



PROJECT DATA

7564 TENTH LINE WEST

ZONING CATEGORY: EMPLOYMENT - E2 (EXISTING D-8)
 PROPOSED USE: INDUSTRIAL BUSINESS

CITY OF MISSISSAUGA ZONING BY-LAW NO. 0225-2007 PART 8 TABLE 8.2.1

ZONING REGULATIONS	REQ'D	EXISTING BLDG DC1	EXISTING BLDG DC4	BLDG DATA
MIN. LOT FRONTAGE	30	30	30	58
MIN. HEIGHT	N/A	N/A	N/A	10
MIN. FRONT YARD BUILDING SETBACK	7.5	>7.5	>7.5	64.7
MIN. INTERIOR SIDE YARD BUILDING SETBACK (SOUTH ADJACENT TO EXIST. PAV)	7.5	>7.5	>7.5	18.9
MIN. INTERIOR SIDE YARD BUILDING SETBACK (NORTH ADJACENT TO HWY 401)	7.5	>7.5	>7.5	>7.5
MIN. REAR YARD BUILDING SETBACK	7.5	>7.5	>7.5	>7.5

SITE AREA AND COVERAGE

	(M ²)	(AC)
GROSS SITE AREA	345,112.27	85.27
BLOCK B - DATA CENTRE LAND	40,874.40	10.10

DATA CENTRE - LEVEL 1: 10,822.00 (M²) / 114.334 (AC)
 DATA CENTRE - LEVEL 2: 10,822.00 (M²) / 114.334 (AC)
 TOTAL BUILDING FOOTPRINT: 10,822.00 (M²) / 114.334 (AC)
 TOTAL BUILDING GFA: 21,244.00 (M²) / 228,668 (SF)
 LOT COVERAGE: 23.98%

PARKING REQUIREMENTS (0225-2007 PART 3 TABLE 3.1.2.2)

MIN. PARKING SPACE DIMENSIONS	STANDARD - 2.8m x 5.2m
MIN. ASBL WIDTH	7.0m

ACCESSIBLE PARKING SPACES: 40 (PROPOSED) / 637 (REQUIRED)

ELECTRIC VEHICLE PARKING SPACES (1 EV CHARGER PER 10,000 SF GFA): 4 (PROPOSED) / 4 (REQUIRED)

BICYCLE PARKING REQUIREMENTS (0225-2007 PART 3 TABLE 3.1.6.3)

	PROPOSED	REQUIRED
DATA CENTRE	22	10
MIN. BICYCLE PARKING SPACE DIMENSIONS	1.8m x 0.9m	

LOADING SPACE REQUIREMENTS (0225-2007 PART 3 TABLE 3.1.4.3)

	PROPOSED	REQUIRED
DATA CENTRE	3	3

LANDSCAPE AREA: 12,279 M²
 PAVED AREA: 11,887 M²

PROJECT LOCATION

LEGAL DESCRIPTION

FOR LEGAL SURVEY INFORMATION REFER TO: PART OF LOT 14 CONCESSION 10, NEW SURVEY GEOGRAPHIC TOWNSHIP OF TRAFALGAR CITY OF MISSISSAUGA REGIONAL MUNICIPALITY OF PEEL PREPARED BY GENESIS LAND SURVEYING INC., 10 FOUR SEASONS PLACE, 10TH FLOOR, TORONTO, ON M9B 6H7 DATED OCTOBER 16, 2024.

SITE SPECIFIC ZONING TO BE VERIFIED UPON CONSULTATION WITH CITY OF MISSISSAUGA. LAYOUT IS SUBJECT TO IMPLEMENTATION OF ENVIRONMENTAL, STORM WATER MANAGEMENT, ETC. REQUIREMENTS UPON CONSULTATION WITH AUTHORITIES HAVING JURISDICTION

ADDITIONAL SITE WORKS

NOTE: FOR LANDSCAPE AND SITE FURNITURE INFORMATION, REFER TO DRAWINGS BY MHC LANDSCAPE.
 FOR GRADING AND SERVICES INFORMATION, REFER TO DRAWINGS BY MTE CONSULTANTS.
 FOR SITE PHOTOMETRIC AND ELECTRICAL INFORMATION, REFER TO DRAWINGS BY HAMMERSCHLAG & JOFFE.
 FOR TRAFFIC SIGNAGE AND DESIGN REFER TO DRAWINGS BY TYLIN.

NOTE: FIRE ACCESS ROUTE TO BE DESIGNED TO SUPPORT A LOAD OF NOT LESS THAN 11,363 KG PER AXLE AND HAVE A CHANGE IN GRADIENT OF NOT MORE THAN 1 IN 12.5 OVER A MINIMUM DISTANCE OF 15M.
 ROUTE TO BE DESIGNATED AS PER BYLAW 1036-81 AS AMENDED

REV #	DATE	REVISION TITLE
1	AUG 15, 2025	ISSUED FOR SPA
2	MAR 4, 2026	ISSUED FOR SPA

PROJECT NO: 25026 00
 DRAWN BY: TY
 CHECKED BY: RCB

NOT RELEASED FOR CONSTRUCTION
 RELEASED FOR CONSTRUCTION

PROJECT TITLE:
00 TENTH LINE WEST, MISSISSAUGA, ON
 TOR00394
 INDUSTRIAL DEVELOPMENT

PROLOGIS
 Prologis Inc. (Canada)
 185 The West Mall, Suite 700, Toronto
 647-258-2600
 Tony Nguyen: tnguyen4@prologis.com
 https://www.prologis.com

SHEET TITLE:
OVERALL SITE PLAN
 SITE PLAN APPLICATION NUMBER:
SP 25-63 W9

SEAL: **ARCHITECTS**
 ALY HARDY
 LICENSE 6788

SHEET NO.
A.100-1a

1 OVERALL SITE PLAN
 Scale 1 : 1250

I hereby certify that this drawing conforms in all respects to the site development plans. Include Architect or Engineer's Signature (if applicable) and Professional seal

ARCHITECT OR ENGINEER'S SIGNATURE (IF APPLICABLE) AND PROFESSIONAL SEAL

i. The City of Mississauga requires that all working drawings submitted to the Building Division as part of an application for the issuance of a building permit shall be certified by the architect or engineer as being in conformity with the site development plan as approved by the City of Mississauga.

ii. All exterior lighting will be directed onto the site and will not infringe upon the adjacent properties.

iii. All rooftop mechanical units shall be screened from view by the applicant.

iv. Parking spaces reserved for people with disabilities must be identified by a sign, installed at the applicant's expense, in accordance with the By-law Requirements and Building Code Requirements.

v. The applicant will be responsible for ensuring that all plans conform to Transport Canada's restrictions.

vi. Grades will be met with a 3% maximum slope at the property lines and within the site.

vii. All damaged areas are to be reinstated with topsoil and sod prior to the release of securities.

viii. Signage shown on the site development plans is for information purposes only. All signs will be subject to the provisions of Sign By-law 0054-2002, as amended, and a separate sign application will be required through the Building Division.

x. Any fencing adjacent to municipal lands is to be located 15 cm (6.0 in.) inside the property line.

xi. Only shaded lighting fixtures are permitted for all development, except for detached and semi-detached dwellings within 60 m of a residentially zoned property and must conform to the Engineer Certified Lighting Plan.

xii. The Engineer Certified Lighting Plan must be signed by the Consulting Engineer.

xiii. The Owner covenants and agrees to construct and install shielded lighting fixtures on the subject lands, in conformity with the Site Plan and Engineer Certified Lighting Plan to the satisfaction of the City of Mississauga.

xiv. Where planting is to be located in landscaped areas on top of an underground parking structure, it is the responsibility of the applicant to arrange the coordination of the design of the underground parking structure with the Landscape Architect and the Consulting Engineer. Underground parking structures with landscaping area to be capable of supporting the following loads:
 - 15 cm of drainage gravel plus 60 cm topsoil for shrubs
 - 15 cm of drainage gravel plus 90 cm topsoil for trees Or
 - Prefabricated sheet drain system with a compressive strength of 1003 Kpa plus 40 cm topsoil for sod
 - Prefabricated sheet drain system with a compressive strength of 1003 Kpa plus 60 cm topsoil for shrubs
 - Prefabricated sheet drain system with a compressive strength of 1003 Kpa plus 90 cm topsoil for trees / Terradrain 900 or approved equal.

xv. The structural design of any retaining wall over 0.6 m in height or any retaining wall located on a property line is to be shown on the Site Grading plan for this project and is to be approved by the Consulting Engineer for the project.

xvi. Continuous 15 cm high barrier type poured concrete curbing will be provided between all asphalt and landscaped areas throughout the site.

xvii. All utility companies will be notified for locates prior to the installation of the hoarding that lies within the site and within the limited of the City boulevard area.

SITE LEGEND

▲	PRINCIPAL ENTRANCE	■	HEAVY DUTY ASPHALT
△	LOADING DOCK DOOR	▨	CONCRETE PAVEMENT
○	DRIVE-IN DOOR	▩	CONCRETE SIDEWALK
---	PROPERTY LINE	▧	FIRE TRUCK ROUTE
---	FENCE	▦	CATCH BASIN SEE CIVIL DWGS
→	FIRE ACCESS ROUTE	○	MANHOLE SEE CIVIL DWGS
♿	ACCESSIBLE PARKING SPACE	→	TRAFFIC SIGNAGE
EV	HYBRID AND LOW EMISSION VEHICLE PARKING SPACE	□	LIGHT STANDARD
B	BOLLARD	□	SEE ELECTRICAL DWGS
FH	FIRE HYDRANT	□	WALL MOUNTED LIGHT FIXTURE
CP	CAR POOL VEHICLE PARKING SPACE	□	SEE ELECTRICAL DWGS
		□	FIRE DEPARTMENT CONNECTION