



**SITE DATA - 15728 Airport Rd., Caledon East** ZBI 2006-50: Institutional (I)

DENSITY	Minimum	Maximum	Provided
Beds / hectare			155
AREAS			
	Metric	Imperial	%
Site Area (Fully Serviced Lot: Min. 460 sq.m.)	0.96 ha	2.4 acre	-
Building Footprint at grade (Max. 25%)	3,212.9 sq m	34,584.2 sq ft	33%
Asphalt Area	1,909.7 sq m	20,556.3 sq ft	20%
Concrete Area	1,932.1 sq m	20,797.2 sq ft	20%
<b>Total Impervious Area</b>	<b>7,054.6 sq m</b>	<b>75,937.6 sq ft</b>	<b>73%</b>
Landscaped/Sodded Area	2,574.8 sq m	27,715.9 sq ft	27%
<b>Total Permeable Area</b>	<b>2,574.8 sq m</b>	<b>27,715.9 sq ft</b>	<b>27%</b>
SETBACKS (Fully Serviced Lot)			
	Required	Provided	
Front Yard Setback (East)(Airport Rd.)	3.0 m	4.5 m	
Rear Yard Setback (West)	7.5 m	10.7 m	
Side Yard Setback (North)	- m	5.0 m	
Side Yard Setback (South) (Abutting Res. Zone)	3.0 m	26.3 m	
Driveway Setback (South) (Abutting Res. Zone)	3.0 m	10.6 m	
Parking Setback (East)(Airport Rd.)	1.5 m	1.5 m	
Parking Setback (West)	1.5 m	12.7 m	
Parking Setback (South) (Abutting Res. Zone)	4.5 m	4.5 m	
FRONTAGE			
Lot Frontage (Fully Serviced Lot)	9.0 m	96.5 m	
LANDSCAPING			
	Min Required	Provided	
Landscaped Area (20% of Site Area)	1,925.9 sq m	4,506.87 sq m	47%
Planting Strip Width (West) (Rear Yard)	3.0 m	Min. 2.4 m	
Planting Strip Width (South) (Abutting Res. Zone)	3.0 m	4.50 m	

**BUILDING DATA**

BUILDING AREAS	Area (sq.m.)	# of Floors	Metric	Imperial
Below Grade				
Lower Level 1 (Partially Below Grade)	3655.5	1	3,655.5 sq m	39,349.0 sq ft
Above Grade				
Upper Level 1	3212.9	1	3,212.9 sq m	34,584.2 sq ft
Level 2 - 3	2984.6	2	5,969.2 sq m	64,254.3 sq ft
<b>Total Floor Area (Above Grade)</b>		<b>3</b>	<b>9,182.1 sq m</b>	<b>98,838.4 sq ft</b>
<b>Total Gross Floor Area (Above &amp; Below Grade)</b>			<b>12,837.6 sq m</b>	<b>138,187.5 sq ft</b>
BUILDING HEIGHT (Max. 10.5m)				
	Height (m)	# of Floors	Metric	Imperial
Basement (from Avg. Grade 309.44m)	3.6	0.5	1.6 m	5.0 ft
Ground Floor	3.4	1	3.4 m	11.0 ft
Typical Floor (2nd - 3rd Floor)	3.0	2	6.0 m	19.0 ft
Parapet			1.1 m	3.0 ft
<b>Total Building Height</b>		<b>3</b>	<b>12.1 m</b>	<b>39.0 ft</b>

**RESIDENTIAL**

UNITS	# of Floors	1 Bed	2 Bed	Ambulatory Care	Memory Care	Units/Flr	Beds/Flr
Ground Floor	1	-	-	26	21	47	47
Level 2	1	29	11	-	-	40	51
Level 3	1	28	12	-	-	40	52
<b>Total</b>	<b>3</b>	<b>57</b>	<b>23</b>	<b>26</b>	<b>21</b>	<b>127</b>	<b>150</b>

**AMENITY PROVIDED**

	Metric	Imperial
Interior Rooms (Fitness, Theatre, etc.)	sq m	sq ft
Common (Terrace/Green Roof)	sq m	sq ft
Private Balconies/Terraces	sq m	sq ft
Interior Amenity (Activity Rooms)	581.4 sq m	6,258.3 sq ft
Outdoor Amenity (Internal Courtyard)	1,518.3 sq m	16,343.1 sq ft
<b>Total</b>	<b>2,099.7 sq m</b>	<b>22,601.5 sq ft</b>

**Parking Data**

VEHICLES	Spaces
<b>REQUIRED (Zoning By Law Requirement)</b>	
Long Term Care Facility: (0.5 spaces /bed)	75
<b>Total Parking Required</b>	<b>75</b>
Barrier Free Parking Required (4% applies for 13-100 spaces req'd)	3
Type A Required	1
Type B Required	2
<b>PROVIDED</b>	
Surface Parking (0.3spaces/bed)	45
<b>Total Parking Provided</b>	<b>45</b>

50  
25  
10  
5  
0m

SITE PLAN

1:500  
2021.06.15