

ALL UNDERGROUND SERVICES MUST BE LOCATED BY CONTRACTOR PRIOR TO ANY CONSTRUCTION. CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND JOB CONDITIONS BEFORE PROCEEDING WITH WORK.

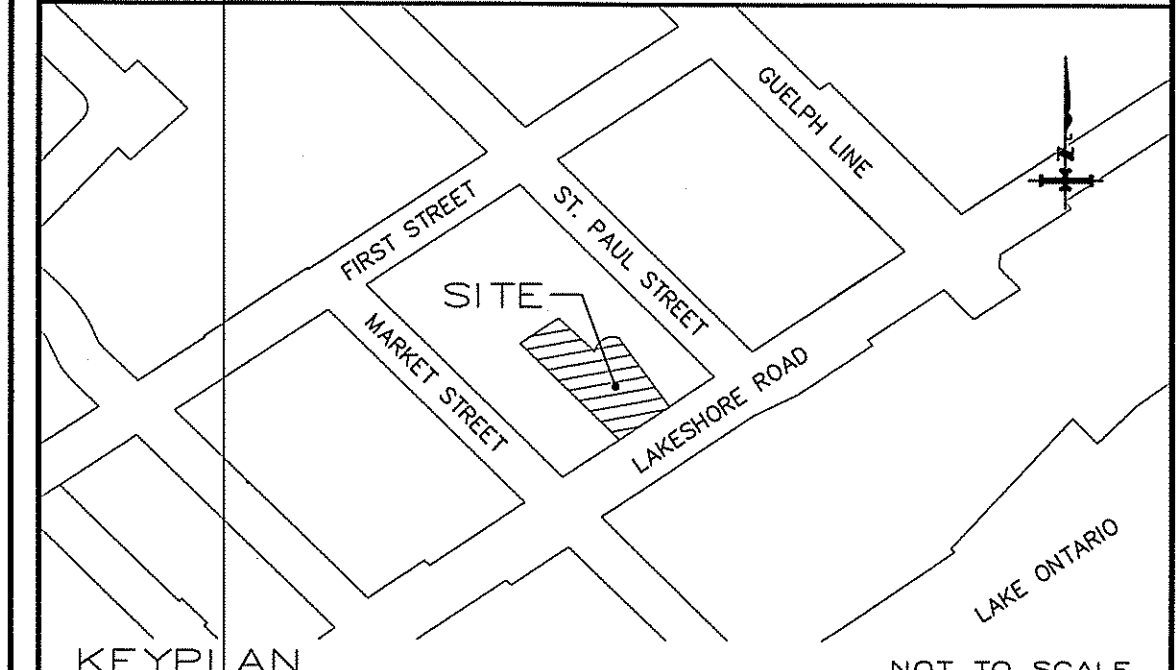
PROPOSED SEVERANCE OF
2411 LAKESHORE ROAD CLIENT: **DAVID BARKER**

**PART OF LOTS 1,2,9,11 & 12
 BLOCK H
 REGISTERED PLAN 45**

BEING IN THE
CITY OF BURLINGTON
 REGIONAL MUNICIPALITY OF HALTON
 SCALE 1 : 200

MacKAY, MacKAY & PETERS LIMITED - ONTARIO LAND SURVEYORS
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"METRIC" DISTANCES SHOWN ON THIS SEVERANCE SKETCH ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048



NOTE :
 BOUNDARY DATA SHOWN HEREON WAS COMPILED FROM SURVEY RECORDS & REGISTRY OFFICE INFORMATION.

MAY 16, 2019 DATE
 MacKAY, MacKAY & PETERS LIMITED
 PER-ROSS A. CLARKE, O.L.S.

**CITY OF BURLINGTON ZONING BY-LAW 2020
 ZONING REGULATION - R3.2**

ZONE	REQUIRED	RETAINED PROVIDED	SEVERED PROVIDED
LOT WIDTH	15 (min)	13.91	14.60
LOT AREA	425 sq.m. (min)	612.4 sq.m.	930.5 sq.m.
FRONT YARD	6 (min)	3.59	33.22
REAR YARD	9 (min)	10.41	9.02
SIDE YARD	(WITHOUT ATTACHED GARAGE OR CARPORT) 1.2 (min) (1 OR 1-1/2 STOREY SIDE) 3 (min) (OTHER SIDE) 1.8 (min) (2 OR MORE STOREY SIDE) 3 (min) (OTHER SIDE) (WITH ATTACHED GARAGE OR CARPORT) 1.2 (min) (1 OR 1-1/2 STOREY SIDE) 1.8 (min) (2 OR MORE STOREY SIDE)	3.43 3.53	1.8 3
STREET SIDE YARD	N/A		1.8
BUILDING AREA	N/A (EXISTING STRUCTURES) N/A (PROPOSED STRUCTURES)	128.15 sq.m. 128.15 sq.m.	N/A N/A
LOT COVERAGE	(WITHOUT ATTACHED GARAGE) 27% + 8% occ. building (max) PROPOSED 2.83 ROAD WIDENING AREA = 75.5 sq.m.	20.8%	N/A

Legend :

- PIN DENOTES PROPERTY IDENTIFICATION NUMBER
- BF DENOTES BOARD FENCE
- WF DENOTES WROUGHT IRON FENCE
- CLF DENOTES CHAIN LINK FENCE
- DSLL DENOTES ELEVATION AT DOOR SILL
- OW DENOTES OVERHEAD WIRE
- TIW DENOTES TOP OF FOUNDATION WALL
- S DENOTES TREE STUMP
- *100.00 DENOTES EXISTING ELEVATION
- DENOTES PROPOSED ELEVATION
- DENOTES PROJECTION OF GARAGE

NOTE:
 BUILDING HEIGHT IS AS PER CITY OF BURLINGTON BY-LAW - PEAK OF ROOF TO MID-POINT OF STREET ELEVATION

CAUTION
 UTILITIES AND SERVICES SHOWN ON THIS SKETCH ARE APPROXIMATE AND MUST BE VERIFIED BEFORE CONSTRUCTION

CAUTION : THIS IS NOT AN ORIGINAL COPY UNLESS EMBOSSED WITH SEAL .

CAUTION : THIS IS NOT A PLAN OF SURVEY AND SHALL NOT BE USED FOR TRANSACTION OR MORTGAGE PURPOSES .

No.	DATE	REVISIONS	STAMP
10	MAY 15, 2019	REVISED AS SEVERANCE AS PER CLIENT	<p>REVISED</p> <p>MAY 29 2019</p> <p>COMMITTEE OF ADJUSTMENT</p>
9	APRIL 9, 2016	REVISED AS PER CITY COMMENTS	
8	FEB 15, 2016	REVISED AS PER CLIENT COMMENTS	
7	JAN 16, 2014	REVISED AS PER CITY COMMENTS	
6	NOV 27, 2013	REVISED AS PER CITY COMMENTS	
5	NOV 16, 2013	REVISED AS PER CITY COMMENTS	
4	SEPT 28, 2013	SHOWED BUILDING HEIGHT	
3	SEPT 26, 2013	SHOWED BUILDING ENVELOPE ON SEVERANCE	
2	AUG. 23, 2013	UPDATED SEVERANCE SKETCH, AS PER CLIENT	
1	JULY 20, 2013	PREPARED SKETCH	

MACKAY MacKAY & PETERS LIMITED
 ESTABLISHED 1908

ONTARIO LAND SURVEYORS
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 e-mail: halton@mmplimited.com
 Records of Sewell & Sewell and Yates & Yates LTD.

CAD FILE: E:\(20) HALTON\REGISTERED PLANS\RP045\BLOCK H\LOT 1, 9, 11, 12\18-132\18-132-BLD ENV-SK-DWG
 DRAWN BY: E.L./M.S. PARTY CHIEF: J.M. CHECKED BY: K.J.D. PROJECT No. 18-132-BLD ENV-SK DWG. No. 1

LANDS TO BE RETAINED

PART 1	- 572.0 sq.m.
PART 3	- 40.4 sq.m.
TOTAL	- 612.4 sq.m.

LANDS TO BE SEVERED

PART 2	- 895.3 sq.m.
PART 4	- 35.2 sq.m.
TOTAL	- 930.5 sq.m.