AREAS SITE STATISTICS

GROUND FLOOR	2731.11 ft ²	253.73 m ²	ZONING	C4			
SECOND FLOOR	3277.39 ft ²	304.48 m²		ALL	OWANCE	PROVIDED	
THIRD FLOOR	1904.01 ft²	176.89 m²	MIN. LOT AREA	. 10	000.00 m²	1021.90 m²	
	0404 04 542	047.05 2	MIN. LOT FRON	ITAGE	30.00 m	20.27 m	EXISTING
BUILDING AREA	3421.31 ft ²	317.85 m ²	MIN. FRONT YA	\RD	6.00 m	7.50 m	
GROSS FLOOR AREA	7912.51 ft ²	735.10 m²	MIN. REAR YAR	RD	7.50 m	14.16 m	
COMM. UNIT 1	1039.53 ft²	96.58 m²	MIN. SIDE NOR	TH	0.00 m	1.57 m	
COMM. UNIT 2	1036.89 ft²	96.33 m²	MIN. SIDE SOUT	TH	9.00 m	7.50 m	
RESID. UNIT 1	858.30 ft ²	79.74 m²	MAX. LOT COVE	ERAGE	40.00 %	31.10 %	
RESID. UNIT 2	608.52 ft²	56.53 m²	MIN. LANDSCA	PE AREA	10.00 %	13.77 %	
RESID. UNIT 3	858.30 ft ²	79.74 m²	MAX. BLDG HEI	IGHT	15.00 m	12.75 m	
RESID. UNIT 4	874.61 ft ²	81.25 m²	PARKING SPAC - 5 RESIDENT		11 spaces	9 spa	aces
RESID. UNIT 5	874.61 ft ²	81.25 m²	- 6 COMMERC				
COMMON AREAS	818.55 ft ²	76.05 m ²	ACCESSIBLE P SPACES	ARKING	1 space	1 spa	ace

No.	Issue/Revision	Date
1	SITE PLAN APPROVAL	JUL 15 20
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3	SITE PLAN APPROVAL	DEC 23 20
4	SITE PLAN APPROVAL	JUL 04 22
5	SITE PLAN APPROVAL	MAR 21 23
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MAR 21 23
DATE

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Project Name

OAKWOOD BUILDING 32 OAK STREET COLLINGWOOD ON

Project Number

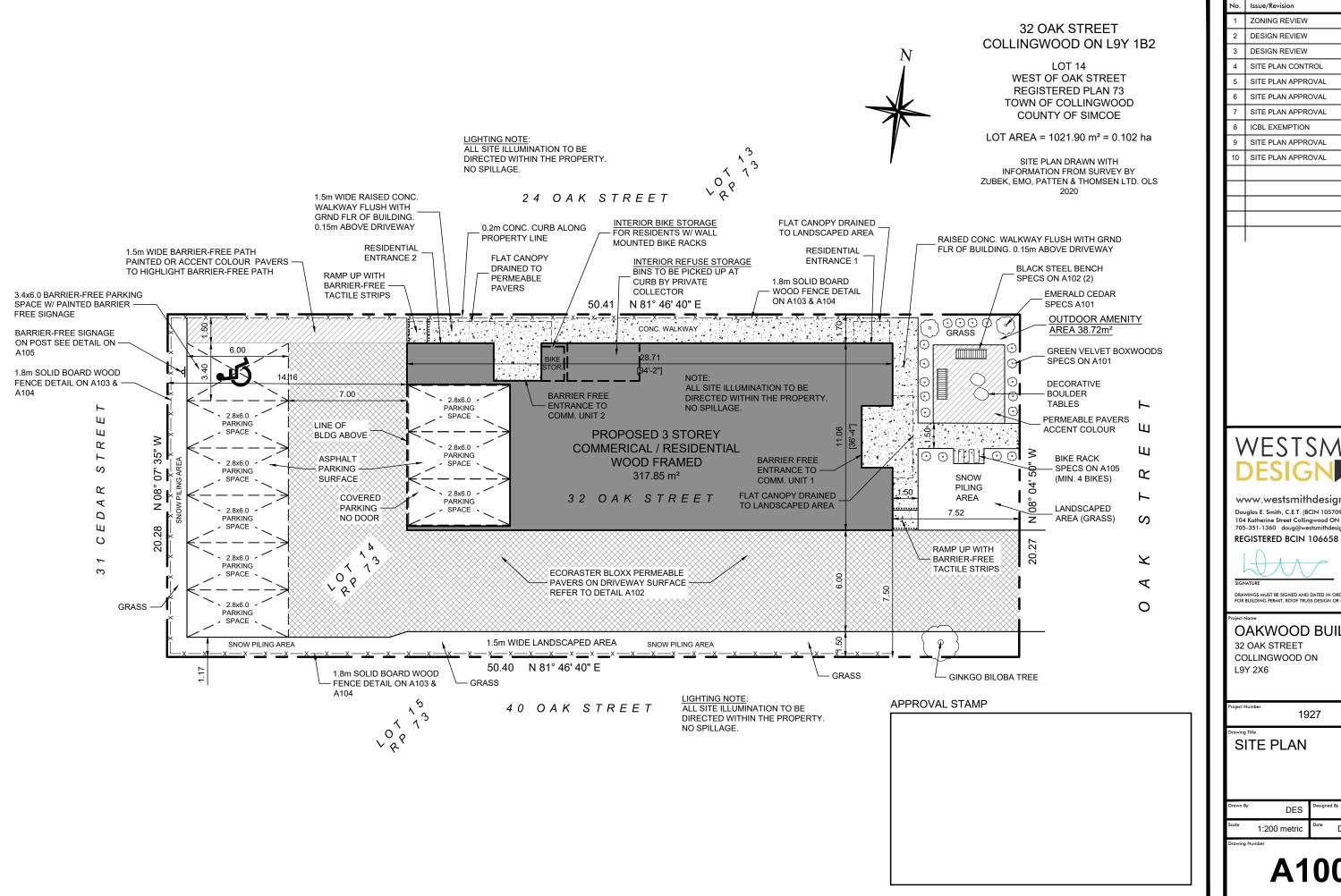
L9Y 2X6

1927

DATA SHEET

Drawn By	DES	Designed By	DES
Scale	NTS	Date [DEC 13 2019

wing Number



No.	Issue/Revision	Date
1	ZONING REVIEW	JAN 10 20
2	DESIGN REVIEW	MAR 01 20
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OAKWOOD BUILDING

COLLINGWOOD ON

1927

SITE PLAN

Drawn By	DES	Designed By	DES
Scale	1:200 metric	Date [DEC 13 2019





Emerald Cedar Thuja occidentalis 'Smaragd'

Height: 12 feet

Spread: 4 feet

Sunlight: ○ ●

Hardiness Zone: 3b

Other Names: Eastern Arborvitae, American Arborvitae

Description:

The ubiquitous tall hedge evergreen always seen planted in rows, this is a narrow, upright accent evergreen, dense foliage held in vertical sprays remains bright green year round; hardy and adaptable, takes pruning well, protect from winter sun

Ornamental Features

Emerald Cedar is a dwarf conifer which is primarily valued in the landscape or garden for its rigidly columnar form. It has emerald green evergreen foliage. The scale-like sprays of foliage remain emerald green throughout the winter.

Landscape Attributes

Emerald Cedar is a dense multi-stemmed evergreen shrub with a narrowly upright and columnar growth habit. Its relatively fine texture sets it apart from other landscape plants with less refined foliage.

This is a relatively low maintenance shrub. When pruning is necessary, it is recommended to only trim back the new growth of the current season, other than to remove any dieback. It has no significant negative characteristics.

Emerald Cedar is recommended for the following landscape applications;

- Vertical Accent
- Mass Planting
- Hedges/Screening
- General Garden Use

6FT EMERALD CEDAR HEDGE



Emerald Cedar Photo courtesy of NetPS Plant Finder



Emerald Cedar Photo courtesy of NetPS Plant Finder

WATERDOWN 656 Robson Road, Waterdown, Ontario | 905.689.7433 TRENTON 956A Old Hwy #2, R.R. #2, Trenton, Ontario | 613.392.0402 NEWMARKET 1870 Davis Drive West, King, Ontario | 289.803.0800





Green Velvet Boxwood Buxus 'Green Velvet'

Spread: 4 feet

Sunlight: O

Hardiness Zone: 5a

Height: 3 feet

Description:

A broadly mounded hybrid of this broadleaf evergreen that takes pruning exceptionally well; very versatile in the landscape, makes a great low hedge, also useful for topiary

Ornamental Features

Green Velvet Boxwood is primarily valued in the garden for its ornamental globe-shaped form. It has forest green evergreen foliage. The small round leaves remain forest green throughout the winter.

Landscape Attributes

Green Velvet Boxwood is a dense multi-stemmed evergreen shrub with a more or less rounded form. Its relatively fine texture sets it apart from other landscape plants with less refined foliage.

This is a relatively low maintenance shrub, and can be pruned at anytime. It is a good choice for attracting bees to your yard, but is not particularly attractive to deer who tend to leave it alone in favor of tastier treats. It has no significant negative characteristics.

Green Velvet Boxwood is recommended for the following landscape applications;

- Mass Planting
- Hedges/Screening
- General Garden Use
- Topiary
- Container Planting



Green Velvet Boxwood Photo courtesy of NetPS Plant Finder



Green Velvet Boxwood foliage Photo courtesy of NetPS Plant Finder

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APPROVAL STA	AMP		

2 SITE PLAN APPROVAL MAR 21 23

SITE PLAN APPROVAL

JUL 04 22

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OAKWOOD BUILDING

32 OAK STREET COLLINGWOOD ON L9Y 2X6

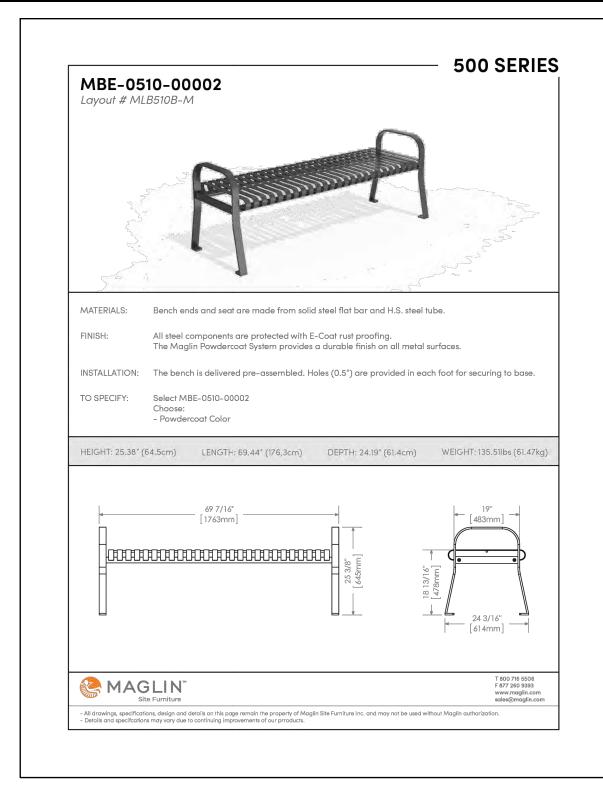
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BLACK STEEL BENCH



PERMIABLE PAVERS

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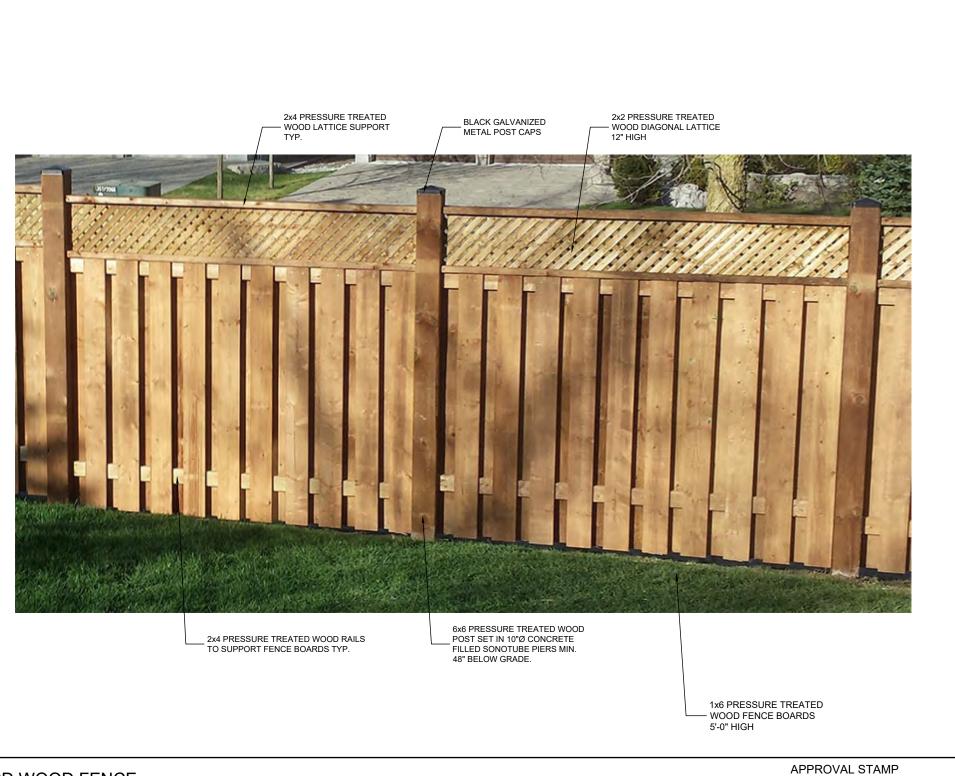
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Scale	NTS	Date DEC	13 2019

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1.8m SOLID BOARD WOOD FENCE

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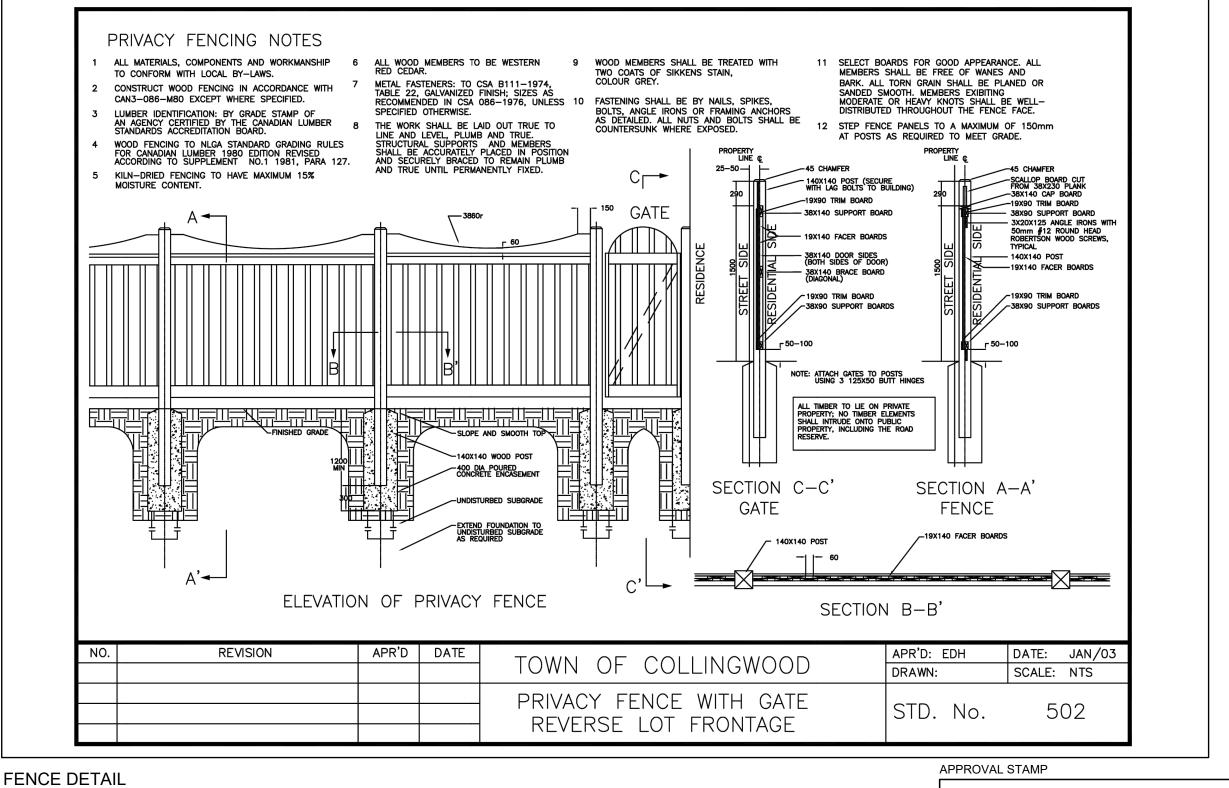
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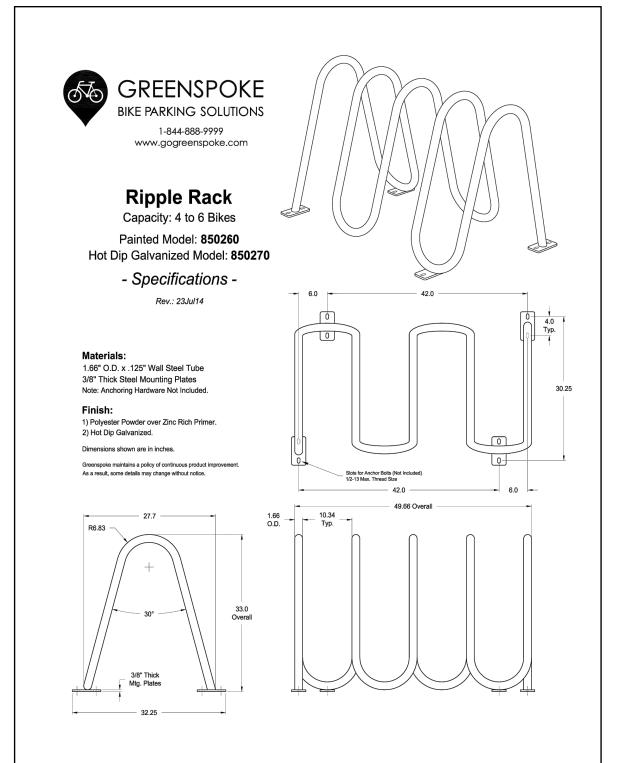
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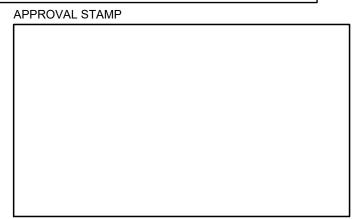
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LIGHTING LEGEND



EXTERIOR DOWNWARD LIGHTING
"ORTECH" LED SLIM LIGHTS
MODEL DISC3GIM
1.50m DIA. LIGHT COVERAGE
550 LUMENS
120° BEAM ANGLE

NOTE: ALL SITE ILLUMINATION TO BE DIRECTED WITHIN THE PROPERTY. NO SPILLAGE.



32 OAK STREET COLLINGWOOD ON L9Y 1B2

LOT 14
WEST OF OAK STREET
REGISTERED PLAN 73
TOWN OF COLLINGWOOD
COUNTY OF SIMCOE

LOT AREA = 1021.90 m² = 0.102 ha

SITE PLAN DRAWN WITH INFORMATION FROM SURVEY BY ZUBEK, EMO, PATTEN & THOMSEN LTD. OLS 2020

24 OAK STREET

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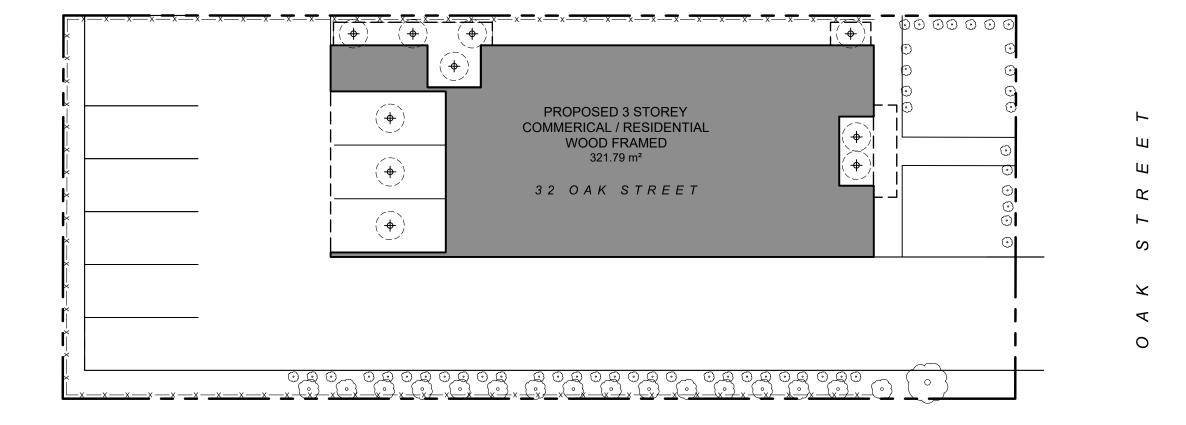
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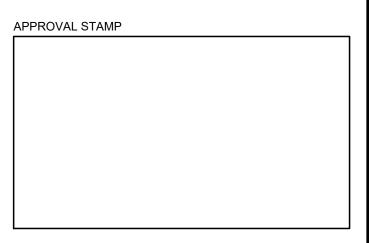
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40 OAK STREET





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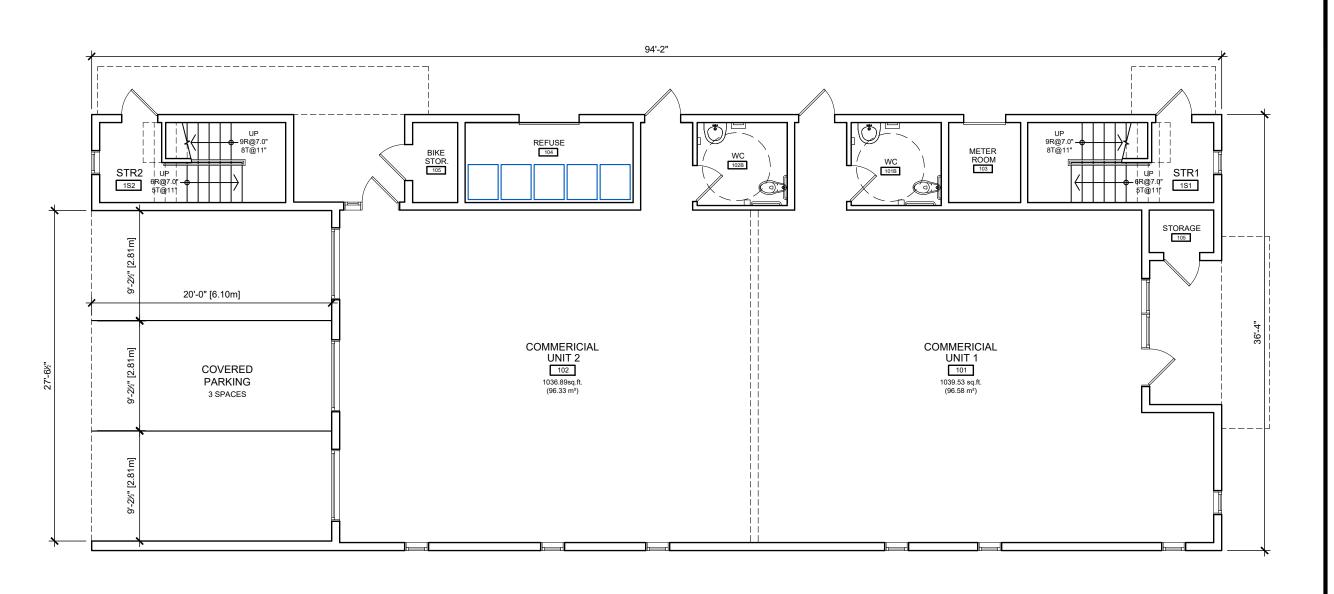
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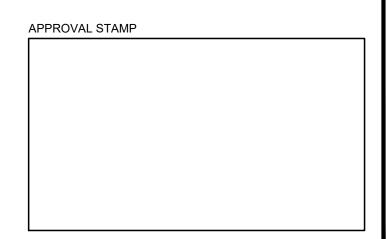
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PHOTOMETRIC SITE PLAN

Drawn By	DES	Designed By	DES
Scale	1:200 metric	Date DEC	13 2019

wing Number





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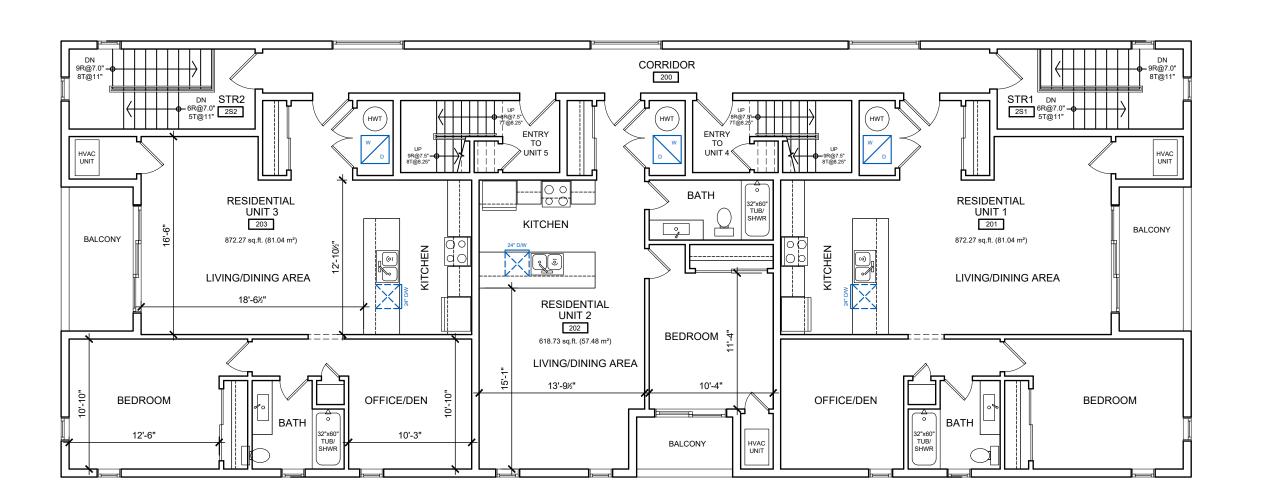
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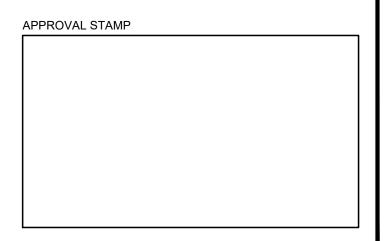
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GROUND FLOOR PLAN

Drawn By	DES	Designed By	DES
Scale	1/8" = 1'-0"	Date	DEC 13 2019

wing Number





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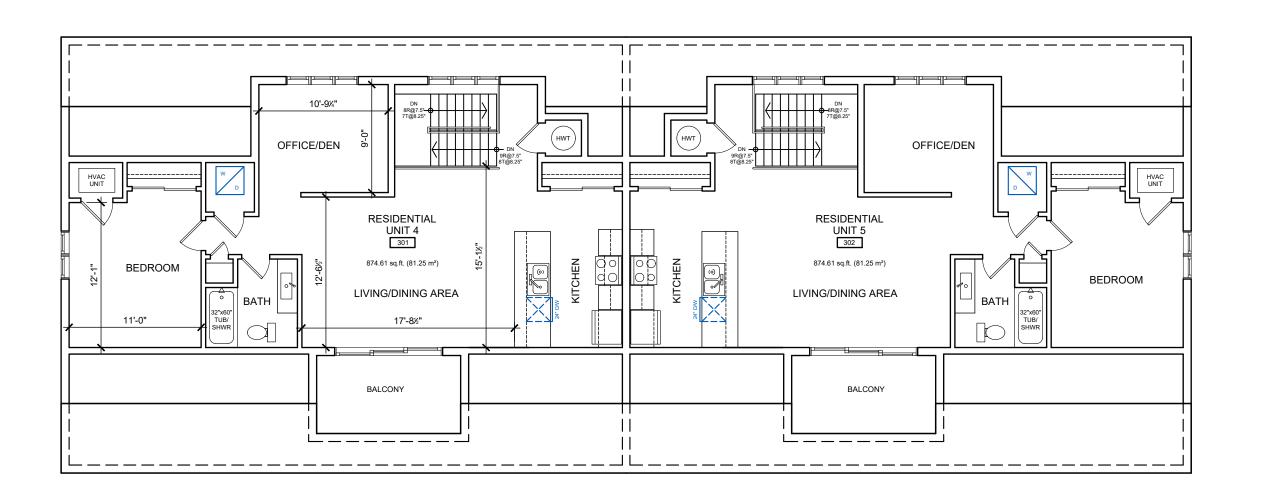
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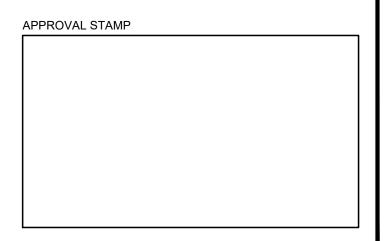
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SECOND FLOOR PLAN

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Scale	1/8" = 1'-0"	Date	DEC 13 2019

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THIRD FLOOR PLAN

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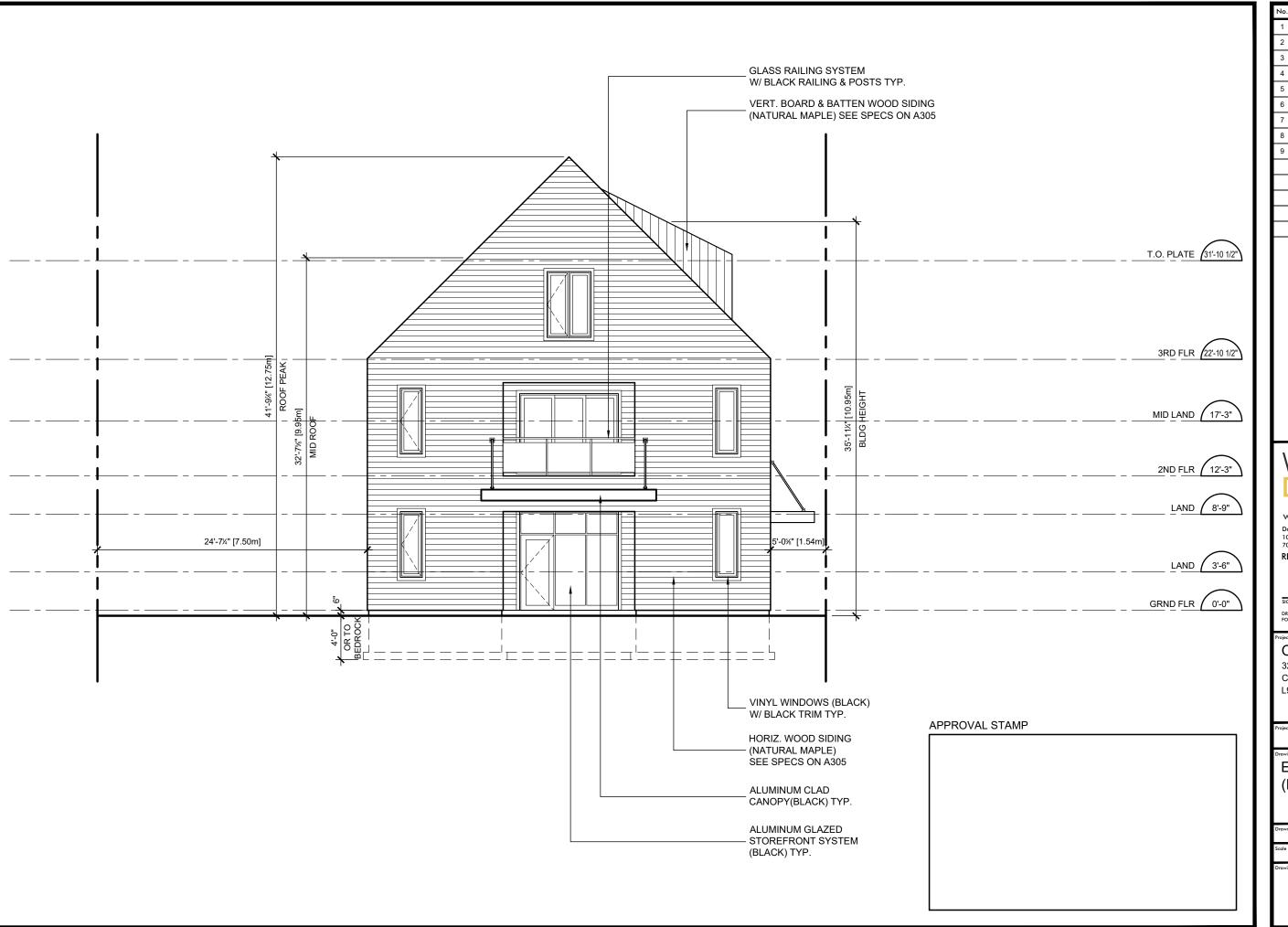
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FRONT ELEVATION MASS COMPARISON

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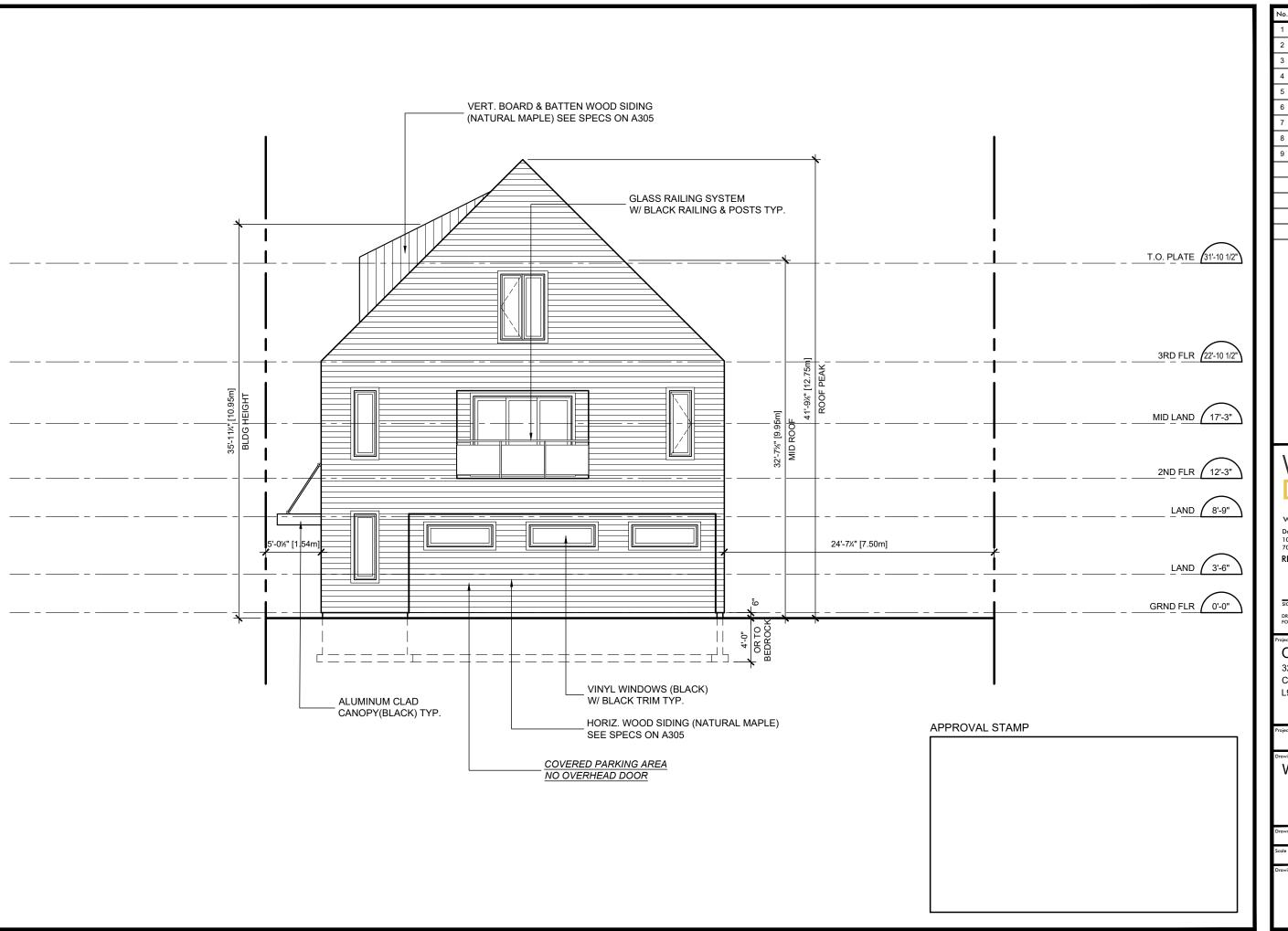
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32 OAK STREET COLLINGWOOD ON L9Y 2X6

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EAST ELEVATION (FRONT - OAK ST.)

Drawn By	DES	Designed B	DES
Scale	1/8" = 1'-0"	Date	DEC 13 2019



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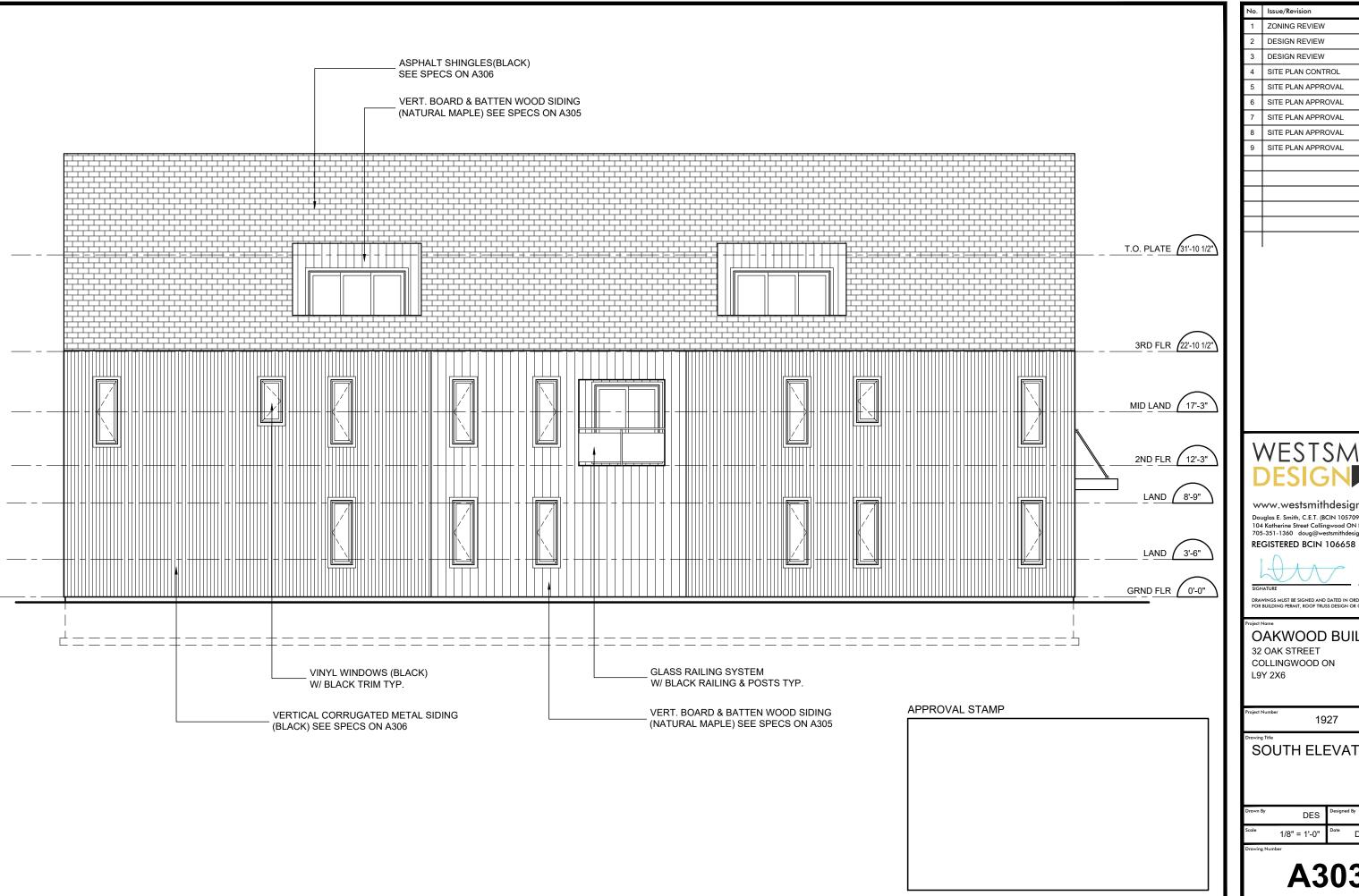
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32 OAK STREET COLLINGWOOD ON L9Y 2X6

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WEST ELEVATION

Drawn By	DES	Designed B	DES
Scale	1/8" = 1'-0"	Date	DEC 13 2019



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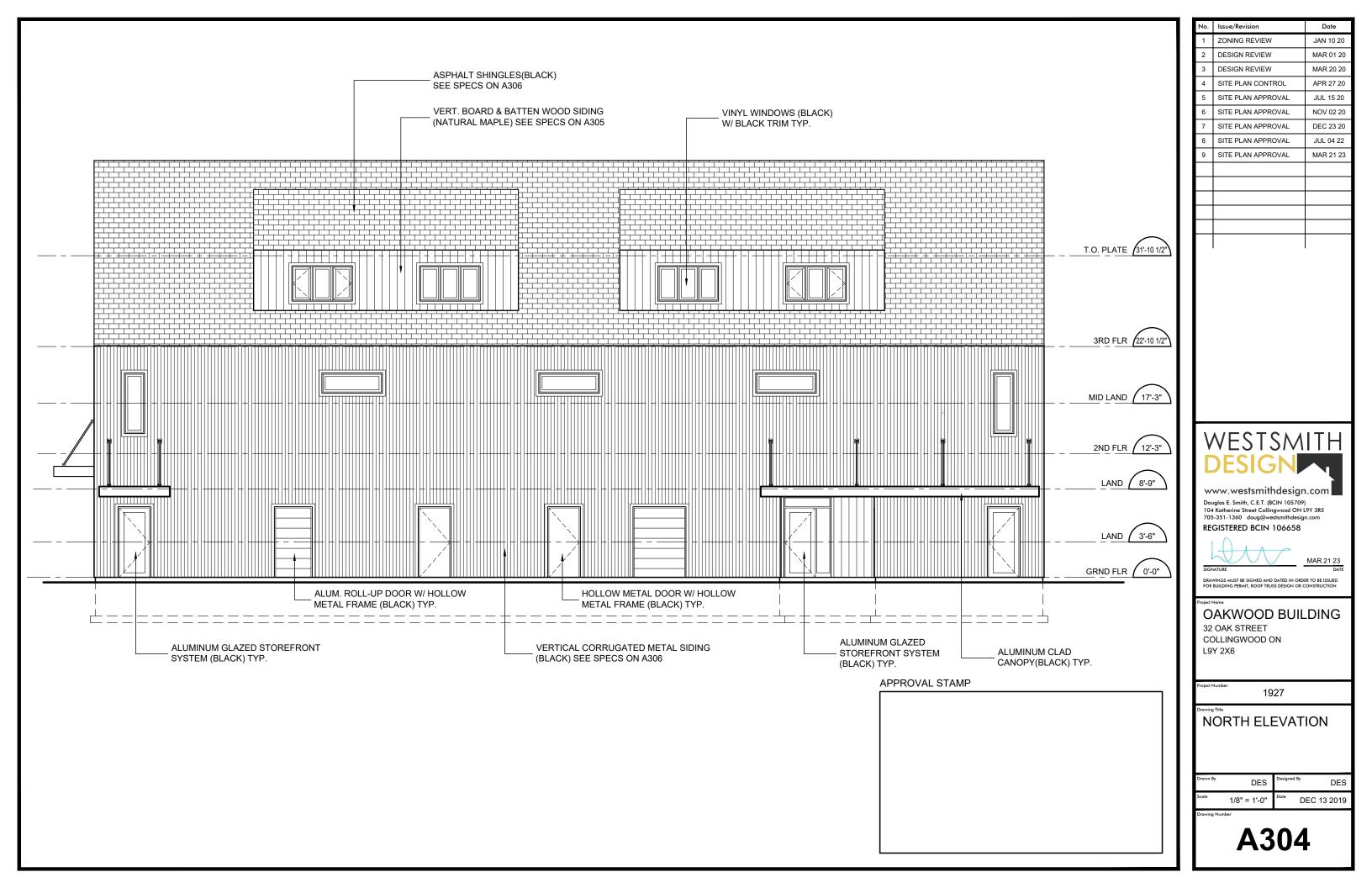
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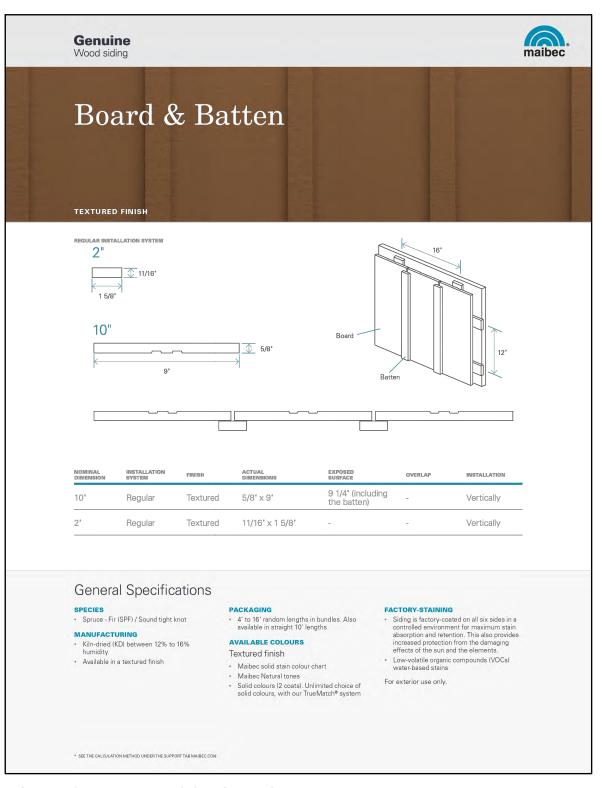
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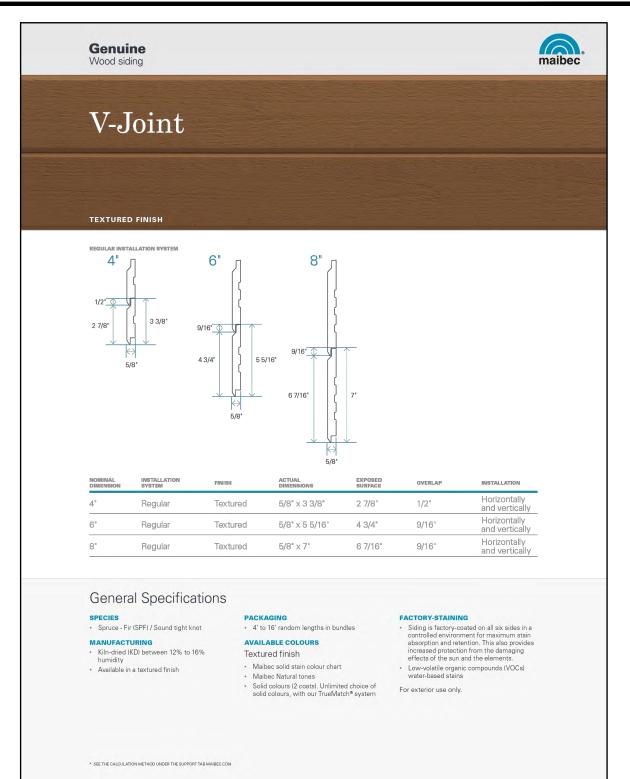
SOUTH ELEVATION

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BOARD & BATTEN WOOD SIDING



HORIZONTAL WOOD SIDING

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OAKWOOD BUILDING

32 OAK STREET COLLINGWOOD ON L9Y 2X6

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EXTERIOR FINISHES SPECIFICATIONS

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cale	NTS	Date	DEC 13 2019

Drawing Number