

**SITE STATISTICS**

Zoning- C2  
 C of A Application-  
 Lot Area- 22203 m<sup>2</sup>  
 Building Coverage- 4363.5m<sup>2</sup> (19.7%)  
 Landscaped Area- 2271.1m<sup>2</sup> (10.2%)  
 Asphalt / Hard Surface Area- 15568.4m<sup>2</sup> (70.1%)

Parking Required- 1/27m<sup>2</sup>  
 (Plaza with GFA over 600m<sup>2</sup>)  
 4636.2m<sup>2</sup> / 27 - 172 Spaces  
 Parking Provided - 311 Spaces  
 Parking Space Minimum Dimensions- 2.6m x 5.5m

**COMMERCIAL**

Total Gross Floor Area (including mezzanine)-

Existing Ground Floor	Area (m <sup>2</sup> )
Bldg-A	1746.5m <sup>2</sup>
Bldg-B	540.5m <sup>2</sup>
Bldg-C	337.2m <sup>2</sup>
Bldg-D	185.8m <sup>2</sup>
Bldg-E	308.4m <sup>2</sup>
Bldg-F	958.5m <sup>2</sup>

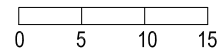
Existing Basement/ Mezzanine

Bldg-C	117.1m <sup>2</sup>
Bldg-D	929.9m <sup>2</sup>
Bldg-F	62.7m <sup>2</sup>
<b>Total Existing GFA</b>	<b>4349.6m<sup>2</sup></b>

Proposed GFA

Bldg-F Expansion	286.6m <sup>2</sup>
<b>Total Gross Floor Area</b>	<b>4636.2m<sup>2</sup></b>

**DETAIL -A**



SCALE 1: 600

DATE: APR 3, 2023

REVISED:

**SITE PLAN APPLICATION No. SP09/032/0/G5**

PART OF LOT 1, MUNICIPAL COMPILED PLAN NO. 967 PART OF LOTS 1 AND 7, MUNICIPAL COMPILED PLAN NO. 964 AND PART OF LOTS 30, 31 AND BLOCK 'B', REGISTERED PLAN NO. 1307 PREPARED BY:

**City of Kitchener**  
 DEVELOPMENT SERVICES DEPARTMENT

CAD FILE:  
 DETAIL-A.DWG

OTTAWA RIVER DEVELOPMENT INC.  
 AND HALLMAN CONSTRUCTION LTD.  
 1020 OTTAWA ST. NORTH, KITCHENER, ONT