



405-317 ADELAIDE ST. W.  
TORONTO CANADA M5V 1P9  
+1 416 599 9729  
WWW.RAWDESIGN.CA

**835 Gorham Street, Newmarket**

**SITE STATISTICS**

9 December 2022

**AREA CALCULATIONS**

GROSS SITE AREA	1499.0 SM	16,136 SF	LOT COVERAGE	33%
PARK WIDENING	0 SM	0 SF	LANDSCAPED AREA	500 SM 33%
NET SITE AREA	1499.0 SM	16,136 SF	BUILDING HEIGHT	11.7 M
AVG UNIT SIZE	107.29 SM	1155 SF		

FSI 1.00 Total

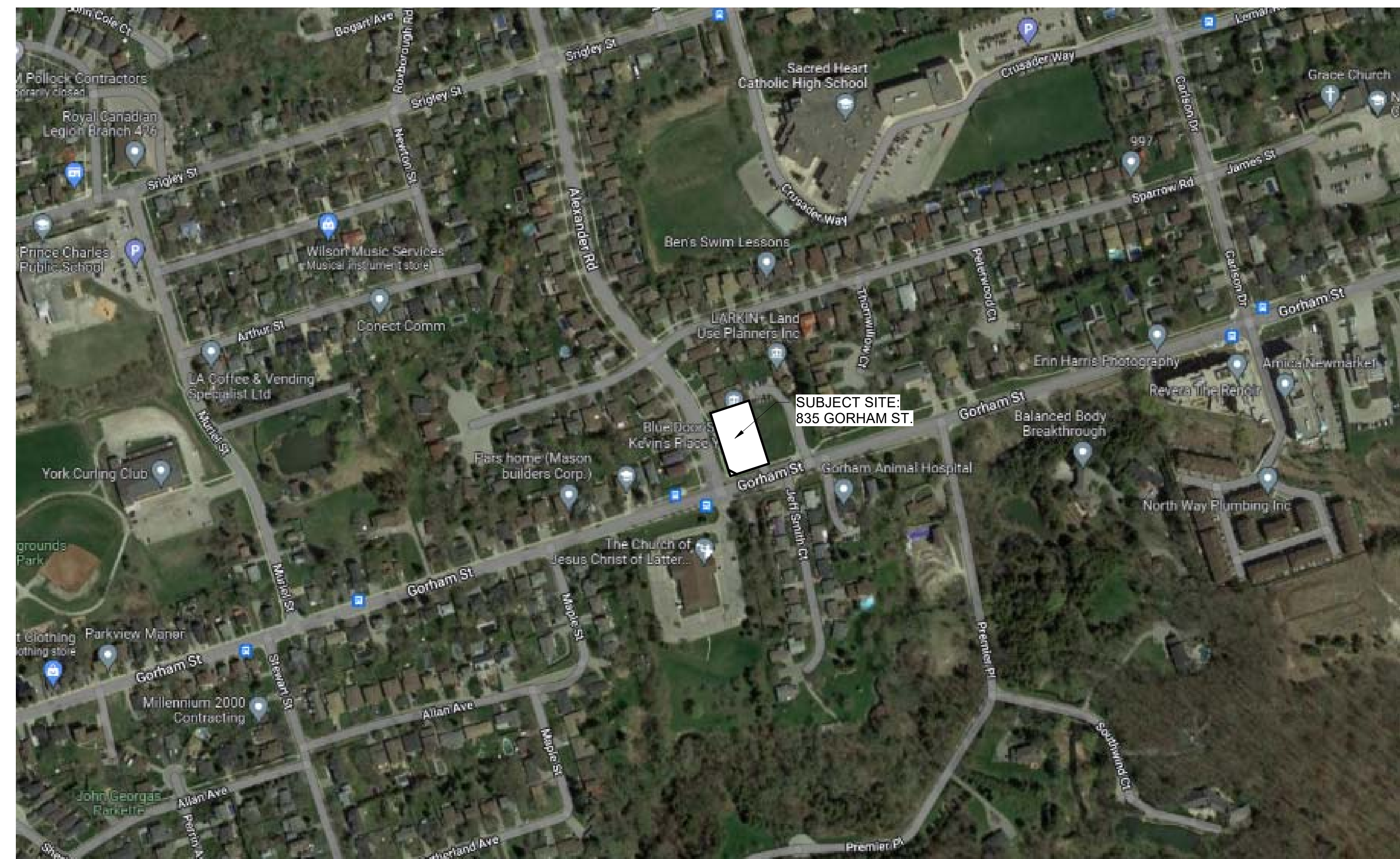
UNITS					
	S	1B	2b	3b	TOTAL
FLOOR					
1		1	4	0	5
2				9	9
3				0	0
TOTAL	0	1	4	9	14
Mix	0%	7%	29%	64%	

RESIDENTIAL				TOTAL	
	sq.m.	sq.ft.		sq.m.	sq.ft.
1	502	5,404	502	5,404	
2	500	5,382	500	5,382	
3	500	5,382	500	5,382	
TOTAL	1,502	16,168	1,502	16,168	

Support Office	5 barrier free total	40 m2
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VEHICLE PARKING	PROVIDED	
Resident	14	INC 2 BF
Visitor		
<b>TOTAL</b>	<b>14</b>	

BICYCLE PARKING	PROVIDED
LONG-TERM	14
SHORT-TERM	0
<b>TOTAL</b>	<b>14</b>



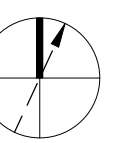
1 CONTEXT MAP  
A001 1:2500

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ISSUE RECORD

REVISION RECORD

SITE STATS  
1:1



North



405-317 ADELAIDE STREET  
WEST  
TORONTO CANADA M5V 1P9  
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19062

835 Gorham St.

Blue Door

PROJECT STATS & CONTEXT PLAN

As indicated

A001

**SITE PLAN LEGEND**

- 00.00 EXISTING ELEVATION
- + [00.0000] PROPOSED ELEVATION
- + [00.0000] T.O.S. TOP OF STRUCTURE
- + [00.0000] T.O.W. TOP OF WALL
- + [00.0000] T.O.C. TOP OF CURB
- VEHICULAR EXIT/ENTRANCE
- PEDESTRIAN EXIT/ENTRANCE
- PRIMARY RES ENTRANCE
- EXISTING EXTERIOR TO REMAIN
- NEW WALLS
- ITEM ABOVE
- SCREEN REF. #
- WALL TYPE
- DOOR REF #

NOTES:  
REFER TO CONSULTANTS DRAWINGS FOR INFORMATION RELATING TO SITE SERVICING, GRADING AND LANDSCAPE. ALL ITEMS NEW CONSTRUCTION UNLESS NOTED OTHERWISE

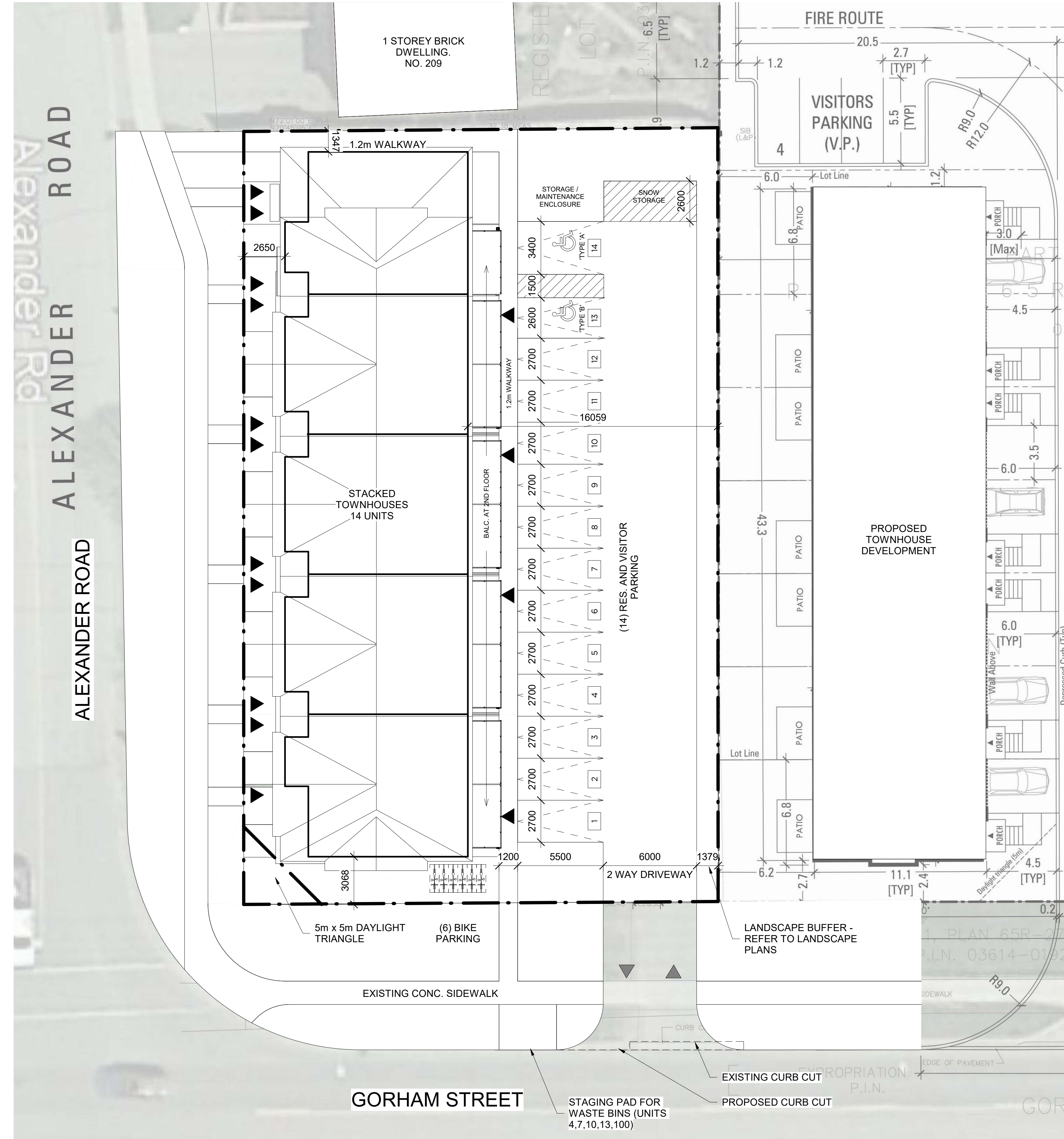
Abbreviations

AD	AREA DRAIN
CACF	CENTRAL ALARM CONTROL FACILITY
CB	CATCH BASIN
FH	FIRE HYDRANT
FD	FLOOR DRAIN
HB	HOSE BIB
HLP	HYDRO LIGHT POLE
MH	MAN HOLE
TLS	TRAFFIC LIGHT STANDARD

SITE PLAN INFORMATION TAKEN FROM :  
TOPOGRAPHIC PLAN SURVEY OF PART OF LOT X REGISTERED PLAN XXXX CITY OF XXXXX PREPARED BY XXXX LAND SURVEYORS (DATE).  
XXX.Xm = 000 ESTABLISHED GRADE  
XXX.Xm = TOS GROUND FLOOR AVERAGE

**SITE PLAN NOTES**

1. THE BUILDING IS TO BE NOT SPRINKLERED
2. COLLECTION OF WASTE MATERIALS FOR THIS DEVELOPMENT WILL TAKE PLACE AT CURBSIDE
3. SIDEWALKS AND BOULEVARDS WITHIN THE RIGHT OF WAY TO HAVE A MINIMUM 2% AND MAXIMUM 4% SLOPE TOWARDS THE ROADWAY.
4. REFER TO SITE SERVICING PLAN, FOR SEWER AND WATER SERVICE INFORMATION.
5. ALL EXISTING ACCESSES, CURB CUTS, TRAFFIC CONTROL SIGNS, ETC. ALONG THE DEVELOPMENT SITE FRONTAGE THAT ARE NO LONGER REQUIRED ARE TO BE REMOVED. THE BOULEVARD WITHIN THE PUBLIC RIGHT OF WAY, IN ACCORDANCE WITH CITY STANDARDS AND TO THE SATISFACTION OF THE EXECUTIVE DIRECTOR OF TECHNICAL SERVICES ARE TO BE REINSTATED.
6. PROPOSED ACCESS TO THE DRIVEWAY FOR THIS PROJECT TO BE DESIGNED IN ACCORDANCE WITH CITY STANDARD NO. T310-050-1 FOR COMBINED CURB AND SIDEWALK VEHICULAR ENTRANCES.
7. THIS BUILDING IS DESIGNED WITH A SHARED LOADING SPACE. A FLASHING WARNING LIGHT SYSTEM AND / OR APPROPRIATE SIGNAGE ADJACENT TO THE SPACE, AT NO COST TO THE CITY, WILL BE IN PLACE AND ACTIVATED DURING COLLECTION AND REMAIN ACTIVE UNTIL THE VEHICLE EXITS THE SITE.
8. SOLID WASTE MANAGEMENT TO BE NOTIFIED UPON COMPLETION OF THE DEVELOPMENT AND SHOULD PUBLIC WASTE COLLECTION BE USED, ALL NECESSARY APPLICATION AND WAIVER FORMS TO BE COMPLETED PRIOR TO COMMENCEMENT OF CITY REFUSE COLLECTION.
9. NO SPEED BUMPS SHALL BE INSTALLED ON ANY MAIN DRIVEWAY AISLE OR DESIGNATED FIRE ROUTE.



1 SITE PLAN  
A100/1-150

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SITE PLAN

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A100