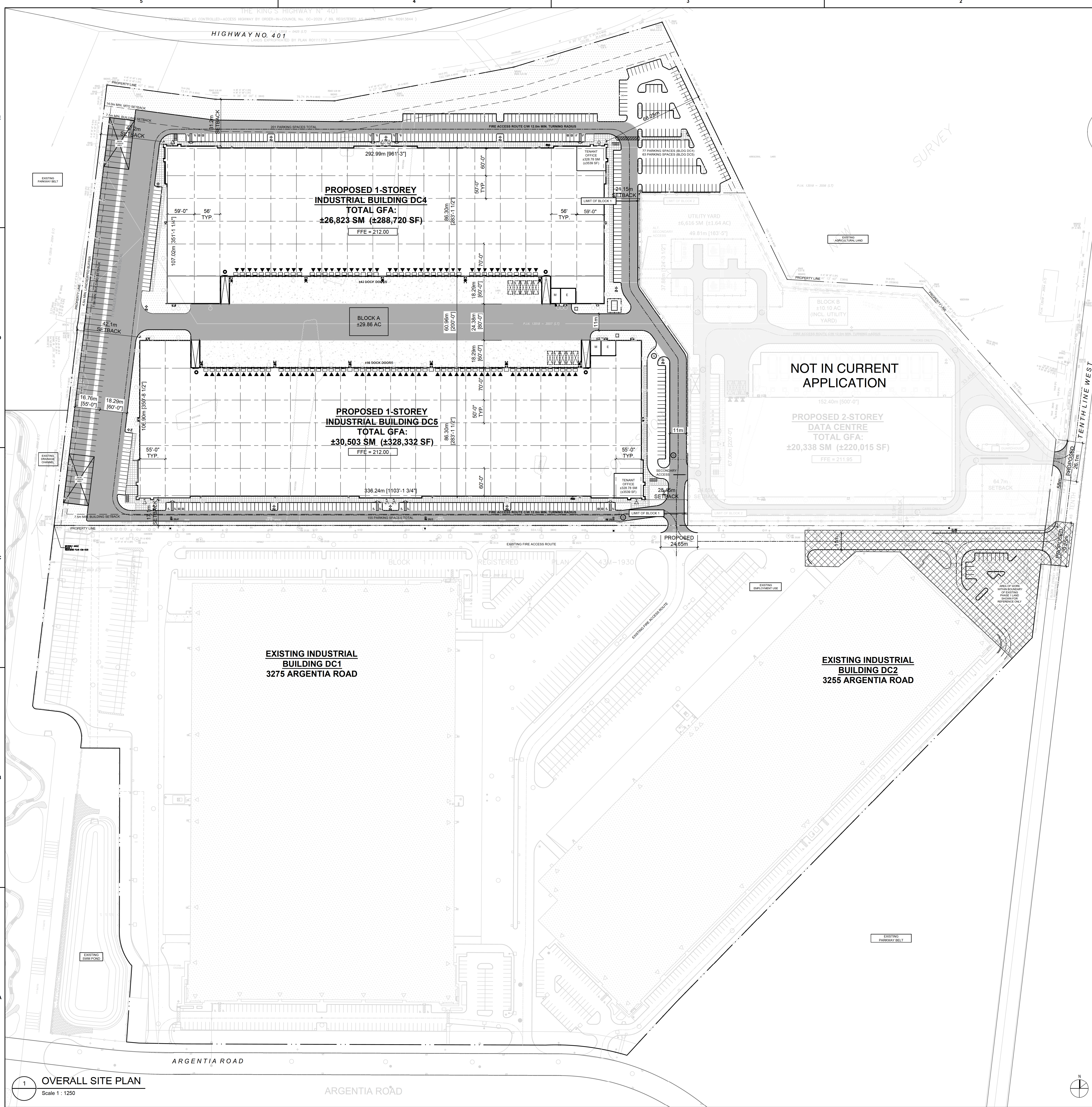




PROJECT DATA					
7564 TENTH LINE WEST					
ZONING CATEGORY		EMPLOYMENT - E2 (EXISTING D-8)			
PROPOSED USE		INDUSTRIAL BUSINESS			
CITY OF MISSISSAUGA ZONING BY-LAW NO. 0225-2007 Part 8 Table 6.2.1.					
ZONING REGULATIONS		REQ'D	BLDG DC4	BLDG DC5	DATA CENTRE
		(m)	(m)	(m)	(m)
MIN. LOT FRONTAGE		30		58	
MIN. HEIGHT		N/A	16.155	16.155	
MIN. FRONT YARD BUILDING SETBACK		7.5	>7.5	>7.5	64.7
MIN. INTERIOR SIDE YARD BUILDING SETBACK (SOUTH ADJACENT TO EXIST. PH1)		7.5	>7.5	17.1	18.9
MIN. EXTERIOR SIDE YARD BUILDING SETBACK (NORTH ADJACENT TO HWY 401)		7.5	31.2	>7.5	>7.5
MIN. REAR YARD BUILDING SETBACK		7.5	42.2	42.2	
TOTAL SITE AREA AND COVERAGE		PROPOSED			
		(m2)	(AC)		
GROSS SITE AREA			161,717.70	39.98	
BLOCK A - INDUSTRIAL LAND			120,843.30	29.86	
BLOCK B - DATA CENTRE LAND			40,874.40	10.12	
		PROPOSED			
		(m2)	(M)		
INDUSTRIAL BUILDING DC4			26,823.00	288.72	
INDUSTRIAL BUILDING DC5			30,503.00	328.33	
DATA CENTRE - LEVEL 1			10,219.00	109.89	
DATA CENTRE - LEVEL 2			10,219.00	109.89	
TOTAL BUILDING FOOTPRINT		67,545.00	57,326.00	617.053	727.046
TOTAL BUILDING GFA		77,764.00	57,326.00	617.053	837.046
LOT COVERAGE			0.42	0.47	
PARKING REQUIREMENTS (0225-2007 Part 3 Table 3.1.2.2.)					
Warehouse / Distribution Facility					
1.1 SPACES PER 100m2 GFA UP TO 6,975 m2 GFA 0.6 SPACES PER 100m2 GFA OVER 6,975 m2 GFA					
		PROPOSED		REQUIRED	
INDUSTRIAL BUILDING DC4			278		196
INDUSTRIAL BUILDING DC5			218		218
DATA CENTRE			40		40
TOTAL NO. OF PARKING SPACES			636	496	614
ACCESSIBLE PARKING SPACES					
INDUSTRIAL BUILDING DC4			8		7
INDUSTRIAL BUILDING DC5			8		8
DATA CENTRE			4		4
TOTAL NO. OF ACCESSIBLE PARKING SPACES			20	16	15
ELECTRIC VEHICLE PARKING SPACES (1 EV CHARGER PER 10,000 SF GFA)					
INDUSTRIAL BUILDING DC4			4		3
INDUSTRIAL BUILDING DC5			4		4
DATA CENTRE			4		3
TOTAL NO. OF ELECTRIC VEHICLE PARKING SPACES			12	8	7
MIN. PARKING SPACE DIMENSIONS					
STANDARD - 2.6m X 5.2m					
MIN. AISLE WIDTH					
7.0m					
BICYCLE PARKING REQUIREMENTS (0225-2007 Part 3 Table 3.1.6.6.)					
BICYCLE PARKING SPACES		PROPOSED		REQUIRED	
INDUSTRIAL BUILDING DC4			14		13
INDUSTRIAL BUILDING DC5			16		15
DATA CENTRE			10		10
TOTAL NO. OF BICYCLE PARKING SPACES			40	30	29
MIN. BICYCLE PARKING SPACE DIMENSIONS					
1.8m X 0.6m					
LOADING SPACE REQUIREMENTS (0225-2007 Part 3 Table 3.1.4.3.)					
LOADING SPACES		PROPOSED		REQUIRED	
INDUSTRIAL BUILDING DC4			6		6
INDUSTRIAL BUILDING DC5			6		6
DATA CENTRE			3		3
TOTAL NO. OF LOADING SPACES			15	12	12
MIN. LOADING SPACE DIMENSIONS					
3.5m X 9.0m					
SITE LEGEND					
△	PRINCIPAL ENTRANCE		HEAVY DUTY ASPHALT		
▲	LOADING DOCK DOOR		CONCRETE PAVEMENT		
○	DRIVE-IN DOOR		CONCRETE SIDEWALK		
---	PROPERTY LINE		CATCH BASIN SEE CIVIL DWGS		
---	FENCE		MANHOLE SEE CIVIL DWGS		
---	FIRE ACCESS ROUTE		TRAFFIC SIGNAGE		
♿	ACCESSIBLE PARKING SPACE		LIGHT STANDARD		
EV	HYBRID AND LOW EMISSION VEHICLE PARKING SPACE		WALL MOUNTED LIGHT FIXTURE		
⦿	BOLLARD		SEE ELECTRICAL DWGS		
⦿	FIRE HYDRANT				

PETROFF
PETROFF PARTNERSHIP ARCHITECT
10 AVIVA WAY
SUITE 400
MARKHAM, ONTARIO
L6G 0G1
T 905.470.7000
F 905.470.2500
www.petroff.com

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 PEELE
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 SERVICING 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.

KEY PLAN

REV #	DATE	REVISION TITLE
1	AUG 15, 2025	ISSUED FOR SPA

PROJECT NO: 25026 00
DRAWN BY: TY
CHECKED BY: RCB
PROJECT TITLE:
7564 TENTH LINE WEST,
MISSISSAUGA, ON
TOR00394

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

SHEET TITLE:
OVERALL SITE PLAN

SEAL:

SHEET NO.
A.100-1