE MOUNT ON CONCRETE PAVING TO MANUF. SPECIFICATIONS, I.E., 9.5, (3/8") X 63, (2 1/2") GALVANIZED ANCHOR BOLTS WITH LAG SHIELDS
- 4) PROVIDE CONCRETE SLAB, 2.2 M X 1.2 M, TO TYPICAL CONCRETE SIDEWALK DETAIL ON GRANULAR 0.2 M BASE, 98 % SPD

**MAGLIN: METAL BENCH; MLB310M; (WITH BACK), OR APPROVED EQUAL; SCALE N.T.S.**

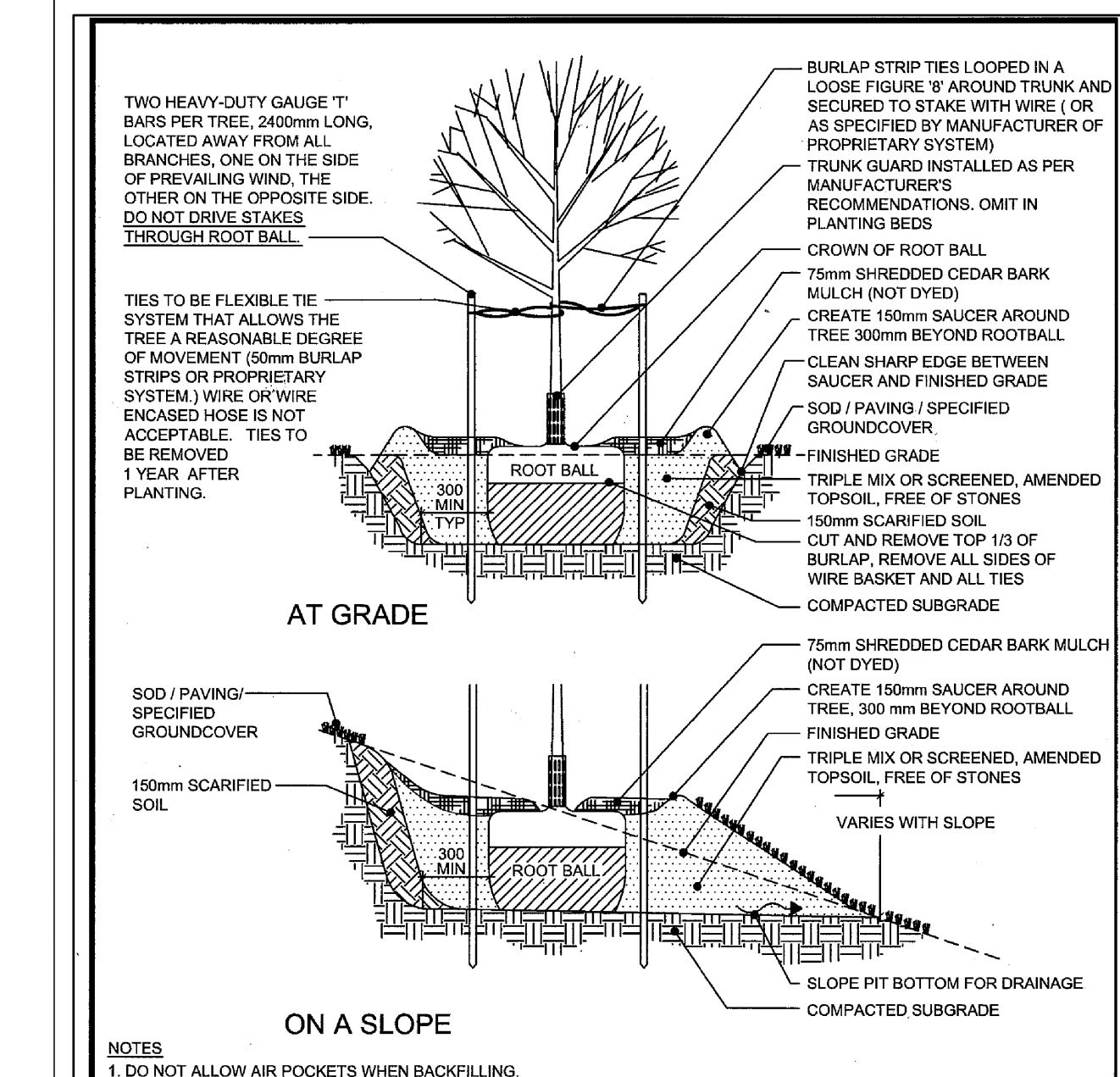
**LIST OF PLANT MATERIAL**

SYMBOL	QUANTITY	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	CALIPER	ROOT SPACING	REMARKS
AM	12	ACER GINNALA 'FLAME'	FLAME MAPLE, (TREE FORM)	250 CM	50 MM	WB	AS INDICATED	TRUE TO FORM
TA	7	POPULUS TREMULOIDES	TREMBLING ASPEN	350 CM	70 MM	WB	AS INDICATED	TRUE TO FORM
ISL	7	SYRINGA RETICULATA 'IVORY SILK'	IVORY SILK TREE LILAC	250 CM	70 MM	WB	AS INDICATED	TRUE TO FORM
CL	4	TILIA CORDATA CORINTHIAN	CORINTHIAN LINDEN	350 CM	70 MM	WB	AS INDICATED	TRUE TO FORM
WS	17	PICEA GLAUCA	WHITE SPRUCE	200 CM	WB	AS INDICATED	TRUE TO FORM	

NOTE: QUANTITIES INDICATED ON PLAN TO GOVERN; DO NOT PLANT IN SWALE.



**READ IN CONJUNCTION WITH ARBORIST REPORT BY THOMSON & WATSON, CONSULTING ARBORISTS**

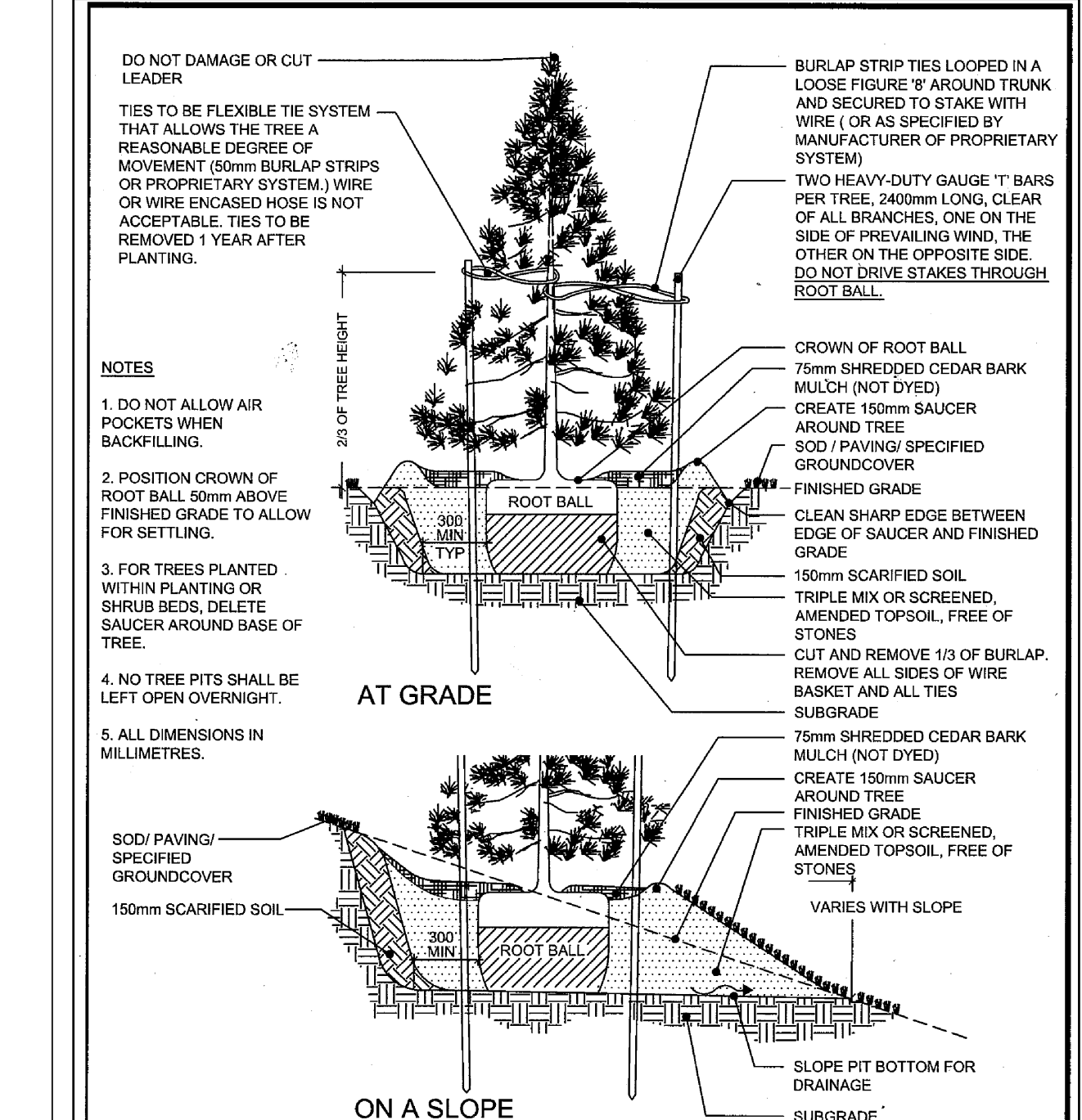


**TOWN OF COLLINGWOOD**

**DECIDUOUS TREE PLANTING**

STD. No. 1101

NO.	REVISION	APPROVED DATE
1	PLANTING METHODOLOGY	EN JUL04
2	PLANTING METHODOLOGY	DW JUN07

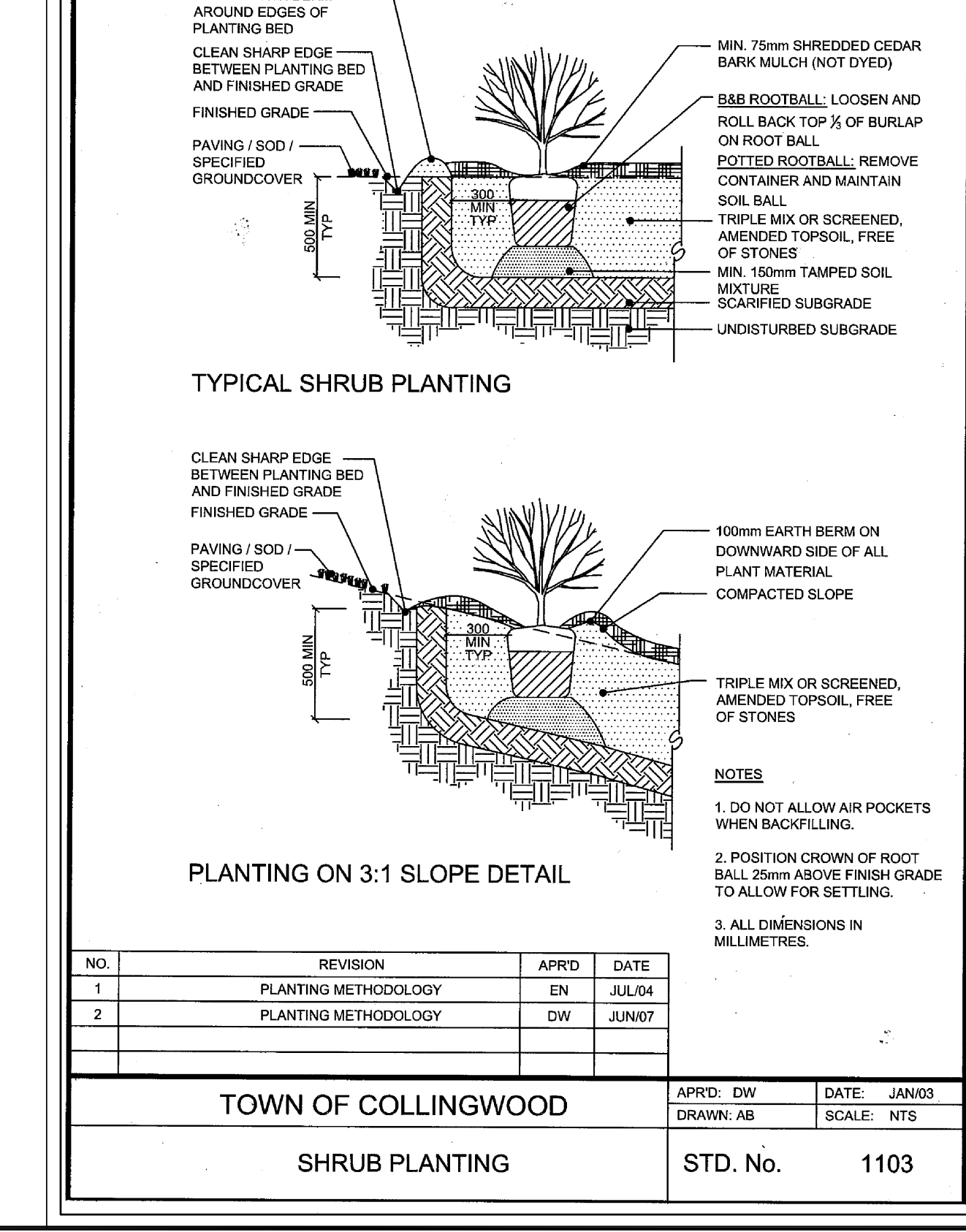


**TOWN OF COLLINGWOOD**

**CONIFEROUS TREE PLANTING**

STD. No. 1102

NO.	REVISION	APPROVED DATE
1	PLANTING METHODOLOGY	EN JUL04
2	PLANTING METHODOLOGY	DW JUN07



**TOWN OF COLLINGWOOD**

**SHRUB PLANTING**

STD. No. 1103

NO.	REVISION	APPROVED DATE
1	PLANTING METHODOLOGY	EN JUL04
2	PLANTING METHODOLOGY	DW JUN07

**LANDSCAPE CONSTRUCTION NOTES:**

1. ALL LANDSCAPE WORK TO CONFORM WITH THE CTC SPECIFICATIONS FOR THIS PROJECT. THIS DRAWING TO BE USED ONLY FOR LAYOUT AND PLANTING OF LANDSCAPE MATERIALS.
2. USE PLANTING MATERIAL TRUE TO NAME, SIZES, OR GRADES AS SPECIFIED, AND CONFORMING TO THE 'CANADIAN NURSERY TRADES ASSOCIATION METRIC GUIDE SPECIFICATIONS AND STANDARDS'.
3. CHECK ALL QUANTITIES AND REPORT ANY ERRORS/DISCREPANCIES TO THE LANDSCAPE ARCHITECT AND AGREE BEFORE PROCEEDING.
4. MATERIALS AND WORKMANSHIP NOT MEETING SPECIFICATIONS WILL BE REJECTED, AT TIME OF INSPECTIONS.
5. ALL TREES SHALL BE BALLED AND BURLAPPED AND ALL SHRUBS SHALL BE POT GROWN. PLANTING MATERIAL SIZES ARE MINIMUM.
6. WHEN PLANTING MATERIAL SUPPLIED IN WIRE BASKETS THE TOP 2/3 OF THE BASKET SHALL BE CUT AND REMOVED FROM THE PIT PRIOR TO BACKFILLING.
7. SPECIFIED MIX FOR TREE / SHRUB PLANTING: TOPSOIL SHALL BE A FERTILE, FRIABLE, NATURAL SANDY LOAM. IT SHALL BE FREE OF STONES, SUBSOIL, REFUSE OR OTHER EXTRANEUS MATERIALS, AND CAPABLE OF SUSTAINING HEALTHY PLANT GROWTH. THE CONTRACTOR SHALL NOT USE TOPSOIL WHILE IN A FROZEN OR MUDDY CONDITION. TEN PER CENT PEATMOSS AND TEN PERCENT WELL ROTTED FARMYARD MANURE SHOULD BE MIXED INTO THE TOPSOIL.
8. FINISH ALL PLANTING AREAS WITH 75 mm OF SHREDDED CEDAR BARK MULCH OR APPROVED EQUAL. FOR CURBED PLANTER, FINISH GRADE OF TOPSOIL SHALL BE 125mm BELOW TOP OF CURB/PLANTER, BERM TO CENTRE AT 10 TO 1 SLOPE; THEN ADD 75 MM OF SHREDDED CEDAR BARK MULCH, (TOWN STANDARD, REQUIREMENT), AVAILABLE FROM GROW BARK, 315 MAYFIELD CALEDON, ONTARIO L7C 0Y6 905-846-1515 WWW.GROW-BARK.COM

- IT IS THE CONTRACTOR'S RESPONSIBILITY TO HAVE ALL PLANTING AREAS CLEAR OF WEEDS, AT TIME OF SITE INSPECTIONS. ECONOMY MULCH SUBSTITUTION IS NOT ACCEPTABLE.
9. ALL SOD SHALL CONFORM TO THE 'CANADIAN NURSERY SOD GROWERS SPECIFICATIONS'. SOD SHALL BE INSTALLED UPON ARRIVAL, AND SHALL BE SMOOTHLY LAID WITH TIGHT JOINTS, & ROLLED; SOD AREAS SHALL BE GRADED, CLEARED OF ROCKS, DEBRIS, ETC.; TOP DRESSED WITH 15 CM OF CLEAN TOPSOIL, FINE GRADED, AND SODDED. SOD SHALL BE COMPOSED 10% CREEPING RED FESCUE & 90% KENTUCKY BLUEGRASS, APPROVAL EQUAL. PEG SOD ON SLOPES OF 3:1 & SWALES. CONTRACTOR RESPONSIBLE TO MAINTAIN SOD FOR 3 WEEKS AFTER INSTALLATION; WATER & CUT/REMOVE CLIPPINGS, (ALLOW 1 CUT)
- SOD SHALL BE ROLLED, AFTER INSTALLATION.
- GENERALLY SODDING ON SLOPES OF MINIMUM 50:1 (2%) AND MAXIMUM 3:1 (33%) SLOPES; REVIEW WITH ENGINEERING DRAWINGS.
- BEFORE COMMENCING FINAL LAYING OF SOD, THE SITE SHALL BE INSPECTED & APPROVED, BY SITE SUPERINTENDENT, (IE GRADING, 15 CM TOPSOIL, AREA PREPARATION ETC.)
10. SEED MIXTURE: AVAILABLE FROM: WWW.OSCSEEDS.COM OSC SEEDS, P.O. BOX 7, WATERLOO, ONTARIO N2J 3Z6 OFFICE/WAREHOUSE ADDRESS: 77 WELLINGTON ST. SOUTH, KITCHENER, ONTARIO N2G 2E6 PHONE: 519-886-0557 FAX: 519-886-0605 DESCRIPTION: SIMCOE COUNTY NATIVE SEED MIXTURE 6850 SEEDING APPLICATION RATE: 25 KGS / HA
- 12 % BLACK EYED SUSAN (RUPECKIA HIRTO)
  - 20 % CANADA WILD RYE (ELYMUS CANADENSIS)
  - 20 % INDIANGRASS (SORGHASTUM NUTANS)
  - 15 % LITTLE BLUE STEM (SCHIZACHYRIUM SCAPARUM)
  - 2 % NEW ENGLAND ASTER (ASTER NOVAE - ANGLICAE)
  - 1 % WILD BERGAMOT (MANARDA FISTULOSA)
  - 4 % CANADA GOLDENROD (SOLIDAGO CANADENSIS)
  - 2 % NEW ENGLAND ASTER (ASTER NOVAE - ANGLICAE)
  - 5 % COMMON MILKWEED (ASCLEPIAS SYRIACA)
  - 20 % SAND DROPSIDE (SPOROPOBOLUS CRYPTANDRUS)
  - 1 % SMOOTH BLUE ASTER (ASTER LAEVIS)
- NURSERY SEED CROP MIX, ALL HYDROSEED AREAS SHALL HAVE A SEPARATE APPLICATION OF ANNUAL RYE / OAT SEEDING APPLICATION RATE: 25 KGS / HA SELF-SUSTAINING SEED MIX, AREA NOT TO BE MOWN
- BEFORE COMMENCING FINAL HYDROSEEDING, THE SITE SHALL BE INSPECTED & APPROVED, BY SITE SUPERINTENDENT, (I.E. GRADING, 15 CM TOPSOIL, AREA PREPARATION ETC.)
11. LANDSCAPE CONTRACTOR SHALL COORDINATE MAINTENANCE TAKE OVER OF PLANTING AND SODDING WITH PROJECT MANAGER & OWNER.
  12. WARRANTY ON ALL PLANT MATERIAL, (INCLUDING TRANSPLANTED MATERIAL), SHALL BE FOR TWO YEARS FROM DATE OF FINAL ACCEPTANCE OF CONSTRUCTION. REPLACEMENTS ARE TO BE GUARANTEED FOR AN ADDITIONAL ONE YEAR.
  13. LANDSCAPE ARCHITECT TO RECEIVE 10 DAYS NOTICE, FOR REQUEST OF LANDSCAPE SITE INSPECTIONS.

**CONSTRUCTION NOTES:**

1. FOR DEMOLITION & REMOVALS SEE SITE PLAN & ENG. DWGS. & INCLUDE THE REQUIRED EXCAVATION & REMOVALS FOR 2 NEW LANDSCAPE ISLANDS.
2. FOR LAYOUT OF SERVICE ENGINEERING, DRIVEWAYS & ASPHALT PAVING / HEAVY DUTY PAVING / BASE MAKEUP & GRADING & PAINTED LINE WORK & SIGNAGE SEE ARCHITECTURAL SITE PLAN & ENGINEERING DWGS. / SOIL REPORT, TO GOVERN.
3. FOR CONSTRUCTION DETAILS OF CONCRETE CURBS / SIDEWALK / IN FILL PAVING, SIGNAGE ETC., SEE ARCHITECTURAL & ENG. DWGS.
4. READ ALL CONSTRUCTION DRAWINGS/DOCUMENTS IN CONJUNCTION. LANDSCAPE DRAWINGS TO BE USED ONLY FOR LAYOUT & INSTALLATION OF LANDSCAPE MATERIALS.
5. ALL GRADING, & TREE STAKE OUT TO BE COMPLETED APPROVED, BEFORE FINAL LANDSCAPING CONSTRUCTION BEGINS.

**THIS DRAWING SHALL BE USED ONLY FOR TREE PRESERVATION, REMOVALS, & FOR LAYOUT INSTALLATION OF LANDSCAPE MATERIALS & WORK**

**CORPORATION OF THE TOWN OF COLLINGWOOD; APPROVAL BOX**

**A-01L TREE PRESERVATION PLAN**

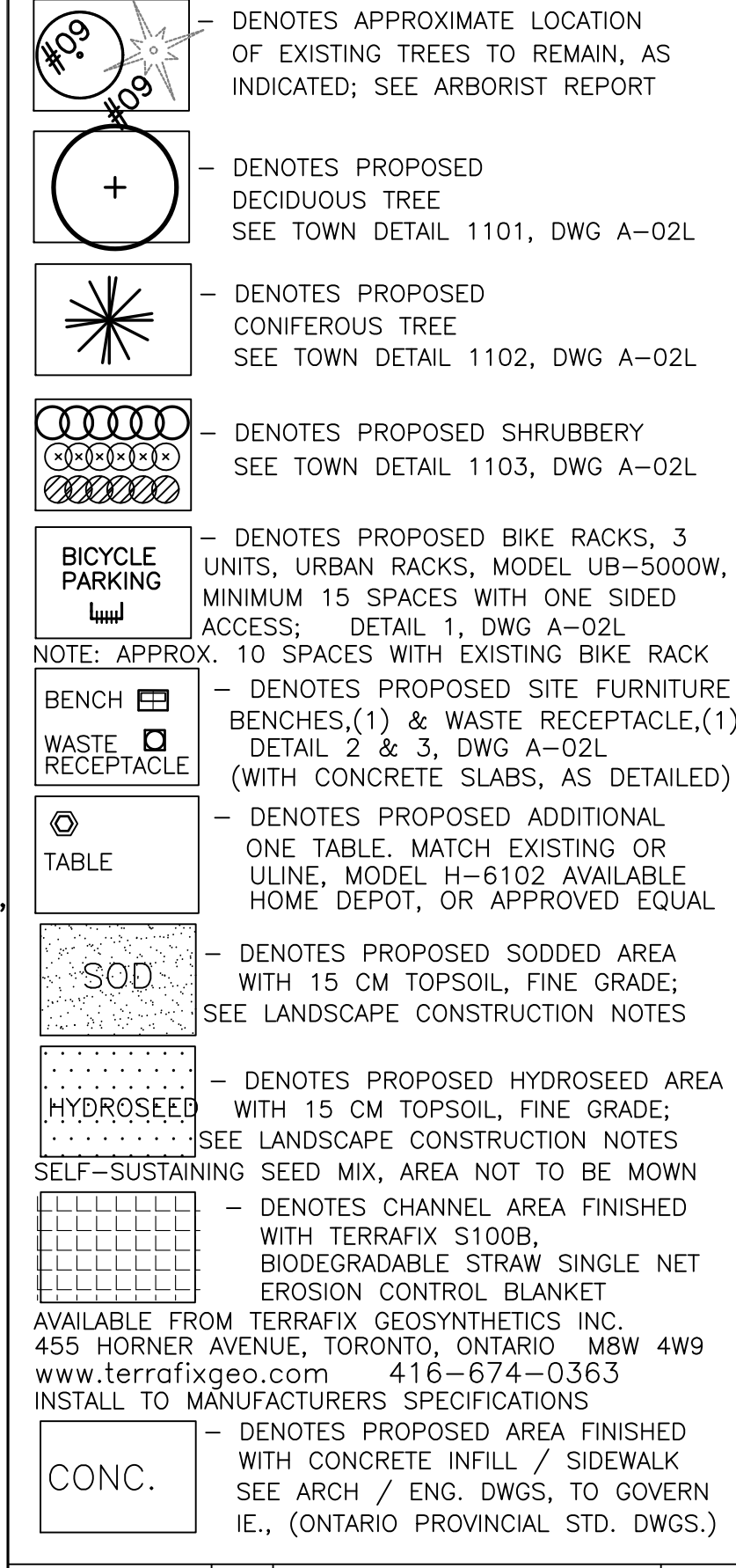
**A-02L LANDSCAPE PLAN**

**IT IS THE CONTRACTOR'S RESPONSIBILITY TO:**

1. Determine the location of all existing services and obtain necessary stake-outs before any excavation.
2. Use figured dimensions as opposed to scaling and verify all dimensions at the site before commencing the work.
3. Report all discrepancies to the Landscape Architect and resolve before commencing the work.

DESIGN CREDIT NOTE: DESIGN OF CTC SITE BY: TERRA PLAN, LANDSCAPE ARCHITECTS, 20 CHAMPLAIN BLVD., UNIT 102, NORTH YORK, ONT. DRAWING REVISION # 7, DATED NOV. 11, 2003

**LANDSCAPE LEGEND**



**REVISION RECORD**

NOV. 07, 2024	09	RE-ISSUED FOR SPA	DWK
MAR. 26, 2024 <td>08 <td>ISSUED FOR SPA, BASED ON RA SITE PLAN DATED MAR. 2024</td> <td>DWK</td> </td>	08 <td>ISSUED FOR SPA, BASED ON RA SITE PLAN DATED MAR. 2024</td> <td>DWK</td>	ISSUED FOR SPA, BASED ON RA SITE PLAN DATED MAR. 2024	DWK
JAN. 04, 2024 <td>07 <td>REISSUED FOR SPA, BASED ON RA SITE PLAN &amp; ENG. DWGS. DATED JAN. 2024, &amp; TOWN ENVIRONMENTAL COMMENTS DATED OCTOBER 20, 2023</td> <td>DWK</td> </td>	07 <td>REISSUED FOR SPA, BASED ON RA SITE PLAN &amp; ENG. DWGS. DATED JAN. 2024, &amp; TOWN ENVIRONMENTAL COMMENTS DATED OCTOBER 20, 2023</td> <td>DWK</td>	REISSUED FOR SPA, BASED ON RA SITE PLAN & ENG. DWGS. DATED JAN. 2024, & TOWN ENVIRONMENTAL COMMENTS DATED OCTOBER 20, 2023	DWK
JULY 14, 2023 <td>06 <td>REISSUED FOR SPA, BASED ON RA SITE PLAN &amp; ENG. DWGS. DATED JULY 2023, &amp; TOWN ENVIRONMENTAL COMMENTS DATED APRIL 01, 2023</td> <td>DWK</td> </td>	06 <td>REISSUED FOR SPA, BASED ON RA SITE PLAN &amp; ENG. DWGS. DATED JULY 2023, &amp; TOWN ENVIRONMENTAL COMMENTS DATED APRIL 01, 2023</td> <td>DWK</td>	REISSUED FOR SPA, BASED ON RA SITE PLAN & ENG. DWGS. DATED JULY 2023, & TOWN ENVIRONMENTAL COMMENTS DATED APRIL 01, 2023	DWK
DEC. 12, 2022 <td>05 <td>ISSUED FOR SPA, BASED ON RA SITE PLAN &amp; ENG. DWGS. DATED DECEMBER, 2022</td> <td>DWK</td> </td>	05 <td>ISSUED FOR SPA, BASED ON RA SITE PLAN &amp; ENG. DWGS. DATED DECEMBER, 2022</td> <td>DWK</td>	ISSUED FOR SPA, BASED ON RA SITE PLAN & ENG. DWGS. DATED DECEMBER, 2022	DWK
OCT. 26, 2022 <td>04 <td>ISSUED FOR REVIEW, BASED ON RA SITE PLAN DATED OCT. 26, 2022</td> <td>DWK</td> </td>	04 <td>ISSUED FOR REVIEW, BASED ON RA SITE PLAN DATED OCT. 26, 2022</td> <td>DWK</td>	ISSUED FOR REVIEW, BASED ON RA SITE PLAN DATED OCT. 26, 2022	DWK
AUG. 09, 2022 <td>03 <td>ISSUED FOR REVIEW, BASED ON RA SITE PLAN DATED AUG. 09, 2022</td> <td>DWK</td> </td>	03 <td>ISSUED FOR REVIEW, BASED ON RA SITE PLAN DATED AUG. 09, 2022</td> <td>DWK</td>	ISSUED FOR REVIEW, BASED ON RA SITE PLAN DATED AUG. 09, 2022	DWK
JAN. 06, 2022 <td>02 <td>DRAFT, BASED ON IFAI SITE PLAN DATED JUNE, 2021. ARBORIST REPORT DATED JULY 2021</td> <td>DWK</td> </td>	02 <td>DRAFT, BASED ON IFAI SITE PLAN DATED JUNE, 2021. ARBORIST REPORT DATED JULY 2021</td> <td>DWK</td>	DRAFT, BASED ON IFAI SITE PLAN DATED JUNE, 2021. ARBORIST REPORT DATED JULY 2021	DWK
JUNE 11, 2021 <td>01 <td>ISSUED FOR SPA, BASED ON RA SITE PLAN DATED JULY 2021</td> <td>DWK</td> </td>	01 <td>ISSUED FOR SPA, BASED ON RA SITE PLAN DATED JULY 2021</td> <td>DWK</td>	ISSUED FOR SPA, BASED ON RA SITE PLAN DATED JULY 2021	DWK

**RAI Architect Inc.**  
92 Church Street South, Suite 104  
L1S 6B4  
Tel: 905-339-9600  
e-mail: rai@raichitect.com

**ODAN/DETCH**  
THE ODAN/DETCH GROUP CONSULTING ENGINEERS  
2300 SHEPPARD AVENUE EAST, UNIT 103, RICHMOND HILL, ONTARIO L4B 1N2  
Tel: (905) 632-3811 Fax: (905) 632-3363

**DWK Douglas W. Kerr & Associates Ltd.**  
LANDSCAPE ARCHITECT  
1595 SIXTEENTH AVENUE, SUITE 301  
RICHMOND HILL, ONTARIO L4B 1N2  
Tel: 416-410-5190 & 905-709-7433  
email: dkerr@interlog.com

**NOT FOR CONSTRUCTION**  
NOVEMBER 07, 2024

**COLLINGWOOD 108**

**CANADIAN TIME REAL ESTATE LIMITED**  
2180 YONGE ST., P.O. BOX 770, STATION K, TORONTO, CANADA M4P 2V8

**PROPOSED RETAIL STORE EXPANSION**  
55 MOUNTAIN RD. #88 BALSAM ST., COLLINGWOOD, ONTARIO

LANDSCAPE PLAN A-02L

DWN. DWK CHD. DWK DATE NOV. 07, 2024  
SCALE: 1:500 METRIC JOB NO. 21-1756

CITY FILE #: D002621 D110723



