

THIS SITE PLAN TAKEN FROM
PLAN OF SURVEY AND TOPOGRAPHY OF:

PART OF LOT C, BLOCK 30
REGISTERED PLAN 1
TOWN OF OAKVILLE

REGIONAL MUNICIPALITY OF HALTON

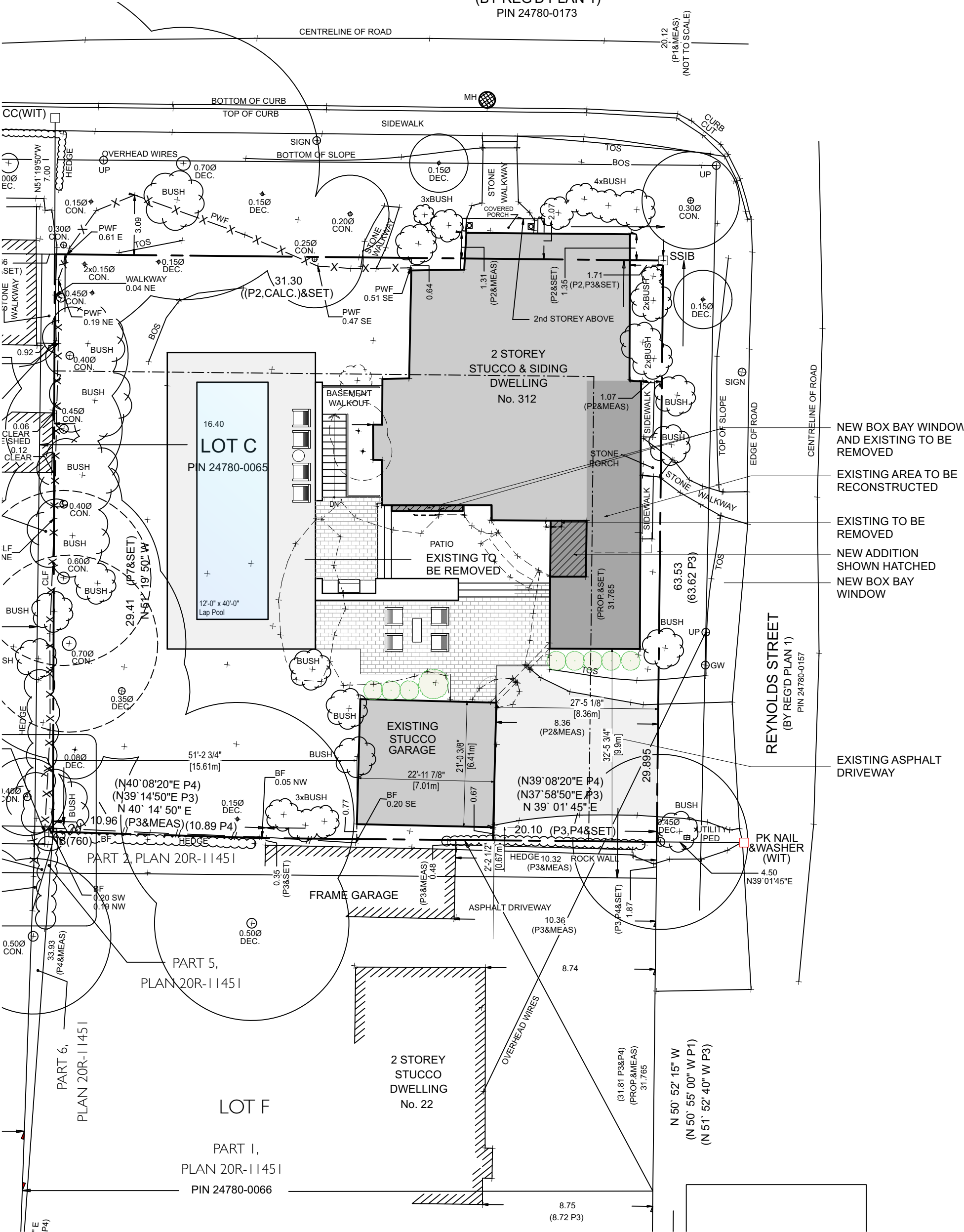
0 5 10 15 20 Metres

SCALE 1/16" = 1'-0"

J. H. Gelbloom Surveying Limited
Ontario Land Surveyor

2018

KING STREET
(BY REG'D PLAN 1)
PIN 24780-0173

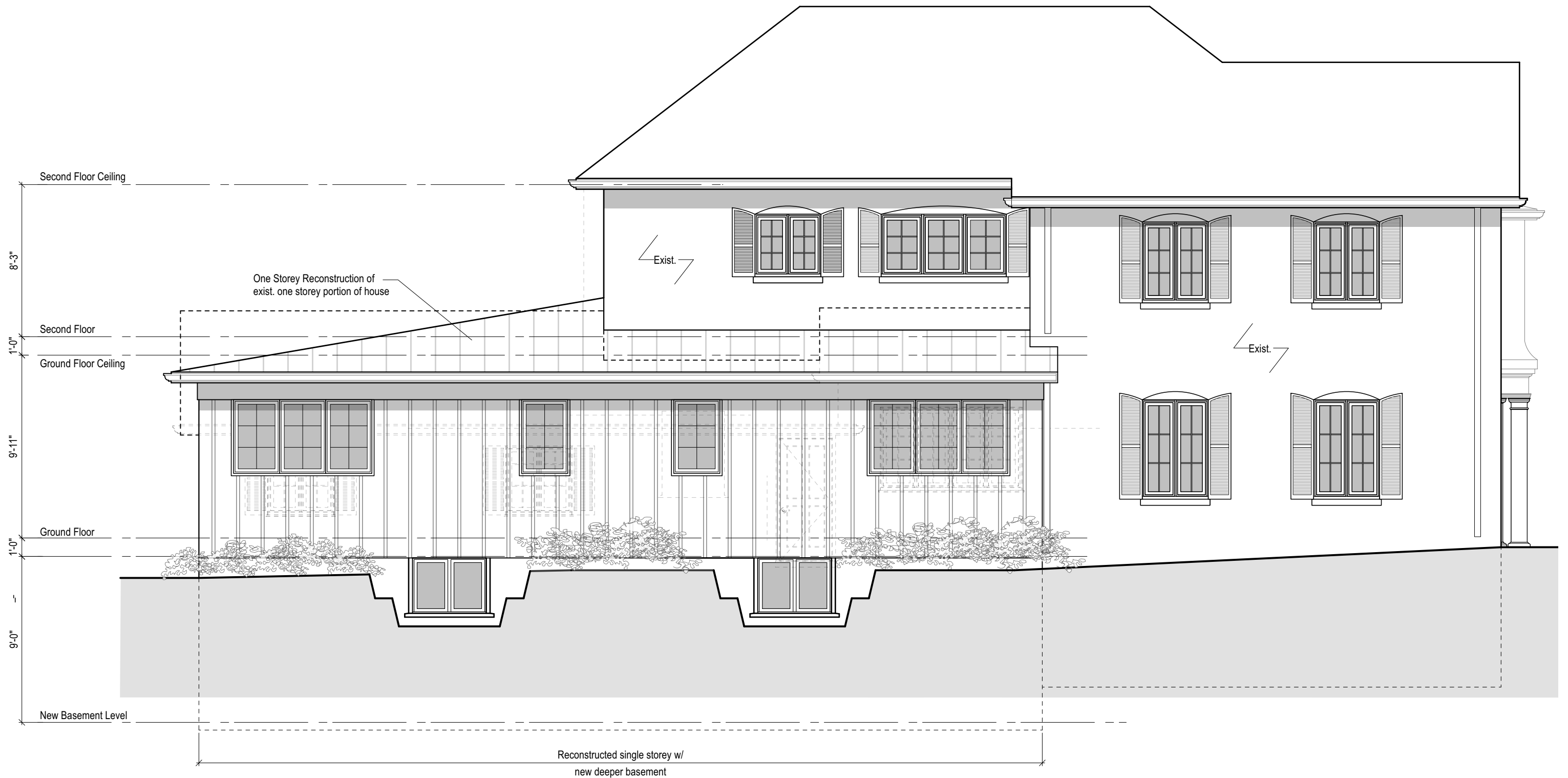


Alterations to:

MUMFORD RESIDENCE

Site Plan • 1/16" = 1'-0" • 312 King St., Oakville, ON • Rev'd. February 17, 2022

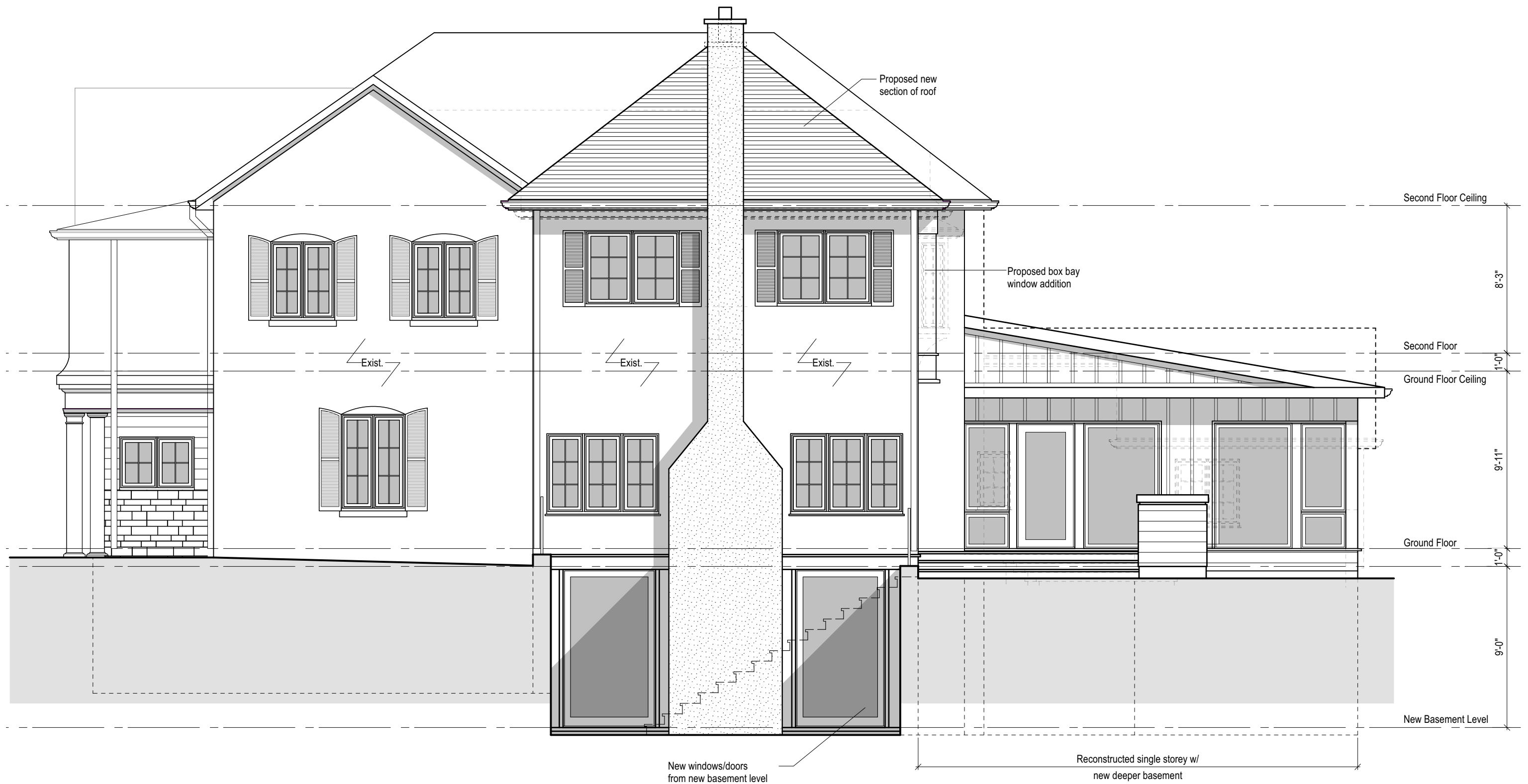
SITE STATS - 312 King St., OAKVILLE ON				
Zoning				By-Law 2014-014
				RL3 SP:11
Lot Area	931.11 m2	10,022.39 ft2		557.50 m2
Lot Frontage	31.24 m	102.50 ft		18.00 m
Setbacks				
Front Yard	0.00 m	0.00 ft		0.0 m (min)
Rear Yard	9.90 m	32.48 ft		7.5 m (min)
Interior Side Yard	16.40 m	53.81 ft		2.4 m (min)
Flankage Yard	1.07 m	3.51 ft		3.5 m (min)
Garage Setbacks				
Rear Yard	0.67 m	2.20 ft		0.6 m (min)
Interior Side Yard	15.61 m	51.21 ft		0.6 m (min)
Flankage Yard	8.36 m	27.43 ft		0.6 m (min)
Building Height				
Dwelling Height	7.83 m	25.69 ft		10.5 m (max) mean
Residential Floor Area Ratio				
Ground Floor (existing)	189.14 m2	2035.91 ft2	20.31%	
Second Floor (existing)	154.33 m2	1661.23 ft2	16.58%	
Existing Floor Area Ratio	343.48 m2	3697.14 ft2	36.89%	
Ground Floor (existing to be removed)	-0.26 m2	-2.82 ft2	-0.03%	
Ground Floor (addition)	5.37 m2	57.80 ft2	0.58%	
Second Floor (existing to be removed)		-8.52 ft2	-0.09%	
Second Floor (box bay addition)	1.11 m2	12.00 ft2	0.12%	
Total RFA	348.91 m2	3755.60 ft2	37.47%	30% (max)
Lot Coverage				
Existing Dwelling	189.93 m2	2044.40 ft2	20.40%	
Existing Chimney and Box Bay TBR	-1.06 m2	-11.41 ft2	-0.11%	
New Coverage (additions)	5.37 m2	57.80 ft2	0.58%	
Total Dwelling Coverage	194.24 m2	2090.79 ft2	20.86%	
Existing Accessory Garage	44.97 m2	484.10 ft2	4.8%	8% (max)
Total Lot Coverage	239.22 m2	2574.89 ft2	25.69%	25% (max)
Shaded items require minor variance				



Alterations to:

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Side Elevation • 3/16" = 1'-0" • 312 King St., Oakville, ON • Rev'd. February 17, 2022



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JOHN WILLMOTT
ARCHITECT, INC.



Alterations to:

MUMFORD RESIDENCE

Rear Elevation • 3/16" = 1'-0" • 312 King St., Oakville, ON • Rev'd. February 17, 2022