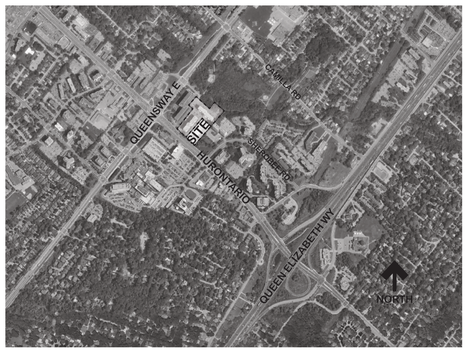


3 / A101.S Context Plan

PRIMARY CONTOURS ARE AT 1.00m INTERVALS.
SECONDARY CONTOURS ARE AT 0.25m INTERVALS.

BEFORE DIGGING, UNDERGROUND SERVICES SHOULD BE LOCATED ON SITE BY THE RESPECTIVE AGENCIES.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THAT LOCAL BENCHMARKS HAVE NOT BEEN ALTERED OR DISTURBED AND THAT THE RELATIVE ELEVATIONS AGREE WITH THE INFORMATION SHOWN ON THIS PLAN.

FIELDWORK COMPLETED ON THE 17th DAY OF JULY, 2024.
ADDITIONAL FIELDWORK COMPLETED ON THE 8th DAY OF AUGUST, 2024.

J. D. BARNES LIMITED
LAND INFORMATION SPECIALISTS
SURVEYING MAPPING GIS
401 WHEELABRATOR WAY, SUITE A, MILTON, ON L9T 3C1
T: (905) 875-9955 F: (905) 875-9956 www.jdbarnes.com

DRAWN BY:	CHECKED BY:	REFERENCE NO.:
DF	GS	24-30-219-00-B
PLOTTED: $DATE$		DATED: JULY 29, 2024

PLAN OF SURVEY OF
PART OF LOT 15, CONCESSION 1
SOUTH OF DUNDAS STREET
(GEOGRAPHIC TOWNSHIP OF TORONTO)
AND PART OF LOT 1
REGISTERED PLAN B-27
CITY OF MISSISSAUGA
REGIONAL MUNICIPALITY OF PEEL
SCALE 1 : 250

5 0 5 10 15 metres

J.D. BARNES LIMITED
METRIC DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NOTES

BEARINGS ARE UTM GRID, DERIVED FROM REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS) (2010.0).

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999747.

BOUNDARY INFORMATION IS COMPILED FROM A PLAN OF SURVEY BY J.D. BARNES LTD, DATED AUGUST XX, 2024 (REF. No. 24-30-219-00-A).

LEGEND

CB	DENOTES CATCHBASIN
GM	DENOTES GAS MARKER
SP	DENOTES STAND PIPE
PL	DENOTES PILLAR
GM	DENOTES GAS MARKER
GV	DENOTES GAS VALVE
MH	DENOTES MANHOLE
SAN MH	DENOTES SANITARY MANHOLE
STM MH	DENOTES STORM MANHOLE
BOL	DENOTES BOLLARD
LS	DENOTES LIGHT STANDARD
TJB	DENOTES TELEPHONE JUNCTION BOX
PED	DENOTES TELEPHONE PEDESTAL
CJB	DENOTES CABLE TV JUNCTION BOX
H	DENOTES FIRE HYDRANT
SV	DENOTES SPRINKLER VALVE
WV	DENOTES WATER VALVE
MB	DENOTES MAIL BOX
MW	DENOTES MONITORING WELL
BM	DENOTES LOCAL BENCH MARK
HT	DENOTES HYDRO TRANSFORMER
	DENOTES GARAGE DOOR
	DENOTES SHRUB
	DENOTES CONIFEROUS TREE DIA=DIAMETER OF TRUNK IN METRES
	DENOTES DECIDUOUS TREE DIA=DIAMETER OF TRUNK IN METRES

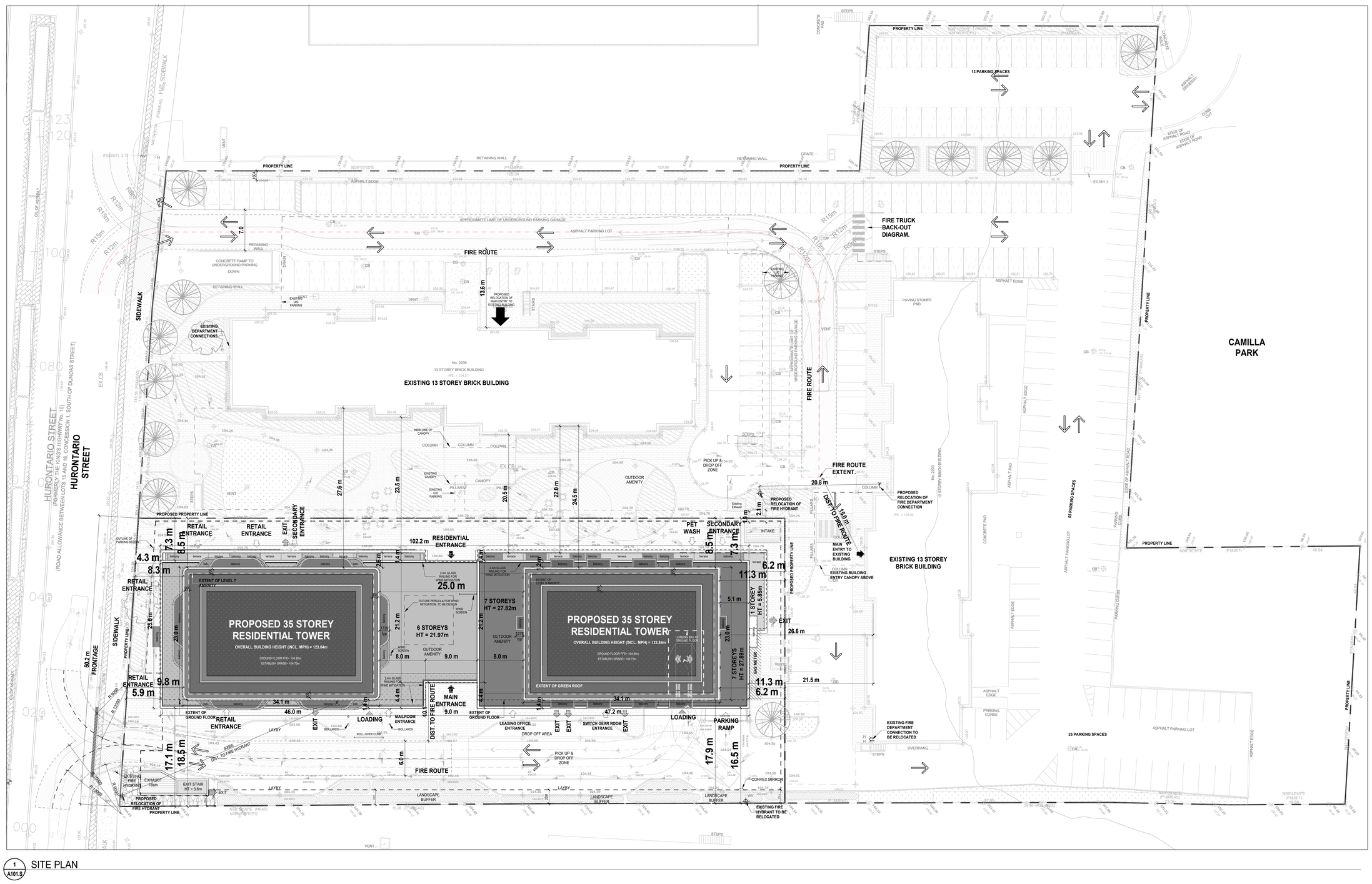
NUMBER OF ABOVE GROUND PARKING SPACES = 303 PARKING SPACES
(INCLUDING 4 HANDICAP PARKING SPACES)

ELEVATION NOTE

ELEVATIONS SHOWN ON THIS PLAN ARE RELATED TO GEODETIC DATUM AND ARE DERIVED FROM THE CITY OF MISSISSAUGA BENCHMARKS:
No. 075033035
ELEVATION=105.608m
No. 075185042
ELEVATION=102.217m

LOCAL BENCHMARK

CUT CROSS ON THE EDGE OF CONCRETE VENT LOCATED NEAR THE NORTHERLY EDGE OF THE PROPERTY OF 2247 HURONTARIO STREET AS SHOWN ON THE FACE OF PLAN.
ELEVATION=105.24m



1 / A101.S SITE PLAN

SITE PLAN LEGEND

- PROPERTY LINE
- LINE OF UNDER GROUND GARAGE BELOW
- MAIN BUILDING ENTRANCE
- RETAIL ENTRANCE
- EXIT
- VEHICLE / LOADING ENTRANCE / EXIT
- FIRE HYDRANT
- SIAMESE CONNECTION
- MANHOLE COVER
- AREA DRAIN
- CATCH BASIN
- FLOOR DRAIN (PARKING SLAB)
- FLOOR DRAIN (INTERIOR)
- EXISTING LIGHT
- TYPICAL PARKING SPACE
- TYPICAL B.F. PARKING SPACE
- F.F.E. FINISH FLOOR ELEVATION
- ### ### EXISTING ELEVATION
- ### ### PROPOSED ELEVATION
- 00000 TOP OF ROOF
- BUILDING ENVELOPE
- FIRE ACCESS ROUTE HEAVY DUTY PAVING. ASSEMBLY TO BE DESIGNED TO MEET THE LOADS IMPOSED BY FIRE FIGHTING EQUIPMENT.
- GREEN ROOF
- TERRACE PAVERS

Date	No.	Description
REVISION RECORD		
2026-11-13		ZBA Resubmission
2026-04-10		ZBA Submission
2025-01-06		Issued for DARC submission

ISSUE RECORD

BDP. Quadrangle

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2233 Hurontario Street

2233 Hurontario Street

for
2233 & 2235 Hurontario LTD

24031	1:250	KC	KCR
PROJECT	SCALE	DRAWN	REVIEWED

Site Plan and Key Plan

A101.S

Note: This drawing is the property of the Architect and may not be reproduced or used without the expressed consent of the Architect. The Contractor is responsible for checking and verifying all levels and dimensions and shall report all discrepancies to the Architect and obtain clarification prior to commencing work.

2026-11-13 3:06:41 PM

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