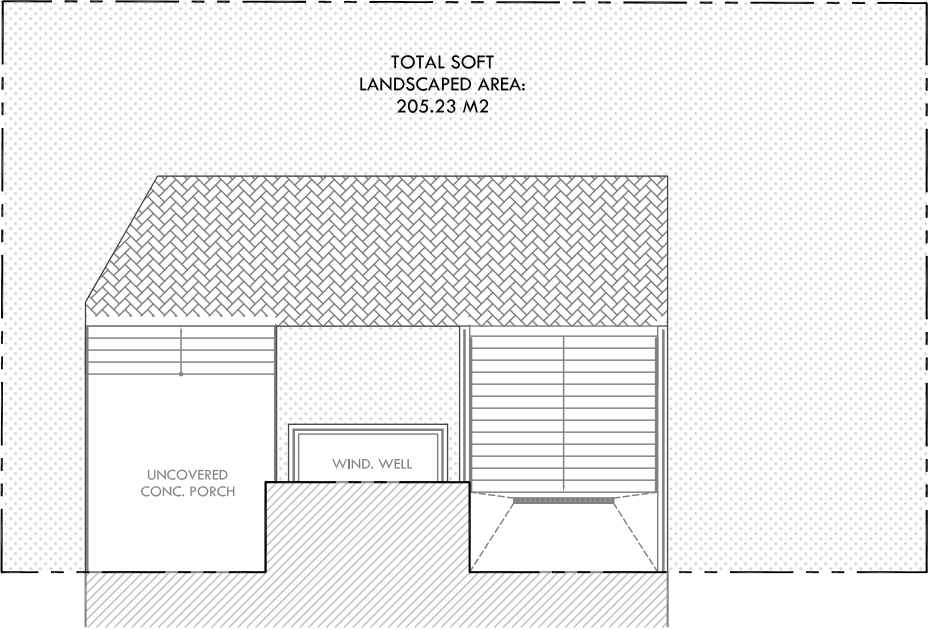
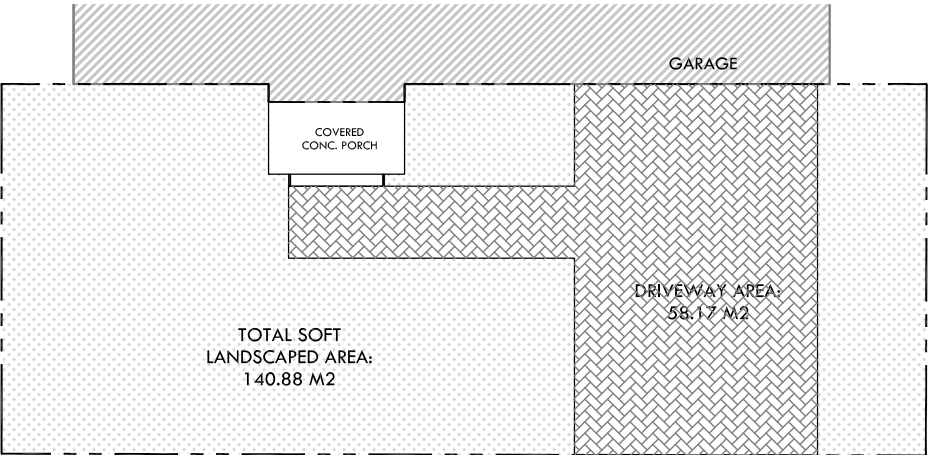


18 CANADIANA DR.



TOTAL REAR YARD AREA:	3,531.16 S.F.	328.06 M2
PROPOSED SOFT LANDSCAPING:	2,222.57 S.F.	206.48 M2
PERCENTAGE OF SOFT LANDSCAPING:		62.94 %

TOTAL FRONT YARD AREA:	2362.47 S.F.	219.48 M2
PROPOSED SOFT LANDSCAPING:	1516.41 S.F.	140.88 M2
PERCENTAGE OF SOFT LANDSCAPING:		64.19 %



18 CANADIANA DR.
MARKHAM

SITE STATISTICS ZONING BYLAW SUMMARY	
REQUIRED	MARKHAM BY-LAW #2024-19
	ZONE: RES-ENLR (RESIDENTIAL ESTABLISHED NEIGHBOURHOOD LOW RISE)
	MAX. LOT COVERAGE: 35%
	MAX. MAIN BLD. COVERAGE: 30% OF THE LOT AREA FOR THE FIRST STOREY, AND 20% OF THE LOT AREA FOR ANY STOREY ABOVE THE FIRST.
	MAX. OUTSIDE WALL HEIGHT: 7.0 METERS ABOVE, ANY OTHER ARCHITECTURAL FEATURE OR ROOF STRUCTURE WITH A PITCH OF LESS THAN 25 DEGREES, CAN PROJECT A MAXIMUM OF 1.0 METRE ABOVE THE MAXIMUM
	FRONT YARD SB: THE AVERAGE FRONT YARD SETBACK OF THE NEIGHBOURING LOTS
	REAR YARD SB: 7.5 M
	SIDE YARD SB: 1.8 M PROVIDED MINIMUM COMBINED INTERIOR SIDE YARDS ON BOTH SIDES ARE THE GREATER OF 4.0 M, OR 25% OF THE LOT WIDTH.

PROPOSED	LOT AREA:		9,756.47 SF	906.41 M2	
	PROP'D. GFA				
	GROUND FLOOR:		2,355.02 S.F.	218.79 M2	
	SECOND FLOOR:		2,596.53 S.F.	241.22 M2	
	TOTAL GFA:		4,951.55 S.F.	460.01 M2	
	BASEMENT FLOOR:		2,390.45 S.F..	222.08 M2	
	LOT COVERAGE:		3,237.36 S.F.	300.76 S.F.	33.18 %
	INCLUDES: UNEXCAVATED FRONT PORCH + STEPS AND, UNEXCAVATED REAR LOGGIA + STEPS				
	EXCLUDES: BASEMENT WALKOUT AND WINDOW WELLS.				
	MAIN BUILDING COVERAGE:				
	GROUND FLOOR:		2,843.08 S.F.	264.13 S.F.	29.14 %
	(INCLUDES: OPEN TO BELOW AT MAIN STAIRCASE & INTEGRAL GARAGE)				
	SECOND FLOOR:		2,651.50 S.F.	246.33 S.F.	27.17 %
	(INCLUDES: OPEN TO BELOW AT MAIN STAIRCASE)				
PROP. OUTSIDE WALL HEIGHT		AS SHOWN			
PROP. LOT DEPTH:		AS SHOWN			
INDOOR PARKING: 2 SPACES PROVIDED					

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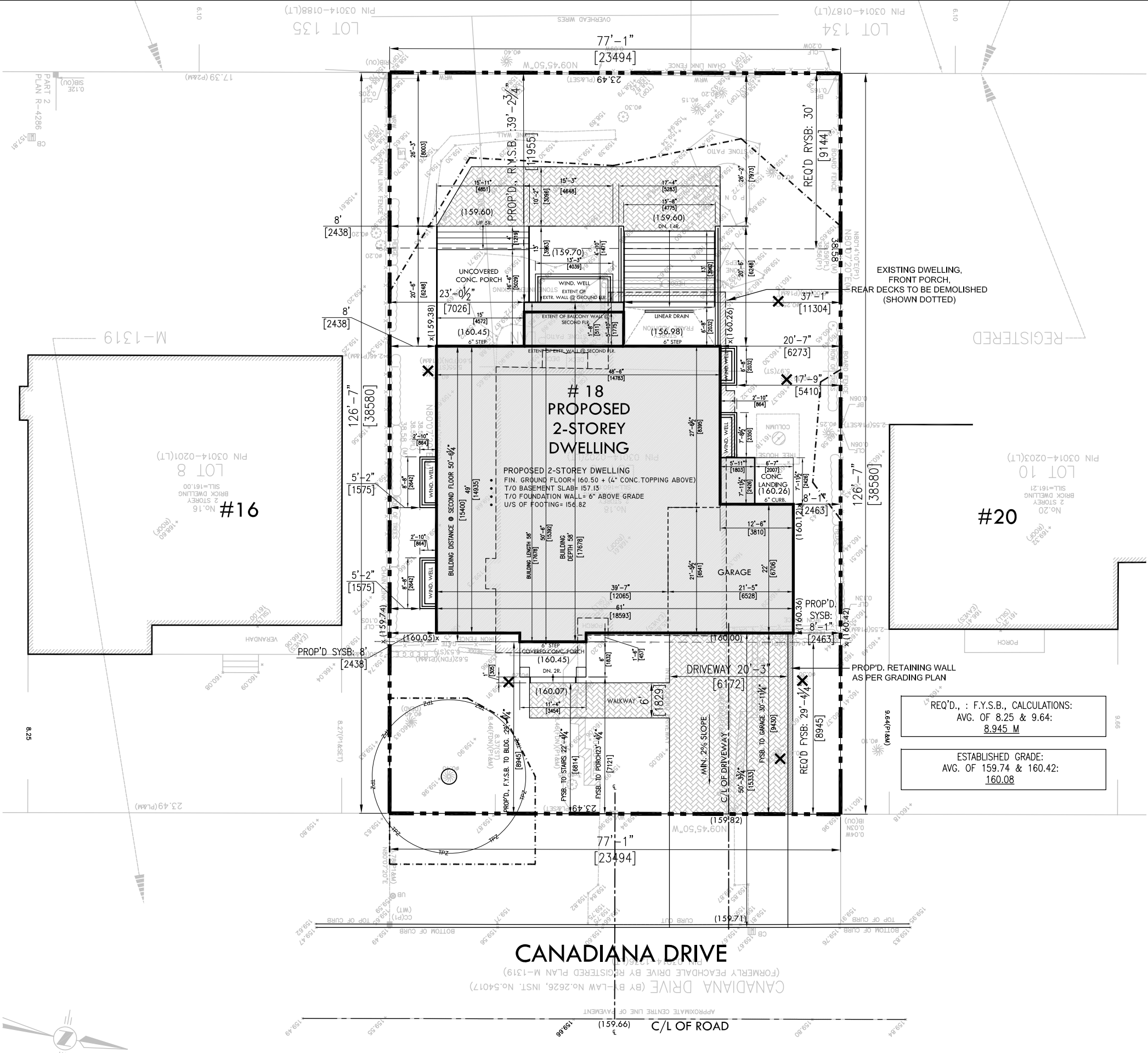
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SITE STATS

Sheet no:

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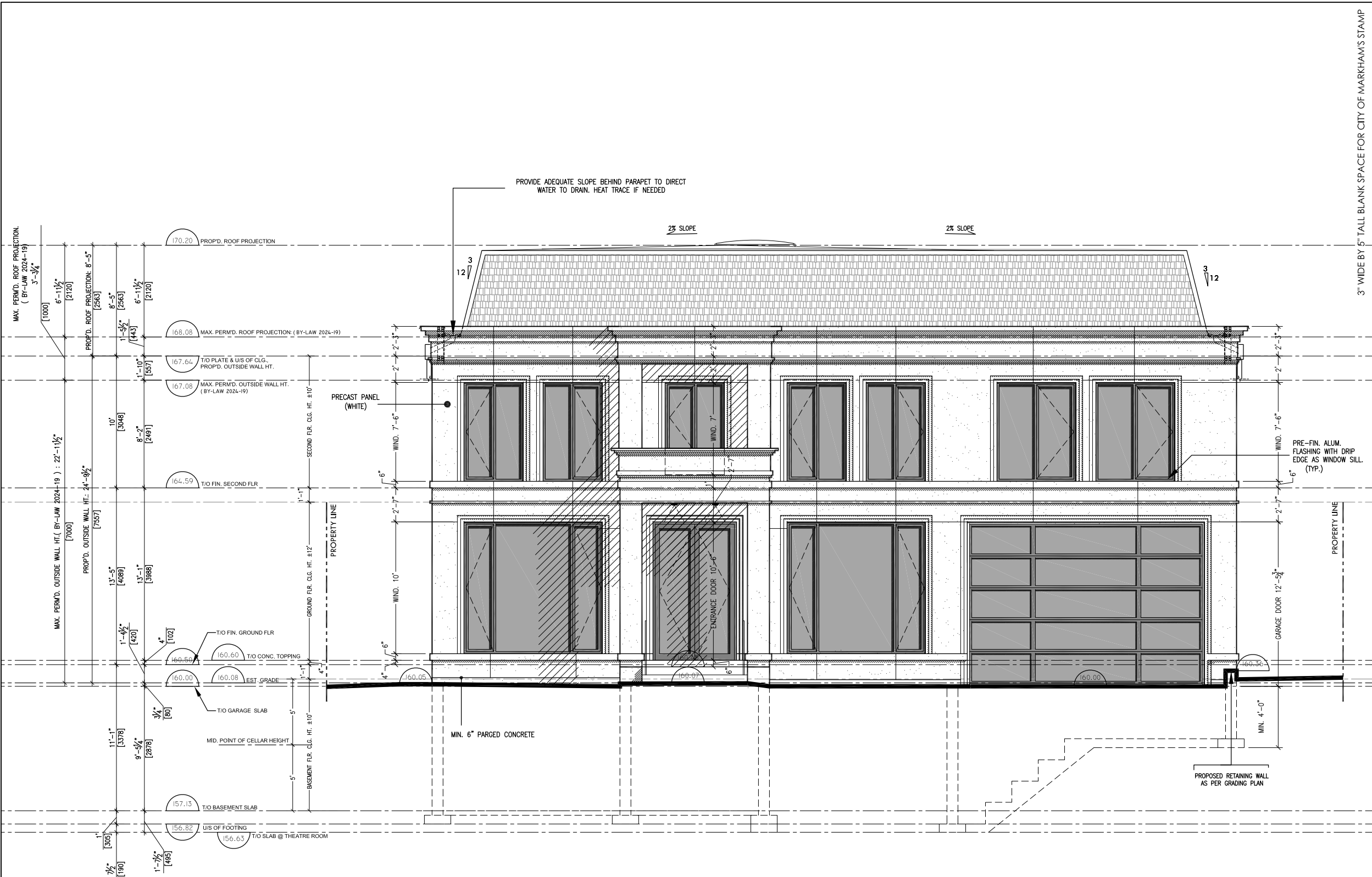


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Scale: 1/18"= 1'-0"		Sheet no: A1
Sheet Title:		
SITE PLAN		



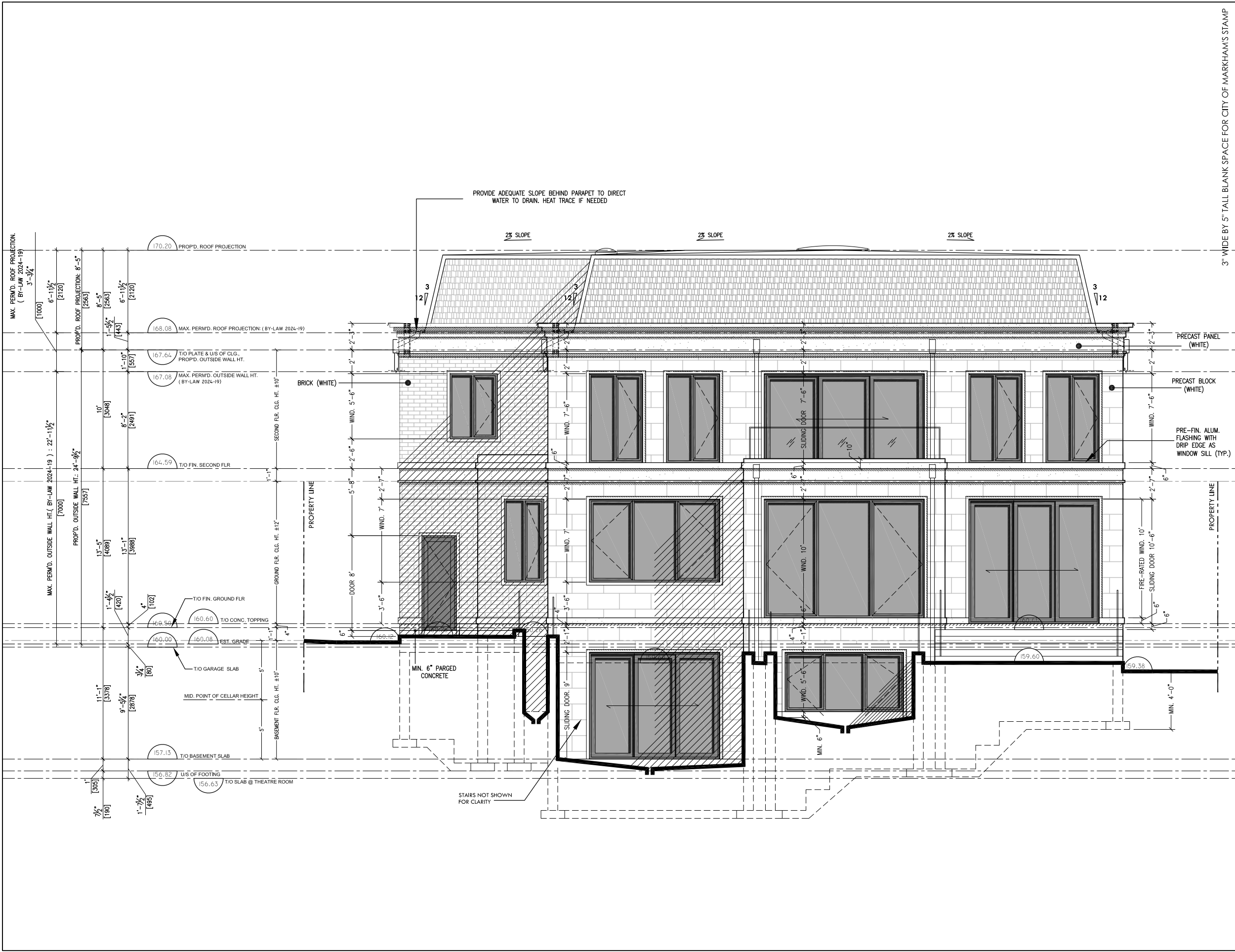
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Scale: 1/8" = 1'-0"	Sheet no: A6
Sheet Title: FRONT(EAST) ELEVATION	



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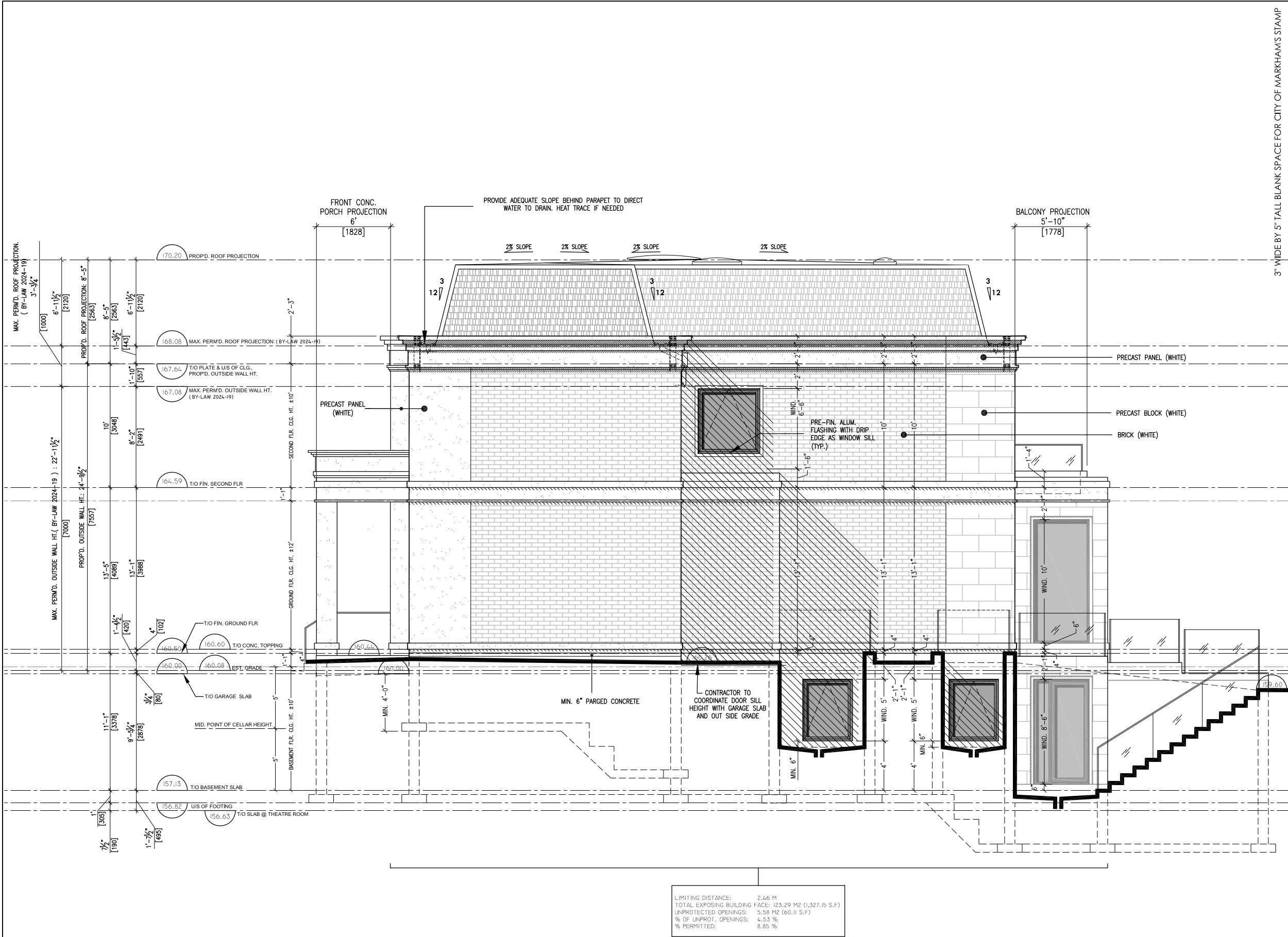
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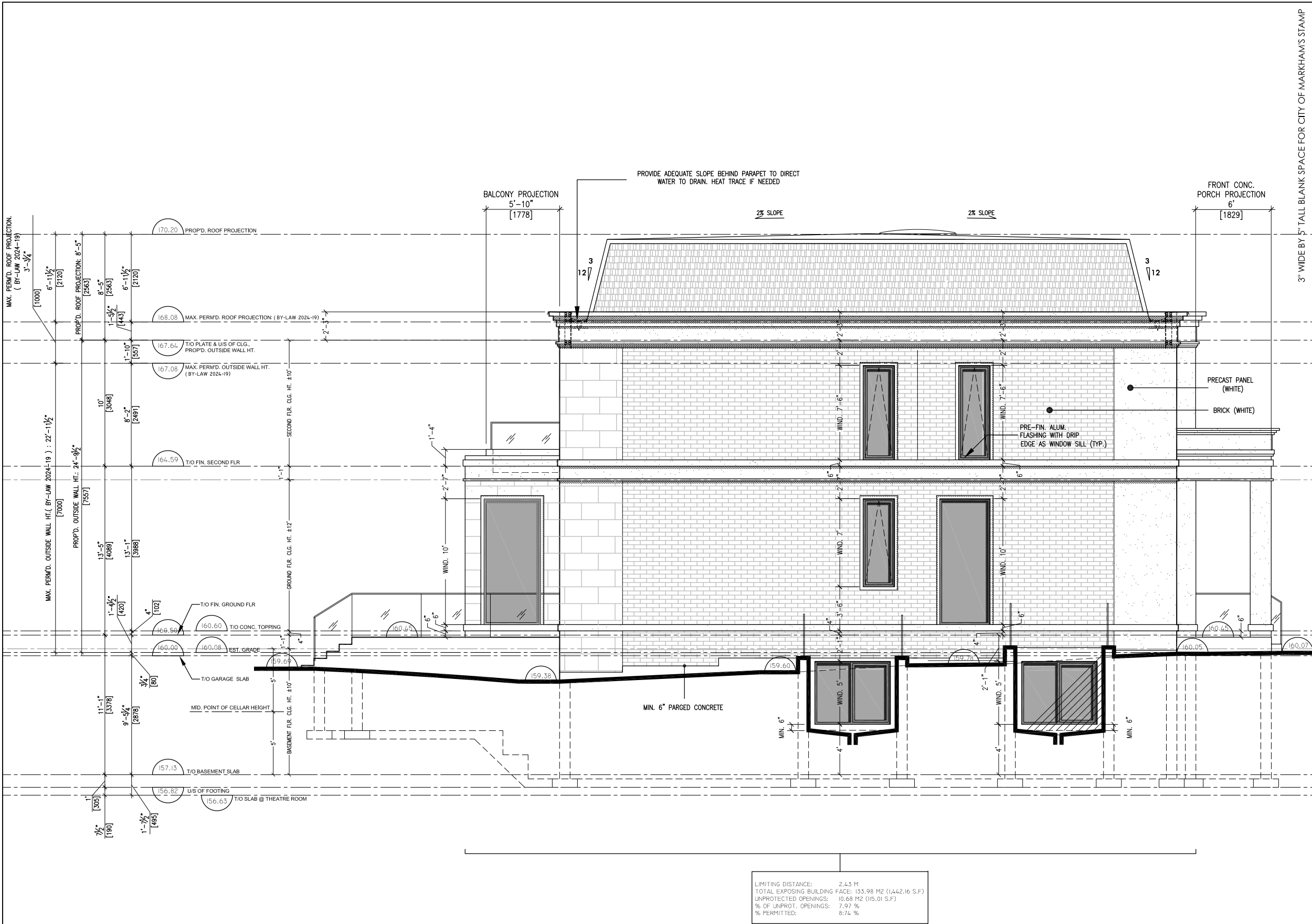
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Scale:	1/8" = 1'-0"	Sheet no:
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Sheet Title:
SIDE(SOUTH)
ELEVATION

Sheet no:

A9