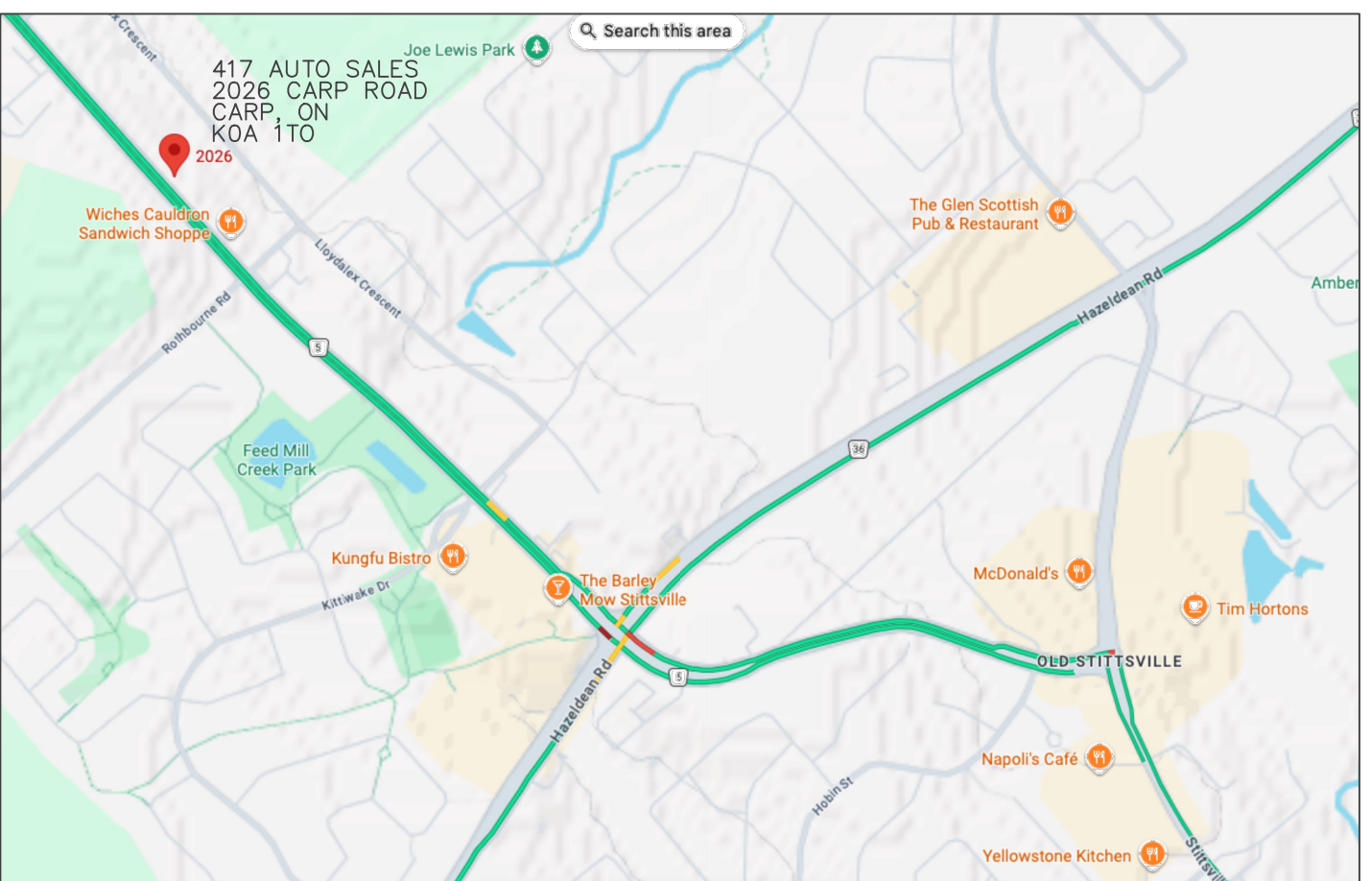
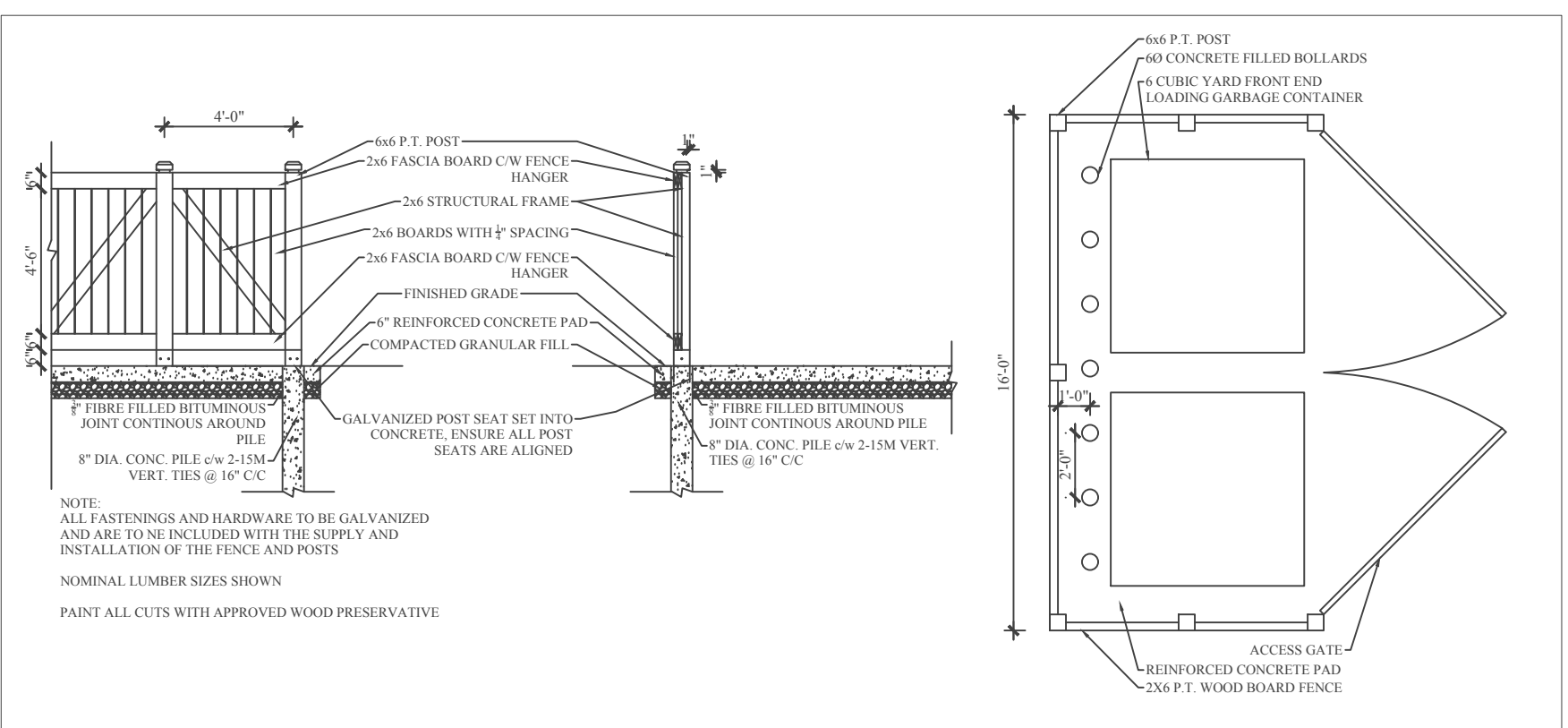


RURAL COMMERCIAL -RC[773] P.I.N. 04487-0301		
PROVISIONS	REQUIRED	PROVIDED
MINIMUM LOT AREA (M ²)	4000	1808.09
MINIMUM LOT WIDTH (M) [773r]	90 [773r]	39.62
MINIMUM FRONT YARD SETBACK (M) [773r]	10 [773r]	9.55 (EXISTING)
MINIMUM INTERIOR SIDE YARD SETBACK (M) [773r]	3 [773r]	2.65 & 19.12
MINIMUM REAR YARD SETBACK (M)	10	26.32
MAXIMUM HEIGHT (M)	11	APPROX. 4.5
MAXIMUM LOT COVERAGE (%)	25%	3.17%
LANDSCAPING OF YARDS	FRONT AND CORNER SIDE YARDS MUST BE LANDSCAPED EXCEPT FOR DRIVEWAYS CROSSING THOSE YARDS LEADING TO PARKING	
OUTDOOR STORAGE	OUTDOOR STORAGE PERMITTED IN INTERIOR, SIDE AND REAR YARD ONLY; MUST BE SCREENED AND CONCEALED FROM VIEW FROM ADJUTING STREETS AND FROM ADJUTING NON-COMMERCIAL OR NON-INDUSTRIAL ZONES	
MINIMUM PARKING SPACES (AUTOMOBILE DEALERSHIP)	SALES/SHOWROOM AREA: 2/100 M ² GFA (2) SERVICE AREA: 1/50 M ² GFA OTHER AREAS: 1/100 M ² GFA	4 SPOTS PROVIDED N/A N/A
LANDSCAPE PROVISIONS FOR PARKING LOTS (s. 110)	15% OF AREA OF PARKING LOT MUST BE PROVIDED AS PERIMETER OR INTERIOR LANDSCAPED AREA	27.93%
LOCATION OF LANDSCAPE BUFFER FOR LOT WITH MORE THAN 100 SPACES (s. 110)	ADJUTING STREET: 3 M NOT ADJUTING STREET: 1.5 M	



2 LOCATION PLAN
SCALE: NTS



3 REFUSE COLLECTION ENCLOSURE DETAIL
SCALE: 3/16" = 1'-0"

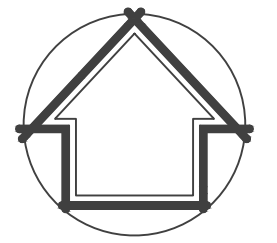
SITE PLAN LEGEND:		
	EXISTING TREE TO BE REMOVED	TURF PAVERS
	EXISTING TREE TO REMAIN	ASPHALT
	PROPOSED TREES	GRAVEL
	PROPOSED SHRUBS	PAVERS
	GRASS/SOFT LANDSCAPE	

REFER TO LANDSCAPE ARCHITECT'S PLANS FOR SPECIES OF TREES

LEGEND:

- EXTERIOR WALL MOUNTED LIGHT
- FIRE ROUTE SIGN
- ENTRANCE DOOR ARROW
- FENCE

NOTES:
 LEGAL DESCRIPTION:
 PART OF LOT 1, CONCESSION 2, GEOGRAPHIC TOWNSHIP OF HUNTLEY, CITY OF OTTAWA
 P.I.N. 04487 - 0301
 CIVIC ADDRESS:
 2026 CARP ROAD, CARP ON K0A 1T0
 SITE PLAN GENERAL NOTES:
 THIS SITE PLAN & ALL EXISTING SITE INFO, ELEVATIONS, SERVICE LOCATIONS & PROPERTY INFORMATION IS BASED ON A SURVEY COMPLETED BY FARLEY, SMITH & DENIS SURVEYING LTD. FILE NO. 78-21, DATED APRIL 1, 2021..



PROJECT NORTH

BELL
 +ASSOCIATES
 ARCHITECTURE

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 Pembroke, ON K8A 3J7
 613-629-6988
 info@bell.ca
 bellarchitecture.ca

VERSION NO.
2
 APRIL 2022

SEAL:

NOTES:
 - ALL CONTRACTORS MUST COMPLY WITH ALL CODES & BYLAWS HAVING JURISDICTION.
 - IT IS THE RESPONSIBILITY OF THE APPROPRIATE CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT ALL ERRORS AND/OR OMISSIONS TO THE DESIGNER PRIOR TO COMMENCEMENT.
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NO.	ITEM	DD.MM.YY
5	REVISED FOR SITE PLAN CONTROL	04.07.24
4	REVISED FOR SITE PLAN CONTROL	06.11.23
3	REVISED FOR SITE PLAN CONTROL	11.05.23
2	ISSUED FOR SITE PLAN CONTROL	01.03.23
1	ISSUED FOR REVIEW	06.04.22
NO.	REVISIONS	DATE

PROJECT
 417 AUTO SALES
 2026 CARP ROAD
 CARP, ON
 K0A 1T0

CLIENT
 NEIL CHADHA
 417 AUTO SALES

DRAWING
 SITE PLAN

SCALE AS SHOWN
 DRAWN BY HS
 DATE APRIL 2022
 CHKD BY JCB
 APPRD BY JCB
 PROJECT NO. 222-03

SHEET NO.
A.1