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This drawing is not to be scaled.

The architect is not responsible for the accuracy of survey, structural, mechanical, electrical, etc., information shown on this drawing. Refer to the respective drawings for details and any variations from the approved information.

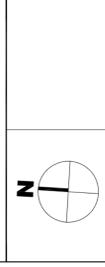
Construction must conform to all applicable codes and requirements of authorities having jurisdiction. The contractor working from drawings not specifically marked "For Construction" must assume full responsibility for any errors or omissions or any damage resulting from the work.

PRINT DATE: 2023-08-17

**DRAFT**

**SITE PLAN CONCEPT FOR REVIEW ONLY. SUBJECT TO ZONING REVIEW AND APPROVAL**

No.	DESCRIPTION	DATE
1	ISSUED FOR CLIENT REVIEW	2023-08-17
2	ISSUED FOR CLIENT REVIEW	2023-08-17



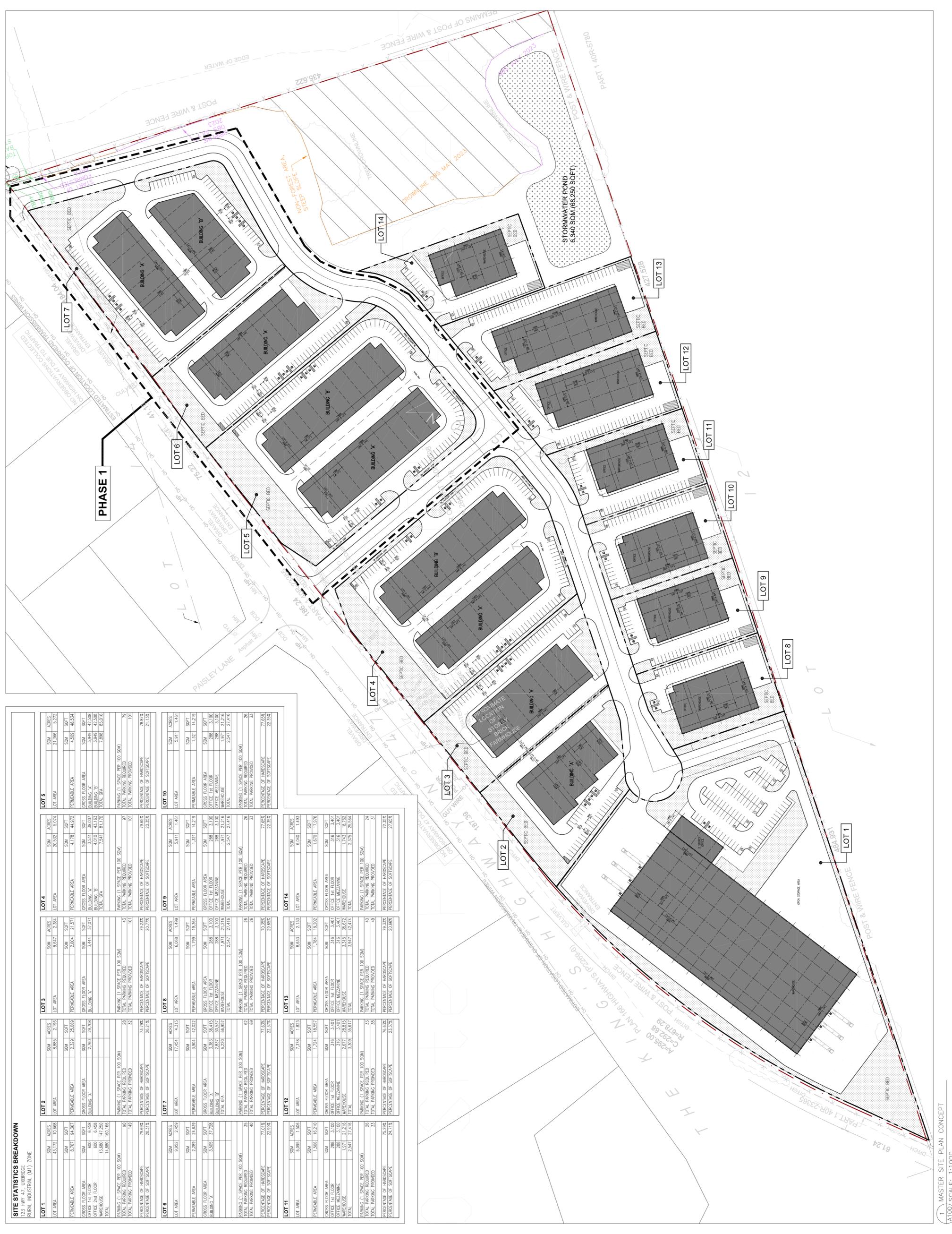
**CUSIMANO ARCHITECT**  
 185 WINDGLASS AVENUE, SUITE 107, TORONTO, ONTARIO, M6A 1Y7  
 T: (416) 928-5155 F: (416) 928-5108



**PROPOSED SITE DEVELOPMENT**  
 123 HWY 47  
 UXBIDGE, ONTARIO

DATE: APRIL 2023  
 DRAWN BY: MR  
 CHECKED BY: DUC  
 DRAWING TITLE: MASTER SITE PLAN CONCEPT AND STATS

SCALE: AS NOTED  
 DRAWING NO.: A100  
 PRINT NO.: 2023-16



**SITE STATISTICS BREAKDOWN**  
 123 HWY 47, UXBIDGE  
 RURAL INDUSTRIAL (M1) ZONE

LOT	SUM	ACRES	SUM	ACRES
LOT 1	45,171	10.026	3,885	8.792
LOT 2	8,767	19.567	2,329	5.285
LOT 3	6,458	14.586	2,160	4.926
LOT 4	13,116	29.152	3,444	7.811
LOT 5	14,880	33.516	3,949	8.976
LOT 6	9,950	22.459	1,754	3.951
LOT 7	2,289	5.133	3,394	7.652
LOT 8	3,550	7.978	3,385	7.614
LOT 9	2,837	6.378	2,837	6.378
LOT 10	2,547	5.716	2,547	5.716
LOT 11	6,095	13.691	7,378	16.623
LOT 12	1,256	2.812	1,724	3.857
LOT 13	2,888	6.480	3,316	7.514
LOT 14	1,971	4.446	2,877	6.481

PERMENABLE AREA	GROSS FLOOR AREA	OFFICE 1st FLOOR	OFFICE 2nd FLOOR	WAREHOUSE	TOTAL
21,356	44,972	38,007	43,163	8,110	129,252
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720
2,004	3,444	3,444	3,444	3,444	13,720

PARKING (1 SPACE PER 100 SQM)	TOTAL PARKING REQUIRED	TOTAL PARKING PROVIDED	PERCENTAGE OF HARDSCAPE	PERCENTAGE OF SOFTSCAPE
129	129	129	20.35%	20.35%
129	129	129	20.35%	20.35%
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