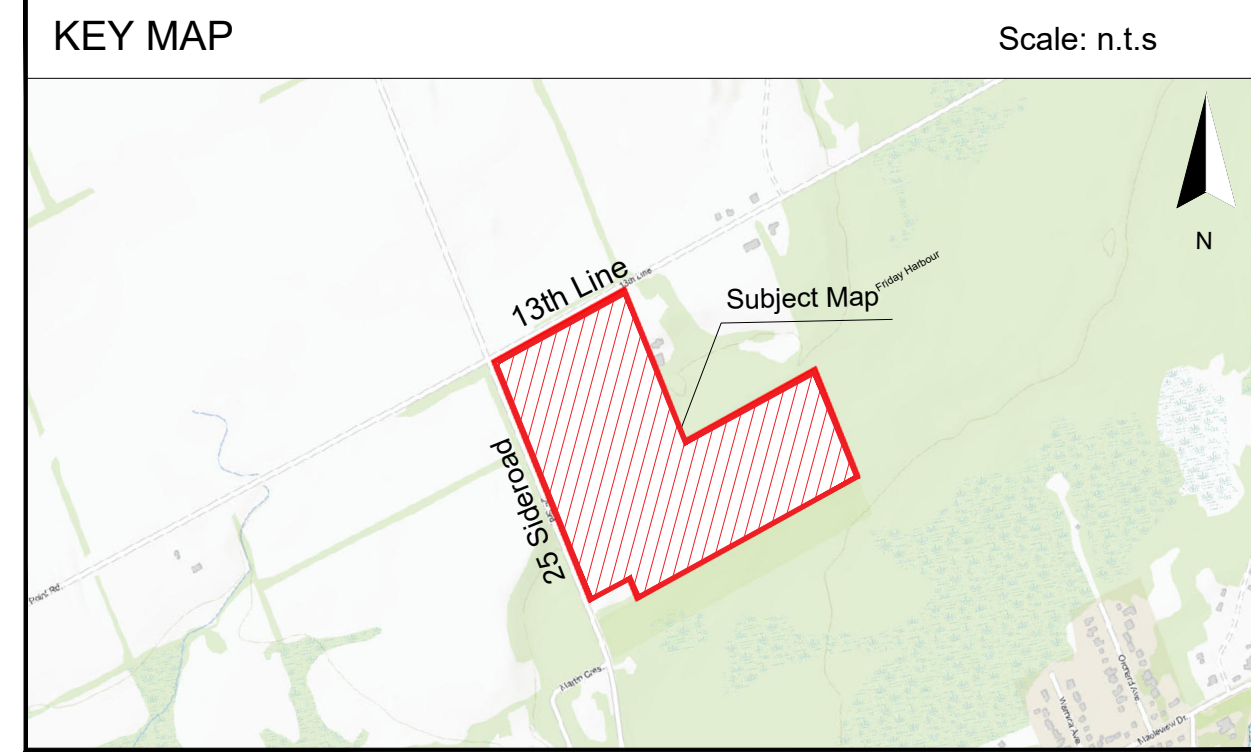
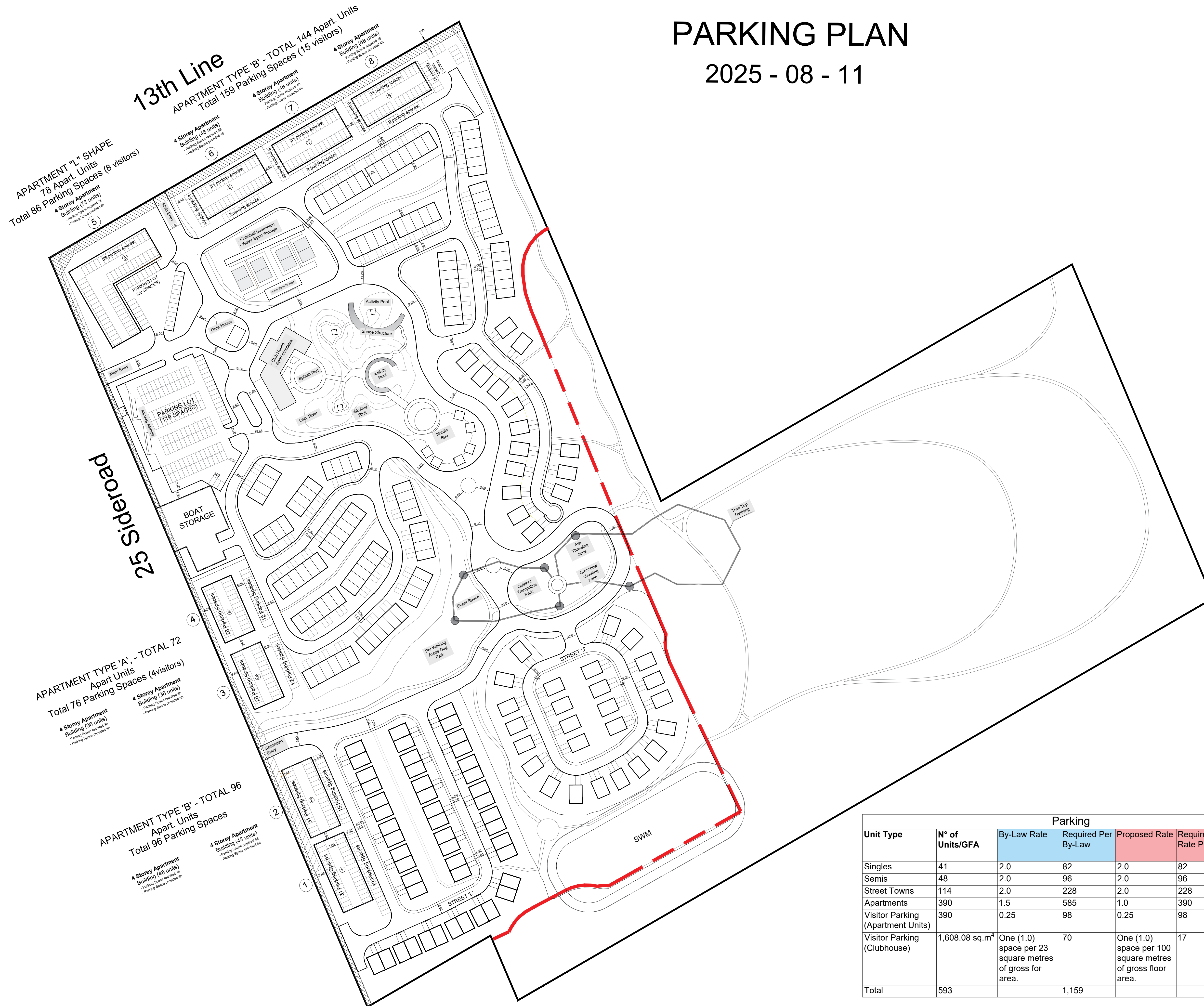
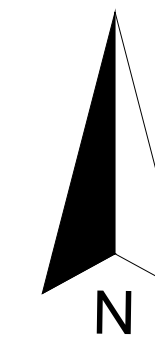


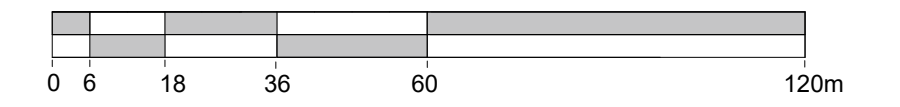
# PARKING PLAN

2025 - 08 - 11



## Parking Plan

3523 25 Sideroad  
Innisfil



### LEGEND

- Subject Lands (± 24.38 ha)
- Developable Area (± 14.72 ha)
- 4 Storey Apartment Building (8 buildings - 390 units)
- Standard Townhouse (21 buildings - 114units)
- Semi-Detached Dwelling Unit (24 Buildings - 48 units)
- Individual Dwelling Units (41 Building - 41 units)
- Storm Water Management (SWM - 6,956.98 m<sup>2</sup>)
- Easement
- Road Widening
- Areas Devoted to Recreational Use (22,166.68 m<sup>2</sup>)
- Trails

TYPE OF BUILDING	Number of Buildings	Number of units per Building	Total of Units
Apartment Buildings - Type 'A'	2	36	72
Apartment Buildings - Type 'B'	5	48	240
Apartment Buildings - "L" shape	1	78	78
Standard Townhouse	21	4,5,6 & 8	114
Semi Detached Dwelling Units	24	2	48
Individual Dwelling Units	41	1	41
<b>TOTAL</b>	<b>94</b>		<b>593</b>

Unit Type	N° of Units/GFA	Parking				Provided
		By-Law Rate	Required Per By-Law	Proposed Rate	Required per Rate Proposed	
Singles	41	2.0	82	2.0	82	82 <sup>1</sup>
Semis	48	2.0	96	2.0	96	96 <sup>1</sup>
Street Towns	114	2.0	228	2.0	228	228 <sup>1</sup>
Apartments	390	1.5	585	1.0	390	390 <sup>2</sup>
Visitor Parking (Apartment Units)	390	0.25	98	0.25	98	146 <sup>3</sup>
Visitor Parking (Clubhouse)	1,608.08 sq.m <sup>4</sup>	One (1.0) space per 23 square metres of gross for area.	70	One (1.0) space per 100 square metres of gross floor area.	17	
<b>Total</b>	<b>593</b>		<b>1,159</b>			<b>942</b>

<sup>1</sup>Individual driveways and within garages-tandem permitted  
<sup>2</sup>Within ground floor of buildings and on paved areas adjacent to apartment buildings  
<sup>3</sup>Parking lot and adjacent to apartment buildings  
<sup>4</sup>clubhouse building footprint-2 storey

**IPS** INNOVATIVE PLANNING SOLUTIONS CELEBRATING 20 YEARS  
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Date: August 11, 2025 Drawn By: A.G.  
 File: 24-1417 Checked: T. F./C.S.