

FROBISHER DEPOT

3RDLINE.STUDIO 289 CEDAR STREET
SUDBURY, ON P3B 1M8
T 705.674.2300

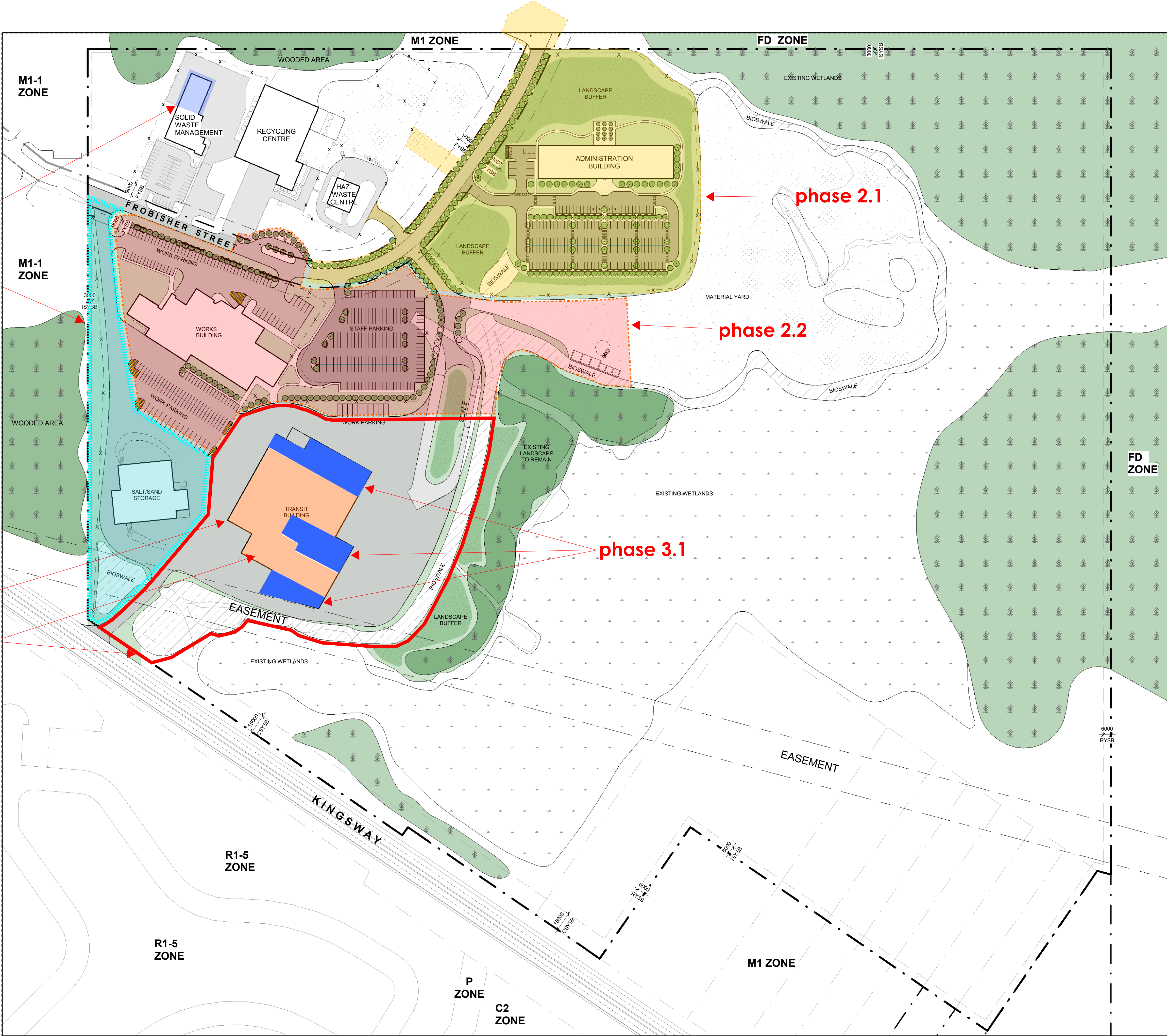
Project No: 16116 Scale: 1 : 1500

B5 OPTION - FROBISHER SITE KEY PLAN
1 : 1500

B5 OPTION - FROBISHER SITE KEY PLAN

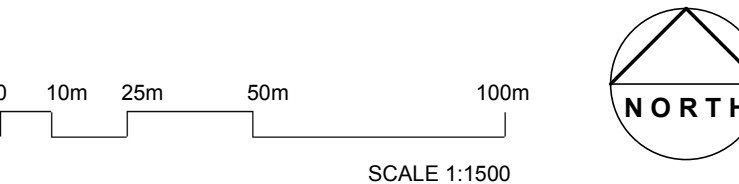
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FR-16



SITE LEGEND	
	DENOTES PROPERTY LINE
	DENOTES SETBACK LINE
	DENOTES NEW FENCE
	DENOTES OVERHEAD WIRES
	DENOTES DIRECTION OF TRAFFIC
FYSB	DENOTES FRONT YARD SET BACK
SYSB	DENOTES SIDE YARD SET BACK
CSYSB	DENOTES CORNER SIDE YARD SET BACK
ISYSB	DENOTES INTERIOR SIDE YARD SET BACK
RYSB	DENOTES REAR YARD SET BACK
	DENOTES GRAVEL
	DENOTES NEW CONCRETE WALKWAY/ CONCRETE CURBS
	DENOTES NEW SOD
	DENOTES EXISTING ASPHALT PAVING
	DENOTES STAFF ASPHALT PAVING
	DENOTES WORK ASPHALT PAVING
	DENOTES WOODED AREA
	DENOTES FLOOD PLAIN
	DENOTES BUILDING ENTRANCE
	DENOTES NEW DECIDUOUS TREE
	DENOTES EXISTING DECIDUOUS TREE
	DENOTES DEPRESSED CURB
	DENOTES BARRIER FREE PARKING SPACE 4.4m x 6.0m
	DENOTES TYPICAL PARKING SPACE 2.75m x 6.0m
	DENOTES PEDESTRIAN CROSSWALK LINE PAINTING
	DENOTES NEW SLIDING GATE
	DENOTES CATCH BASIN
	DENOTES MAN HOLE
	DENOTES HYDRO POLE
	DENOTES BELL UTILITY POLE
	DENOTES LIGHT STANDARD
	DENOTES EXISTING ITEM

M2 ZONING INFORMATION:	
PERMITTED USE:	PUBLIC UTILITY PUBLIC WORKS YARD
MIN. LOT AREA:	1500.0m²
MIN. LOT FRONTAGE:	45.0m
MIN. RECD FRONT YARD:	9.0m (15.0m FRONT AN ARTERIAL ROAD)
MIN. RECD CORNER SIDE YARD:	3.0m (9.0m ADJACENT A RESIDENTIAL ZONE)
MIN. RECD INTERIOR SIDE YARD:	6.0m (15.0m ADJACENT A RESIDENTIAL ZONE)
MIN. RECD REAR YARD:	50%
MAX. LOT COVERAGE:	5%
MIN. LANDSCAPE OPEN SPACE:	15.0m
MAX. BUILDING HEIGHT:	3.0m
MIN. BUILDING SEPARATION:	





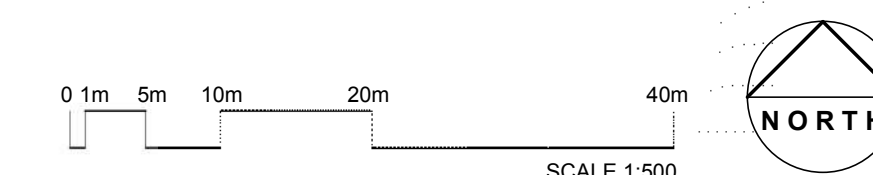
SITE LEGEND

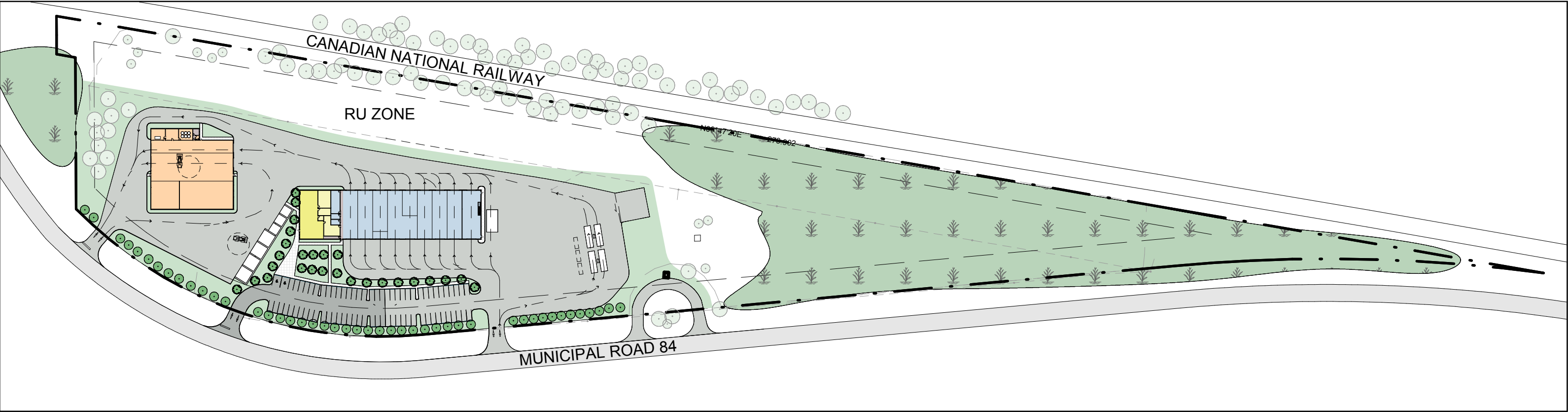
	—	DENOTES PROPERTY LINE
	- - - - -	DENOTES SETBACK LINE
	- X - - - X -	DENOTES NEW FENCE
	- - OH - -	DENOTES OVERHEAD WIRES
	- - - - - →	DENOTES DIRECTION OF TRAFFIC
	FYSB	DENOTES FRONT YARD SET BACK
	SYSB	DENOTES SIDE YARD SET BACK
	CYSB	DENOTES CORNER SIDE YARD SET BACK
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		DENOTES STAFF ASPHALT PAVING
		DENOTES WORK ASPHALT PAVING
		DENOTES WOODED AREA
		DENOTES FLOOD PLAIN
		DENOTES BUILDING ENTRANCE
		DENOTES NEW DECIDUOUS TREE
		DENOTES EXISTING DECIDUOUS TREE
	DC	DENOTES DEPRESSED CURB
	1.0	DENOTES BARRIER FREE PARKING SPACE 4.4m x 6.0m
	1.0	DENOTES TYPICAL PARKING SPACE 2.75m x 6.0m
		DENOTES PEDESTRIAN CROSSWALK LINE PAINTING
	- X - - - - X - GATE	DENOTES NEW SLIDING GATE
	■ CB	DENOTES CATCH BASIN
	* MH	DENOTES MAN HOLE
	* HP	DENOTES HYDRO POLE
	* BP	DENOTES BELL UTILITY POLE
	* LS	DENOTES LIGHT STANDARD
	(E)	DENOTES EXISTING ITEM

PROGRAM AREAS

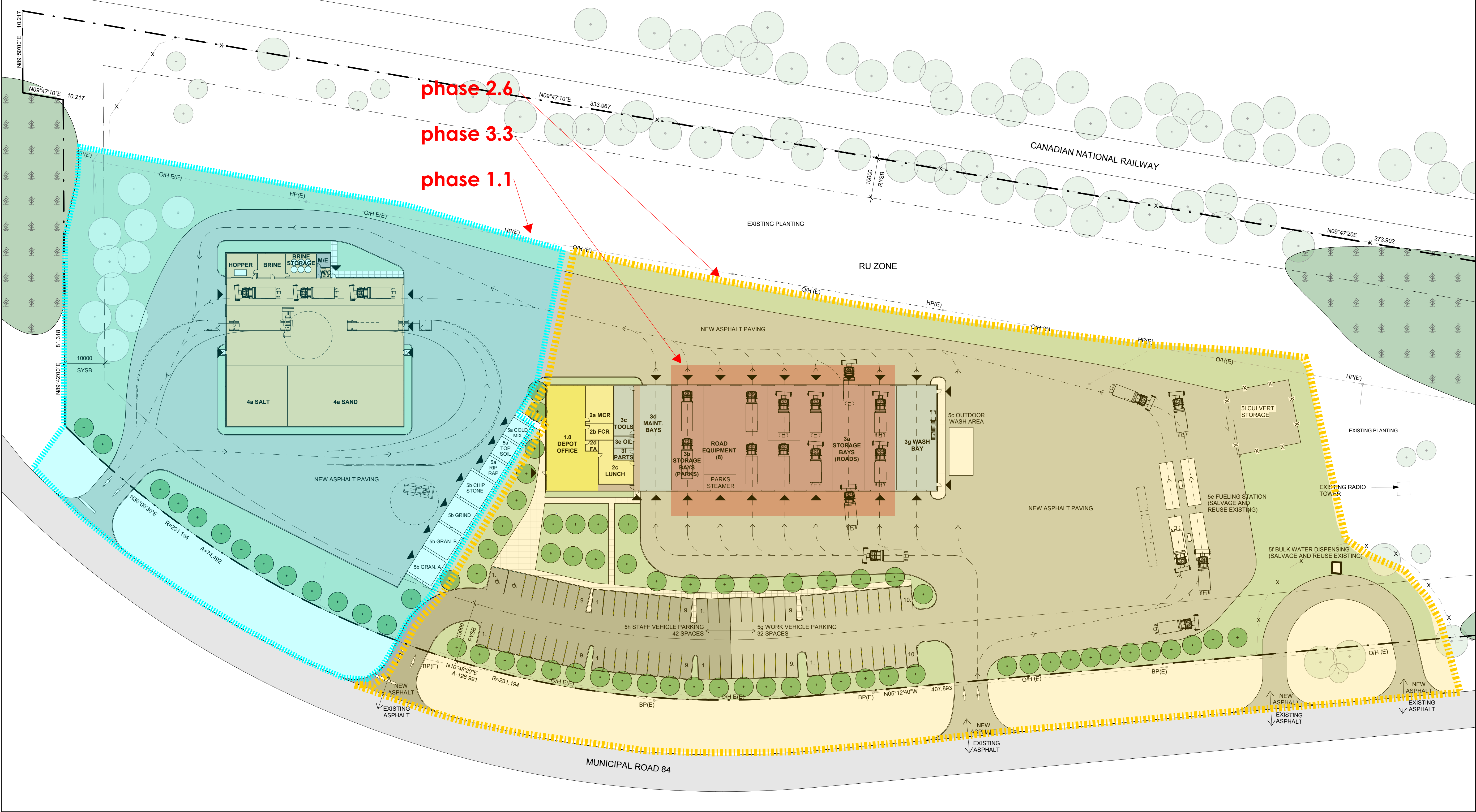
1.0 ADMINISTRATIVE
2.0 SHOP OFFICES
3.0 SHOPS
4.0 HEATED GARAGE
5.0 HEATED INDOOR STORAGE
6.0 EMPLOYEE AMENITIES
7.0 SAND/SALT STORAGE
CIRCULATION

<u>M1(11) ZONING INFORMATION:</u>	
PERMITTED USE:	MIXED LIGHT INDUSTRIAL SERVICE COMMERCIAL
MIN. LOT AREA:	1500.0m ²
MIN. LOT FRONTAGE:	30.0m
MIN. REQ'D FRONT YARD:	9.0m
MIN. REQ'D SIDE YARD:	6.0m
MIN. REQ'D REAR YARD:	3.0m
MAX. LOT COVERAGE:	50%
MIN. LANDSCAPE OPEN SPACE:	5%
MAX. BUILDING HEIGHT:	12.0m
MIN. BUILDING SEPARATION:	3.0m





SUEZ DEPOT SITE KEY PLAN
1 : 2000



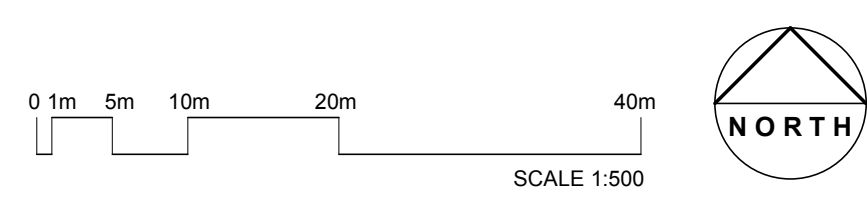


- SITE LEGEND**
- DENOTES PROPERTY LINE
 - DENOTES SETBACK LINE
 - X- DENOTES NEW FENCE
 - OH- DENOTES OVERHEAD WIRES
 - -> DENOTES DIRECTION OF TRAFFIC
 - FYSB DENOTES FRONT YARD SET BACK
 - SYSB DENOTES SIDE YARD SET BACK
 - CSYSB DENOTES CORNER SIDE YARD SET BACK
 - ISYSB DENOTES INTERIOR SIDE YARD SET BACK
 - RYSB DENOTES REAR YARD SET BACK
 - [Pattern] DENOTES GRAVEL
 - [Pattern] DENOTES NEW CONCRETE WALKWAY/ CONCRETE CURBS
 - [Pattern] DENOTES NEW SOD
 - [Pattern] DENOTES EXISTING ASPHALT PAVING
 - [Pattern] DENOTES STAFF ASPHALT PAVING
 - [Pattern] DENOTES WORK ASPHALT PAVING
 - [Pattern] DENOTES WOODED AREA
 - - - - DENOTES FLOOD PLAIN
 - ▲ DENOTES BUILDING ENTRANCE
 - DENOTES NEW DECIDUOUS TREE
 - DENOTES EXISTING DECIDUOUS TREE
 - DC DENOTES DEPRESSED CURB
 - [Symbol] 1. DENOTES BARRIER FREE PARKING SPACE 4.4m x 6.0m
 - [Symbol] 1. DENOTES TYPICAL PARKING SPACE 2.75m x 6.0m
 - [Symbol] DENOTES PEDESTRIAN CROSSWALK LINE PAINTING
 - X- GATE DENOTES NEW SLIDING GATE
 - CB DENOTES CATCH BASIN
 - *MH DENOTES MAN HOLE
 - *HP DENOTES HYDRO POLE
 - *BP DENOTES BELL UTILITY POLE
 - *LS DENOTES LIGHT STANDARD
 - (E) DENOTES EXISTING ITEM

- PROGRAM AREAS**
- [Orange] 1.0 SAND/SALT STORAGE
 - [Grey] CIRCULATION

I(2) ZONING INFORMATION:

PERMITTED USE:	INSTITUTIONAL
MIN. LOT AREA:	900.0m²
MIN. LOT FRONTAGE:	30.0m
MIN. REQD. FRONT YARD:	10.0m
MIN. REQD. SIDE YARD:	10.0m
MIN. REQD. REAR YARD:	10.0m
MAX. LOT COVERAGE:	50%
MIN. LANDSCAPE OPEN SPACE:	15%
MAX. BUILDING HEIGHT:	50.0m
MIN. BUILDING SEPARATION:	3.0m



BLACK LAKE DEPOT

3RDLINE.STUDIO 289 CEDAR STREET
SUDBURY, ON P3B 1M8
1 705.674.2300

Project No:16116 Scale: 1 : 500

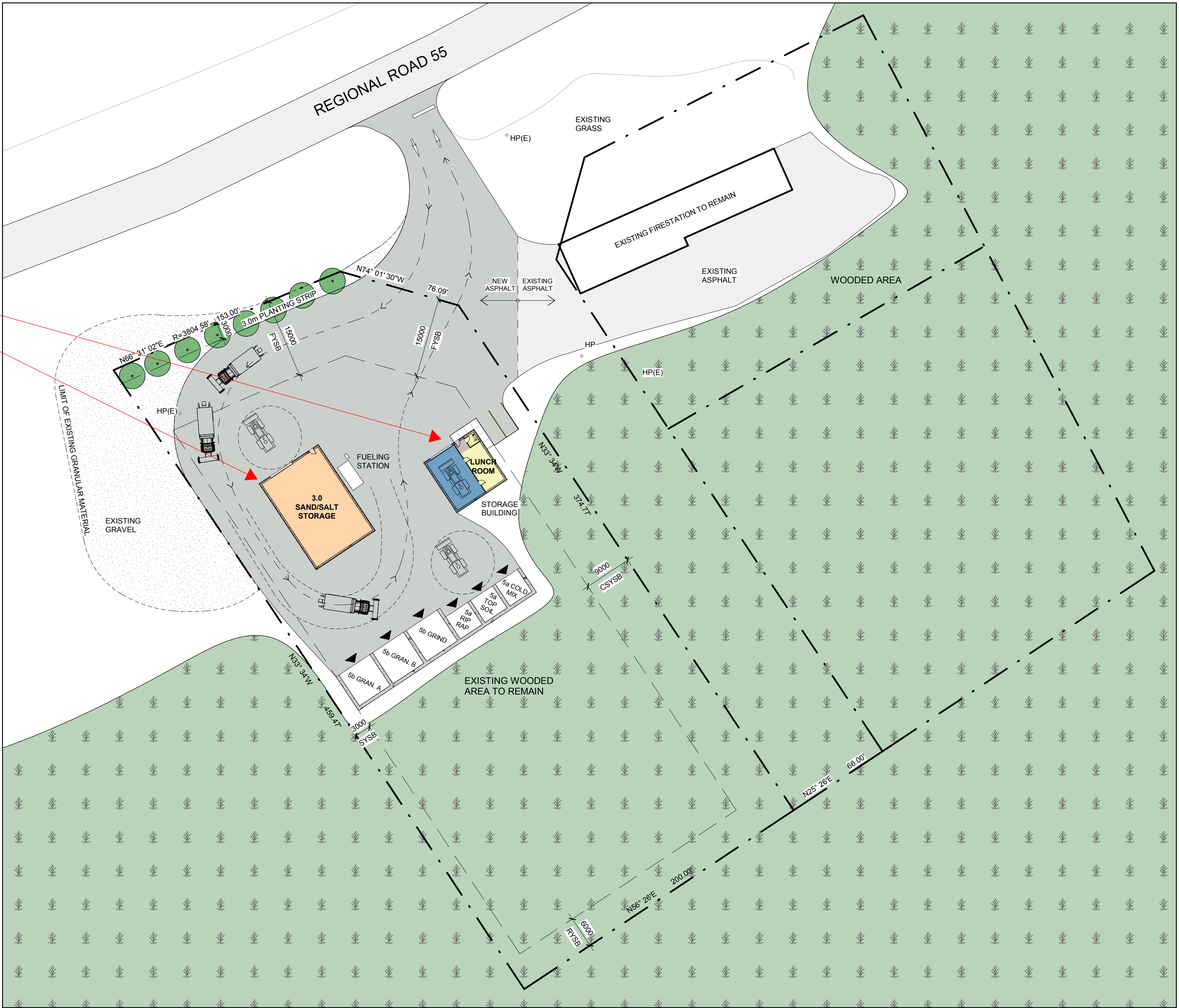
C1 OPTION - BLACK LAKE SITE PLAN
1 : 500

C1 OPTION - BLACK LAKE SITE PLAN

2017 05 24

BL-2

phase 1.3



SITE LEGEND

- DENOTES PROPERTY LINE
- DENOTES SETBACK LINE
- DENOTES NEW FENCE
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- DENOTES FRONT YARD SET BACK
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- DENOTES NEW SLIDING GATE
- DENOTES CATCH BASIN
- DENOTES MAN HOLE
- DENOTES HYDRO POLE
- DENOTES BELL UTILITY POLE
- DENOTES LIGHT STANDARD
- DENOTES EXISTING ITEM (E)

PROGRAM AREAS

- 1.0 HEATED INDOOR STORAGE
- 2.0 EMPLOYEE AMENITIES
- 3.0 SAND/SALT STORAGE
- CIRCULATION

M1 ZONING INFORMATION:

- | PERMITTED USE: | MIXED LIGHT INDUSTRIAL/ SERVICE COMMERCIAL |
|------------------------------|--|
| MIN. LOT AREA: | 1500.0m ² |
| MIN. LOT FRONTAGE: | 45.0m |
| MIN. REQ'D FRONT YARD: | 15.0m |
| MIN. REQ'D SIDE YARD: | 3.0m |
| MIN. REQ'D CORNER SIDE YARD: | 9.0m |
| MIN. REQ'D REAR YARD: | 6.0m |
| MAX. LOT COVERAGE: | 50% |
| MIN. LANDSCAPE OPEN SPACE: | 5% |
| MAX. BUILDING HEIGHT: | 12.0m |
| MIN. BUILDING SEPARATION: | 3.0m |

