

PART LOTS 26, 27,
BEASLEY'S BROKEN FRONT CONCESSION
& LOT 1, 2, 3 of PLAN 1147
CITY OF CAMBRIDGE
REGIONAL MUNICIPALITY OF WATERLOO

- LEGEND:**
- ▶ ENTRANCE / EXIT DOOR
 - ▷ OH DOOR / DOCK DOOR
 - FENCE
 - ▨ LIGHT-DUTY ASPHALT
 - ▩ HEAVY-DUTY ASPHALT
 - CONCRETE

SITE DATA:

SITE AREA	93,857.03 sq.m.
BUILDING "A" AREA	18,775.71 sq.m.
BUILDING "B" AREA	4,157.24 sq.m.
LIGHT-DUTY ASPHALT	sq.m.
HEAVY-DUTY AREA	sq.m.
CONCRETE AREA	sq.m.
SOD & LANDSCAPED AREA	sq.m.
SEEDED AREA	sq.m.
UNDEVELOPED AREA	sq.m.

O.B.C. DATA:
BUILDING B
BUILDING CLASSIFIED AS GROUP F, DIVISION 2
CONFORMING TO SECTION 322.70
ONE STORY BUILDING, SPRINKLERED
COMBUSTIBLE or NON-COMBUSTIBLE CONSTRUCTION PERMITTED

PARKING:
PARKING REQUIRED: BUILDING B
1 PER 150 SQ.M. = 4,157.24 / 150 = 28 SPACES REQ'D.
PARKING PROVIDED =
PARKING SPACE = 2.9m x 5.5m.
H.C. PARKING SPACE = 3.4m x 1.5 ASLE + 2.4m x 5.5m.
LOADING SPACES =

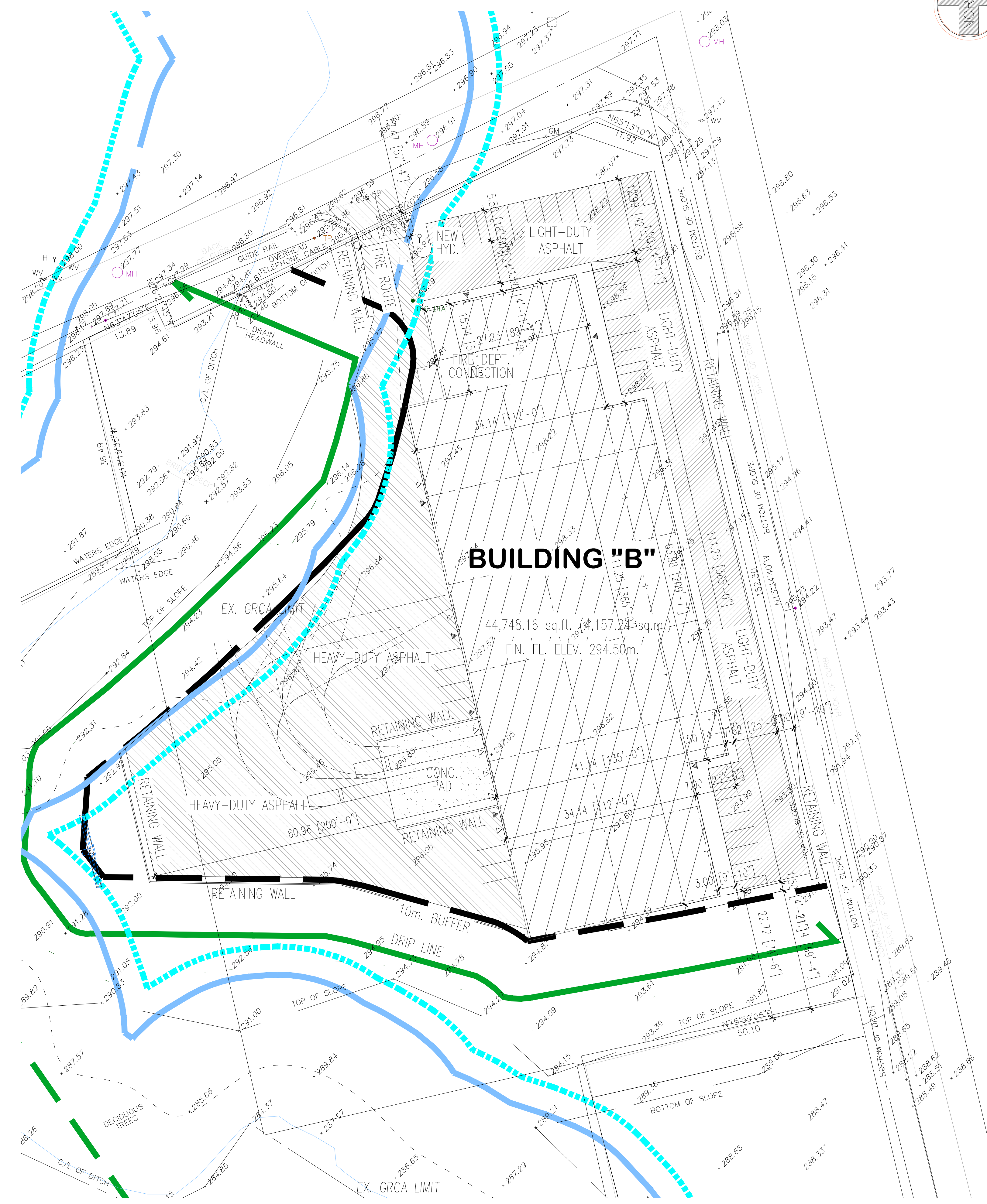
GARBAGE:
IF GARBAGE TO BE STORED OUTSIDE OF BUILDING
IT MUST BE OUT OF PUBLIC VIEW

BARRIER-FREE ACCESS:
BARRIER-FREE ACCESS FROM PARKING AREA TO PRINCIPAL ENTRANCE IS PROVIDED.
EXTERIOR WALKS SHALL HAVE A FIRM SLIP RESISTANT SURFACE, WITH AN UNINTERRUPTED WIDTH OF NOT LESS THAN 1.10m., A GRADIENT NOT EXCEEDING 1 in 20, BE FREE FROM OBSTRUCTIONS FOR THE FULL WIDTH, & HAVE A 1.5m x 1.5m LEVEL AREA ADJACENT TO THE ENTRANCE DOORWAY.

LANDSCAPING:
REFER TO LANDSCAPE PLAN DRAWING L1

SIGNAGE:
DESIGN & LOCATION OF BUILDING SIGNAGE
TO BE DETERMINED AND THEN APPROVED BY
CITY OF CAMBRIDGE PRIOR TO INSTALLATION

SITE SERVICING & GRADING:
REFER TO SITE SERVICING & GRADING PLAN DRAWINGS
FOR SITE SERVICES AND GRADING BY



SITE PLAN
SCALE = 1:400

NO.	DATE	REVISION	BY

SCHIEDEL
CONSTRUCTION INCORPORATED
GENERAL CONTRACTORS-PROJECT MANAGERS
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PROJECT
2021 SITE LAYOUT
247 ROYAL OAK RD.
CAMBRIDGE, ONTARIO

SCALE	DATE	DRAWN BY	PROJECT NO.
1:400	Aug./2022	PG	210009

DRAWING	DRAWING NO.
SITE PLAN (BUILDING B)	1B