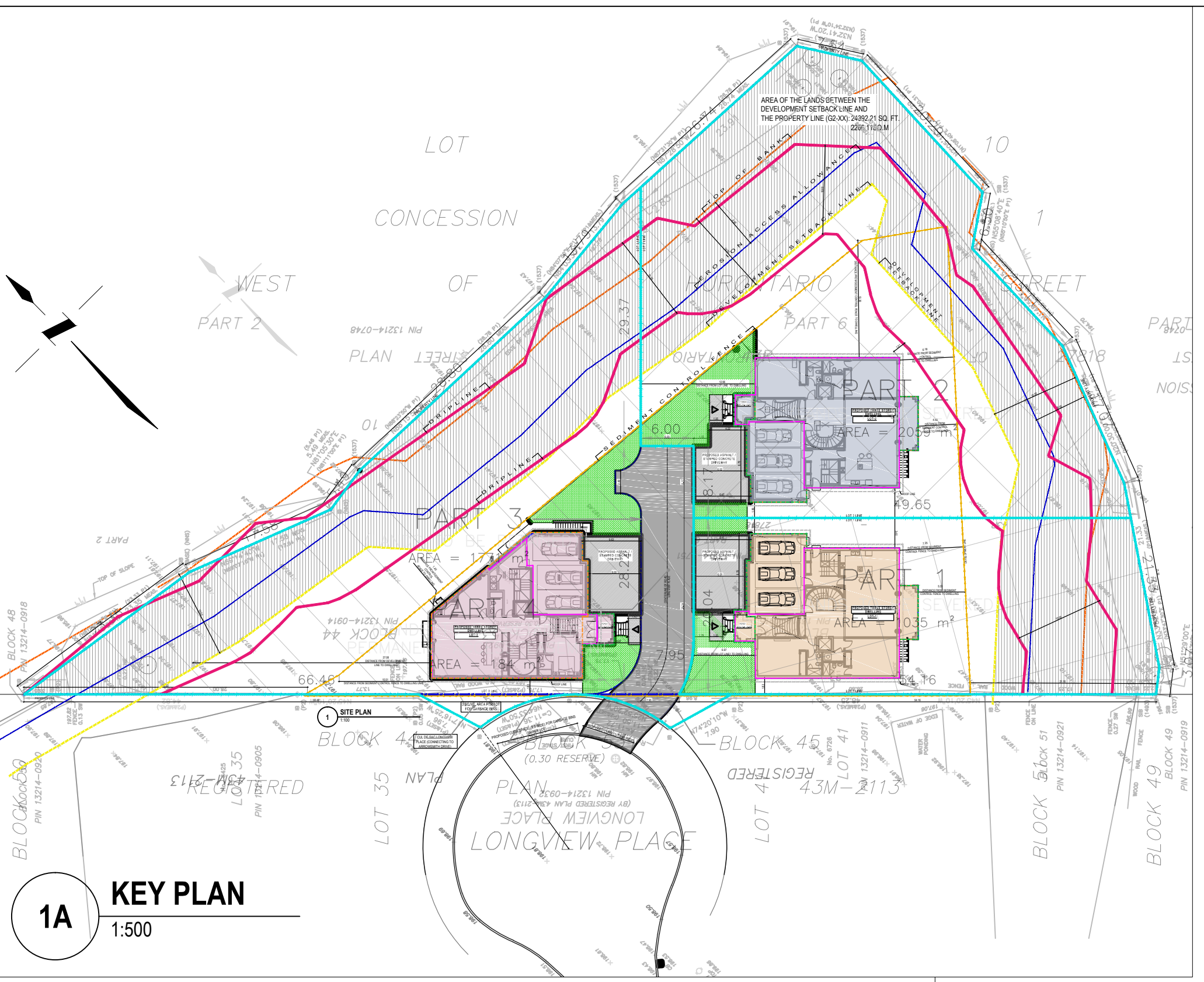
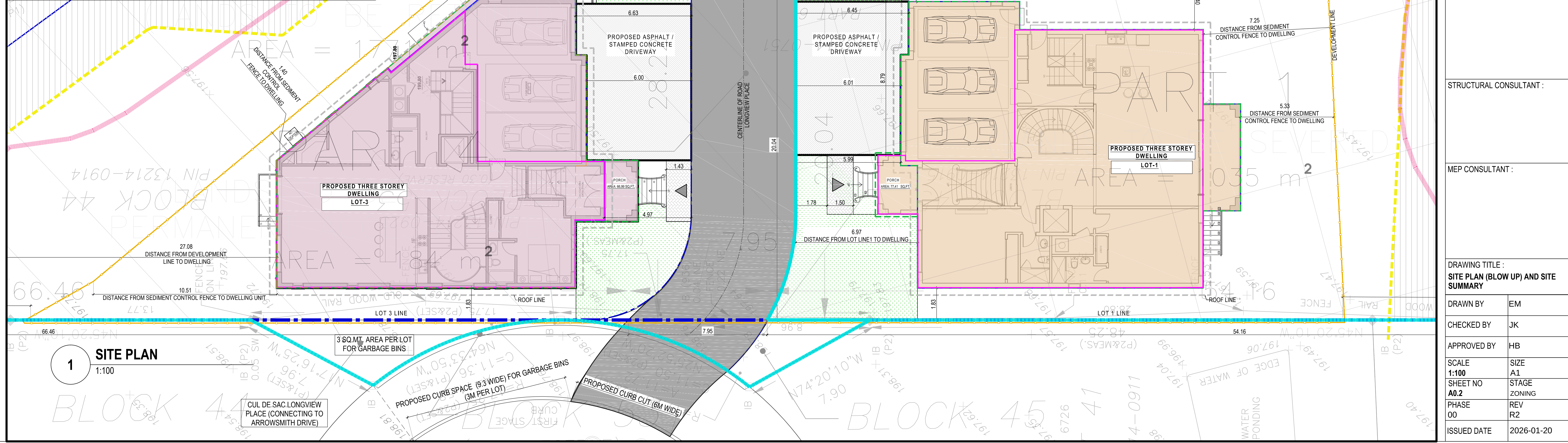




SITE SUMMARY				
(1) ZONING - RESIDENTIAL (SINGLE DETACHED DWELLING) (2) EXISTING ZONING - UNASSIGNED (3) PARENT ZONING - RS-KX ZONE, DETACHED DWELLING				
STANDARD	(ASI/ PARENT ZONE)	PROPOSED LOT-1	PROPOSED LOT-2	PROPOSED LOT-3
1. USES	Detached Dwelling	Detached Dwelling	Detached Dwelling	Detached Dwelling
2. LOT AREA	460 SQ. M (1140.22 SQ. FT.)	1035 SQ. MT (22158.95 SQ. FT.)	2039 SQ. MT (22158.95 SQ. FT.)	2037 SQ. MT (22158.95 SQ. FT.)
3. LOT FRONTAGE	12.0 M	20.04 M	37.55 M	57.59 M
4. LOT COVERAGE	40%	279.89 SQ. MT (3012.77 SQ. FT.)	279.89 SQ. MT (3012.77 SQ. FT.)	245.96 SQ. MT (2647.56 SQ. FT.)
BUILDING AREA (including porch, garage)		3012.77 X 100 = 27.04% 11140.22	3012.77 X 100 = 13.59% 22158.95	2647.56 X 100 = 12.25% 21603.86
LOT COVERAGE				
Means the percentage of the lot area covered by all buildings, structures or parts thereof, at or above average grade or established grade, exclusive of overhanging eaves of 0.45 m or less, and outdoor swimming pools, but inclusive of decks greater than 10 m ² and higher than 0.15 m above established grade, for lots having two or more zones, lot coverage shall be deemed to apply to only that portion of the lot that is located within each specified zone.				
5. HEIGHT	12.40 M	11.83 M (38'-9 7/8")	12.40 M (40'-8 1/4")	11.88 M (38'-11 7/8")
HEIGHT: (2) means, with reference to the height of a detached dwelling, semi-detached, duplex, triplex, or fourplex, the vertical distance between the average grade and: (2.1) the highest point of the roof surface of a flat roof, including a parapet; or (2.2) the mean height level between the eaves and ridge of a sloped roof; (2.3) the mean height level between the eaves and highest point of the flat roof where there is a flat roof on top of a sloped roof; or (2.4) the highest point of a structure without a roof.				
LEGEND:				
— BASEMENT FLOOR LINE				
— LOWER FIRST FLOOR LINE				
— UPPER FIRST FLOOR LINE				
— SECOND FLOOR LINE				
— DEVELOPMENT LINE				
— PROPERTY LINE				
— LOT LINE				
— ROOF LINE				
— AREA BETWEEN THE DEVELOPMENT SETBACK LINE & THE PROPERTY LINE				
— CONCRETE PAVERS ON THE PATHWAY / WALKWAY				
▲ ENTRANCES TO THE DWELLING				





GOOGLE IMAGE OF SITE

R2	FOR ZONING	2026-01-20
R1	ZONING	2025-09-24
R0	ZONING	2024-05-13
REV	ISSUED FOR	DATE

PROJECT NAME AND ADDRESS :
PROPOSED NEW 2 STOREY DWELLING
PROPOSED SINGLE FAMILY RESIDENTIAL. HOUSES AT 44-45 LONGVIEW PLACE, MISSISSAUGA, ON

LEAD CONSULTANT :
**technoarch**
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Brampton, ON L6R 0W3, Canada
Tel : +1-905-792-0038
Cell : +1-416-729-9454
Email: hbhons@technoarch.ca
www.technoarch.ca

STRUCTURAL CONSULTANT :

MEP CONSULTANT :

DRAWING TITLE :
SITE PLAN (BLOW UP) AND SITE SUMMARY

DRAWN BY	EM
CHECKED BY	JK
APPROVED BY	HB
SCALE	SIZE
1:100	A1
SHEET NO	STAGE
A0.2	ZONING
PHASE	REV
00	R2
ISSUED DATE	2026-01-20