

UNIT COUNT - PART 1		UNITS
SINGLE DETACHED 13.7m (45')		8
SINGLE DETACHED 12.2m (40')		141
SINGLE DETACHED 10.7m (35')		172
SINGLE DETACHED 9.15m (30')		125
LANE BASED TOWNHOUSE 8m (26')		139
LANE BASED TOWNHOUSE 6.1m (20')		25
STREET TOWNHOUSE 8m (26')		84
STREET TOWNHOUSE 6.1m (20')		92
CONDOMINIUM TOWNHOUSE 6.5m (21')		220
TOTAL UNITS		1006
COMMERCIAL		2.50ha

UNIT COUNT - PART 5		UNITS
SINGLE DETACHED 13.7m (45')		0
SINGLE DETACHED 12.2m (40')		54
SINGLE DETACHED 10.7m (35')		0
SINGLE DETACHED 9.15m (30')		0
LANE BASED TOWNHOUSE 8m (26')		12
LANE BASED TOWNHOUSE 6.1m (20')		0
STREET TOWNHOUSE 8m (26')		0
STREET TOWNHOUSE 6.1m (20')		0
CONDOMINIUM TOWNHOUSE 6.5m (21')		48
TOTAL UNITS		114
COMMERCIAL		2.43ha

UNIT COUNT - PART 2		UNITS
SINGLE DETACHED 13.7m (45')		17
SINGLE DETACHED 12.2m (40')		128
SINGLE DETACHED 10.7m (35')		217
SINGLE DETACHED 9.15m (30')		78
LANE BASED TOWNHOUSE 8m (26')		68
LANE BASED TOWNHOUSE 6.1m (20')		73
STREET TOWNHOUSE 8m (26')		34
STREET TOWNHOUSE 6.1m (20')		32
CONDOMINIUM TOWNHOUSE 6.5m (21')		204
TOTAL UNITS		851
COMMERCIAL		2.43ha

LEGEND

- - - Study Area
- Commercial
- Parkland
- Significant Woodlands w/ 10m Buffer
- Non-PSW Wetlands w/ 30m Buffer
- Rare Vegetation Community
- 15m Municipal Drain Important/Marginal Fish Habitat Buffer
- Municipal Drain Important/Marginal Fish Habitat Buffer
- NPCA Floodplain
- SWM Pond

DEVELOPMENT STATISTICS:

Gross Study Area:	142.27ha
Estimated Net Developable Area: (excluding SWM ponds & Regulated Areas)	99.68ha
Required Parkland: 1 ha per 300 units	7.30ha
Provided Parkland	4.69ha
Units per Net Hectare (2,242units/99.68ha)	22.49uph
SWM Pond:	8.90ha

UNIT COUNT	UNITS	%
SINGLE DETACHED 13.7m (45')	34	
SINGLE DETACHED 12.2m (40')	348	46%
SINGLE DETACHED 10.7m (35')	437	
SINGLE DETACHED 9.15m (30')	208	
LANE BASED TOWNHOUSE 8m (26')	289	19%
LANE BASED TOWNHOUSE 6.1m (20')	131	
STREET TOWNHOUSE 8m (26')	118	12%
STREET TOWNHOUSE 6.1m (20')	161	
CONDOMINIUM TOWNHOUSE 6.5m (21')	516	23%
TOTAL UNITS	2242	
COMMERCIAL	2.43ha	

Required Commercial GFA:	3,363m ²
150m ² per 100 unit	
Commercial Land Area:	25,000m ²
Estimated Commercial GFA (est. 25% coverage)	6,250m ²

UNIT COUNT - PART 3		UNITS
SINGLE DETACHED 13.7m (45')		0
SINGLE DETACHED 12.2m (40')		9
SINGLE DETACHED 10.7m (35')		12
SINGLE DETACHED 9.15m (30')		5
LANE BASED TOWNHOUSE 8m (26')		33
LANE BASED TOWNHOUSE 6.1m (20')		0
STREET TOWNHOUSE 8m (26')		0
STREET TOWNHOUSE 6.1m (20')		0
CONDOMINIUM TOWNHOUSE 6.5m (21')		44
TOTAL UNITS		103
COMMERCIAL		2.43ha

UNIT COUNT - PART 4		UNITS
SINGLE DETACHED 13.7m (45')		9
SINGLE DETACHED 12.2m (40')		16
SINGLE DETACHED 10.7m (35')		36
SINGLE DETACHED 9.15m (30')		0
LANE BASED TOWNHOUSE 8m (26')		37
LANE BASED TOWNHOUSE 6.1m (20')		33
STREET TOWNHOUSE 8m (26')		0
STREET TOWNHOUSE 6.1m (20')		37
CONDOMINIUM TOWNHOUSE 6.5m (21')		0
TOTAL UNITS		168
COMMERCIAL		2.43ha

