

2021-10-19 11:03:23 AM
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REVISION SCHEDULE	
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PROJECT NAME:
DEVELOPMENT AT
74 CENTRE ST.

CLIENT'S NAME & ADDRESS:

PROJECT STATUS:
CONCEPT DRAWINGS

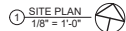
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CHECKED	Checker
DATE:	SEP 2021

SCALE: _____
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PROJECT NO:	2011389
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SHEET TITLE
RENDERINGS

A0.1
SHEET OF



SITE SPECIFICATIONS				
ZONING		Special Mixed Density Residential R3(368) Exemption Zone		
LEGAL DESCRIPTION				
Address		74 CENTRE ST., AURORA		
Areas	Required	Proposed / Existing		
Lot Area	660.00 m ²	714.660 m ²		
Lot Frontage	20 m	16.42 m		
Floor Area Ratio	N/A MAX. %			
Lot Coverage	Required	Proposed New Coverage / Building Area		
Building Coverage	35% MAX.	B.L. COVERED 184.32 sq.m 27.10%		
		ENTR 22.32 sq.m 3.12%		
		Proposed Total 216.64 sq.m. 30.32%		
Permeable Area		245.35 sq.m. 34.34%		
Non-Permeable Area		252.57 sq.m. 35.35%		
Landscaped/Paved Area	N/A sq.m MIN	497.92 sq.m. 69.69%		
Gross Floor Areas	Required			
	MAX.	New Floor Area		EXISTING
First Floor Area		194.32 sq.m.		0.00 sq.m.
Second Floor Area		184.47 sq.m.		0.00 sq.m.
	Total	378.79 sq.m.		0.00 sq.m.
		GRAND TOTAL 378.79 sq.m.		
Setbacks	Required	Proposed		
Front Yard	6 m	7.20 m		
East Side Yard	1.5 m	1.50 m		
West Side Yard	1.5 m	4.51 m		
Rear Yard	7.5 m	15.16 m		
Building Height	Required	Proposed		
Height of Building	MAX. 10 m.	7.93 m		
Parking	Existing	NEW		
		3 SPACES		



2021/10/19

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PROJECT NAME:
DEVELOPMENT AT
74 CENTRE ST.

74 CENTRE ST., AURORA, ON L4G 1J8

PROJECT STATUS: CONCEPT DRAWINGS

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PROJECT NO: 2011389

SHEET TITLE

SITE PLAN

SD1

SHEET 01



2021/10/19

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PROJECT NAME:
DEVELOPMENT AT
74 CENTRE ST.

74 CENTRE ST., AURORA, ON L4G 1W8

PROJECT STATUS: **CONCEPT DRAWINGS**

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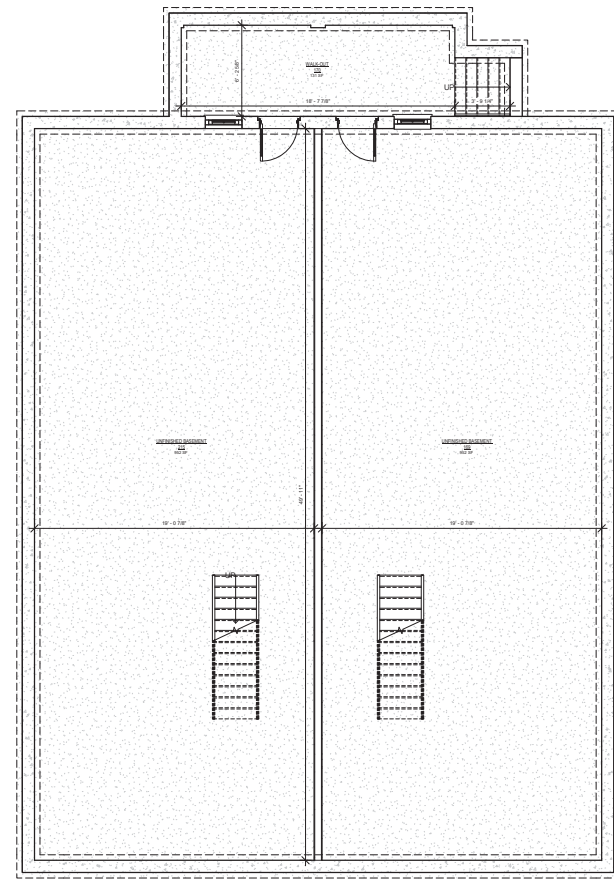
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PROJECT NO: **2011389**

SHEET TITLE

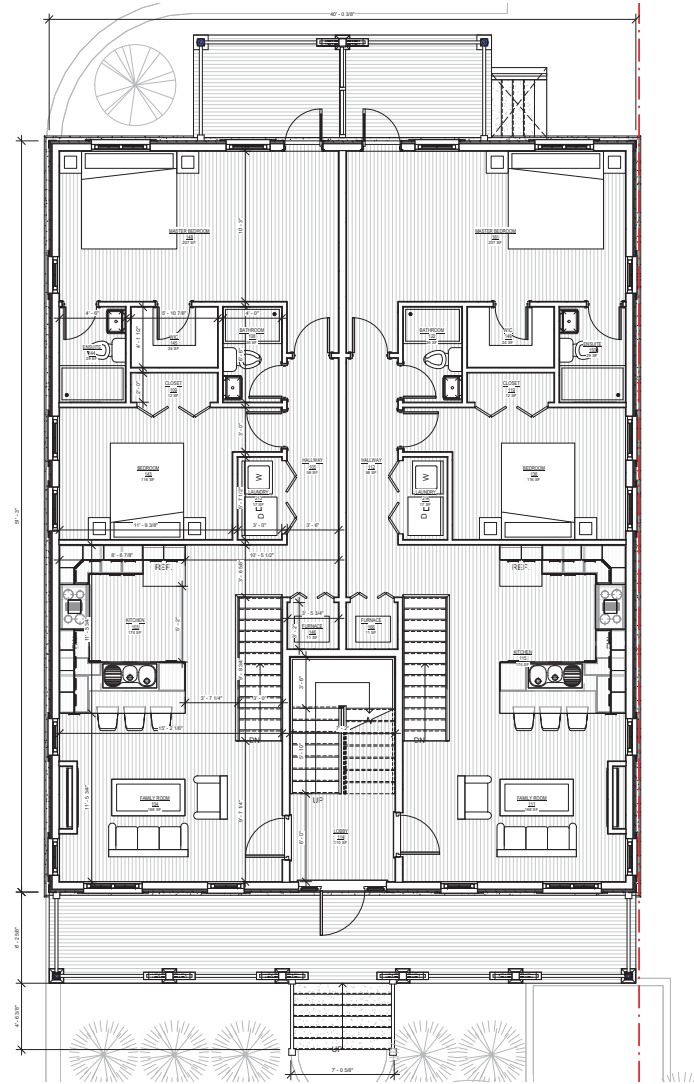
3D VIEWS

A0.2

SHEET 9



① BASEMENT
1/4" = 1'-0"



② 1ST FLOOR
1/4" = 1'-0"



PRO VISION ARCHITECTURE INC.
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Email: pro@provisionarch.com
14961 Yonge St. Unit B, Aurora, ON L4G 1M5

2021/10/19

REVISION SCHEDULE

No. Description Date By

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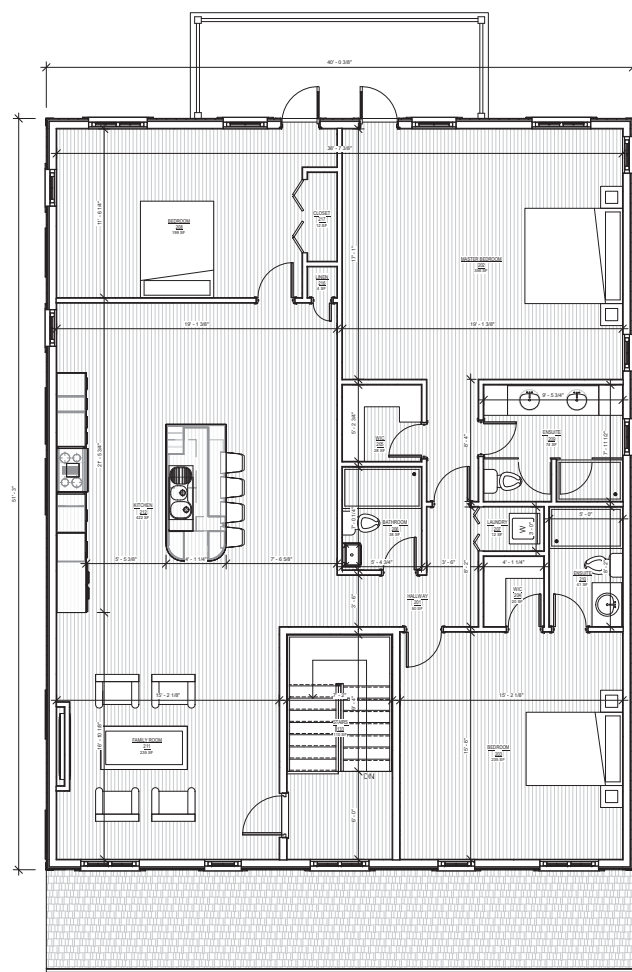
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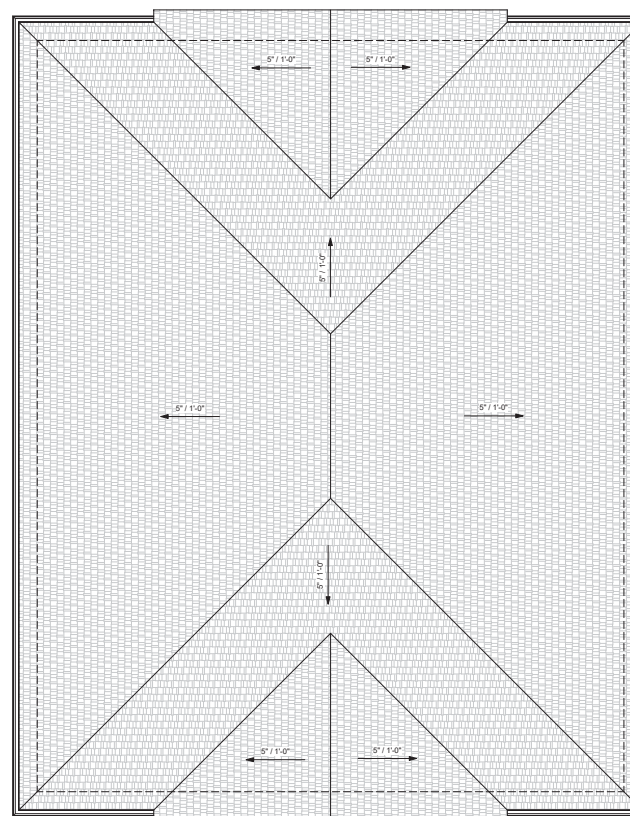
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① 2ND FLOOR
1/4" = 1'-0"



② ROOF PLAN
1/4" = 1'-0"



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-B-

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774 CENTRE ST., AURORA, ON L4G 1J8
CLIENT'S NAME & ADDRESS:

PROJECT STATUS:
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SHEET TITLE

**2ND FLOOR /
ROOF PLANS**

A1.2

SHEET

2021/10/19

[illegible]

PROJECT NAME:
DEVELOPMENT AT
74 CENTRE ST.

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SHEET TITLE

ELEVATIONS

A1.3

SHEET