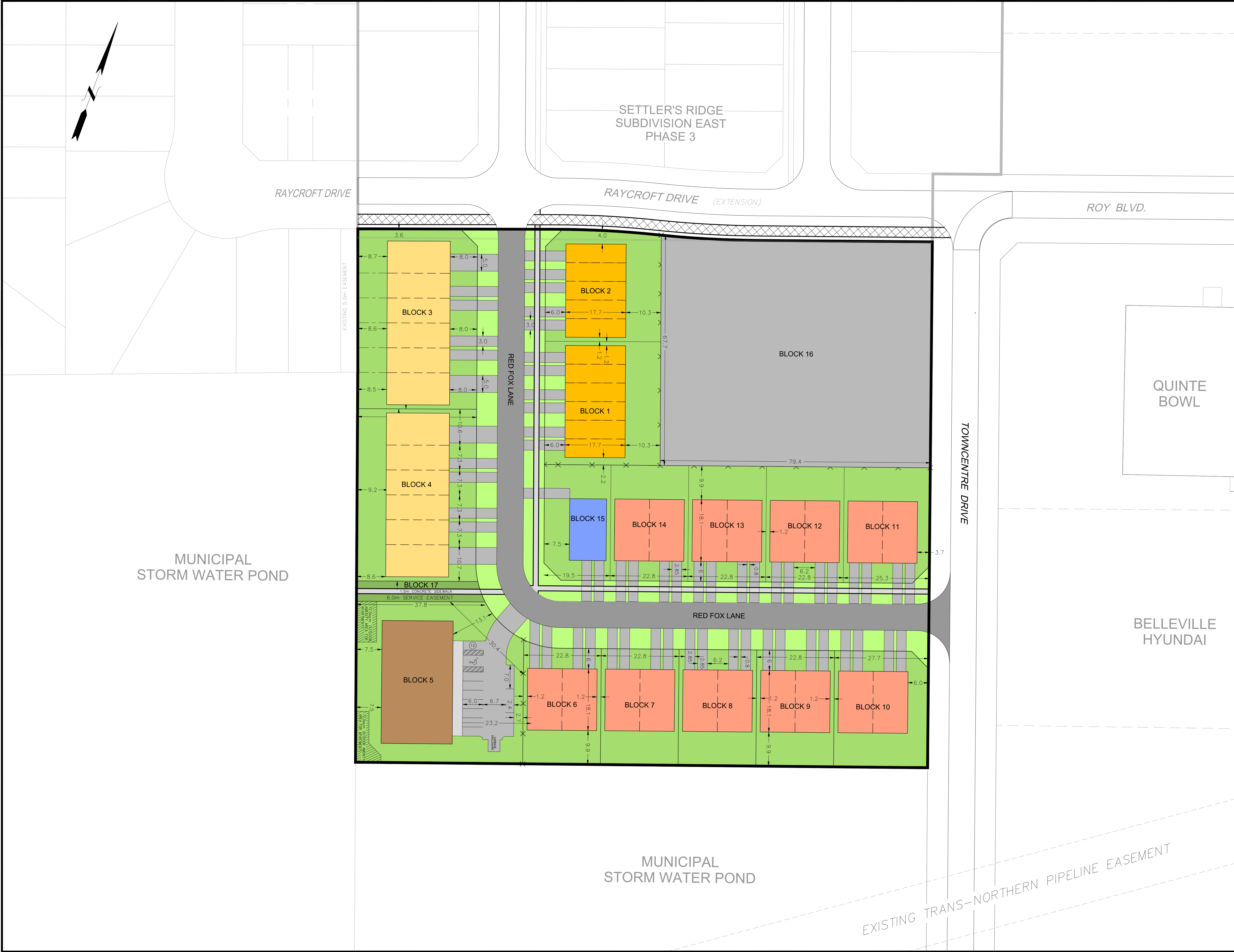




CONCEPT SITE PLAN

TOWNCENTRE PLACE

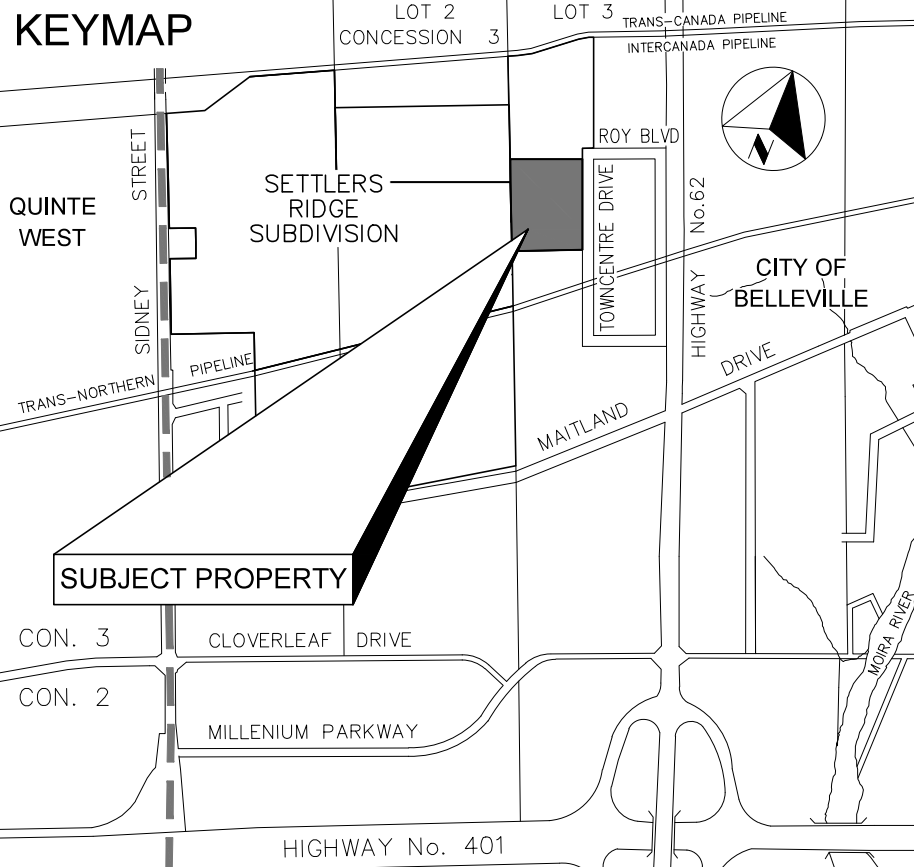
PART OF PART 20, REGISTERED PLAN 21R-11926
PART 2, REGISTERED PLAN 21R-26264
PART OF LOT 3, CONCESSION 3

GEOGRAPHIC TOWNSHIP OF THURLOW,
NOW IN THE
CITY OF BELLEVILLE,
COUNTY OF HASTINGS

SCALE = 1:500 METRIC



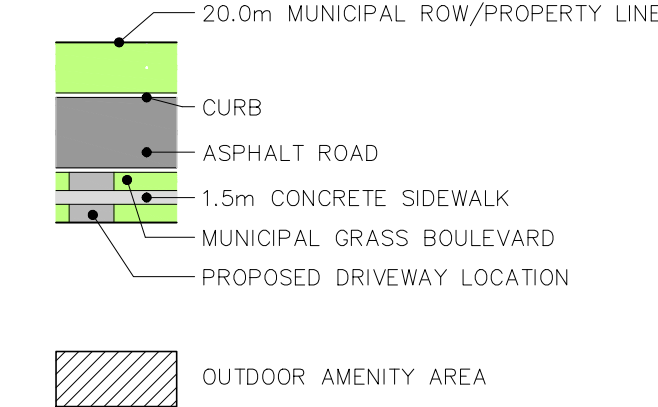
KEYMAP



LAND USE SCHEDULE

LAND USE	AREA(m ²)	AREA%	UNITS
BLOCKS 1 & 2 - 5.48m (186.5m ²) MIN. - FREEHOLD 2 STOREY TOWNHOUSE UNITS	2325.44	8.9	11
BLOCKS 3 & 4 - 7.3m (256.2m ²) MIN. - FREEHOLD BUNGALOW TOWNHOUSE UNITS	3621.72	13.8	12
BLOCK 5 - LOW RISE MULTI UNIT DWELLING	2343.04	8.9	12
BLOCKS 6-14 - TWO-UNIT SEMI-DETACHED DWELLINGS	7151.25	27.2	36
BLOCK 15 - SINGLE FAMILY W 2 ADU'S	651.38	2.5	3
BLOCK 16 - COMMERCIAL	5283.5	20.1	-
BLOCK 17 - WALKWAY/SERVICE EASEMENT	219.7	0.8	-
BLOCK 18 - DAYLIGHT TRIANGLE	12.5	0.1	-
20.0m MUNICIPAL ROAD ALLOWANCE - RED FOX LANE (LENGTH = 230.0m)	4656.5	17.7	-
SITE TOTAL	26265.0m ²	100.0%	74

LEGEND



METRIC NOTE:

DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

3	3rd SUBMISSION - REDLINE	JUNE 1/26	WSE
2	2nd SUBMISSION PER CITY OF BELLEVILLE COMMENTS	SEPT 23/24	R.F.A.
1	1st SUBMISSION TO CITY OF BELLEVILLE	JULY 29/24	R.F.A.

DRAWN BY: L.B. CHECKED BY: R.F.A. DATE: JULY 23, 2024 SCALE: 1:500



WSE CONSULTING INC.

JOB No. 061