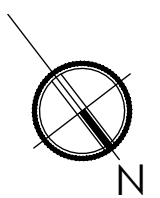


SITE PLAN
SCALE: 1/16" = 1'-0"

PRIVATE RESIDENCE

190 DONESSLE DRIVE
OAKVILLE, ONTARIO
FEBRUARY 18, 2025
PROJECT NO. 2403



ZONING STATISTICS

ADDRESS: 190 DONESSLE DRIVE, OAKVILLE		DATE: FEBRUARY 18, 2025
ZONING DESIGNATION:		RL1-0
LOT FRONTAGE:		30.47 M
LOT AREA:		1,613 SQ.M.
NEW BYLAW:	PERMITTED	OPTION 1
FSI:		
GROUND:		259.50 SM
SECOND:		233.76 SM
TOTAL:	465.74 SQ.M. (5,013 SQ.FT.) (29%)	493.26 SM (30.58%)*
SETBACKS:		
FRONT:	15.03 M (EXISTING -1M)	15.03 M
SIDE (EAST):	4.20 M	4.20 M
SIDE (WEST):	4.20 M	4.20 M
REAR:	7.50 M	13.15 M
SETBACK TO GARAGE:	7.00 M	7.00 M
COVERAGE:		
	401.50 SQ.M. (4,321.7 SQ.FT.) (25%)	350.80 SM (21.75%)
BUILDING DEPTH:	20.00 M	22.29 M *
		17.08 M
HEIGHT OF GARAGE:	6.00 M	5.29 M
GARAGE AREA:		
	56.00 SM	38.74 SM
BUILDING HEIGHT:	9.00 M	9.45 M*

TO END OF COVERED OUTDOOR ROOM
TO END OF ENCLOSED BUILDING

VARIANCE REQUIRED*

ZONING STATISTICS

PRIVATE RESIDENCE

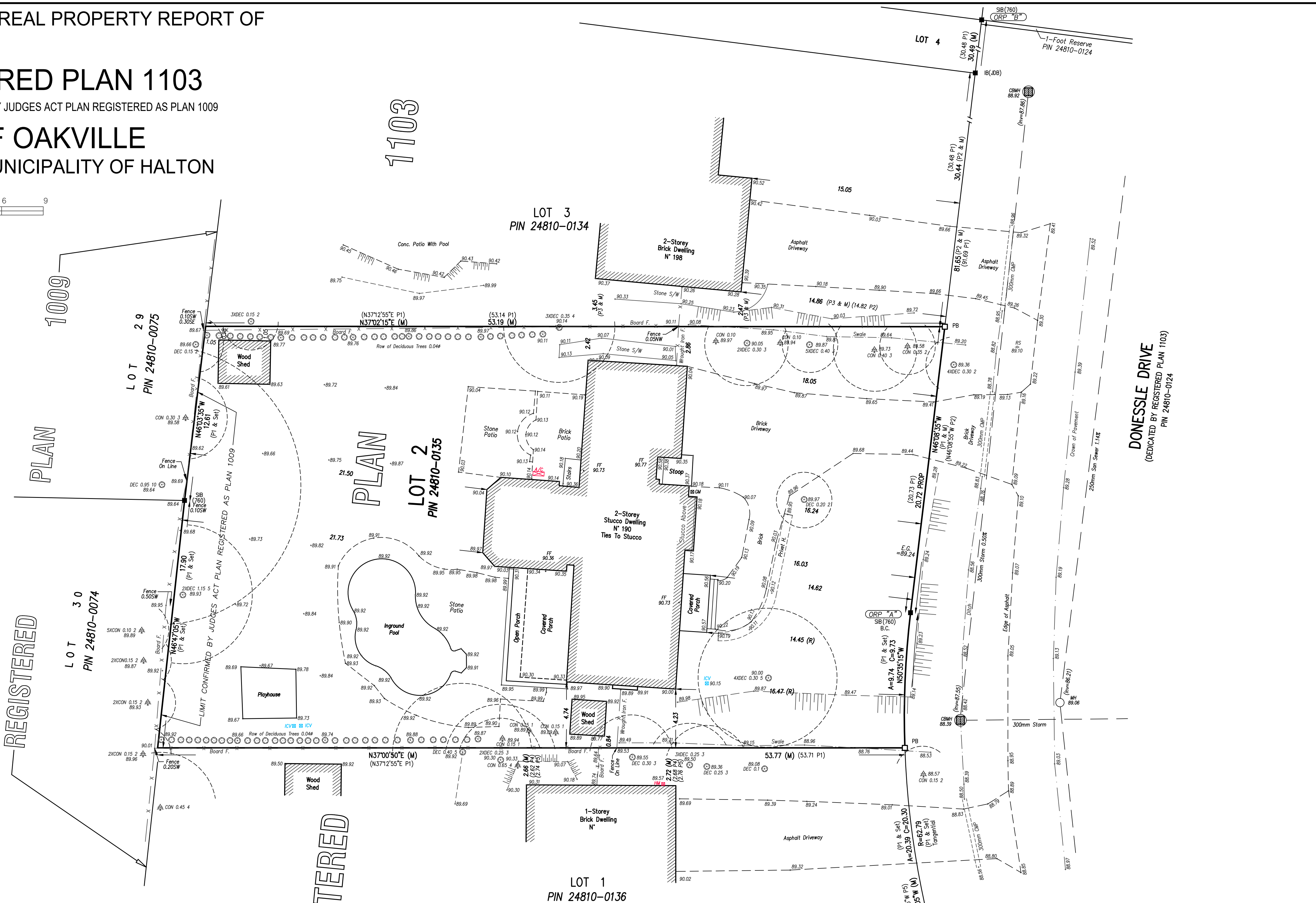
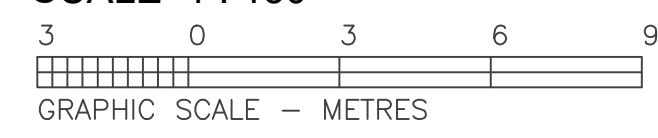
190 DONESSLE DRIVE
OAKVILLE, ONTARIO
FEBRUARY 18, 2025
PROJECT NO. 2403



SANDRA GAVA
ARCHITECT

**SURVEYOR'S REAL PROPERTY REPORT OF
LOT 2
REGISTERED PLAN 1103**

REAR LIMIT CONFIRMED BY JUDGES ACT PLAN REGISTERED AS PLAN 1009
TOWN OF OAKVILLE
REGIONAL MUNICIPALITY OF HALTON
SCALE 1 : 150
GRAPHIC SCALE - METRES



PART 2 - SURVEY REPORT
1. DESCRIPTION OF LAND:
ALL OF LOT 2, REGISTERED PLAN 1103, PIN 24810-0133.
2. REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY:
NONE REGISTERED ON TITLE AND AFFECTING THE SUBJECT LANDS.
3. BOUNDARY FEATURES:
ASIDE FROM FENCING, WE FOUND NO VISIBLE ITEM(S) AFFECTING TITLE OR BOUNDARY.
4. MUNICIPAL ZONING COMPLIANCE:
TO BE DETERMINED BY THE ZONING DEPARTMENT OF THE TOWN OF OAKVILLE.
5. ZONING DATA:
- LOT AREA = 1,613 m²;
- LOT FRONTAGE = 30.45m;
- FRONTYARD SETBACK = Between 13.45m AND 18.95m;
- ESTABLISHED GRADE = 89.24m;
CLIENT'S NOTE
THIS REPORT WAS PREPARED FOR ALIM DHANJI AND BUTLER AND LOWE AND THEIR SOLICITOR(S), MORTGAGEE(S) AND (OR) AGENT(S) AND THE UNDERSIGNED ACCEPTS ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES.

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
V-85099
THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR
In accordance with Regulation 1026, Section 29(3)

INTEGRATION DATA
BEARINGS ARE UTM GRID, DERIVED FROM THE OBSERVED REFERENCE POINTS "A" AND "B" BY REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS-2010.0).
CO-ORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O.R.G. 216/10.

POINT N°	NORTHING	EASTING
"A"	4,812,250.34	608,137.06
"B"	4,812,306.90	608,078.20

CO-ORDINATES CAN NOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.
BEARING ROTATION PLAN P1, P5 = (-) 0°51'05"

DISTANCE NOTE
DISTANCES SHOWN HEREON ARE GROUND DISTANCES AND CAN BE CONVERTED INTO GRID DISTANCES BY MULTIPLYING BY A SCALE FACTOR OF 0.999743839.
METRIC NOTE
ALL DISTANCES SHOWN HEREON ARE IN METRES AND CAN BE CONVERTED INTO FEET BY DIVIDING BY 0.3048.
ELEVATION NOTE
ALL ELEVATIONS SHOWN HEREON ARE GEODETIC AND WERE DERIVED FROM THE TOWN OF OAKVILLE BENCHMARK 0-251 HAVING AN ELEVATION OF 118.729m (CGVD-1928:1978).

LEGEND

AW	ANCHOR WIRE(S)	AW	ANCHOR WIRE(S)
BB	BELL BOX	BB	BELL BOX
CCN-0.20	CONCRETE CABLE 0.20 DIA	CCN-0.20	CONCRETE CABLE 0.20 DIA
CCN-0.30	CONCRETE CABLE 0.30 DIA	CCN-0.30	CONCRETE CABLE 0.30 DIA
CCN-0.50	CONCRETE CABLE 0.50 DIA	CCN-0.50	CONCRETE CABLE 0.50 DIA
CCN-0.75	CONCRETE CABLE 0.75 DIA	CCN-0.75	CONCRETE CABLE 0.75 DIA
CCN-1.00	CONCRETE CABLE 1.00 DIA	CCN-1.00	CONCRETE CABLE 1.00 DIA
CCN-1.50	CONCRETE CABLE 1.50 DIA	CCN-1.50	CONCRETE CABLE 1.50 DIA
CCN-2.00	CONCRETE CABLE 2.00 DIA	CCN-2.00	CONCRETE CABLE 2.00 DIA
CCN-3.00	CONCRETE CABLE 3.00 DIA	CCN-3.00	CONCRETE CABLE 3.00 DIA
CCN-4.00	CONCRETE CABLE 4.00 DIA	CCN-4.00	CONCRETE CABLE 4.00 DIA
CCN-6.00	CONCRETE CABLE 6.00 DIA	CCN-6.00	CONCRETE CABLE 6.00 DIA
CCN-8.00	CONCRETE CABLE 8.00 DIA	CCN-8.00	CONCRETE CABLE 8.00 DIA
CCN-10.00	CONCRETE CABLE 10.00 DIA	CCN-10.00	CONCRETE CABLE 10.00 DIA
CCN-15.00	CONCRETE CABLE 15.00 DIA	CCN-15.00	CONCRETE CABLE 15.00 DIA
CCN-20.00	CONCRETE CABLE 20.00 DIA	CCN-20.00	CONCRETE CABLE 20.00 DIA
CCN-25.00	CONCRETE CABLE 25.00 DIA	CCN-25.00	CONCRETE CABLE 25.00 DIA
CCN-30.00	CONCRETE CABLE 30.00 DIA	CCN-30.00	CONCRETE CABLE 30.00 DIA
CCN-40.00	CONCRETE CABLE 40.00 DIA	CCN-40.00	CONCRETE CABLE 40.00 DIA
CCN-50.00	CONCRETE CABLE 50.00 DIA	CCN-50.00	CONCRETE CABLE 50.00 DIA
CCN-60.00	CONCRETE CABLE 60.00 DIA	CCN-60.00	CONCRETE CABLE 60.00 DIA
CCN-75.00	CONCRETE CABLE 75.00 DIA	CCN-75.00	CONCRETE CABLE 75.00 DIA
CCN-100.00	CONCRETE CABLE 100.00 DIA	CCN-100.00	CONCRETE CABLE 100.00 DIA
CCN-150.00	CONCRETE CABLE 150.00 DIA	CCN-150.00	CONCRETE CABLE 150.00 DIA
CCN-200.00	CONCRETE CABLE 200.00 DIA	CCN-200.00	CONCRETE CABLE 200.00 DIA
CCN-300.00	CONCRETE CABLE 300.00 DIA	CCN-300.00	CONCRETE CABLE 300.00 DIA
CCN-400.00	CONCRETE CABLE 400.00 DIA	CCN-400.00	CONCRETE CABLE 400.00 DIA
CCN-500.00	CONCRETE CABLE 500.00 DIA	CCN-500.00	CONCRETE CABLE 500.00 DIA
CCN-600.00	CONCRETE CABLE 600.00 DIA	CCN-600.00	CONCRETE CABLE 600.00 DIA
CCN-800.00	CONCRETE CABLE 800.00 DIA	CCN-800.00	CONCRETE CABLE 800.00 DIA
CCN-1000.00	CONCRETE CABLE 1000.00 DIA	CCN-1000.00	CONCRETE CABLE 1000.00 DIA
CCN-1500.00	CONCRETE CABLE 1500.00 DIA	CCN-1500.00	CONCRETE CABLE 1500.00 DIA
CCN-2000.00	CONCRETE CABLE 2000.00 DIA	CCN-2000.00	CONCRETE CABLE 2000.00 DIA
CCN-3000.00	CONCRETE CABLE 3000.00 DIA	CCN-3000.00	CONCRETE CABLE 3000.00 DIA
CCN-4000.00	CONCRETE CABLE 4000.00 DIA	CCN-4000.00	CONCRETE CABLE 4000.00 DIA
CCN-5000.00	CONCRETE CABLE 5000.00 DIA	CCN-5000.00	CONCRETE CABLE 5000.00 DIA
CCN-6000.00	CONCRETE CABLE 6000.00 DIA	CCN-6000.00	CONCRETE CABLE 6000.00 DIA
CCN-8000.00	CONCRETE CABLE 8000.00 DIA	CCN-8000.00	CONCRETE CABLE 8000.00 DIA
CCN-10000.00	CONCRETE CABLE 10000.00 DIA	CCN-10000.00	CONCRETE CABLE 10000.00 DIA
CCN-15000.00	CONCRETE CABLE 15000.00 DIA	CCN-15000.00	CONCRETE CABLE 15000.00 DIA
CCN-20000.00	CONCRETE CABLE 20000.00 DIA	CCN-20000.00	CONCRETE CABLE 20000.00 DIA
CCN-30000.00	CONCRETE CABLE 30000.00 DIA	CCN-30000.00	CONCRETE CABLE 30000.00 DIA
CCN-40000.00	CONCRETE CABLE 40000.00 DIA	CCN-40000.00	CONCRETE CABLE 40000.00 DIA
CCN-50000.00	CONCRETE CABLE 50000.00 DIA	CCN-50000.00	CONCRETE CABLE 50000.00 DIA
CCN-60000.00	CONCRETE CABLE 60000.00 DIA	CCN-60000.00	CONCRETE CABLE 60000.00 DIA
CCN-80000.00	CONCRETE CABLE 80000.00 DIA	CCN-80000.00	CONCRETE CABLE 80000.00 DIA
CCN-100000.00	CONCRETE CABLE 100000.00 DIA	CCN-100000.00	CONCRETE CABLE 100000.00 DIA
CCN-150000.00	CONCRETE CABLE 150000.00 DIA	CCN-150000.00	CONCRETE CABLE 150000.00 DIA
CCN-200000.00	CONCRETE CABLE 200000.00 DIA	CCN-200000.00	CONCRETE CABLE 200000.00 DIA
CCN-300000.00	CONCRETE CABLE 300000.00 DIA	CCN-300000.00	CONCRETE CABLE 300000.00 DIA
CCN-400000.00	CONCRETE CABLE 400000.00 DIA	CCN-400000.00	CONCRETE CABLE 400000.00 DIA
CCN-500000.00	CONCRETE CABLE 500000.00 DIA	CCN-500000.00	CONCRETE CABLE 500000.00 DIA
CCN-600000.00	CONCRETE CABLE 600000.00 DIA	CCN-600000.00	CONCRETE CABLE 600000.00 DIA
CCN-800000.00	CONCRETE CABLE 800000.00 DIA	CCN-800000.00	CONCRETE CABLE 800000.00 DIA
CCN-1000000.00	CONCRETE CABLE 1000000.00 DIA	CCN-1000000.00	CONCRETE CABLE 1000000.00 DIA
CCN-1500000.00	CONCRETE CABLE 1500000.00 DIA	CCN-1500000.00	CONCRETE CABLE 1500000.00 DIA
CCN-2000000.00	CONCRETE CABLE 2000000.00 DIA	CCN-2000000.00	CONCRETE CABLE 2000000.00 DIA
CCN-3000000.00	CONCRETE CABLE 3000000.00 DIA	CCN-3000000.00	CONCRETE CABLE 3000000.00 DIA
CCN-4000000.00	CONCRETE CABLE 4000000.00 DIA	CCN-4000000.00	CONCRETE CABLE 4000000.00 DIA
CCN-5000000.00	CONCRETE CABLE 5000000.00 DIA	CCN-5000000.00	CONCRETE CABLE 5000000.00 DIA
CCN-6000000.00	CONCRETE CABLE 6000000.00 DIA	CCN-6000000.00	CONCRETE CABLE 6000000.00 DIA
CCN-8000000.00	CONCRETE CABLE 8000000.00 DIA	CCN-8000000.00	CONCRETE CABLE 8000000.00 DIA
CCN-10000000.00	CONCRETE CABLE 10000000.00 DIA	CCN-10000000.00	CONCRETE CABLE 10000000.00 DIA
CCN-15000000.00	CONCRETE CABLE 15000000.00 DIA	CCN-15000000.00	CONCRETE CABLE 15000000.00 DIA
CCN-20000000.00	CONCRETE CABLE 20000000.00 DIA	CCN-20000000.00	CONCRETE CABLE 20000000.00 DIA
CCN-30000000.00	CONCRETE CABLE 30000000.00 DIA	CCN-30000000.00	CONCRETE CABLE 30000000.00 DIA
CCN-40000000.00	CONCRETE CABLE 40000000.00 DIA	CCN-40000000.00	CONCRETE CABLE 40000000.00 DIA
CCN-50000000.00	CONCRETE CABLE 50000000.00 DIA	CCN-50000000.00	CONCRETE CABLE 50000000.00 DIA
CCN-60000000.00	CONCRETE CABLE 60000000.00 DIA	CCN-60000000.00	CONCRETE CABLE 60000000.00 DIA
CCN-80000000.00	CONCRETE CABLE 80000000.00 DIA	CCN-80000000.00	CONCRETE CABLE 80000000.00 DIA
CCN-100000000.00	CONCRETE CABLE 100000000.00 DIA	CCN-100000000.00	CONCRETE CABLE 100000000.00 DIA
CCN-150000000.00	CONCRETE CABLE 150000000.00 DIA	CCN-150000000.00	CONCRETE CABLE 150000000.00 DIA
CCN-200000000.00	CONCRETE CABLE 200000000.00 DIA	CCN-200000000.00	CONCRETE CABLE 200000000.00 DIA
CCN-300000000.00	CONCRETE CABLE 300000000.00 DIA	CCN-300000000.00	CONCRETE CABLE 300000000.00 DIA
CCN-400000000.00	CONCRETE CABLE 400000000.00 DIA	CCN-400000000.00	CONCRETE CABLE 400000000.00 DIA
CCN-500000000.00	CONCRETE CABLE 500000000.00 DIA	CCN-500000000.00	CONCRETE CABLE 500000000.00 DIA
CCN-600000000.00	CONCRETE CABLE 600000000.00 DIA	CCN-600000000.00	CONCRETE CABLE 600000000.00 DIA
CCN-800000000.00	CONCRETE CABLE 800000000.00 DIA	CCN-800000000.00	CONCRETE CABLE 800000000.00 DIA
CCN-1000000000.00	CONCRETE CABLE 1000000000.00 DIA	CCN-1000000000.00	CONCRETE CABLE 1000000000.00 DIA
CCN-1500000000.00	CONCRETE CABLE 1500000000.00 DIA	CCN-1500000000.00	CONCRETE CABLE 1500000000.00 DIA
CCN-2000000000.00	CONCRETE CABLE 2000000000.00 DIA	CCN-2000000000.00	CONCRETE CABLE 2000000000.00 DIA
CCN-3000000000.00	CONCRETE CABLE 3000000000.00 DIA	CCN-3000000000.00	CONCRETE CABLE 3000000000.00 DIA
CCN-4000000000.00	CONCRETE CABLE 4000000000.00 DIA	CCN-4000000000.00	CONCRETE CABLE 4000000000.00 DIA
CCN-5000000000.00	CONCRETE CABLE 5000000000.00 DIA	CCN-5000000000.00	CONCRETE CABLE 5000000000.00 DIA
CCN-6000000000.00	CONCRETE CABLE 6000000000.00 DIA	CCN-6000000000.00	CONCRETE CABLE 6000000000.00 DIA
CCN-8000000000.00	CONCRETE CABLE 8000000000.00 DIA	CCN-8000000000.00	CONCRETE CABLE 8000000000.00 DIA
CCN-10000000000.00	CONCRETE CABLE 10000000000.00 DIA	CCN-10000000000.00	CONCRETE CABLE 10000000000.00 DIA
CCN-15000000000.00	CONCRETE CABLE 15000000000.00 DIA	CCN-15000000000.00	CONCRETE CABLE 15000000000.00 DIA
CCN-20000000000.00	CONCRETE CABLE 20000000000.00 DIA	CCN-20000000000.00	CONCRETE CABLE 20000000000.00 DIA
CCN-30000000000.00	CONCRETE CABLE 30000000000.00 DIA	CCN-30000000000.00	CONCRETE CABLE 30000000000.00 DIA
CCN-40000000000.00	CONCRETE CABLE 40000000000.00 DIA	CCN-40000000000.00	CONCRETE CABLE 40000000000.00 DIA
CCN-50000000000.00	CONCRETE CABLE 50000000000.00 DIA	CCN-50000000000.00	CONCRETE CABLE 50000000000.00 DIA
CCN-60000000000.00	CONCRETE CABLE 60000000000.00 DIA	CCN-60000000000.00	CONCRETE CABLE 60000000000.00 DIA
CCN-80000000000.00	CONCRETE CABLE 80000000000.00 DIA	CCN-80000000000.00	CONCRETE CABLE 80000000000.00 DIA
CCN-100000000000.00	CONCRETE CABLE 100000000000.00 DIA	CCN-100000000000.00	CONCRETE CABLE 100000000000.00 DIA
CCN-150000000000.00	CONCRETE CABLE 150000000000.00 DIA	CCN-150000000000.00	CONCRETE CABLE 150000000000.00 DIA
CCN-200000000000.00	CONCRETE CABLE 200000000000.00 DIA	CCN-200000000000.00	CONCRETE CABLE 200000000000.00 DIA
CCN-300000000000.00	CONCRETE CABLE 300000000000.00 DIA	CCN-300000000000.00	CONCRETE CABLE 300000000000.00 DIA
CCN-400000000000.00	CONCRETE CABLE 400000000000.00 DIA	CCN-400000000000.00	CONCRETE CABLE 400000000000.00 DIA
CCN-500000000000.00	CONCRETE CABLE 500000000000.00 DIA	CCN-500000000000.00	CONCRETE CABLE 500000000000.00 DIA
CCN-600000000000.00	CONCRETE CABLE 600000000000.00 DIA	CCN-600000000000.00	CONCRETE CABLE 600000000000.00 DIA
CCN-800000000000.00	CONCRETE CABLE 800000000000.00 DIA	CCN-800000000000.00	CONCRETE CABLE 800000000000.00 DIA
CCN-1000000000000.00	CONCRETE CABLE 1000000000000.00 DIA	CCN-1000000000000.00	CONCRETE CABLE 1000000000000.00 DIA
CCN-1500000000000.00	CONCRETE CABLE 1500000000000.00 DIA	CCN-1500000000000.00	CONCRETE CABLE 1500000000000.00 DIA
CCN-2000000000000.00	CONCRETE CABLE 2000000000000.00 DIA	CCN-2000000000000.00	CONCRETE CABLE 2000000000000.00 DIA
CCN-3000000000000.00	CONCRETE CABLE 3000000000000.00 DIA	CCN-3000000000000.00	CONCRETE CABLE 3000000000000.00 DIA
CCN-4000000000000.00	CONCRETE CABLE 4000000000000.00 DIA	CCN-4000000000000.00	CONCRETE CABLE 4000000000000.00 DIA
CCN-5000000000000.00	CONCRETE CABLE 5000000000000.00 DIA	CCN-5000000000000.00	CONCRETE CABLE 5000000000000.00 DIA
CCN-6000000000000.00	CONCRETE CABLE 6000000000000.00 DIA	CCN-6000000000000.00	CONCRETE CABLE 6000000000000.00 DIA
CCN-8000000000000.00	CONCRETE CABLE 8000000000000.00 DIA	CCN-8000000000000.00	CONCRETE CABLE 8000000000000.00 DIA
CCN-10000000000000.00	CONCRETE CABLE 10000000000000.00 DIA	CCN-10000000000000.00	CONCRETE CABLE 10000000000000.00 DIA
CCN-15000000000000.00	CONCRETE CABLE 15000000000000.00 DIA	CCN-15000000000000.00	CONCRETE CABLE 15000000000000.00 DIA
CCN-20000000000000.00	CONCRETE CABLE 20000000000000.00 DIA	CCN-20000000000000.00	CONCRETE CABLE 20000000000000.00 DIA
CCN-30000000000000.00	CONCRETE CABLE 30000000000000.00 DIA	CCN-30000000000000.00	CONCRETE CABLE 30000000000000.00 DIA
CCN-40000000000000.00	CONCRETE CABLE 40000000000000.00 DIA	CCN-40000000000000.00	CONCRETE CABLE 40000000000000.00 DIA
CCN-50000000000000.00	CONCRETE CABLE 50000000000000.00 DIA	CCN-50000000000000.00	CONCRETE CABLE 50000000000000.00 DIA
CCN-60000000000000.00	CONCRETE CABLE 60000000000000.00 DIA	CCN-60000000000000.00	CONCRETE CABLE 60000000000000.00 DIA
CCN-80000000000000.00	CONCRETE CABLE 80000000000000.00 DIA	CCN-80000000000000.00	CONCRETE CABLE 80000000000000.00 DIA
CCN-100000000000000.00	CONCRETE CABLE 100000000000000.00 DIA	CCN-100000000000000.00	CONCRETE CABLE 100000000000000.00 DIA
CCN-150000000000000.00	CONCRETE CABLE 150000000000000.00 DIA	CCN-150000000000000	



AERIEL

PRIVATE RESIDENCE

190 DONESSLE DRIVE
OAKVILLE, ONTARIO
DECEMBER 06, 2024
PROJECT NO. 2403



FRONT ELEVATION

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

PRIVATE RESIDENCE

190 DONESLE DRIVE
 OAKVILLE, ONTARIO
 FEBRUARY 18, 2025
 PROJECT NO. 2403



REAR ELEVATION

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

PRIVATE RESIDENCE

190 DONESLE DRIVE
 OAKVILLE, ONTARIO
 FEBRUARY 18, 2025
 PROJECT NO. 2403

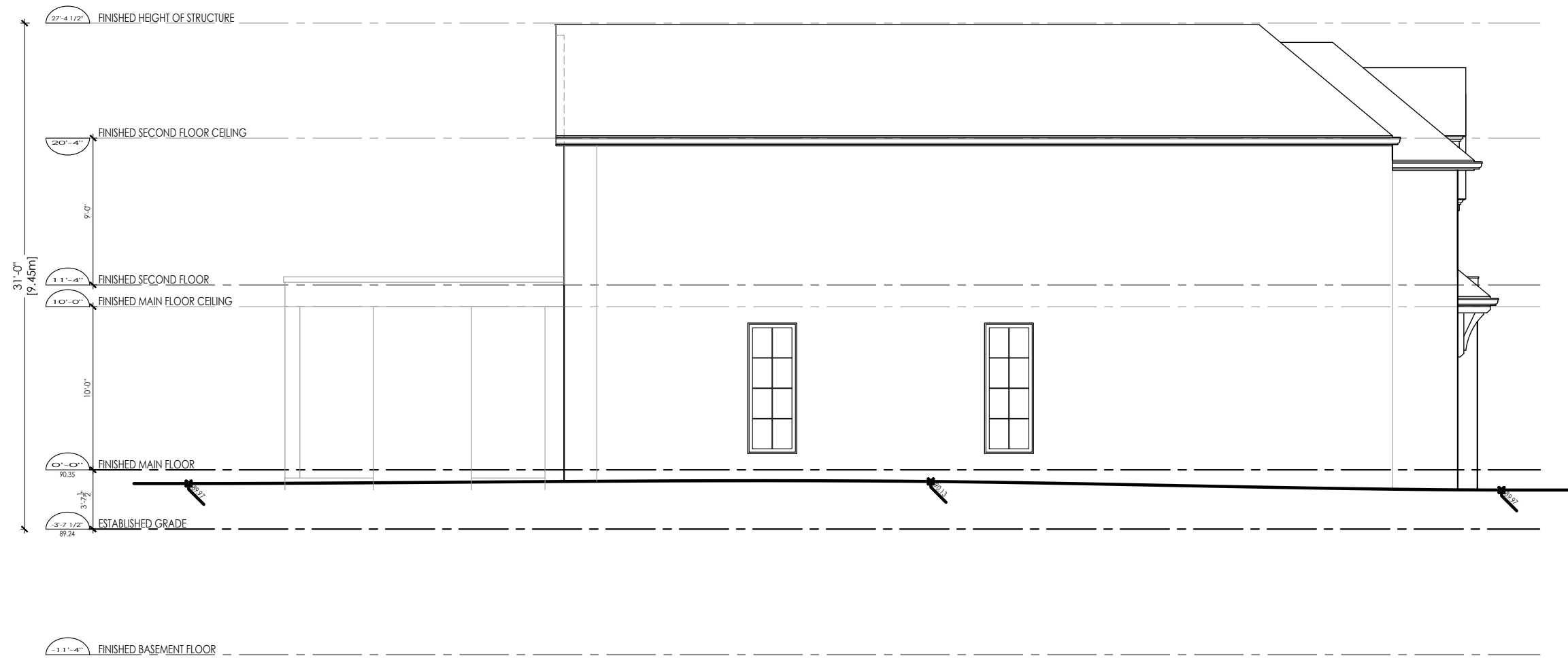


EAST ELEVATION

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

PRIVATE RESIDENCE

190 DONESLE DRIVE
 OAKVILLE, ONTARIO
 FEBRUARY 18, 2025
 PROJECT NO. 2403



WEST ELEVATION

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

PRIVATE RESIDENCE

190 DONESLE DRIVE
 OAKVILLE, ONTARIO
 FEBRUARY 18, 2025
 PROJECT NO. 2403