

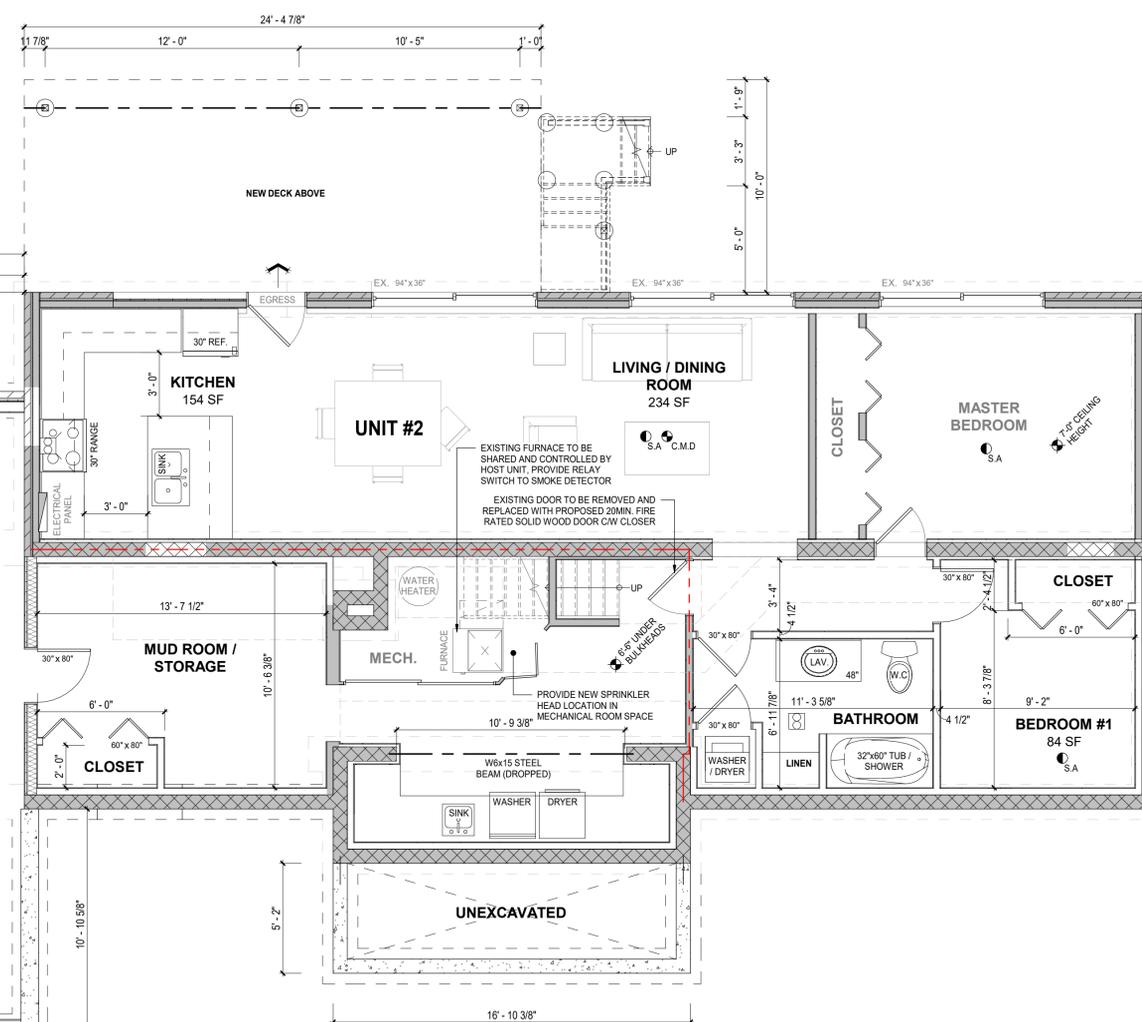
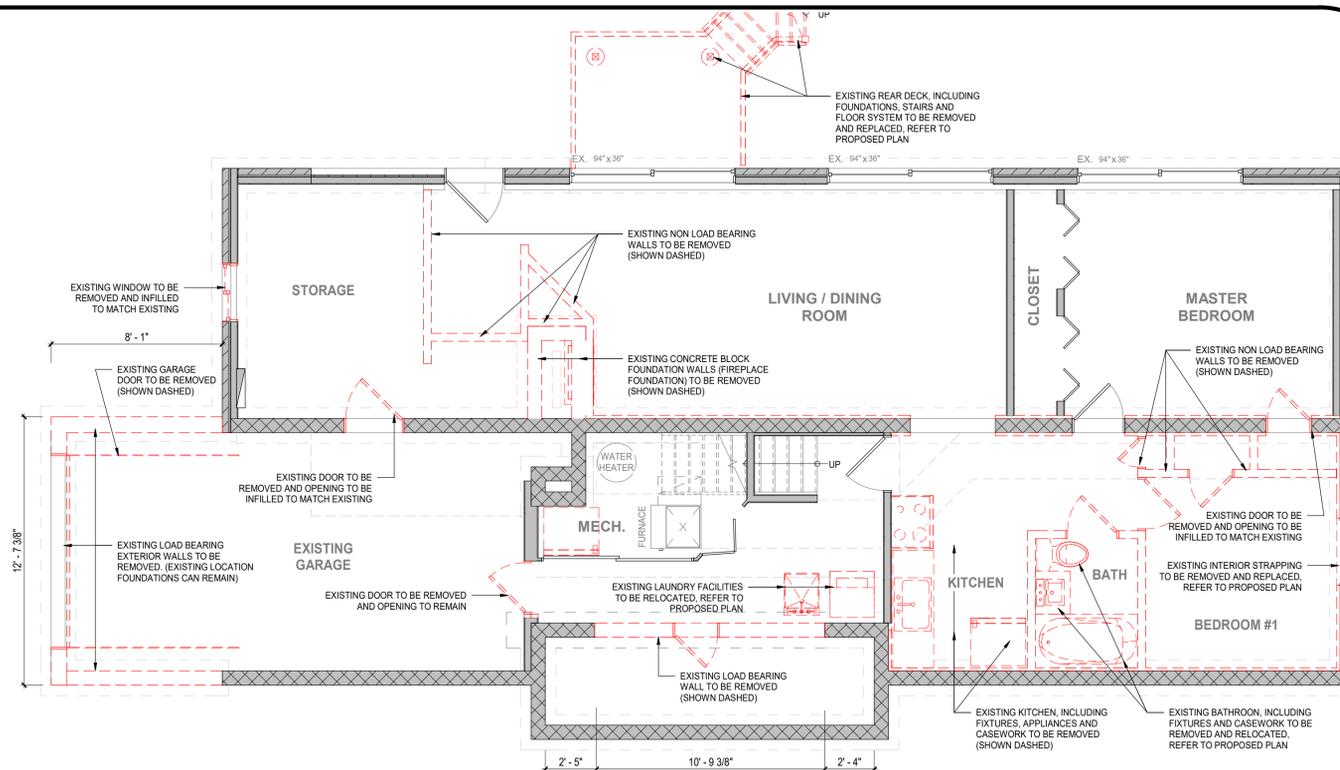
REV No.	DATE	REVISION
1	23.03.07	ISSUED FOR CLIENT REVIEW
2	23.04.09	REISSUED FOR CLIENT REVIEW
3	23.04.25	REISSUED FOR CLIENT REVIEW



**1 BASEMENT PLAN**  
1/4" = 1'-0"

**LEGEND:**

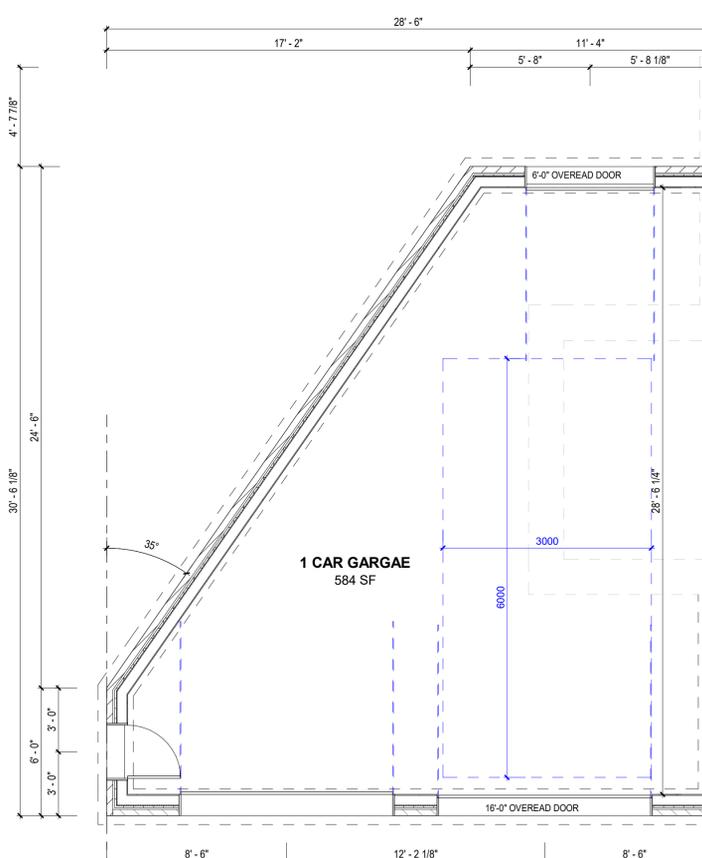
- WALL TYPE, REFER TO SCHEDULE
- EXISTING WALL TO REMAIN, SHOWN SHADED
- EXISTING DOOR TO REMAIN, SHOWN AT 45°



**2 BASEMENT PLAN**  
1/4" = 1'-0"

**LEGEND:**

- STRIP FOOTING, REFER TO SCHEDULE
- DROP CONCRETE FOUNDATION AND OVER POUR CONCRETE SLAB ON GRADE



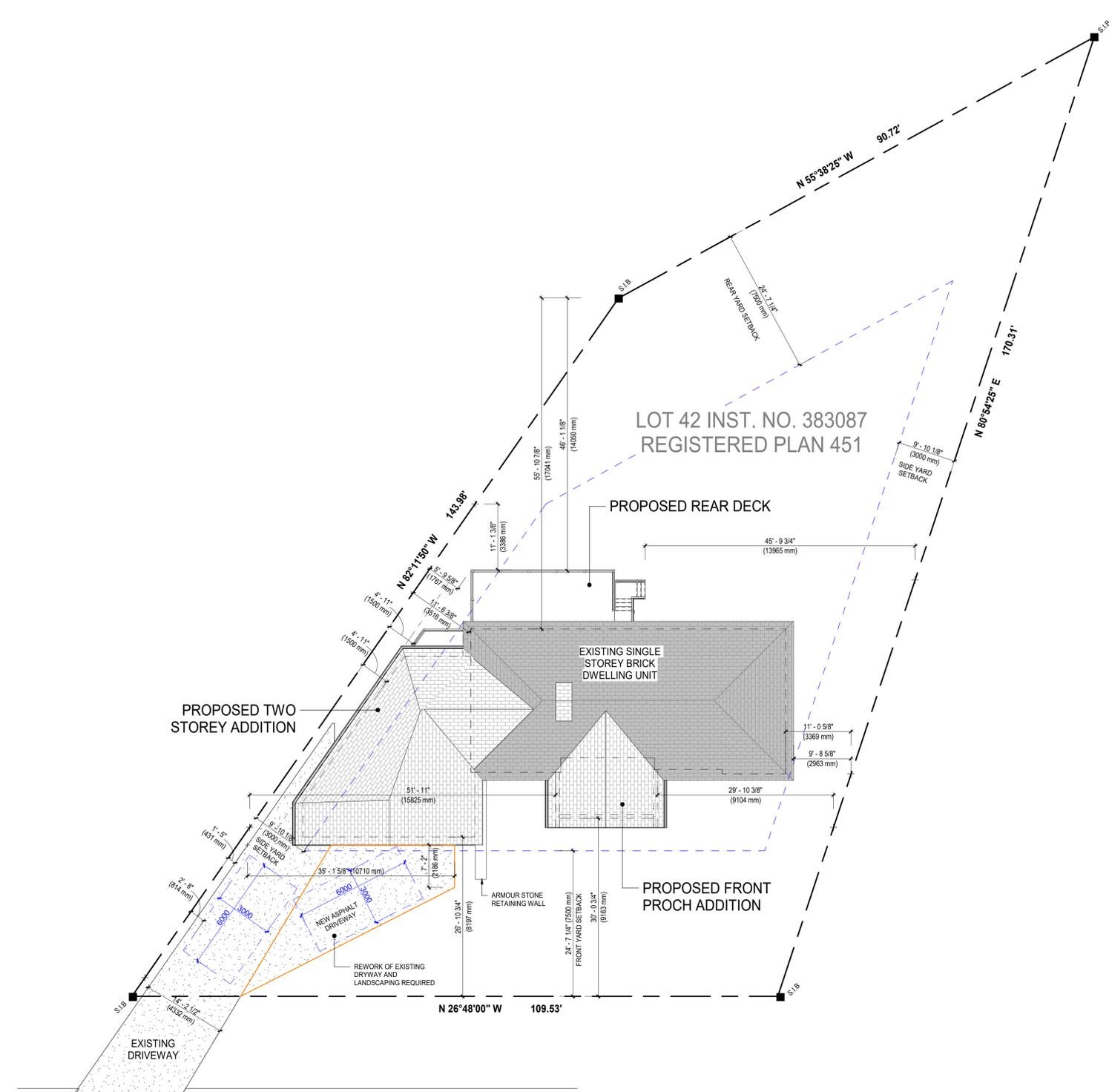
PROPOSED GARAGE OPTIONS  
20 GAZER CRESCENT,  
GUELPH, ON. N1E 5V7

BASEMENT DEMOLITION AND PROPOSED PLAN

DRAWN BY: J.KELLY PROJECT No.: 23TC018



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SITE INFORMATION		
ZONING REQUIREMENTS	REQUIRED	PROPOSED
01. ZONE:	RR	RR
02. MINIMUM LOT AREA	4000 m <sup>2</sup>	1098.24 m <sup>2</sup>
03. MINIMUM LOT YARD	30 m	33.38 m
04. MINIMUM FRONT YARD	7.5 m	7.5 m
05. MINIMUM REAR YARD	7.5 m	7.5 m
06. MINIMUM INTERIOR SIDE YARD (RIGHT)	3 m	3.369 m
06. MINIMUM INTERIOR SIDE YARD (LEFT)	3 m	1.5 m
07. MINIMUM EXTERIOR SIDE YARD	4.5 m	n/a
08. MAXIMUM LOT COVERAGE	30%	20.1%
09. MAXIMUM BUILDING HEIGHT	11 m	6.175 m



GAZAR CRESCENT



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20 GAZER CRESCENT,  
GUELPH, ON. N1E 5V7

SITE PLAN

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SP1.0