

TOPOGRAPHIC FEATURES ARE BASED ON FIELD SURVEYS CARRIED OUT ON JUNE 06, 2024 BY MONUMENT GEOMATICS. ELEVATIONS ARE BASED ON GEODETIC DATUM (CGVD28:78) AND ARE DERIVED FROM GPS OBSERVATIONS USING A RTK NETWORK USING THE NRCAN HTv2.0 GEOID SEPARATION MODEL.

HORIZONTAL DATUM IS BASED ON NAD83 UTM ZONE 17

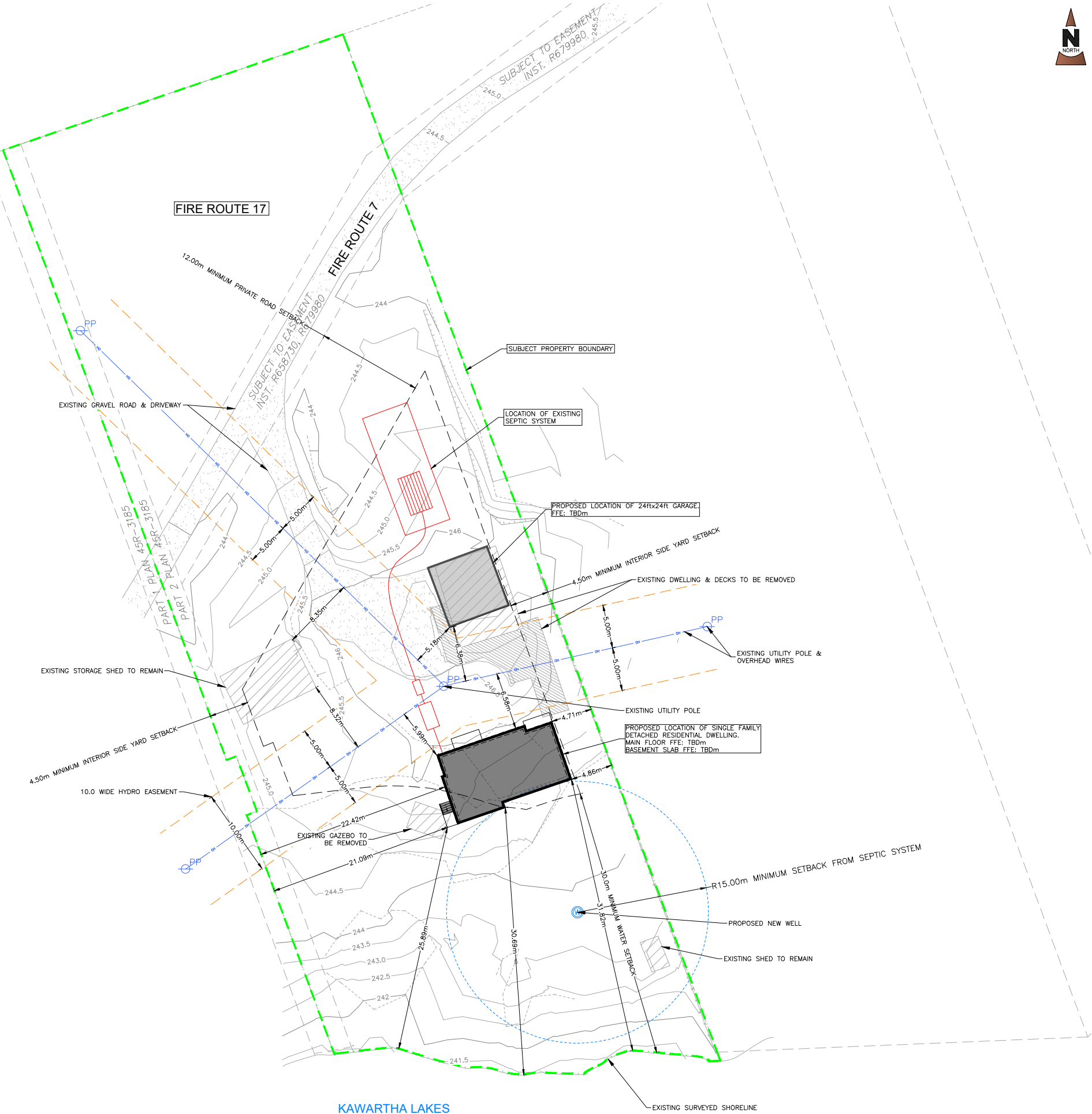
ALL INFORMATION TO BE VERIFIED ON SITE PRIOR TO COMMENCING ANY WORK.

ALL DIMENSIONS SHOWN ARE IN METERS OR MILLIMETERS, UNLESS OTHERWISE SHOWN.

PROPERTY BOUNDARIES ARE APPROXIMATE.

ZONING REQUIREMENTS:
THE SUBJECT PROPERTY IS ZONED: "SP-PA" AND SHALL FOLLOW THE MUNICIPALITY OF TRENT LAKES BYLAW 2014-070

- MINIMUM LOT AREA 0.4ha (1.0acre)
- MINIMUM LOT FRONTAGE 45.0m (147.6ft)
- MINIMUM SHORELINE FRONTAGE 45.0m (147.6ft)
- MINIMUM FRONT YARD DEPTH 12.0m (39.4ft)
- MINIMUM EXTERIOR SIDE YARD WIDTH 6.0m (19.7ft)
- MINIMUM INTERIOR SIDE YARD WIDTH 4.5m (14.8ft)
- MINIMUM REAR YARD DEPTH 4.5m (14.8ft)
- MAXIMUM LOT COVERAGE 20%
- MINIMUM WATER YARD 30.0m (98.4ft)
- MAXIMUM BUILDING HEIGHT 11.0m (36ft)
- MAXIMUM NUMBER OF SINGLE DETACHED OR SEASONAL DWELLINGS PER LOT 1.
- MAXIMUM NUMBER OF DWELLING UNITS PER LOT 1.
- WHERE A LOT IS ACCESSED BY A PRIVATE ROAD AND WHERE THE FRONT LOT LINE OF THE LOT IS DEEMED TO BE THE SHORELINE, NO BUILDING OR STRUCTURE MAY BE LOCATED CLOSER THAN 12.0m (39.4ft) TO SUCH PRIVATE ROAD. THIS SETBACK DISTANCE SHALL BE MEASURED FROM THE BOUNDARY OF THE LEGAL RIGHT OF WAY, OR THE EDGE OF THE TRAVELED PORTION OF THE PRIVATE ROAD WHERE A LEGAL RIGHT OF WAY DOES NOT EXIST.



LEGEND

- EXISTING**
- EX TEST PIT & DRILL HOLE
 - EX BENCHMARK & SURVEY HUBS
 - EX SIB/IB & CM's
 - EX LEGAL LINE
 - EX LEGAL R.O.W. & EASEMENT
 - EX ROAD & SIDEWALK
 - EX ROAD SIGN(s)
 - EX SHOULDER
 - EX TOP OF SLOPE
 - EX TOE OF SLOPE
 - EX DITCH or SWALE
 - EX FENCE
 - EX OVERHEAD LINES
 - EX UNDERGROUND LINES
 - EX POWER POLE & ANCHOR
 - EX GAS MAIN

NO. DATE (Y/M/D) REVISION BY



MONUMENT PROJECT No.: 24-0074

DRAWN: DA
DESIGNED: MW
CHECKED: MW
ENGINEER: CB
DATE: 2026/04/09
H SCALE: 1:250
V SCALE: N/A

LINWOOD HOMES
17 FIRE ROUTE 7
MUNICIPALITY OF TRENT LAKES

NEW HOME BUILD
SITE PLAN

DRAWING No.
SP

0 7.5 15 Meters