

SITE STATISTICS

Zoning By-law 2019-051: RES-5 (297,301,303)  
Lot Area- 4,369m²  
Building Coverage- 918m² (21.0%)  
Landscaped Area- 1,622m² (37.1%)  
Asphalt / Hard Surface Area- 1,829m² (41.9%)

Parking Required- 33-40 spaces (1.15-1.4 spaces/unit)  
Parking Provided- 44 spaces  
Parking Space Minimum Dimensions- 2.6m x 5.5m  
Future Electric Parking Required- 6-8 spaces (20% of required spaces)  
Future Electric Parking Provided- 9 spaces  
Bicycle Parking Required- 15 spaces (9 - Class A; 6 - Class B)  
Bicycle Parking Provided- 16 spaces (10 - Class A; 6 - Class B)

MULTIPLE RESIDENTIAL

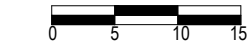
Number of Units- 28  
Number of Visitor Spaces Required- 5 (0.15 spaces/unit)  
Number of Visitor Spaces Provided- 7  
Number of Barrier Free Spaces- 2 (1-Type A, 1-Type B)  
Floor Space Ratio- 0.7 (0.75 max.)

	REQUIRED (min.)	PROVIDED
Lot Width	19.0m	36.1m
Front Yard	2.5m (terrace/porch/deck stairs) 4.0m (building) 6.0m (to garage)	18.3m
Int. Side Yard	1.2m	15.0m
Ext. Side Yard	2.5m (porch/balcony) 4.0m (building)	2.5m 4.0m
Rear Yard	7.0m	1.2m
Height (max.)	12.5m	11.3m

- NOTES:
- ALL ASPHALT AREAS TO BE DEFINED WITH 0.15M HIGH POURED CONCRETE CURBING
  - ALL SNOW STORAGE SHALL BE STORED ON SITE. SURPLUS SNOW STORAGE SHALL BE REMOVED OFF-SITE AT OWNER'S EXPENSE BY PRIVATE REMOVAL SERVICE.
  - ▶ -PRINCIPLE UNIT ENTRANCE
  - FC -Flush Curb
  - CMB -Canada Post Community Mailbox

SITE PLAN

ACTIVA HOLDINGS INC  
2-56 BENNINGER DRIVE



SCALE 1: 600

DATE: NOVEMBER 22, 2022

REVISED:  
DECEMBER 8, 2023  
DECEMBER 12, 2023  
JANUARY 30, 2024  
APRIL 3, 2024

SITE PLAN APPLICATION No. SP22/185/B/CD  
BLOCK 130 & 136, PLAN 58M-642

City of Kitchener  
DEVELOPMENT SERVICES DEPARTMENT

CAD FILE:  
SP22185BCD.DWG