

TURNER FLEISCHER
 175-187 WILSON STREET WEST, ANCASTER, ONTARIO
 L4M 1K1
 TEL: 416-291-2222
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 WWW.TFARCHITECTS.COM

LEGEND

- PRIMARY RESIDENTIAL ENTRANCE
- EXIT
- FIRE HYDRANT
- MANHOLE CONNECTION
- CONVEX MIRROR
- TRANSFORMER WITH CLEARANCES
- FIRE ROUTE SIGN
- GAS/HYDRO METER

PARKING STANDARDS

SUNRISE
 HOME LIVING

ANGASTER SENIOR LIVING
 175-187 WILSON STREET WEST
 ANCASTER, ONTARIO

SITE PLAN / ROOF PLAN

DATE: 2022-08-10
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 SCALE: 1:100
 PROJECT NO: [Number]

TURNER FLEISCHER ARCHITECTS
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RZ003

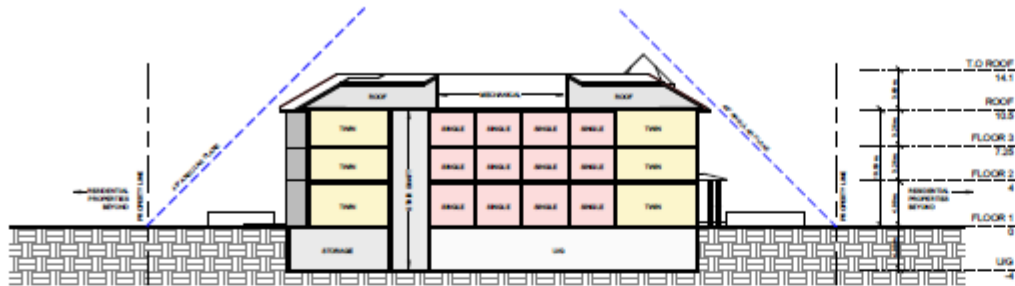
Zoning Chart
 175-187 Wilson Street West, Ancaster
 Building Zone: Residential (R2) Zone of Zoning By-law No. 67-07
 Proposed Zone: Community Institutional (C2) Zone, Modified of Zoning By-law No. 05-000

Community Institutional (C2) Zone Provisions	Required	Proposed	Compliance
Permitted Uses	Residential house	Residential house	Yes
Minimum Lot Width	36.0 metres	32.21 metres	Yes
Minimum Front Yard	3.0 metres	14.55 metres	Yes
Minimum Side Yard	0.5 metres	12.05 metres (north) / 11.0 metres (south)	Yes
Minimum Rear Yard	7.2 metres	18.58 metres	Yes
Maximum Building Height	18.0 metres	18.5 metres	Yes
Minimum Landscape Area	10% of lot area	40%	Yes
Maximum Capacity	38 Residents	134 Residents	No
For a Retirement Home			
Parking Space Dimensions	Width: 2.5 metres Length: 5.5 metres	Width: 2.3 metres Length: 5.0 metres	Yes
Angle Min.	30 degree parking = 0.5 metres	0.5 metres	Yes
Home Free Parking Dimensions	Width: 4.4 metres Length: 5.8 metres	Width: 4.1 metres Length: 5.5 metres	Yes

Location of Loading Facilities

Location of Loading Facilities	a) Not in Front Yard	b) Not in Front Yard	Yes
	b) Not permitted in any yard abutting a street	c) Not within a yard abutting a street	Yes
	c) Not permitted in a required yard abutting a Residential Institutional Zone and shall be screened from view	d) 7.0 metres from 100' yard abutting Residential Zone	Yes
Street Free Parking	50-100 spaces = 4% of required + 2 spaces	D spaces	Yes
Parking Adj.	1 space per 3 residents = 48 spaces	102 spaces	Yes

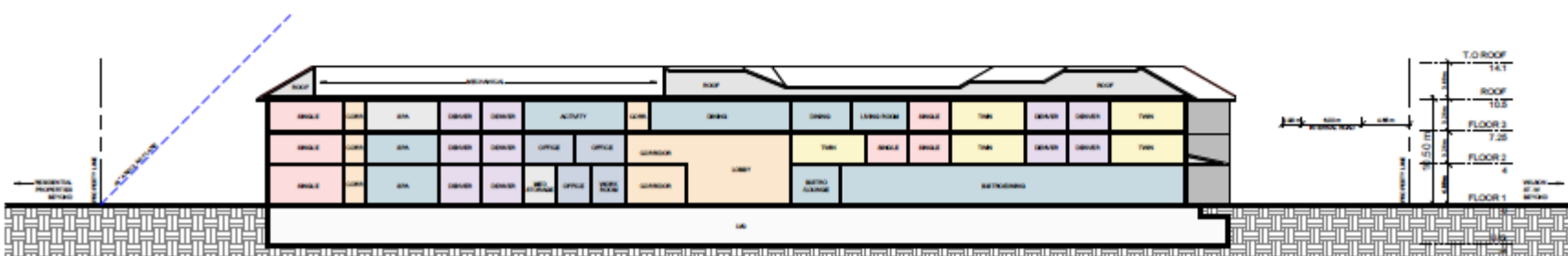




SECTION 1



SECTION 2



SECTION 3

TURNER FLEISCHER

Turner Fleischer Architects Inc.
Architects
1750 SHEPPARD AVENUE EAST
SUITE 1000
VICTORIA, BC V8W 2E1
TEL: 250-383-1111
WWW.TFARCHITECTS.COM

PROJECT NO.	2019-001
PROJECT NAME	ANGASTER SENIOR LIVING
CLIENT	1750 SHEPPARD AVENUE EAST VICTORIA, BC V8W 2E1
DATE	2019-08-15
SCALE	AS SHOWN
DESIGNED BY	TURNER FLEISCHER ARCHITECTS INC.
DRAWN BY	TURNER FLEISCHER ARCHITECTS INC.
CHECKED BY	TURNER FLEISCHER ARCHITECTS INC.
DATE	2019-08-15



ANGASTER SENIOR LIVING
1750 SHEPPARD AVENUE EAST
VICTORIA, BC V8W 2E1

BUILDING SECTIONS

PROJECT NO.	2019-001
PROJECT NAME	ANGASTER SENIOR LIVING
CLIENT	1750 SHEPPARD AVENUE EAST VICTORIA, BC V8W 2E1
DATE	2019-08-15
SCALE	AS SHOWN
DESIGNED BY	TURNER FLEISCHER ARCHITECTS INC.
DRAWN BY	TURNER FLEISCHER ARCHITECTS INC.
CHECKED BY	TURNER FLEISCHER ARCHITECTS INC.
DATE	2019-08-15

RZ401



ROAD ENTRANCE LOOKING NORTH



MAIN ENTRANCE LOOKING NORTH

**TURNER
 FLEISCHER**

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 Charlotte, NC 28207
 704.366.1000
 www.turnerfleischer.com

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DATE	DESCRIPTION



PROJECT: ANCASTER SENIOR LIVING

17410 PARKWAY DRIVE, SUITE 100
 ANCASTER, NC 27629

VIEW: 3D PERSPECTIVES

PROJECT NO.	
SCALE	
DATE	
BY	
CHECKED	
DATE	



PROJECT NO. RZ801

DATE: 07/10/14

