



NOTE:
 - ALL ASPHALT AREAS TO BE DEFINED WITH 0.15M HIGH
 POURED CONCRETE CURBING
 -PRIVATE GARBAGE COLLECTION
 ▾ FIRE ROUTE/NO PARKING/BARRIER-FREE PARKING SIGN

SITE STATISTICS
 Zoning - Residential Zone Eight: R-8
 (with Special Regulation 551R)
 C of A Application -
 Lot Area - 12,210.9m²
 Building Coverage - 4,006m² (32.8%)
 Landscaped Area - 6,053m² (49.6%)
 Asphalt / Hard Surface Area - 2,152m² (17.6%)

Parking Required - 59 spaces (1.25 spaces/unit)
 Parking Provided- 54 (1.1 spaces/unit)
 Parking Space Minimum Dimensions- 2.6m x 5.5m
 Barrier Free Required - 3 spaces (4% of required)
 Barrier Free Provided - 3 spaces (1 Type A + 2 Type B)
 Bicycle Parking Provided - 53 spaces (47 - Class A, 6 - Class B)

MULTI-RESIDENTIAL
 Number of Units - 47
 Number of Visitor Spaces Required - 11 spaces (20% of provided spaces)
 Number of Visitor Spaces Provided - 7 spaces
 Building Height (Max.) - 13.5m
 Floor Space Ratio - 0.9
 *MINOR VARIANCE APPLICATION - REQUIRED AS AN APPROVAL CONDITION

SITE PLAN

ACTIVA HOLDINGS INC
 30-40 MARGARET AVENUE

REVISD:

0 5 10 15 20 25

SCALE 1: 800

DATE: JUNE 6, 2023

SITE PLAN APPLICATION No. SP22/187/M/AP

LOTS 193-198, 211-213 AND PART OF LOTS 199-203, 214-218; REGISTERED PLAN 374

City of Kitchener
 DEVELOPMENT SERVICES DEPARTMENT

CAD FILE:
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