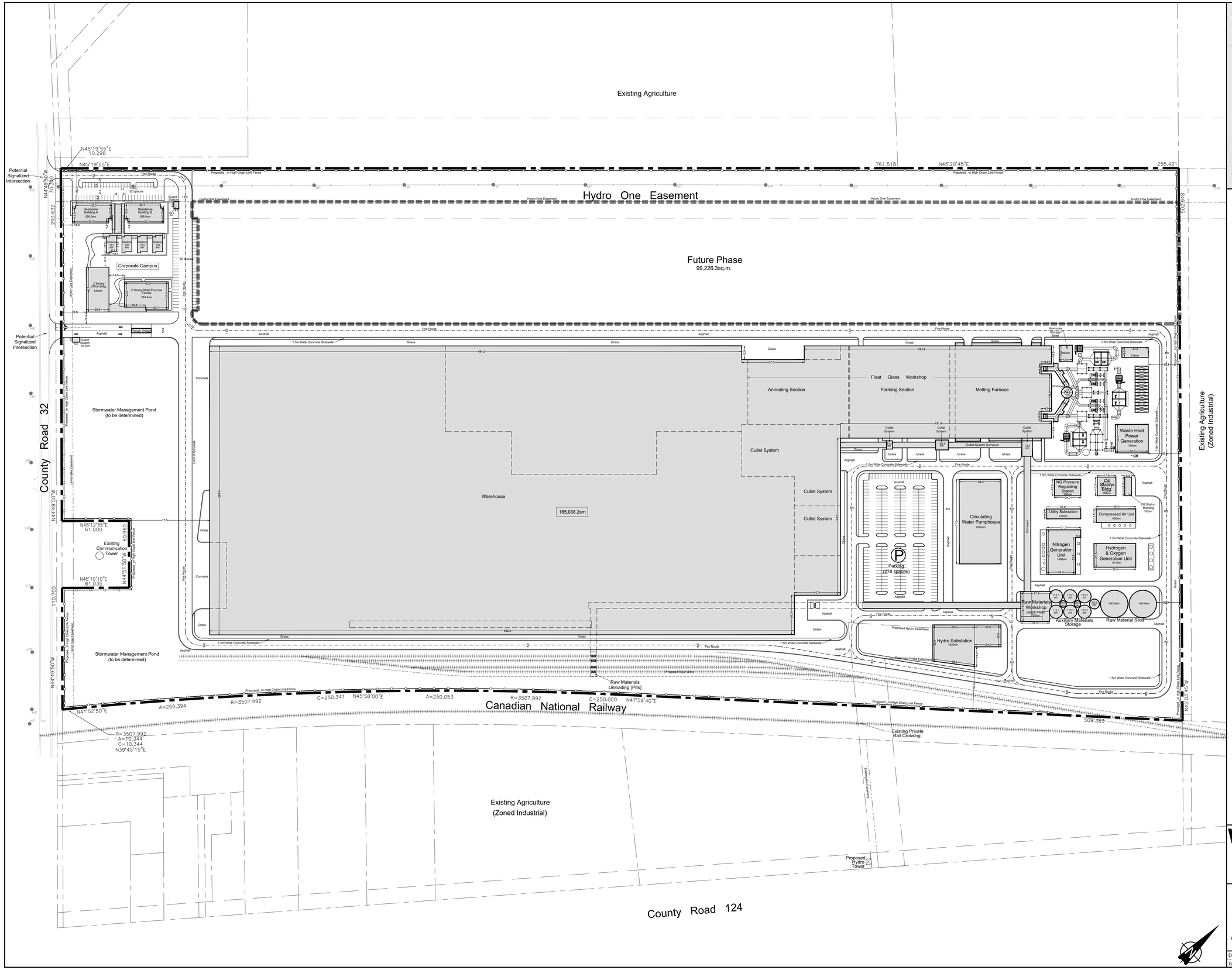

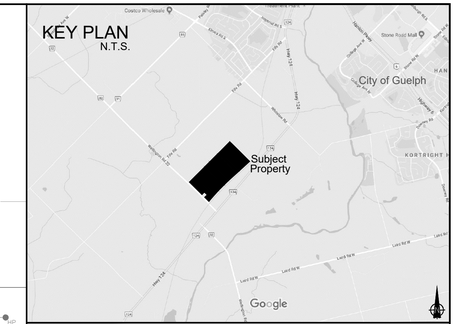

CONCEPTUAL SITE PLAN

Part of Lot 2
Concession 2, Division B
Geographic Township of Guelph
Township of Guelph - Eramosa
County of Wellington

5081 County Road 32

XINYI CANADA GLASS LIMITED

FUTURE PHASE: 9.92ha.

SITE STATISTICS

ZONING: Rural Industrial (M1) Zone

TOTAL SITE AREA: 49.04ha.

BUILDING AREA: 17.52ha.

M1 Zone	Required	Provided
Min. Lot Area	4,000sq.m.	490,451.4sq.m.
Min Lot Frontage	30m	431.6m
Min FY	7.5m	10.6m
Min RY	7.5m	22.9m
Min ISY	4.5m	32.3m
Max Lot Coverage	max.40%	36.8%
Building Area	max.196,180m²	180,721.1m²
Max Bldg Ht	15m	22m
Parking	Industrial Use: 1sp/90m² Warehouse: 1sp/200m² 842 Required Spaces	392 spaces

WALTERFEDY
675 Queen Street South, Suite 111
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GSP group
PLANNING I URBAN DESIGN I LANDSCAPE ARCHITECTURE
gspgroup.ca

REVISIONS

Date: March 28, 2018	Drawn By: S.L.	Dwg. File Name:sp17374d - zoning graphic 2x3.dwg
Scale: 1:1,500 metric	Project No.: 17374	