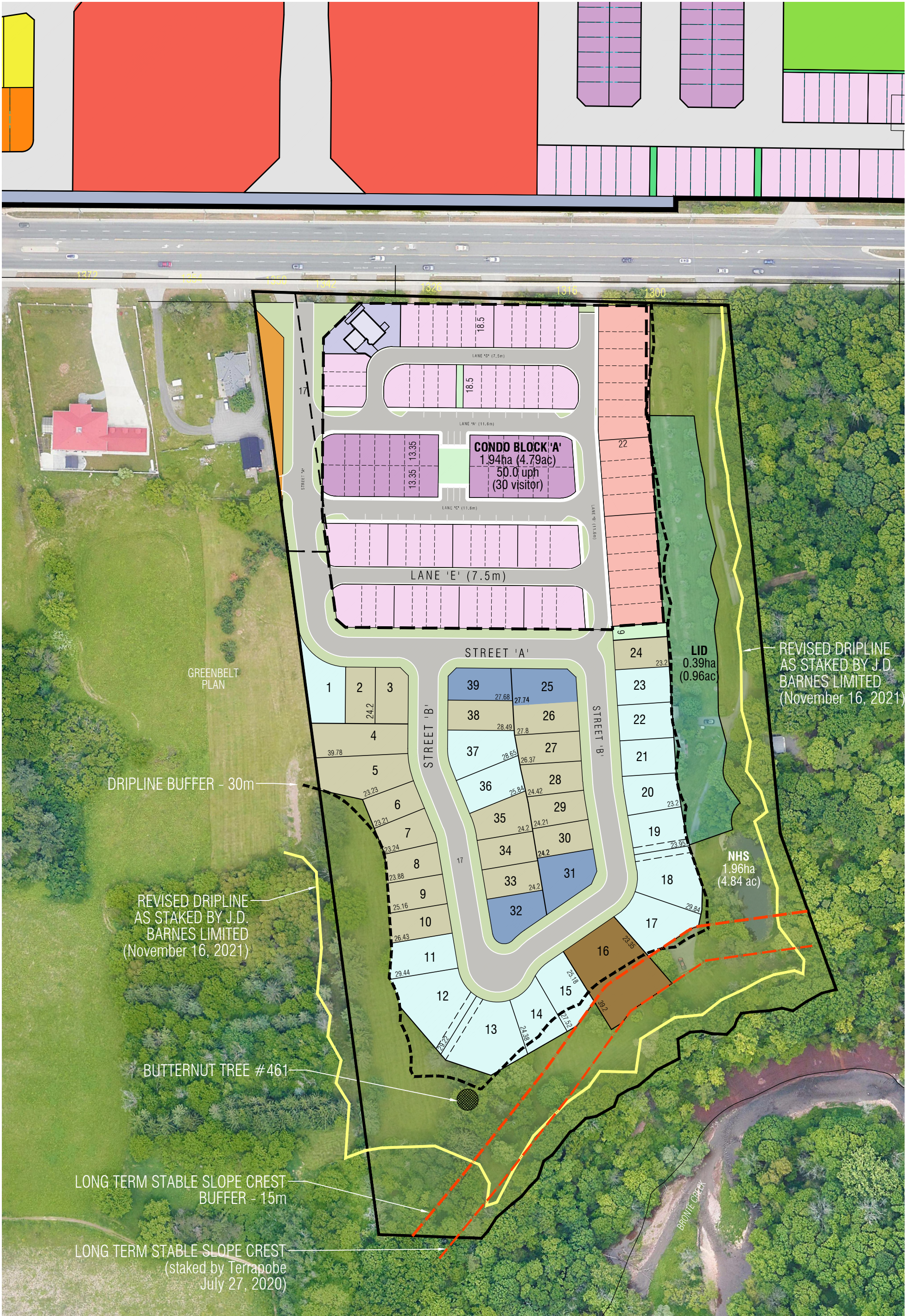




• All Units In Metric Unless Otherwise Noted.
• Base Information Obtained From Various Sources And Is Approximate.
• Schedule / Plan Information Is Conceptual And Requires Verification by Appropriate Agency.
• Aerial Photo: FBS, 2012



LAND USE SUMMARY

1300 Bronte Road	3.37 ha.	8.34 ac.	
1316 Bronte Road	0.83 ha.	2.06 ac.	
1326 Bronte Road	1.18 ha.	2.93 ac.	
1342 Bronte Road	1.46 ha.	3.61 ac.	
1350 Bronte Road	0.20 ha.	0.50 ac.	
Total Site Area	7.06 ha.	17.43 ac.	

NON-DEVELOPABLE

NHS (See below for SWM Pond in the NHS Area)	1.95 ha.	4.82 ac.	
Bronte Road Widening	0.05 ha.	0.12 ac.	

Net Area	5.06 ha.	12.49 ac.	99.9%
----------	----------	-----------	-------

DEVELOPABLE

Residential (see 'UNIT SUMMARY')	1.67 ha.	4.13 ac.	33.0%
Condo Block 'A'	1.94 ha.	4.79 ac.	38.3%
Medium Density Block	0.05 ha.	0.12 ac.	1.0%
Vista	0.01 ha.	0.02 ac.	0.2%
LID	0.39 ha.	0.96 ac.	7.7%
Right of Way	1.00 ha.	2.47 ac.	19.8%

TOTAL (Net Developable)	5.06 ha.	12.50 ac.	100.0%
-------------------------	----------	-----------	--------

UNIT SUMMARY

			Unit <i>width</i>	Unit Depth	Unit Count	Lot Mix	Frontage <i>(m)</i>	Area	% Net Res	Net Density (uph)
Condo Block 'A'										
	3 Storey Rear Lane Towns	(20')	6.10	x	19.5	53	39%	323.3		
	Back to Back Towns	(21')	6.40	x	13.35	26	19%	166.4		
	3 Storey Traditional Towns	(24')	7.32	x	19.5	17	13%	124.4	SEE ABOVE	50.0
	Heritage House				1	1%				
Freehold										
	Existing Enns House	(93')	31.60	x	31.0	1	1%	31.6	0.11 ha. 0.27 ac.	15.3% 9.1
	Detached Homes	(41')	12.50	x	23.2	4	3%	50.0	0.17 ha. 0.42 ac.	10.2% 23.5
	Detached Homes	(42')	12.80	x	23.2	19	14%	243.2	0.67 ha. 1.66 ac.	40.1% 28.4
	Detached Homes	(50')	15.24	x	23.2	15	11%	228.6	0.72 ha. 1.78 ac.	43.1% 20.8
TOTAL						136	100%	1,167.5	1.67 ha. 4.13 ac.	108.7% 37.7

ROW SCHEDULE

	<i>(m)</i> <i>width</i>	<i>(lin.m)</i>	<i>(lin.m)</i> <i>Half</i>
Local Road	17.0	570.3	0.0
Condo Lane	11.6	305.3	0.0
Condo Lane	7.5	252.8	0.0
ROW TOTAL		1128.4	0.0