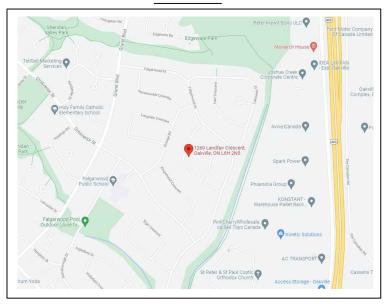
# N21°45'30"E 15.24m LOT 239 LOT 240 LOT 238 BELOW GRADE POOL 7:501 SETBACK 2 STOREY BRICK DETACHED **DWELLING** No. 1263 DECK 2 STOREY BRICK DETACHED DWELLING No. 1269 2 STOREY BRICK DETACHED DWELLING PROPOSED No. 1273 ADDITION 7.5m SETBACK PROPOSED\_\_\_\_ADDITION COVERED PORCH O/H 1.37m O/H ASPHALT DRIVEWAY N21°45'30"E 21.32m CONCRETE SIDEWALK CONCRETE CURB

# **KEY PLAN**



# 1269 LANDFAIR CRESCENT FRONT FACADE



DENOTES ENTRANCE  EXISTING STRUCTURE  PROPOSED STRUCTURE  PROPERTY LINE  ZONING SETBACKS  FENCE	LEGI	END
PROPOSED STRUCTURE PROPERTY LINE ZONING SETBACKS	<b>&gt;</b>	DENOTES ENTRANCE
— — — — PROPERTY LINE — — — — — ZONING SETBACKS		EXISTING STRUCTURE
ZONING SETBACKS		PROPOSED STRUCTURE
		PROPERTY LINE
x FENCE		ZONING SETBACKS
	x x x	FENCE

ADDRESS: 1269 LANDFAIR CRESCEN	I, UAKVILLE	:, UN			
ZONING: RL7			_		
LOT AREA		5903.44	ft <sup>2</sup>	548.45	
LOT FRONTAGE		69.94	ft	21.32	
GROSS FLOOR AREA	1 2/	ı			
	%			TING	_
MAIN FLOOR	22.3	1315.24	ft <sup>2</sup>	122.19	
SECOND FLOOR	10.3	606.88	ft <sup>2</sup>	56.38	
TOTAL GROSS FLOOR AREA	32.6	1922.12	ft <sup>2</sup>	178.57	
	%		PROP	OSED	
MAIN FLOOR	23.7	1398.44	ft <sup>2</sup>	129.92	
SECOND FLOOR	30.1	1777.15	ft <sup>2</sup>	165.10	
TOTAL GROSS FLOOR AREA	53.8	3175.59	ft <sup>2</sup>	295.02	
LOT COVERAGE	'				
	%		EXIS	TING	
DWELLING FOOTPRINT	29.2	1722.33	ft <sup>2</sup>	160.01	
TOTAL LOT COVERAGE	29.2	1722.330	ft <sup>2</sup>	160.01	
	%	PROPOSED			
DWELLING FOOTPRINT	33.3	1965.69	ft <sup>2</sup>	182.62	
TOTAL LOT COVERAGE	33.3	1965.690	ft <sup>2</sup>	182.62	
EXISTING DWELLING SETBACKS	·				
FRONT YARD		18.537	ft	5.65	
SIDE YARD (LEFT FLANK)		4.495	ft	1.37	
SIDE YARD (RIGHT FLANK)		4.954	ft	1.51	
REAR YARD		24.606	ft	7.50	
PROPOSED DWELLING SETBACKS				ı	_
FRONT YARD		18.537	ft	5.65	
SIDE YARD (LEFT FLANK)		4.495	ft	1.37	4
SIDE YARD (RIGHT FLANK)		4.035	ft	1.23	

LAND SURVEY NOTE:
SITE PLAN MEASUREMENTS DERIVED FROM
SURVEY COMPLETED BY FRED G.
CUNNINGHAM, O.L.S., DATED JANUARY 6,
1987.



#### 126 CATHARINE STREET N HAMILTON ON L8R 1J4

e. info@perspectiveviews.com p.289.389.4502

GENERAL NOTES:
DRAWINGS MUST NOT BE

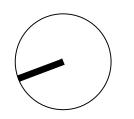
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Unless noted otherwise, no provision has been made in the design for conditions occurring during construction. It shall be the responsibility of the contractor to provide all necessary bracing, shoring, sheet piling, or other temporary supports, to safeguard all existing or adjacent structures affected by construction.

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Qualification Information

Required unless design is exempt under Div. C - 3.2.5 of the Building Code

Matthew Ribau

100231

Name

Signature

BCIN

No.	REVISION	DATE
1	ISSUED FOR BUILDING PERMIT	21/10/05
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PROJE	CT: KEVIN & ANNA KING	
	1269 LANDFAIR CRES. OAKVILLE, ON L6H 2N5	

PROJECT: KEVIN & ANNA KING

1269 LANDFAIR CRES.
OAKVILLE, ON L6H 2N5

DRAWING: PRELIMINARY SITE PLAN

SCALE: 1/8" = 1'-0"

DATE: AUGUST 17, 2021

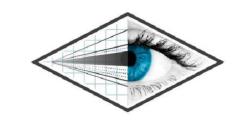
DRW'N BY: JAMES MACKLEM

CHK'D BY: MATTHEW RIBAU

PROJECT No: PV21-022

DRAWING No: SP1





## 126 CATHARINE STREET N HAMILTON ON L8R 1J4

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GENERAL NOTES:

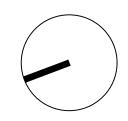
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Signature

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PROJECT: KEVIN & ANNA KING

1269 LANDFAIR CRES.
OAKVILLE, ON L6H 2N5

DRAWING: PROPOSED ELEVATIONS

SCALE: 1/4" = 1'-0"

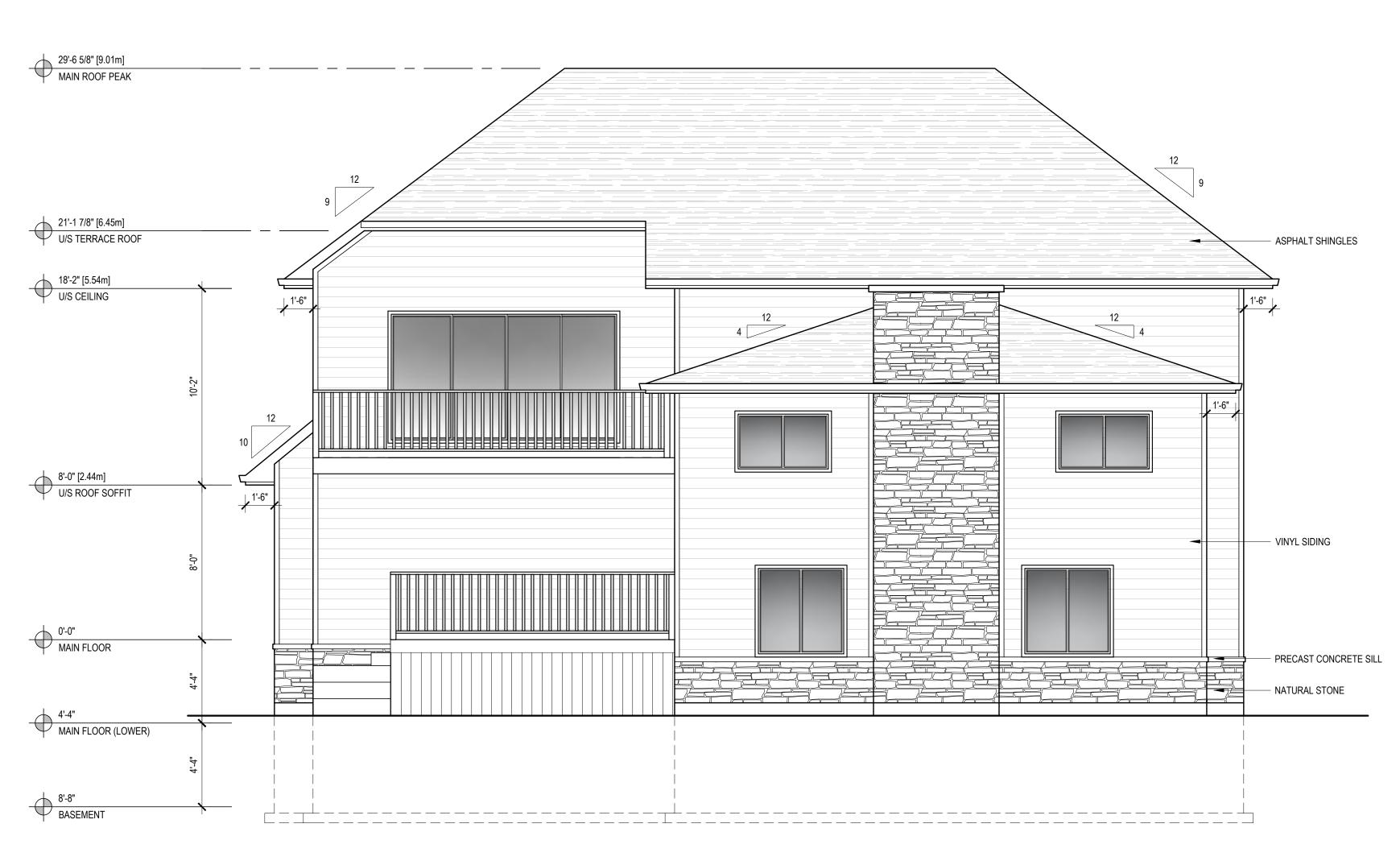
DATE: AUGUST 17, 2021

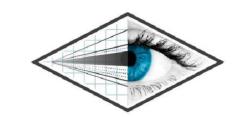
DRW'N BY: JAMES MACKLEM

CHK'D BY: MATTHEW RIBAU

PROJECT No: PV21-022

DRAWING No: A03.0





### 126 CATHARINE STREET N HAMILTON ON L8R 1J4

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GENERAL NOTES:

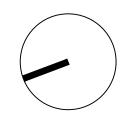
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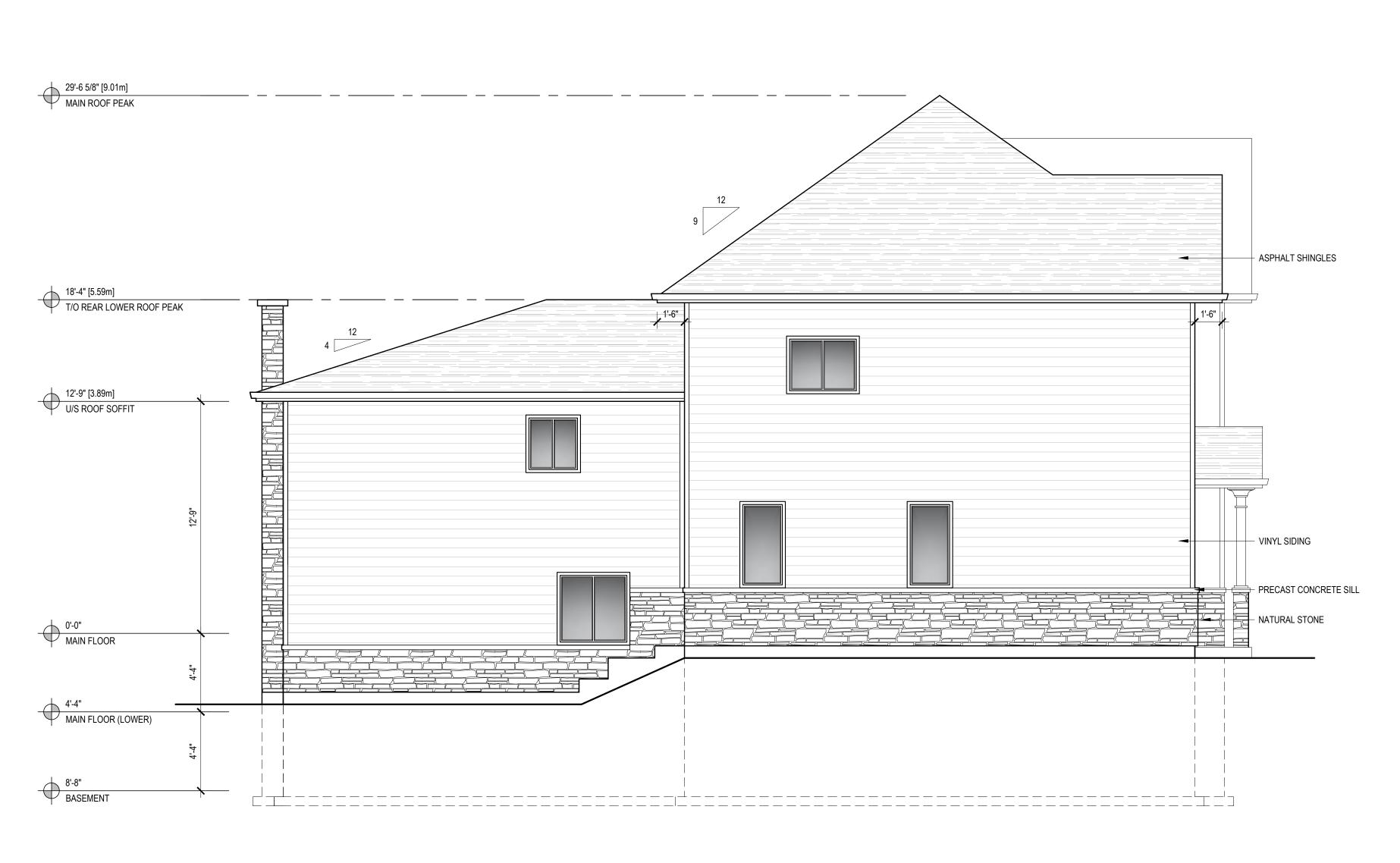
Matthew Ribau

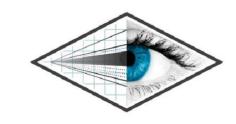
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PROJE	CT: KEVIN & ANNA KING	
	1269 LANDFAIR CRES.	

0	PROJECT:	KEVIN & ANNA KING		
		1269 LANDFAIR CRES. OAKVILLE, ON L6H 2N5		
0	DRAWING:	PROPOSED ELEVATIONS		
$\overline{\bigcirc}$	SCALE:	1/4" = 1'-0"		
0	DATE:	AUGUST 17, 2021		
0	DRW'N BY:	JAMES MACKLEM		
$\overline{\bigcirc}$	CHK'D BY:	MATTHEW RIBAU		
$\overline{\bigcirc}$	PROJECT No:	PV21-022		
0	DRAWING No:	A03.2		





## 126 CATHARINE STREET N HAMILTON ON L8R 1J4

e. info@perspectiveviews.com p.289.389.4502

GENERAL NOTES:

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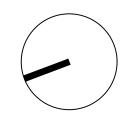
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Matthew Ribau

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PROJE	ECT: KEVIN & ANNA KING	

PROJECT:	KEVIN & ANNA KING
	1269 LANDFAIR CRES. OAKVILLE, ON L6H 2N5
DRAWING:	PROPOSED ELEVATIONS
SCALE:	1/4" = 1'-0"
DATE:	AUGUST 17, 2021
ORW'N BY:	JAMES MACKLEM
CHK'D BY:	MATTHEW RIBAU
PROJECT No:	PV21-022
DRAWING No:	A03.3

