



<b>OWNER:</b> THE TRUSTEES OF THE OLD ORDER MENNONITE	<b>CONTRACTOR:</b> N/A
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THE ELEVATION AND LOCATION OF THE BUILDING TO BE ERRECTED ON THE LOT AND THE GRADING OF THE LOT ARE IN GENERAL CONFORMITY WITH THE GRADING AND DRAINAGE PLAN PREPARED BY GEI CONSULTANTS CANADA LTD.

**GEI CONSULTANTS CANADA LIMITED**  
P. ENG.

**LEGEND:**

EXISTING CONDITIONS ELEVATION	$\times 215.90$
MATCH EXISTING GRADE ELEVATION	(214.98)
PROPOSED ELEVATION	(214.98)
SILT FENCE (OPSD 219.131)	
HORSE FITTING CHAIN	
SWALE DRAINAGE	
PROP SURFACE DRAINAGE	
PROPOSED BUILDING ACCESS	
DOWNSPOUT DIRECTION	

**LOT CALCULATIONS - ZONING**

OVERALL LOT AREA	11206 m <sup>2</sup>
AREA OF AUDITORIUM	229 m <sup>2</sup>
AREA OF LOBBY	55 m <sup>2</sup>
AREA OF COUNCIL ROOM	23 m <sup>2</sup>
AREA OF WASHROOM	28 m <sup>2</sup>
LOT COVERAGE IN PERCENTAGE	2.9%
MINIMUM PARKING SPOTS	21

**#1 BENCHMARK ELEV. - 481.86m**  
NAIL IN HYDRO POLE ALONG SOUTHGATE ROAD 14, LOCATED AT NORTH EAST CORNER OF LOT 1 (AS SHOWN)

**#2 BENCHMARK ELEV. - 479.24m**  
TOP OF IRON BAR ALONG NORTH WEST CORNER OF LOT 1 (AS SHOWN)

THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND, WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED.

BEFORE STARTING WORK, THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES, AND SHALL ASSUME ALL LIABILITY FOR ANY DAMAGE TO THEM.



NO.	DATE	REVISION DESCRIPTION	CHKD
5	11/01/2024	ISSUED FOR PERMIT - SECOND SUBMISSION	D.D.H.
4	09/25/2024	ISSUED FOR REVIEW	D.D.H.
3	10/30/2023	ISSUED FOR PERMIT	D.D.H.
2	10/27/2023	ISSUED FOR REVIEW	D.D.H.
1	10/13/2023	ISSUED FOR DISCUSSION	D.D.H.

**GEI Consultants**  
GEI CONSULTANTS CANADA LTD.  
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OWEN SOUND, ONTARIO N4K 2J3  
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**2405665 (223345)**  
**SITE PLAN**  
**LOT OF LOT 27**  
**RP 16R-11907**  
**TOWNSHIP OF SOUTHGATE**  
**144668 SIDE ROAD 14, SOUTHGATE**

DRAWN BY: T.W.A.G.	APPROVED BY: D.D.H.	PROJECT NO.:223345	DRAWING NO.: <b>SP1</b>
DESIGNED BY: D.D.H.	DATE: OCT 12, 2023	SCALE: 1:300	

**FEET TO METRE CONVERSION**  
1.0m = 3.2808ft 1.0ft = 0.3048m

**GENERAL NOTES**

- DRAWINGS ARE NOT TO BE SCALED.
- ALL DIMENSIONS TO BE CHECKED AND VERIFIED ON THE SITE PRIOR TO ANY CONSTRUCTION. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ENGINEER BEFORE PROCEEDING.
- TOPOGRAPHIC SURVEY INFORMATION PROVIDED BY GM BLUEPLAN ENGINEERING LIMITED, DATED OCTOBER 20, 2023 WHICH MAY NOT BE FINAL, ACCURATE OR COMPLETE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL GEODETIC INFORMATION PROVIDED HEREIN.
- TOPOGRAPHIC SURVEY INFO DISPLAYED CONTAINS INFORMATION LICENSED UNDER THE OPEN GOVERNMENT LICENCE - ONTARIO.
- BUILDING DRAWINGS PREPARED BY G. FEJES, DATED APRIL 2022, WHICH MAY NOT BE FINAL OR COMPLETE.
- UNLESS OTHERWISE NOTED ON THE DRAWINGS, THE STANDARD MUNICIPAL, COUNTY, MTO, DRAWINGS AND OPSIS ARE TO CONSTITUTE PART OF THIS CONTRACT AND DRAWINGS.
- DRIVEWAYS SHALL BE SETBACK A MINIMUM CLEARANCE OF 1.5m FROM ALL ABOVEGROUND SERVICES OR OTHER OBSTRUCTIONS.
- LOCATION AND ELEVATION OF EXISTING SERVICES ARE APPROXIMATE ONLY. IT IS THE OWNER'S RESPONSIBILITY TO VERIFY LOCATION AND ELEVATION.
- THE BUILDER IS RESPONSIBLE TO VERIFY THE LAYOUTS AND ELEVATIONS AGAINST THE ARCHITECTURAL PLANS PRIOR TO CONSTRUCTION.
- THE DIMENSIONS FROM THE LOT LINES TO THE STRUCTURES ARE APPROXIMATE AND ARE SHOWN FOR INFORMATION PURPOSES TO ASSIST WITH GRADING.

**CF ZONE (COMMUNITY FACILITY)\***

REGULATIONS	REQUIRED	PROVIDED
1. MINIMUM LOT AREA	2000m <sup>2</sup>	11206m <sup>2</sup>
2. MINIMUM LOT FRONTAGE	30m	165.19m
3. MINIMUM FRONT YARD SETBACK	20m	39.16m
4. MINIMUM EXTERIOR SIDE YARD SETBACK	4.5m	N/A
5. MINIMUM INTERIOR SIDE YARD SETBACK	4.5m	36.41m
6. MINIMUM REAR YARD SETBACK	12m	51.00m
7. MAXIMUM LOT COVERAGE FOR MAIN BUILDINGS	35%	2.9%
8. PARKING (1 PER 10 FIXED SEATS) - CHURCH	21	21

\* ZONING INFORMATION PROVIDED BY LUFT PLANNING INC. ON OCTOBER 6, 2023

**FIRE ROUTE DETAILS**

REGULATIONS (OBC 2012)	REQUIRED	PROVIDED
CENTRELINE TURNING RADIUS	12.0 m	12.0 m
FIRE ACCESS LENGTH	<90 m	72 m
FIRE ACCESS WIDTH	6.0 m	6.29 m
FIRE ACCESS SLOPE	0.0%	±2.0%
FIRE ACCESS OVERHEAD CLEARANCE	5.0 m	5.17 m
FIRE ACCESS GRADE (SLOPE)	8.0% (MAX.)	7.0%

**DISCLAIMER**  
THIS IS NOT A LEGAL PLAN. LEGAL BOUNDARY INFORMATION BASED ON REGISTERED PLAN 16R-11907, WHICH MAY NOT BE COMPLETE OR FINAL. CONTRACTOR TO REFER TO ORIGINAL PLAN TO VERIFY ALL INFORMATION.  
ALL BUILDINGS, STRUCTURES AND UNDERGROUND INSTALLATIONS (HYDRO, GAS, SEWAGE SYSTEM, ETC) COMPONENTS ARE TO BE PINNED & VERIFIED BY AN ONTARIO LAND SURVEYOR (OLS) PRIOR TO CONSTRUCTION (IF REQUIRED) TO ENSURE ALL REQUIRED SETBACKS ARE MAINTAINED IN ACCORDANCE WITH MUNICIPAL STANDARDS, ZONING BY-LAWS AND THE ONTARIO BUILDING CODE (OBC 2012).

FILED: W/NAME OF THE TRUSTEES OF THE OLD ORDER MENNONITE CONFERENCE 223345 - 144668 Southgate Road 14 Change 223345 - Mennonite Church SR - AS-01-1 2024.dwg 14/07/24 8:51 AM  
LAST SAVED BY: P:\Engineering\11172024\2305665.dwg PLOTTED BY: G:\Users\J.Hewigill\My Documents\223345 - 144668 Southgate Road 14.dwg 11/01/2024 8:57:47 AM