

The Corporation of the Township of Southgate
By-law Number 2020-083

Being a by-law to authorize the execution of a
Site Plan Control Amending Agreement

Whereas Section 41 of the Planning Act, RSO 1990, Chapter P.13 as amended authorizes municipalities to designate areas of Site Plan Control, and to subsequently enter into agreements with respect to the conditions of development or redevelopment of lands in areas of Site Plan Control; and

Whereas all of the lands within the Township are designated as a Site Plan Control Area pursuant to the provisions of Section 41 of the Planning Act and By-law 2007-47; and

Whereas the Council of the Township of Southgate deems it expedient to enter into a Site Plan Amending Agreement with the owner,

Now therefore be it resolved that the Council of the Corporation of the Township of Southgate enacts as follows:

1. **That** an Amending Site Plan Agreement between Canadian Fence & Hardware Inc. and the Township of Southgate for the development of the lands described as Con 2 SWTSR, Pt lot 236, being Part 2 on Plan 16R9654, Proton, Township of Southgate is authorized. Such amending agreement being attached hereto as Schedule "A" and which forms a part of this by-law;
2. **That** the Mayor and Clerk are authorized to sign the Site Plan Amending Agreement on behalf of the Council of the Corporation of the Township of Southgate in substantially the form as that set out in Schedule A;
3. **That** the Clerk is authorized and directed to cause notice of the Site Plan Amending Agreement to be registered on the title to the said lands forthwith after it has been signed by all parties; and
4. **That** this By-law shall come into full force and effect upon the final passing hereof.

Read a first and second time this 5th day of August 2020.

Read a third time and finally passed this 5th day of August 2020.

Mayor – John Woodbury

Acting Clerk- Lindsey Green

THE CORPORATION OF THE TOWNSHIP OF SOUTHGATE

SITE PLAN AMENDMENT AGREEMENT

This Agreement made the ____ day of ____, 2020.

BETWEEN:

Canadian Fence & Hardware Inc.

Hereinafter called the "Developer"

-and-

**THE CORPORATION OF THE MUNICIPALITY OF THE TOWNSHIP OF
SOUTHGATE**

Hereinafter called the "Municipality"

WHEREAS the Developer is the owner of certain lands known as Con 2 SWTSR, Pt lot 236, being Part 2 on Plan 16R9654, Geographic Township of Proton, Township of Southgate (the "Lands"); and

WHEREAS the Developer entered into a Site Plan Agreement with the Municipality on the 15th day of January, 2020 (the "Site Plan Agreement") with respect to developing the Lands; and

WHEREAS the Developer has applied to the Municipality for an amendment to the Site Plan Agreement under Section 41 of the *Planning Act*, R.S.O., 1990, c.P.13 in respect of its site plan for the development of the site (hereinafter called the "Works"); and

WHEREAS the Site Plan Agreement provides that its terms may be amended or varied by a written document signed by both parties and registered against the Lands; and

WHEREAS the Municipality has approved the amendment to the Site Plan Agreement subject to certain conditions and subject to entering into of this agreement.

NOW THEREFORE WITNESSETH that in consideration of the promises and other good and valuable consideration, the receipt and sufficiency whereof the parties irrevocably acknowledge, the parties agree as follows:

1. That the drawings in schedule A to this amending agreement shall replace the drawings from the existing site plan agreement and be the only drawings applicable to the site and previous drawings shall be void; and
2. That the Owner consents to the registration of this Agreement or Notice of this Agreement on title to the Lands at the Owner's expense. Such registration may be at the instance of the Township; and
3. That all other terms, conditions, and drawing of the Site Plan Agreement shall remain unchanged and shall continue in full force and effect and time shall remain of the essence.

IN WITNESS WHEREOF the Developer has hereunto affixed its corporate seal attested by the hands of its duly authorized officers.

Per:

I have authority to bind the Corporation

IN WITNESS WHEREOF the Corporation of the Township of Southgate has hereunto affixed its corporate seal attested by the hands of its duly authorized officers.

The Corporation of the Township of Southgate

Per: John Woodbury, Mayor

Per: Lindsey Green, Acting Clerk

We have authority to bind the Corporation

Schedule A

SITE PLANS

Drawing #1. Dated August 5th, 2020 and signed by the planner
Drawing #2. Dated August 5th, 2020 and signed by the planner
Drawing #3. Dated August 5th, 2020 and signed by the planner
Drawing #4. Dated August 5th, 2020 and signed by the planner
Drawing #5. Dated August 5th, 2020 and signed by the planner
Drawing #6. Dated August 5th, 2020 and signed by the planner
Drawing #7. Dated August 5th, 2020 and signed by the planner
Drawing #8. Dated August 5th, 2020 and signed by the planner
Drawing #9. Dated August 5th, 2020 and signed by the planner
Drawing #10. Dated August 5th, 2020 and signed by the planner
Drawing #11. Dated August 5th, 2020 and signed by the planner
Drawing #12. Dated August 5th, 2020 and signed by the planner
Drawing #13. Dated August 5th, 2020 and signed by the planner
Drawing #14. Dated August 5th, 2020 and signed by the planner
Drawing #15. Dated August 5th, 2020 and signed by the planner
Drawing #16. Dated August 5th, 2020 and signed by the planner
Drawing #17. Dated August 5th, 2020 and signed by the planner
Drawing #18. Dated August 5th, 2020 and signed by the planner
Drawing #19. Dated August 5th, 2020 and signed by the planner
Drawing #20. Dated August 5th, 2020 and signed by the planner
Drawing #21. Dated August 5th, 2020 and signed by the planner

TOWNSHIP OF SOUTHGATE
LOT 3, ECO PARK
DUNDALK, ONTARIO

PROJECT No: 2018- 01-DUNDALK - REVISION
ISSUED: MARCH 2020
DATE: MARCH 2020

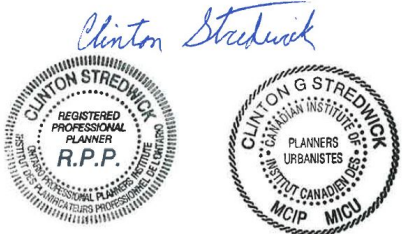
BUILDING CODE CLASSIFICATION:									
FIRM NAME: DANIEL KARPINSKI ARCHITECT CERTIFICATE OF PRACTICE No.: 3224 167 GLENMOUNT PARK ROAD TORONTO ONTARIO M4E 2N3 NAME OF PROJECT: G POINT ADDRESS: TOWNSHIP OF SOUTHGATE RR#1 DUNDALK ONTARIO					THE ARCHITECT NOTED ABOVE HAS EXERCISED RESPONSIBLE CONTROL WITH RESPECT TO DESIGN ACTIVITIES. THE ARCHITECT'S SEAL NUMBER IS THE ARCHITECT'S BCDN.				
ITEM: ONTARIO BUILDING CODE DATA MATRIX					OBC REFERENCE				
1 PROJECT DESCRIPTION INDUSTRIAL <input checked="" type="checkbox"/> NEW <input type="checkbox"/> ADDITION <input type="checkbox"/> ALTERATION CHANGE OF USE <input type="checkbox"/>					PART 11 11.3. to 11.4.	PART 3 2.1.1.2	PART 9 2.1.1.2 9.10.1.3.		
2 MAJOR OCCUPANCY(S): F3 (INDUSTRIAL)					3.1.2.1.(1)			9.10.2.1 9.9.1.3	
3 BUILDING AREA (sq. m.): 400					1.1.3.2.			1.1.3.2.	
4 GROSS AREA (sq. m.): 400					1.1.3.2.			1.1.3.2.	
5 NUMBER OF STOREY: 1 ABOVE GRADE: 1 BELOW GRADE: 0					3.2.1.1. & 1.1.3.2.			2.1.1.2.	
6 NUMBER OF STREETS/FIRE FIGHTER ACCESS: 1					3.2.2.10. & 3.2.5.			9.10.19.	
7 BUILDING CLASSIFICATION: F3					3.2.2.49			9.10.4.	
8 SPRINKLER SYSTEM PROPOSED: NO <input type="checkbox"/> ADDITION <input type="checkbox"/> BASEMENT <input type="checkbox"/> IN LIEU OF ROOF RATING <input checked="" type="checkbox"/> NOT REQUIRED					3.2.5. 3.2.6. 3.2.1.5. 3.2.2.15. 3.2.2.18.			9.10.8.	
9 STANDPIPE REQUIRED <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO					3.2.9.1.			N/A	
10 FIRE ALARM REQUIRED <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO					3.2.4			9.10.17.2.	
11 WATER SERVICE/SUPPLY IS ADEQUATE <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO					3.2.5.7.			N/A	
12 HIGH BUILDING <input type="checkbox"/> YES <input type="checkbox"/> NO					3.2.6.1.			N/A	
13 PERMITTED CONSTRUCTION <input type="checkbox"/> COMBUSTIBLE <input checked="" type="checkbox"/> NON-COMBUSTIBLE OR BOTH ACTUAL CONSTRUCTION <input type="checkbox"/> COMBUSTIBLE <input checked="" type="checkbox"/> NON-COMBUSTIBLE OR BOTH					3.2.2.49.			9.10.6.	
14 MEZZANINE(S) AREA (sq. m.): N/A					3.2.1.1.(3)-(8)			9.10.4.1.	
15 OCCUPANT LOAD BASED ON: <input type="checkbox"/> sq. m. /PERSON <input checked="" type="checkbox"/> DESIGN OF BUILDING GROUND FLOOR (ADMINISTRATION): 1 TOTAL OCCUPANCY = 1					11.3.4 3.1.16.1			9.9.1.3.	
16 BARRIER FREE DESIGN <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO (EXPLAIN)					3.8.			9.5.2.	
17 HAZARDOUS SUBSTANCES <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO					3.3.1.2. & 3.3.1.19.			9.10.1.3.(4)	
18 REQUIRED FIRE RESISTANCE RATING (FRR) HORIZONTAL ASSEMBLIES FRR (HOURS) LISTED DESIGN NO. OR DESCRIPTION (SG-2) FLOORS Existing to remain ROOF Existing to remain MEZZANINE Existing to remain FRR OF SUPPORTING MEMBERS BEAMS / JOISTS					3.2.2.49. 3.2.2.49. 3.2.2.49. 3.2.2.49.				
19 SPATIAL SEPARATION - CONSTRUCTION OF EXTERIOR WALLS 3.2.3.2.(1) N/A									
WALL AREA OF EBF (sq. m.) L.D. (m) L.H. OR H/L PERMITTED MAX. % OF OPENINGS PROPOSED % OF OPENINGS FRR (HOURS) LISTED DESIGN OR DESCRIPTION COMB. CONST. COMB. CONST. NONC. CLADDING NON. COMB. CONST.									
NORTH									
SOUTH									
EAST									
WEST									

PLUMBING FACILITIES REQUIREMENTS:	
STAFF & PUBLIC REQUIREMENTS: OCCUPANT LOAD: 1 Required: (based on a 50% split of each gender) MALE: 1 FEMALE: 1 1 unit UNIGENDER	ONTARIO BUILDING CODE REFERENCE: O.B.C. 3.7.4.3 WATER CLOSETS FOR A2 OCCUPANCY
WATER CLOSETS PROVIDED: GROUND FLOOR MALE AND FEMALE: 1 UNI GENDER WC	O.B.C. 3.7.4.3 WATER CLOSETS FOR A2 OCCUPANCY

ITEM:	ZONING REQUIREMENTS	BY-LAWS	PROVIDED	COMPLIANCE
1	STANDARD			
1	TOWN PARCEL - TOTAL LOT	-	2.5 ACRE	YES
2	SITE AREA - LEASED AREA	-	2.5 ACRE	YES
3	COVERAGE	6%	604 M2	YES
4	MINIMUM LOT FRONTAGE	-	143.3 M	YES
5	MAXIMUM LOT FRONTAGE	-	143.3 M	YES
6	MAXIMUM LOT DEPTH	-	150 M	YES
7	MAXIMUM LOT AREA	-	10,117 M2	YES
8	MINIMUM FRONT YARD SETBACK	15 M	15 M	YES
9	MINIMUM REAR YARD SETBACK	11 M	11 M	YES
10	MINIMUM INTERIOR SIDE YARD SETBACK	7.5 M	7.5 M	YES
11	MAXIMUM HEIGHT	11	11 M	YES
12	REQUIRED PARKING	AS PER DESIGN: 1 OPERATOR	1	YES
13	TYPICAL PARKING SPACES DIMENSIONS (0 DEG)	2.75 M X 5.75 M	2.75 M X 5.8 M	YES
14	REQUIRED HC PARKING (AODA)	1	1	YES
15	HC PARKING SPACES DIMENSIONS	4.4 M X 6.0 M	4.4 M X 6.0 M	YES
16	PARKING LOCATION IN PE ZONE		3	YES
17	LOADING SPACE	1	1	YES
18	LOADING SPACE SIZE	4.0 M X 9 M	4.0 M X 9 M	YES
19	LANDSCAPE BUFFER	30%	80%	YES
20	MAIN DRIVE AISLE WIDTH - NO PARKING	7.0 M	7.0 M	YES
21	MAIN DRIVE AISLE WIDTH - WITH PARKING		7.0 M	YES

- LIST OF DRAWINGS:
- A1 - PROPOSED SITE PLAN
 - A2 - PROPOSED SITE PLAN - DETAIL
 - A3 - PROPOSED GRADING AND DRAINAGE PLAN
 - A4 - UNIVERSALLY ACCESSIBLE WASHROOM DETAIL
 - A5 - PROPOSED LANDSCAPE PLAN

Drawing #1 Dated August 5, 2020



REVISION ISSUED ON MARCH 2020

PLAN OF SURVEY OF
PART OF LOTS 235 & 236, CONCESSION 2 SWTSR
(TOWNSHIP OF PROTON)
TOWNSHIP OF SOUTHGATE
COUNTY OF GREY
WILSON-FORD

Scale 1:1000
40 30 20 10 0 10 20 30 40 Metres



Drawing #2 Dated August 5, 2020

Clinton Stredwick



I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.		PLAN R- RECEIVED AND DEPOSITED DATE: _____, 2017	
GREG FORD, P.Eng.(CIVIL) ONTARIO LAND SURVEYOR		REPRESENTATIVE FOR THE LAND REGISTRAR FOR THE LAND TITLES DIVISION OF X (NO.X).	
SCHEDULE			
PART	LOT	CON	PART OF
1	PART OF		37268--

- LEGEND**
- | | | |
|------|---------|---|
| ■ | DENOTES | FOUND MONUMENTS |
| □ | | SET MONUMENTS |
| IB | | IRON BAR |
| SIB | | STANDARD IRON BAR |
| SSIB | | SHORT STANDARD IRON BAR |
| ▲ | | OBSERVED REFERENCE POINT |
| PIN | | PROPERTY IDENTIFICATION NUMBER |
| P1 | | ALL PINS SHOWN ARE LAND TITLES UNLESS NOTED OTHERWISE |
| P2 | | PLAN 16R-10235 |
| P3 | | PLAN 16R-5984 |
| P4 | | PLAN 16R-9305 |
| | | 16R-9654 |

BEARING NOTE
BEARINGS ARE UTM GRID, DERIVED FROM SIMULTANEOUS GPS OBSERVATIONS FROM ORP A TO ORP B HAVING A BEARING OF N ---°---'---" REFERRED TO THE CENTRAL MERIDIAN 81°00'00" LONGITUDE UTM ZONE 17, NAD83 (CSRS)(2010).
FOR BEARING COMPARISONS, A ROTATION OF X WAS APPLIED TO BEARINGS ON PLAN X.

OBSERVED REFERENCE POINTS (ORP'S) DERIVED FROM GPS OBSERVATIONS USING THE PRECISE POINT POSITIONING (PPP) SERVICE, UTM ZONE 17, NAD83 (CSRS)(2010)

COORDINATES TO RURAL ACCURACY PER SEC. 12(2) OF O. REG. 216/0.

POINT ID	NORTHING	EASTING
ORP (A)	0 000 000.00	000 000.00
ORP (B)	0 000 000.00	000 000.00

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

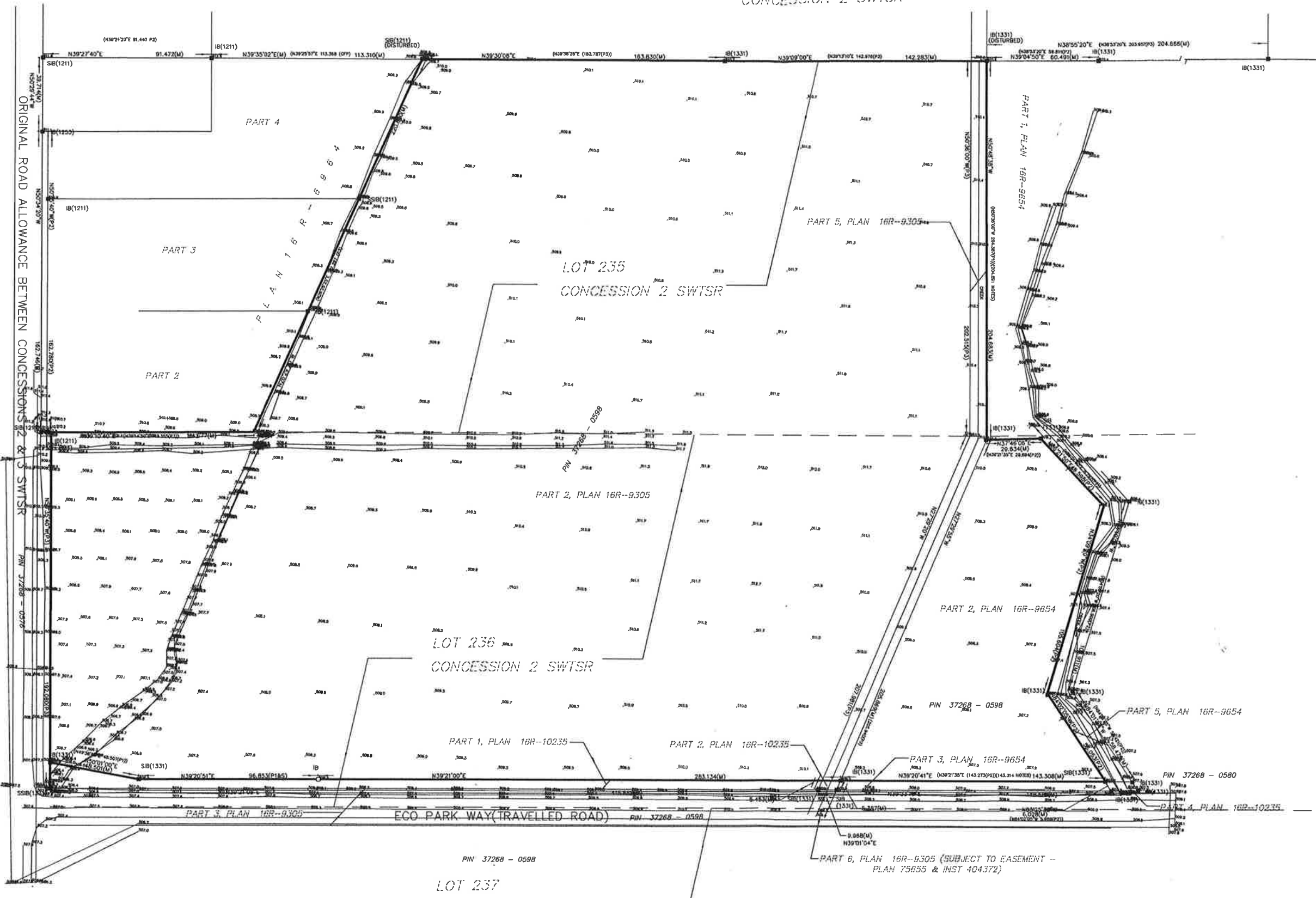
DISTANCES ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999.

METRIC CONVERSION
DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

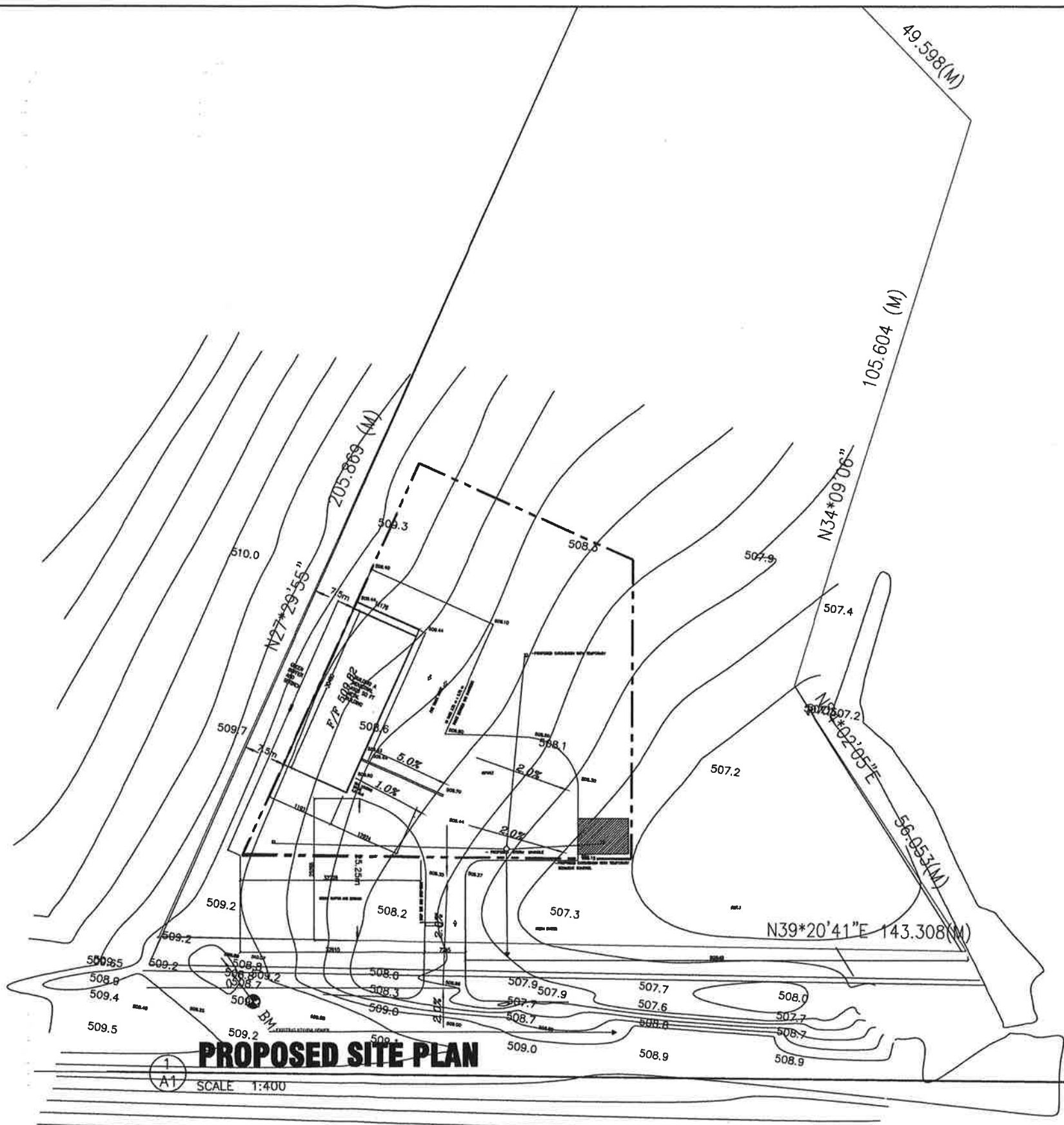
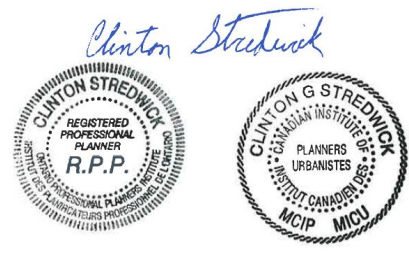
SURVEYOR'S CERTIFICATE
I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE ___ DAY OF ___, 2017.

DATE _____ GREG FORD, P. Eng (CIVIL)
ONTARIO LAND SURVEYOR

WILSON - FORD
Surveying & Engineering
120 KING ST. E., Box 294,
MOUNT FOREST ON, N0G 2L0
PHONE (519)323-2451
DRAWN BY: J.P. FIELDG.P.G.D. PROJECT No.: 8783 SOUTHGATE



Drawing #3 Dated August 5, 2020



PROPOSED SITE PLAN
SCALE 1:400

CAUTION: THIS PLAN WAS PREPARED FOR
PLANNING PURPOSES ONLY AND IS
NOT INTENDED TO BE USED AS A
LEGAL SURVEY

APPLICATION
ADDRESS
PROJECT NO 19251
DATE: MAR 11, 2020 PLAN REV 3



- NOTES:
1. ALL MEASUREMENTS TO BE VERIFIED AT SITE. IN CASE OF DISCREPANCY, CONTRACTOR TO INFORM THE ARCHITECT IMMEDIATELY.
 2. ALL WORK TO BE IN COMPLIANCE WITH THE ONTARIO BUILDING CODE AND AUTHORITIES HAVING JURISDICTION.

NO.	DATE	REVISIONS
1	2020/04	ISSUED FOR PRELIMINARY MEETING
2	2020/05	REVISION

ALL MEASUREMENTS MUST BE CHECKED ON THE JOB BY THE CONTRACTOR. DRAWINGS MUST NOT BE COPIED. ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF THE ARCHITECT AND MUST BE RETURNED AT THE COMPLETION OF THE JOB.

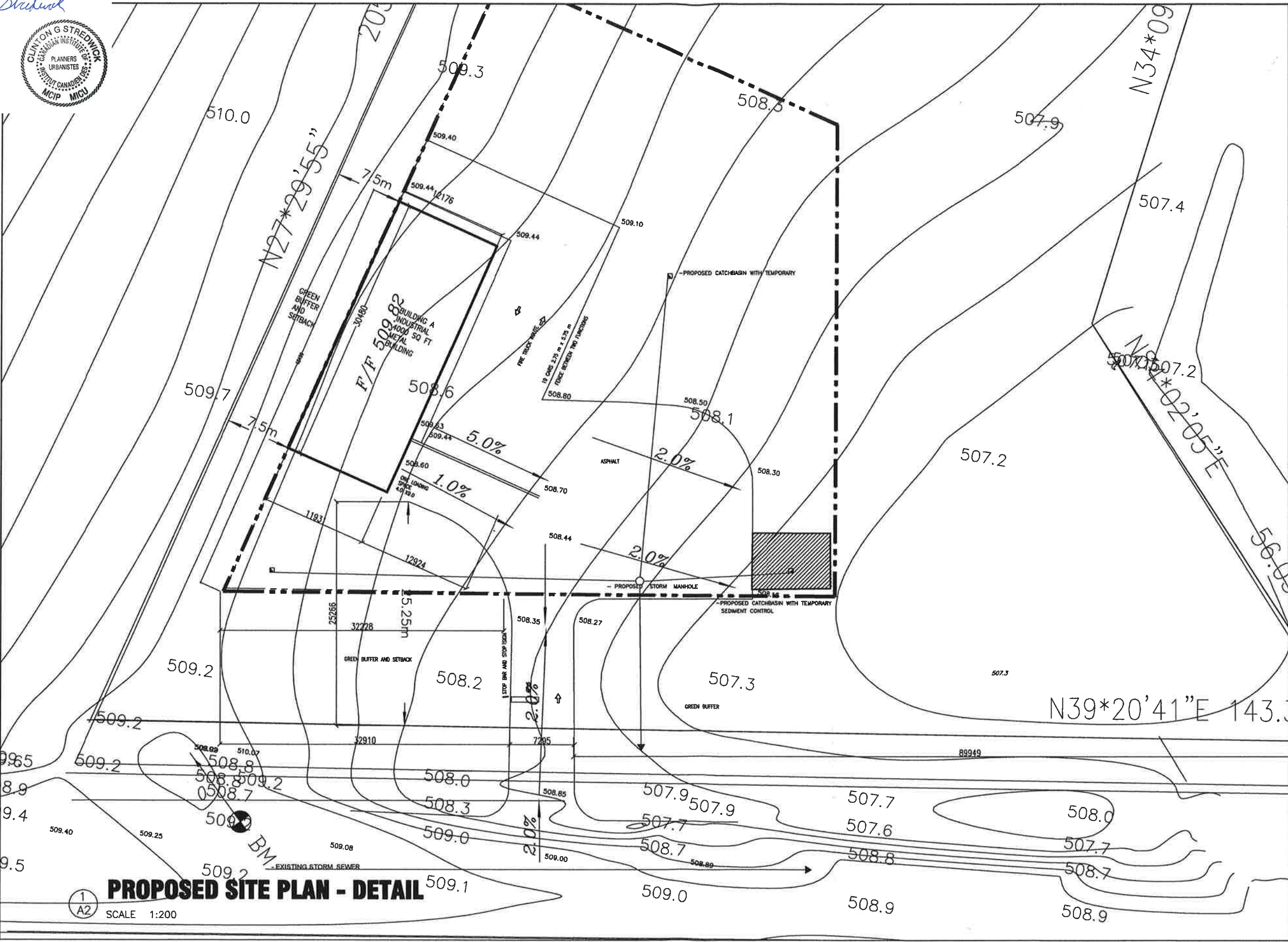
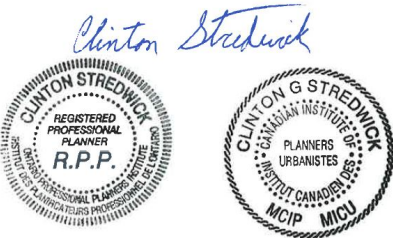


**Daniel Karpinski
ARCHITECT**
587 GLENMOUNT PARK ROAD TORONTO, ON. M4E 2N3
MOBL: (416) 595-8905 FAX: (416) 591-7993
e-mail: Daniel.Karpinski@dkparchitects.ca

A1

DEVELOPMENT OF THE
ONE INDUSTRIAL BUILDING
ECO PARK LOT 3
DUNDALK ONTARIO

SCALE	DATE	DRAWN
AS NOTED	MARCH 2020	JA
PROJ. NO.	2018-01- DUNDALK-REVISION	



- NOTES:
1. ALL MEASUREMENTS TO BE VERIFIED AT SITE. IN CASE OF DISCREPANCY, CONTRACTOR TO INFORM THE ARCHITECT IMMEDIATELY.
 2. ALL WORK TO BE IN COMPLIANCE WITH THE ONTARIO BUILDING CODE AND AUTHORITIES HAVING JURISDICTION.

NO.	DATE	REVISIONS
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

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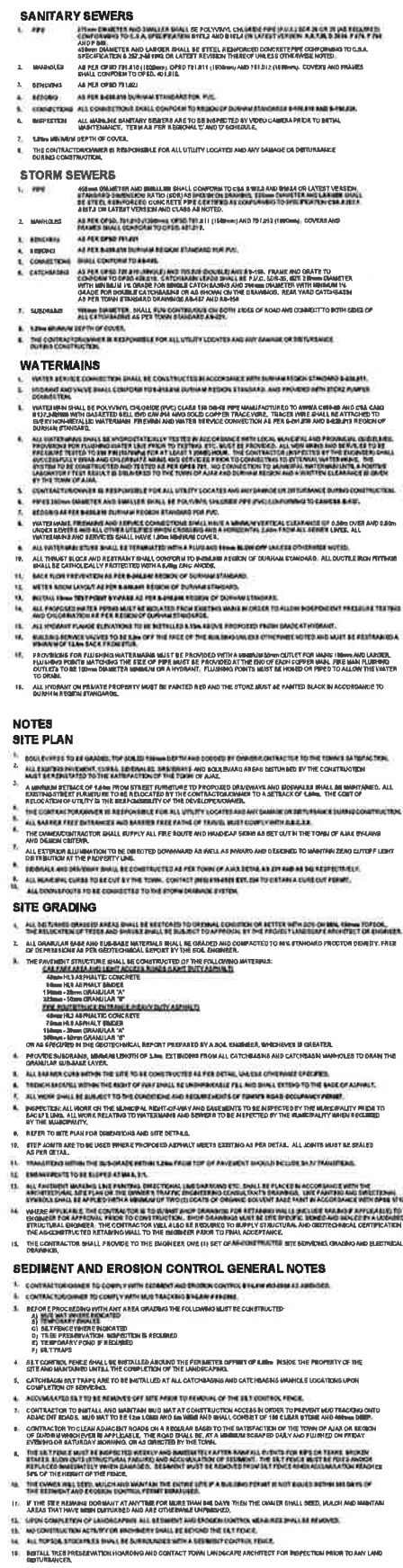


Daniel Karpinski
ARCHITECT
167 GLENMOUNT PARK ROAD TORONTO, ON. M4E 2N3
MOBILE: (416) 965-8908 FAX: (416) 691-7093
e-mail: Daniel.Karpinski@ymptelco.ca

A2

DEVELOPMENT OF THE
ONE INDUSTRIAL BUILDING
ECO PARK LOT 3
DUNDALK ONTARIO

DATE NOTED	DATE	DRAWN
AS NOTED	MARCH 2020	JA
PROJ. NO.	2018-01-	DUNDALK-REVISION



NOTES:

1. ALL MEASUREMENTS TO BE VERIFIED AT SITE. IN CASE OF DISCREPANCY, CONTRACTOR TO INFORM THE ARCHITECT IMMEDIATELY.
2. ALL WORK TO BE IN COMPLIANCE WITH THE ONTARIO BUILDING CODE AND AUTHORITIES HAVING JURISDICTION.

2	12/05/19	ISSUED
1	04/05/19	ISSUED FOR THE COLLECTOR
NO.	DATE	REVISIONS

ALL MEASUREMENTS MUST BE CHECKED ON THE JOB BY THE CONTRACTOR. DRAWINGS MUST NOT BE SEALED.

ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF THE ARCHITECT AND MUST BE RETURNED AT THE COMPLETION OF THE JOB.



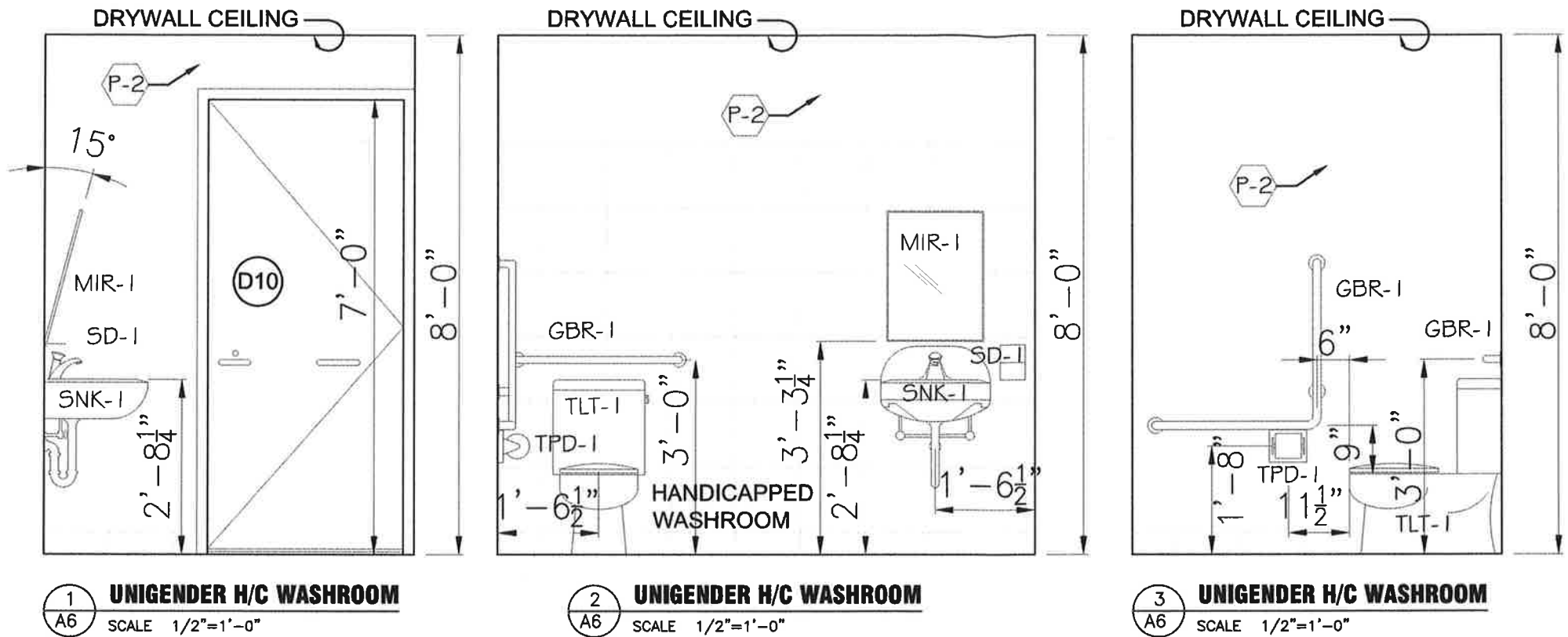
Daniel Karpinski
ARCHITECT

A3

DEVELOPMENT OF THE
ONE INDUSTRIAL BUILDING
ECO PARK LOT 3
DUNDALK ONTARIO

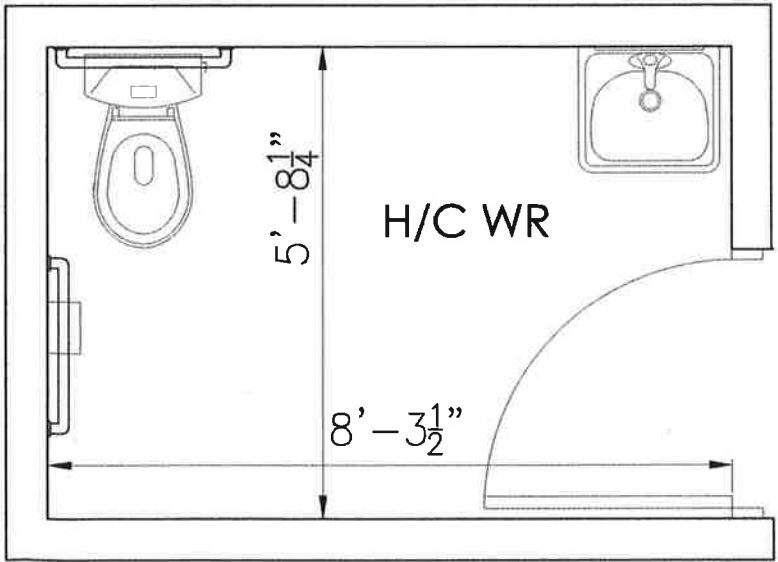
DWG. TITLE AS NOTED		
SCALE AS NOTED	DATE MARCH 2020	DRAWN JA
PROJ. NO. 2018-01- DUNDALK-REVISION		

A3



DRAWING SYMBOLS:	
TLT-1	CAROMA ROYALE MODEL #305
SNK-1	AMERICAN STANDARD LUCERNE #0356.421
FCT-1	MOEN FAUCET MODEL #8430
MIR-1	ASI TILTED MIRROR #0535
SD-1	MANUAL SOAP DISPENSER
TPD-1	ASI TOILET PAPER DISPENSER #7403
GBR-1	ASI S.S. GRAB BAR SERIES #3800

- NOTE:
1. UNLESS OTHERWISE SPECIFIED, ALL NEW WALLS (P-1) ARE 9'-0" HEIGHT UP TO SUSPENDED CEILING AS INDICATED ON THE PLAN.
 2. AT WASHROOMS, USE 1 LAYER OF 5/8" (15.9mm) DRYWALL ON INTERIOR SIDE OF WASHROOM WALLS.
 3. FOR NEW CONST. PROCEDURES, APPLIANCES PLUMBING FIXTURES REFER TO THE GENERAL NOTES.
 4. FOR DAMAGE TO AREAS NOT IN CONTRACT, REPAIR MUST BE MADE TO RESTORE TO ORIGINAL CONDITION.



- NOTES:
1. ALL MEASUREMENTS TO BE VERIFIED AT SITE. IN CASE OF DISCREPANCY, CONTRACTOR TO INFORM THE ARCHITECT IMMEDIATELY.
 2. ALL WORK TO BE IN COMPLIANCE WITH THE ONTARIO BUILDING CODE AND AUTHORITIES HAVING JURISDICTION.

NO.	DATE	REVISIONS
1	2020/18	ISSUED FOR PRE CONSULTING

ALL MEASUREMENTS MUST BE CHECKED ON THE JOB BY THE CONTRACTOR. DIMENSIONS MUST NOT BE SCALED.

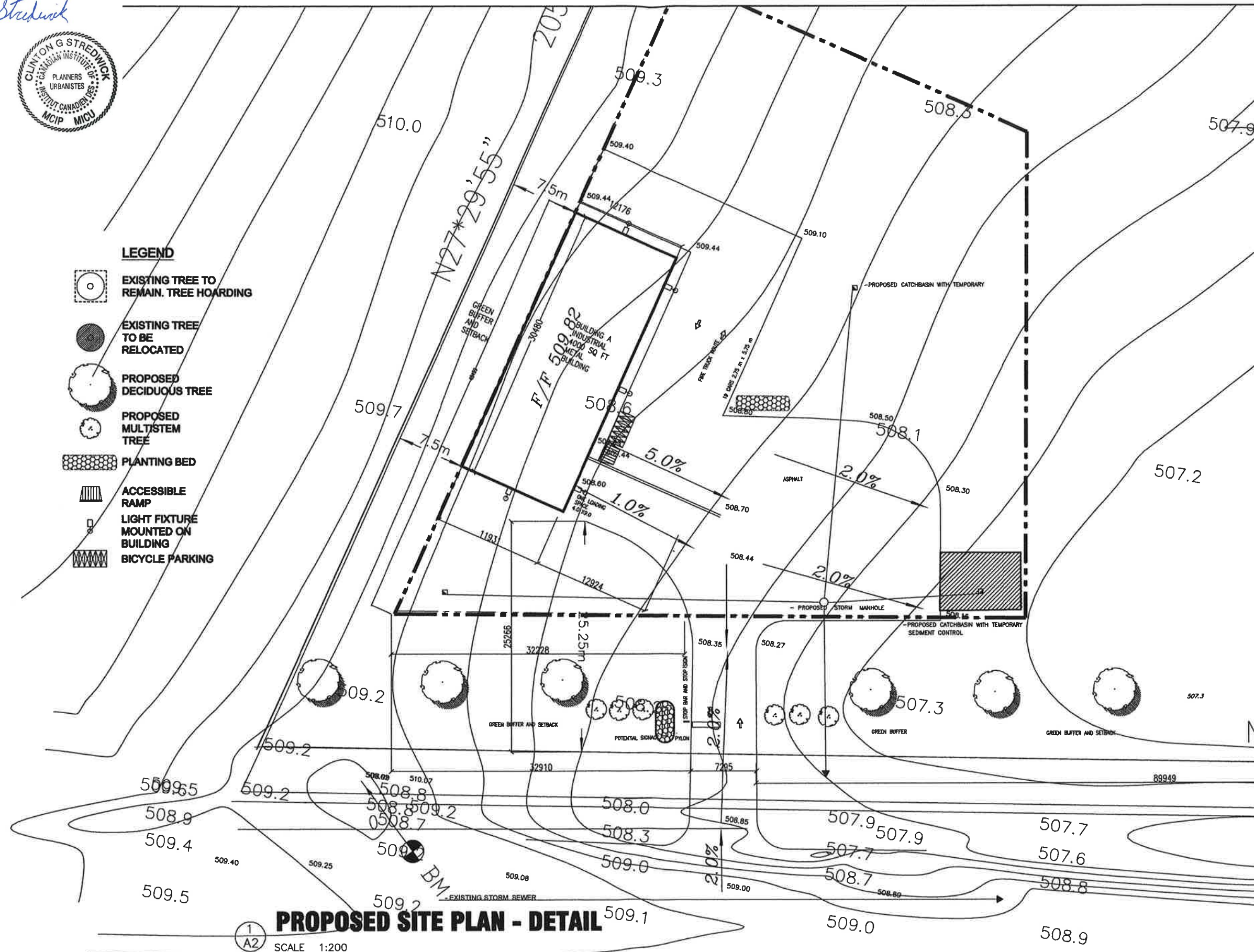
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Daniel Karpinski
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e-mail: Daniel.Karpinski@ymptico.ca

A4

DEVELOPMENT OF THE
RR#1
2 INDUSTRIAL BUILDINGS
DUNDALK ONTARIO

DRG. TITLE	AS NOTED
SCALE	AS NOTED
DATE	JANUARY, 2018
DRWN	JA
PROJ. NO.	2018-01- DUNDALK



1. ALL MEASUREMENTS TO BE VERIFIED AT SITE. IN CASE OF DISCREPANCY, CONTRACTOR TO INFORM THE ARCHITECT IMMEDIATELY.
2. ALL WORK TO BE IN COMPLIANCE WITH THE ONTARIO BUILDING CODE AND AUTHORITIES HAVING JURISDICTION.

J	13/06/19	HUSSEIN
I	13/06/19	METED FOR PRE CON MEETING
NO.	BATE	REVISIONS
SIGNED		

ALL MEASUREMENTS MUST BE CHECKED ON THE JOB BY THE CONTRACTOR. DRAWINGS MUST NOT BE SCALED.

ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF THE ARCHITECT AND MUST BE RETURNED AT THE COMPLETION OF THE JOB.



Daniel Karpinski
ARCHITECT

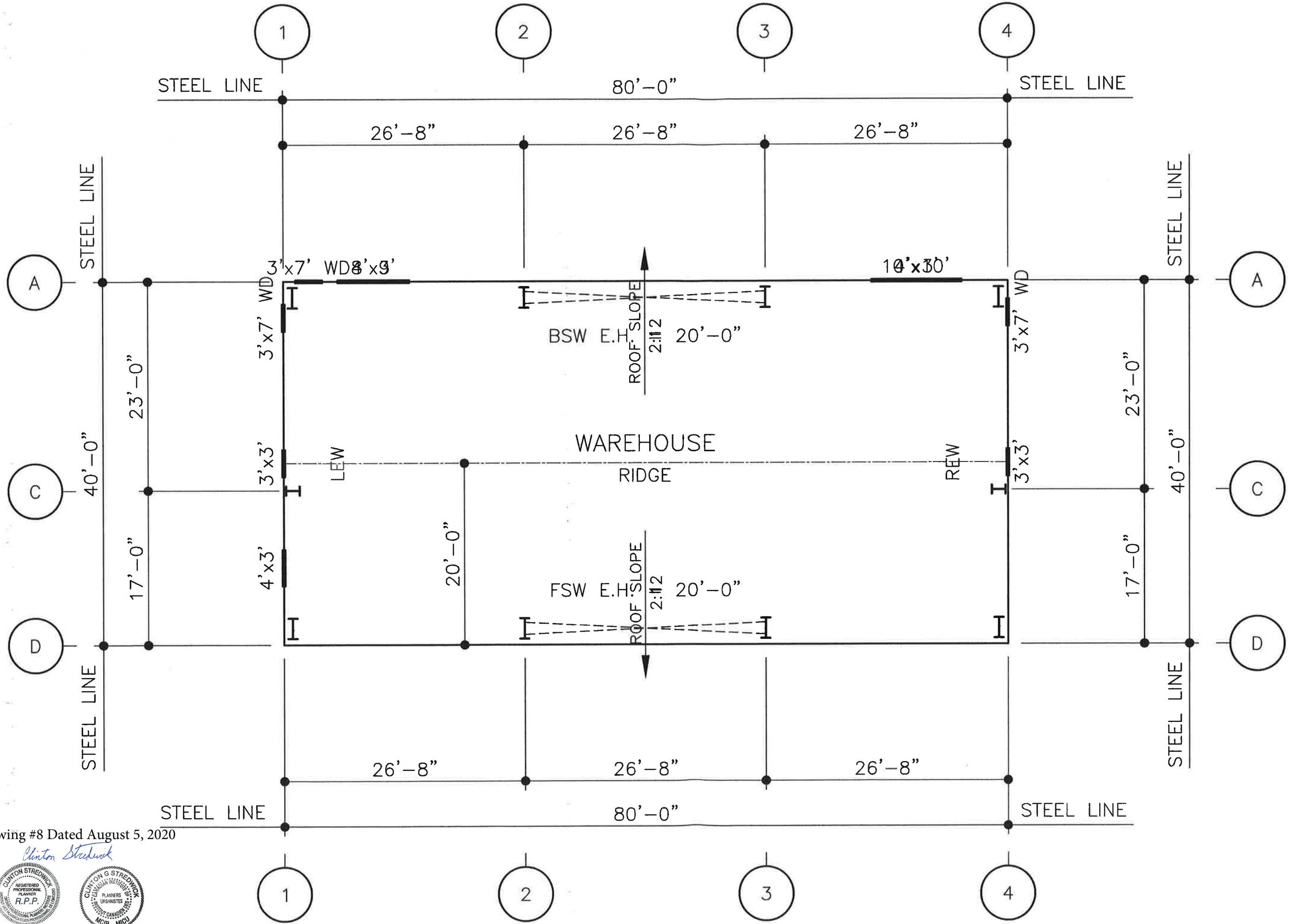
67 GLENMOUNT PARK ROAD TORONTO, ON. M4E 2N3
MOBIL: (416) 985-8906 FAX: (416) 691-7893
e-mail: Daniel.Karpinski@Symptec.ca

A5

DEVELOPMENT OF THE
ONE INDUSTRIAL BUILDING
ECO PARK LOT 3
DUNDALK ONTARIO

DWG. TITLE		
AS NOTED		
SCALE	DATE	DESIGN
AS NOTED	MARCH 2022	JA
PROJECT NO.		
2018-01- DUNDALK-REVISION		

Drawing #8 Dated August 5, 2020

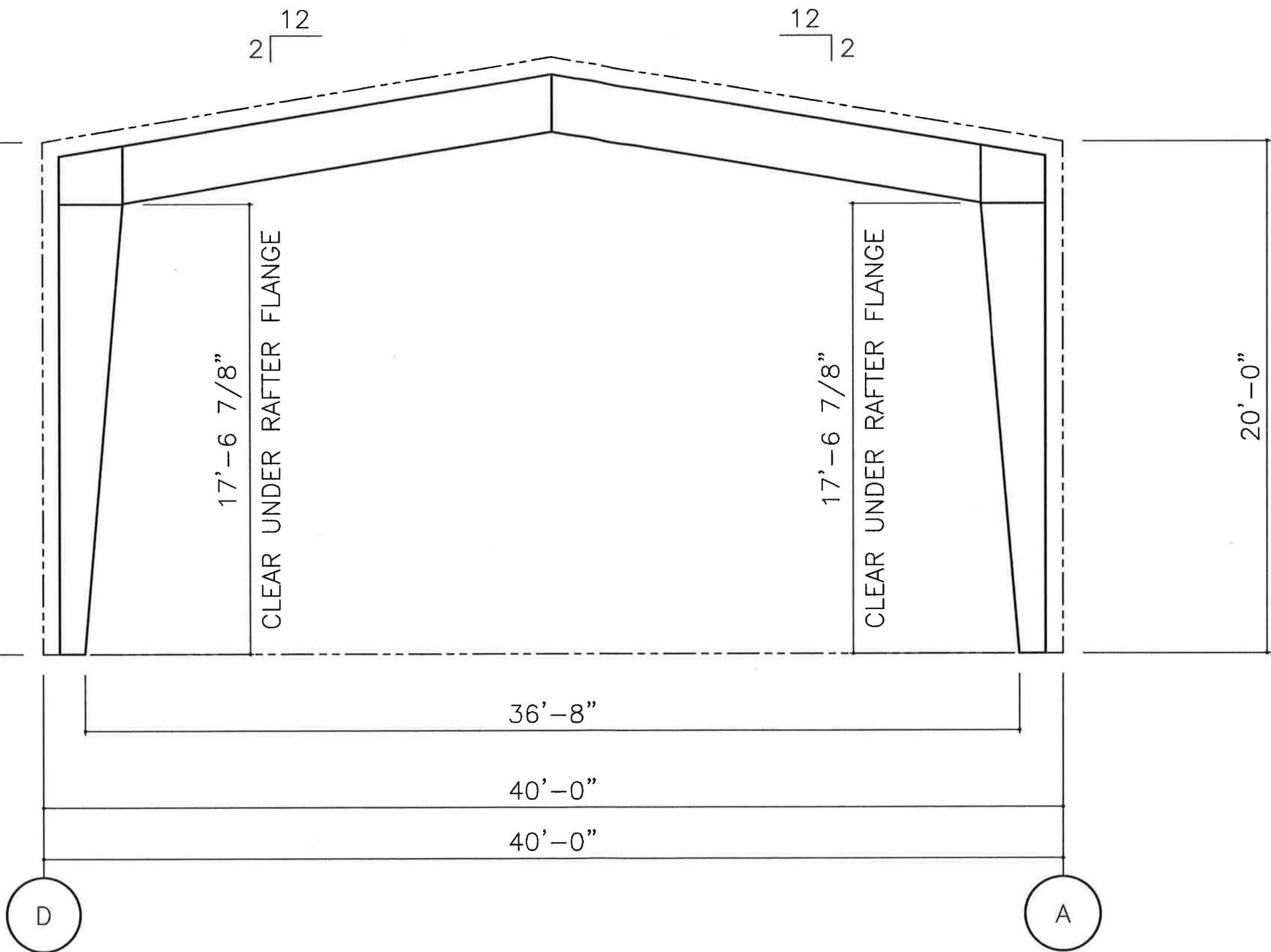


PROJECT NAME:
DARSHI KUMAR 2
DUNDALK, ON
CUSTOMER NAME:
PRESTIGE STEEL BUILDINGS
ORILLIA, ON

DO NOT USE FOR FINAL CONSTRUCTION
SHEET TITLE:
PRELIMINARY FLOOR PLAN
SHEET NUMBER:
QUOTE NUMBER:
3
FP1



Drawing #9 Dated August 5, 2020

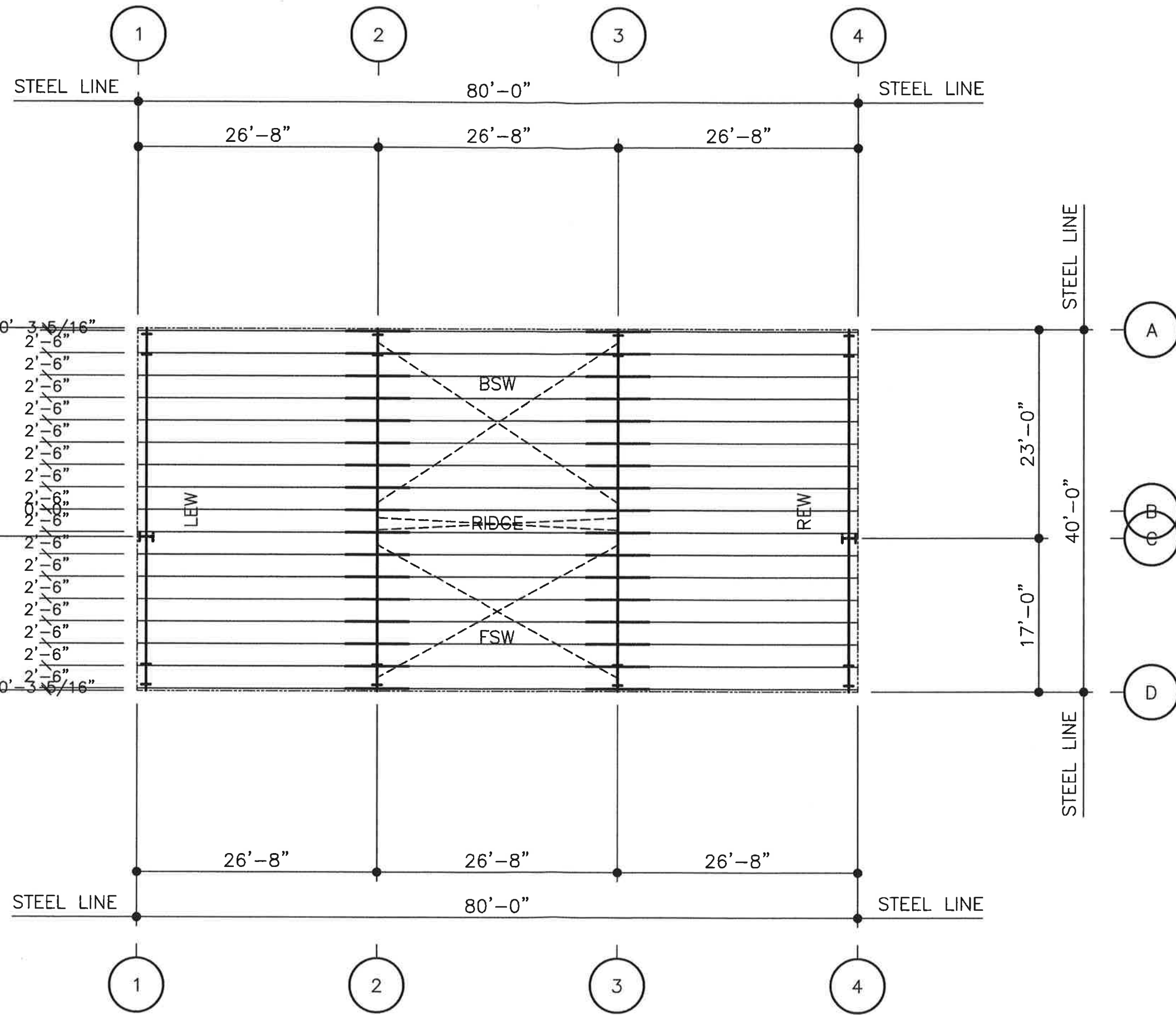
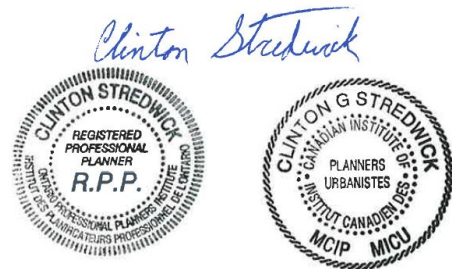


FRAME @ LINE(S) 2,3

*ALL CLEAR DIMENSIONS ARE SUBJECT TO CHANGE AT TIME OF FINAL DESIGN, UNLESS NOTED OTHERWISE IN THE SPECIAL USER NOTES SECTION.

DO NOT USE FOR FINAL CONSTRUCTION		PROJECT NAME: DARSHI KUMAR 2 DUNDALK, ON		 AMERICAN BUILDINGS COMPANY A FULBRIGHT COMPANY Drawing Generated By eQuote
SHEET TITLE: PRELIMINARY FRAME CROSS SECTIONS		CUSTOMER NAME: PRESTIGE STEEL BUILDINGS		
SHEET NUMBER: FX		QUOTE NUMBER: 3		

Drawing #11 Dated August 5, 2020



WAREHOUSE ROOF FRAMING PLAN



PROJECT NAME:
DARSHI KUMAR 2
DUNDALK, ON

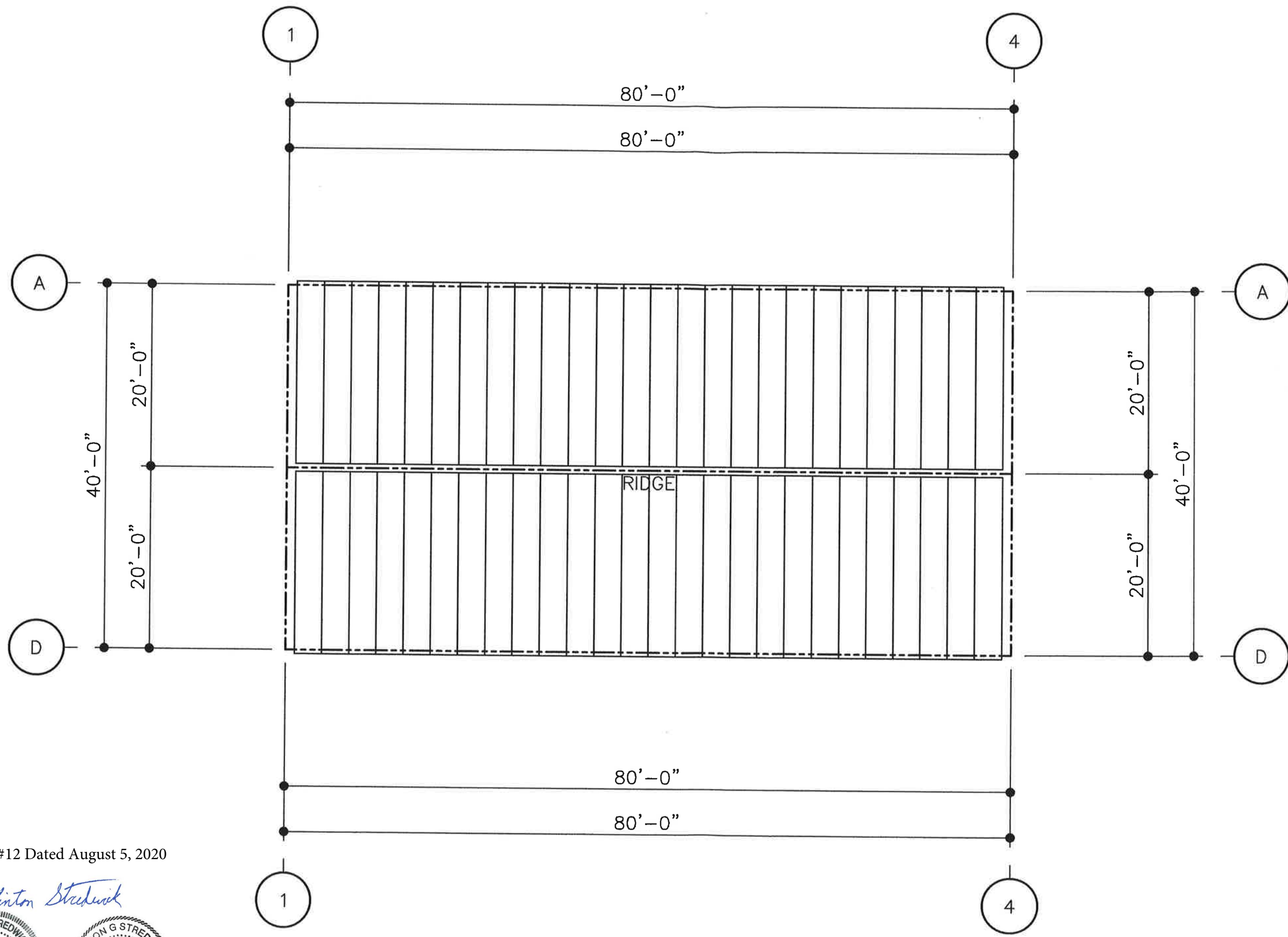
CUSTOMER NAME:
PRESTIGE STEEL BUILDINGS
ORILLIA, ON

DO NOT USE FOR FINAL CONSTRUCTION
SHEET TITLE:
PRELIMINARY ROOF FRAMING PLAN

2/13/2018 3:02 PM

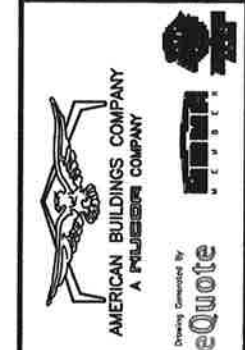
SHEET NUMBER:
RF1
QUOTE NUMBER:
3

Drawing #12 Dated August 5, 2020



ROOF SHEETING PLAN

PANELS: 26 GA. LONGSPANIII GALVALUME



PROJECT NAME: DARSHI KUMAR 2
DUNDALK, ON
CUSTOMER NAME: PRESTIGE STEEL BUILDINGS
ORILLIA, ON

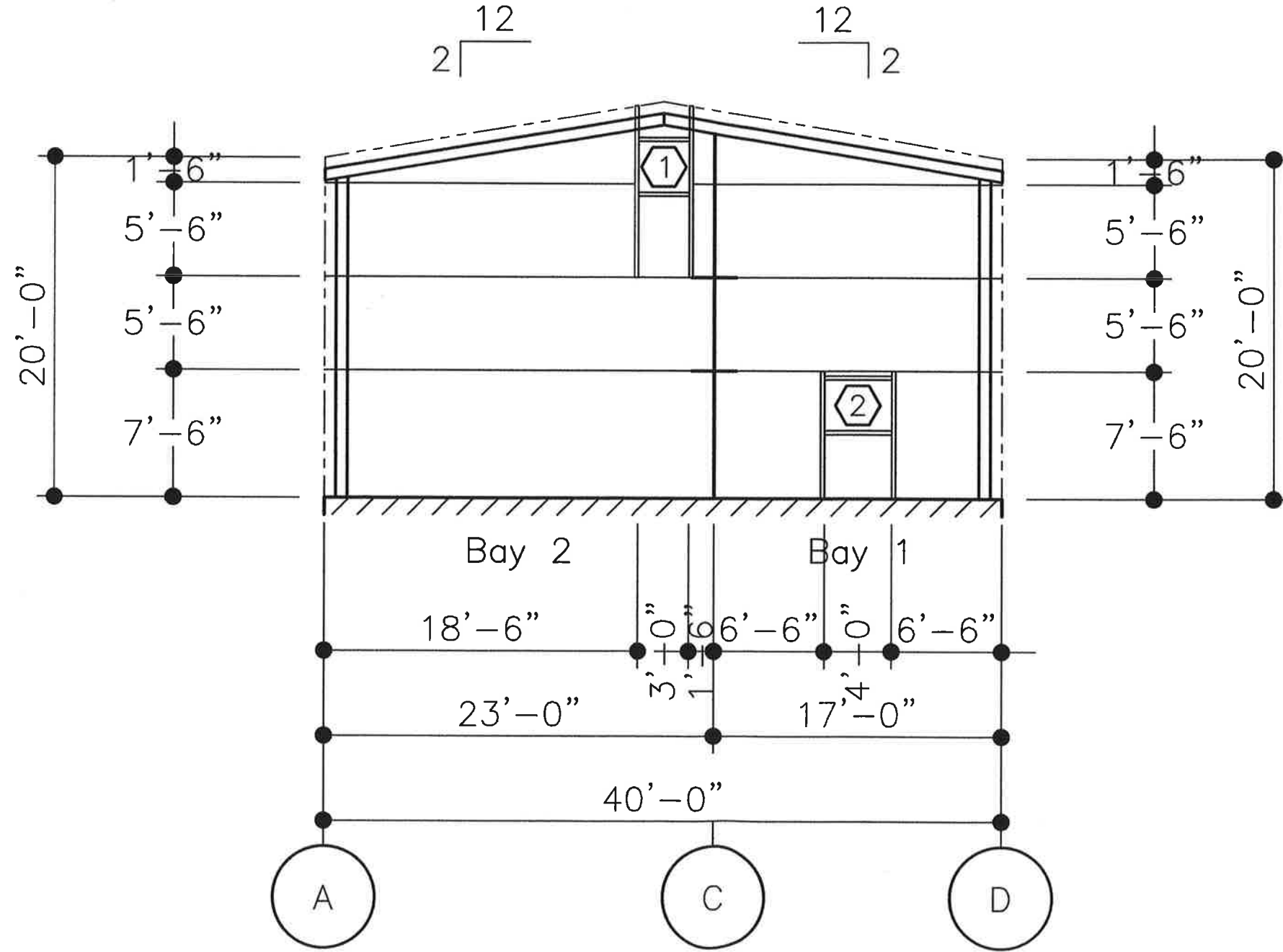
DO NOT USE FOR FINAL CONSTRUCTION
SHEET TITLE: PRELIMINARY ROOF SHEETING PLAN
SHEET NUMBER: RS1
QUOTE NUMBER: 3
DATE: 2/13/2018 3:02 PM

KEY PLAN

WAREHOUSE

FRAMED OPENING SCHEDULE

QTY	WIDTH	HEIGHT	SILL HEIGHT	LOCATED
1	3'-0"	3'-0"	18'-0"	FACTORY
2	4'-0"	3'-0"	4'-0"	FACTORY



Drawing #13 Dated August 5, 2020



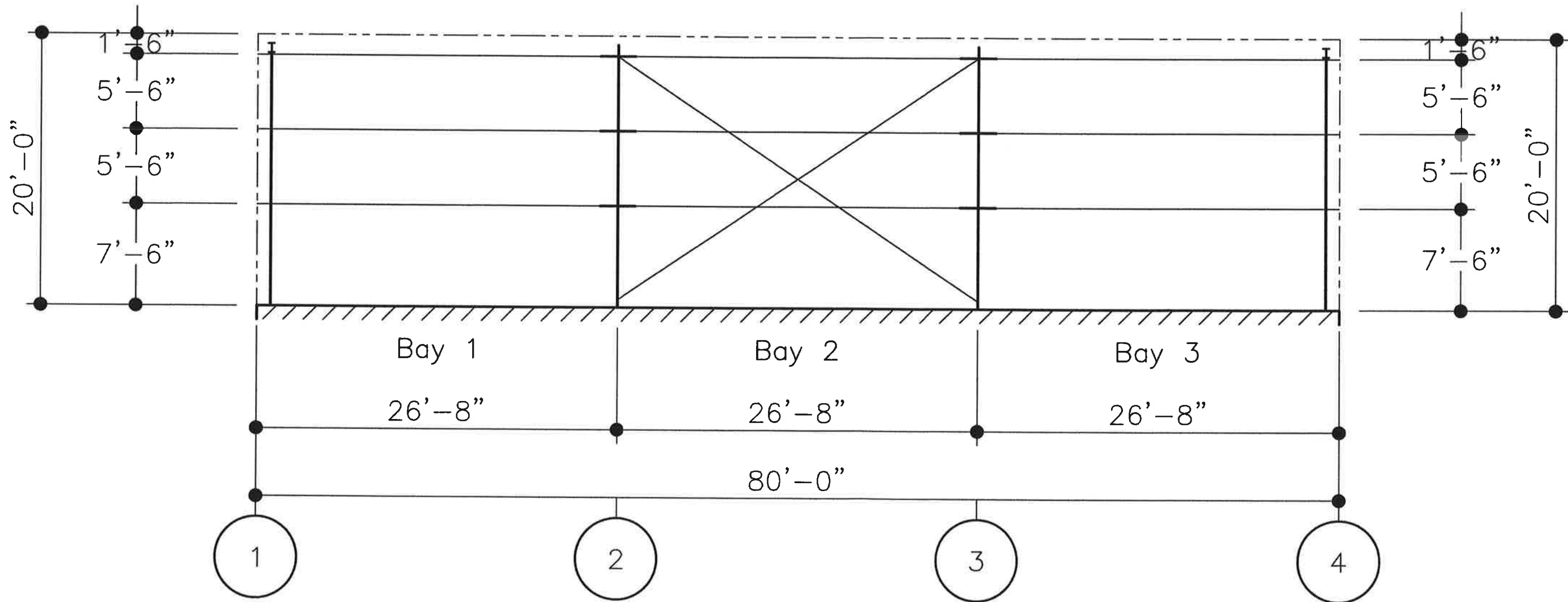
ELEVATION AT LINE 1

PROJECT NAME:
DARSHI KUMAR 2
DUNDALK, ON
CUSTOMER NAME:
PRESTIGE STEEL BUILDINGS
ORILLIA, ON

DO NOT USE FOR FINAL CONSTRUCTION
SHEET TITLE:
PRELIMINARY STRUCTURAL ELEVATIONS
SHEET NUMBER:
ST5
DATE:
2/13/2018 3:02 PM
QUOTE NUMBER:
3

KEY PLAN

WAREHOUSE



Drawing #14 Dated August 5, 2020

ELEVATION AT LINE D



PROJECT NAME:
DARSHI KUMAR 2
DUNDALK, ON

CUSTOMER NAME:
PRESTIGE STEEL BUILDINGS
ORILLIA, ON

DO NOT USE FOR FINAL CONSTRUCTION

SHEET TITLE:
PRELIMINARY STRUCTURAL ELEVATIONS

SHEET NUMBER:
ST6

QUOTE NUMBER:
3

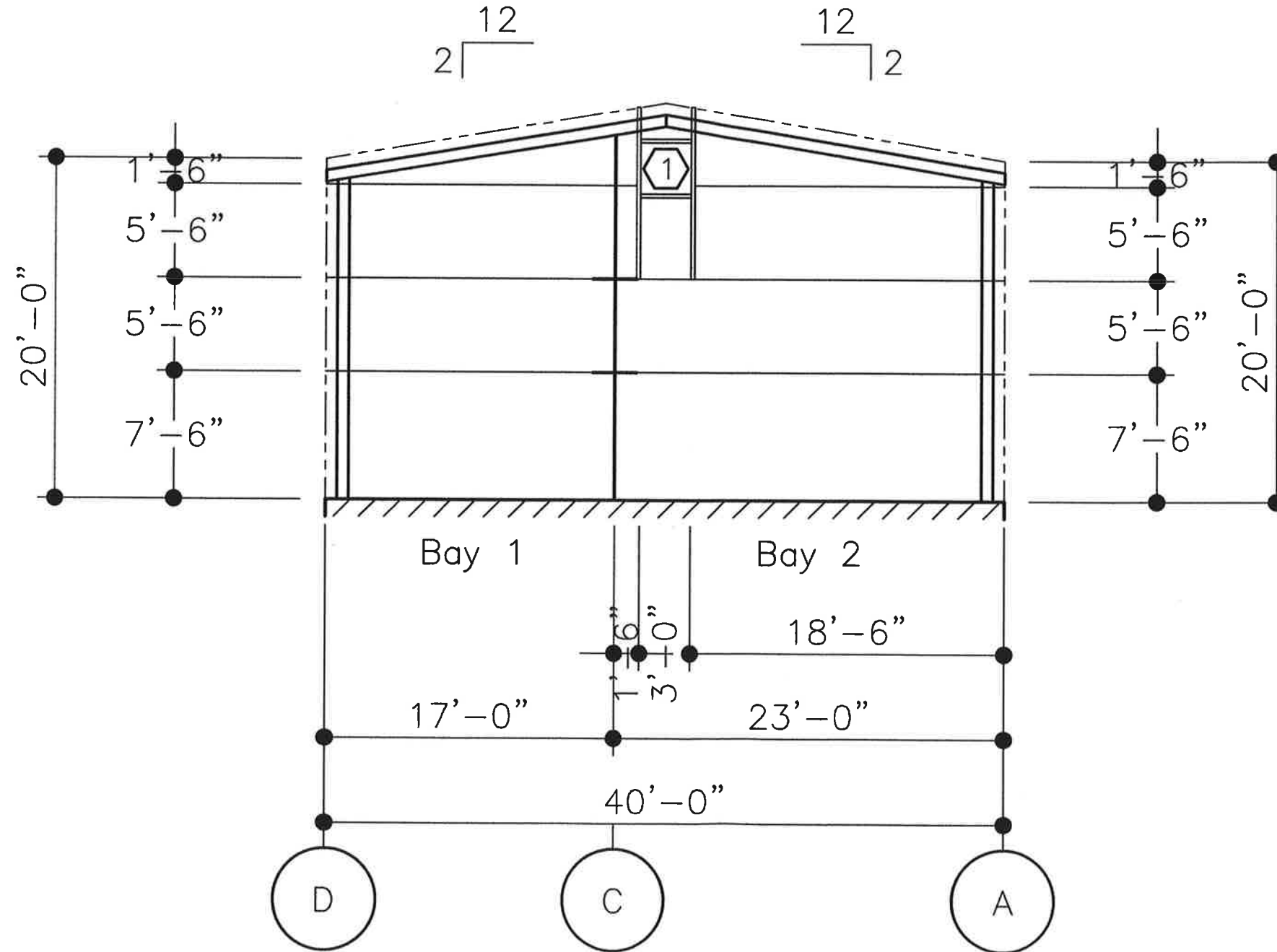
2/13/2018 3:02 PM

KEY PLAN

WAREHOUSE

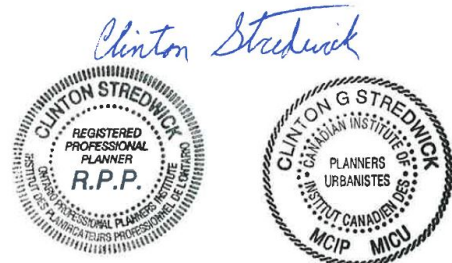
FRAMED OPENING SCHEDULE

ID	QTY	WIDTH	HEIGHT	SILL HEIGHT	LOCATED
1	1	3'-0"	3'-0"	18'-0"	FACTORY



ELEVATION AT LINE 4

Drawing #15 Dated August 5, 2020



PROJECT NAME:

DARSHI KUMAR 2
DUNDALK, ON

CUSTOMER NAME:

PRESTIGE STEEL BUILDINGS
ORILLIA, ON

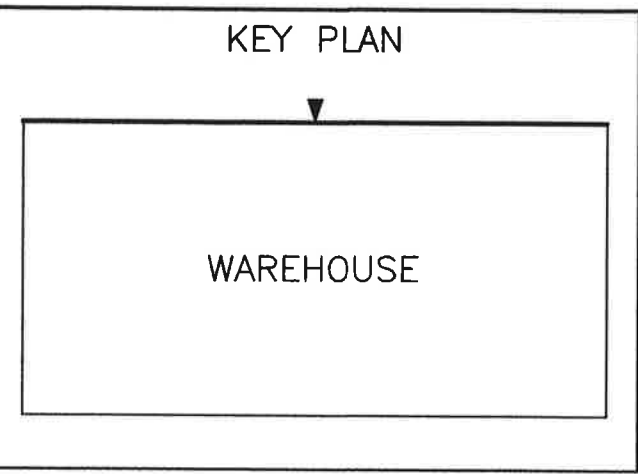
DO NOT USE FOR FINAL CONSTRUCTION

SHEET TITLE: 2/13/2018 3:02 PM

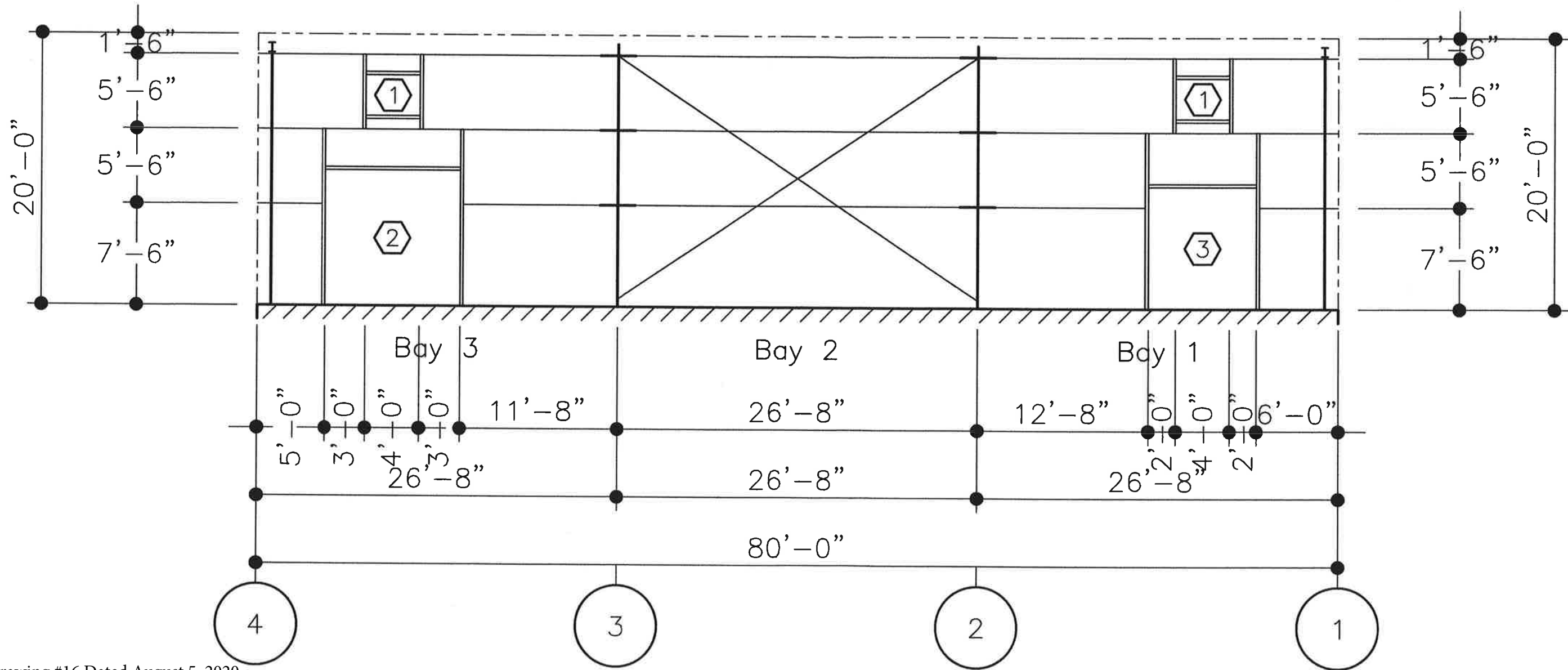
PRELIMINARY STRUCTURAL ELEVATIONS

SHEET NUMBER: QUOTE NUMBER: 3

ST7

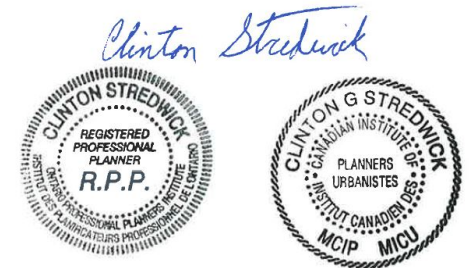


FRAMED OPENING SCHEDULE					
ID	QTY	WIDTH	HEIGHT	SILL HEIGHT	LOCATED
1	2	4'-0"	3'-0"	14'-0"	FACTORY
2	1	10'-0"	10'-0"	0'-0"	FACTORY
3	1	8'-0"	9'-0"	0'-0"	FACTORY

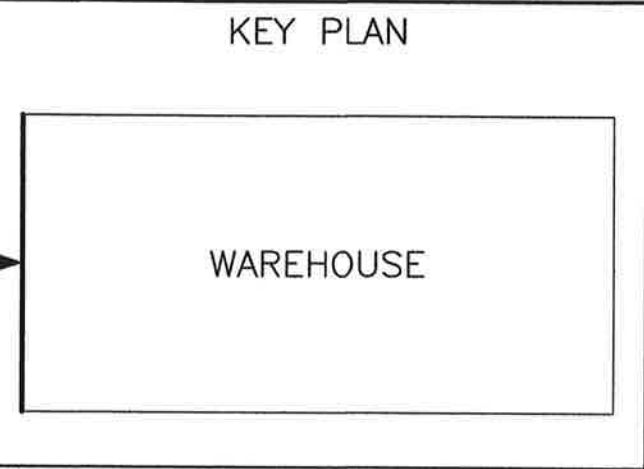


ELEVATION AT LINE A

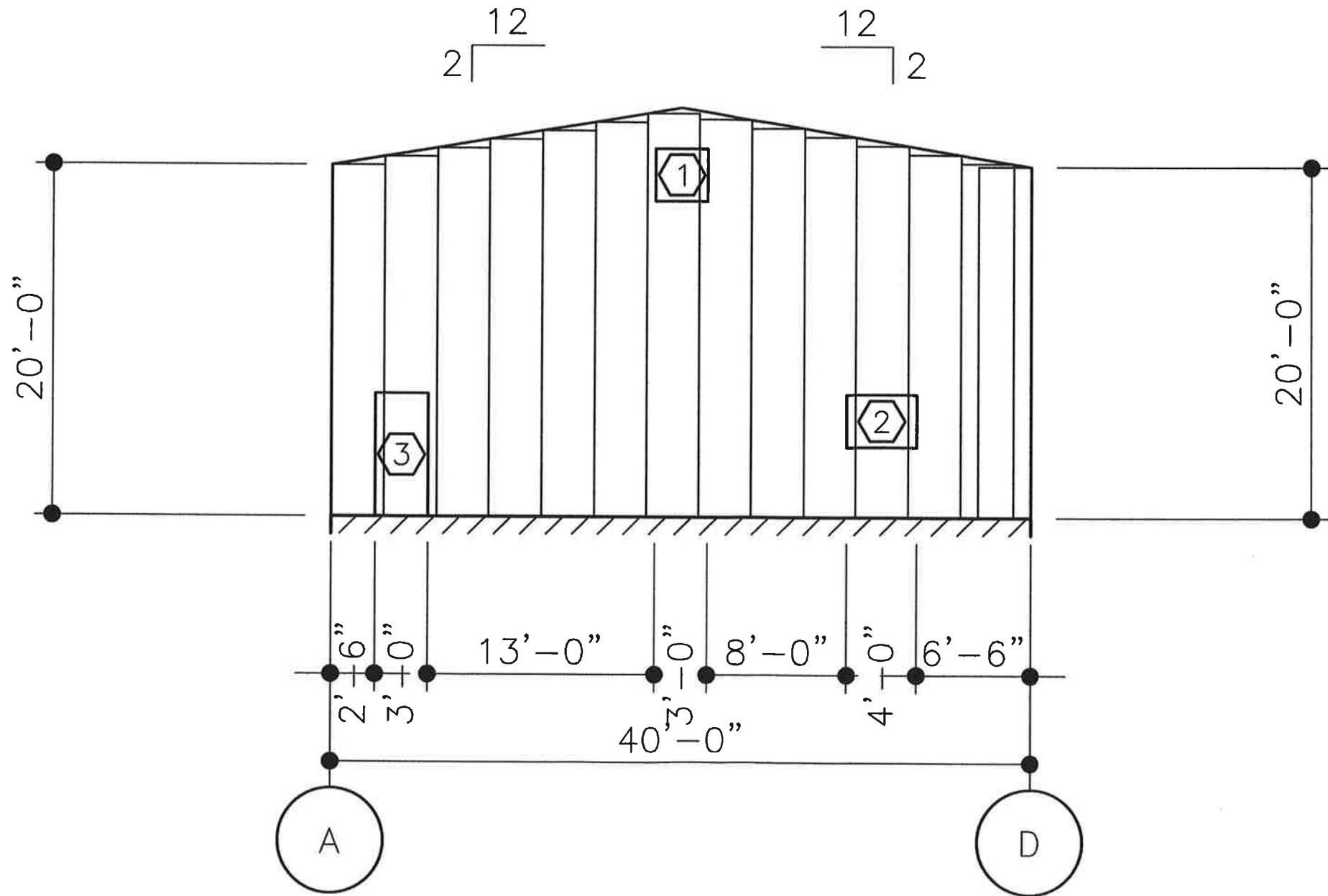
Drawing #16 Dated August 5, 2020



PROJECT NAME:		DARSHI KUMAR 2	
CUSTOMER NAME:		DUNDALK, ON	
PROJECT NAME:		PRESTIGE STEEL BUILDINGS	
CUSTOMER NAME:		ORILLIA, ON	
DO NOT USE FOR FINAL CONSTRUCTION		3	
SHEET TITLE:		PRELIMINARY STRUCTURAL ELEVATIONS	
SHEET NUMBER:		ST8	



FRAMED OPENING SCHEDULE					
ID	QTY	WIDTH	HEIGHT	SILL HEIGHT	LOCATED
1	1	3'-0"	3'-0"	18'-0"	FACTORY
2	1	4'-0"	3'-0"	4'-0"	FACTORY
3	1	3'-0"	7'-0"	0'-0"	FACTORY



Drawing #17 Dated August 5, 2020



WALL SHEETING ELEVATION AT LINE 1

PANELS: 26 GA. Architectural III – TBS



PROJECT NAME: DARSHI KUMAR 2 DUNDALK, ON	
CUSTOMER NAME: PRESTIGE STEEL BUILDINGS ORILLIA, ON	
DO NOT USE FOR FINAL CONSTRUCTION	3
SHEET TITLE: PRELIMINARY SHEETING ELEVATIONS	2/13/2018 3:02 PM
SHEET NUMBER: WS5	QUOTE NUMBER:

KEY PLAN

WAREHOUSE

20'-0"

20'-0"

80'-0"

1

4

Drawing #18 Dated August 5, 2020

WALL SHEETING ELEVATION AT LINE D

PANELS: 26 GA. Architectural III - TBS



PROJECT NAME:

DARSHI KUMAR 2
DUNDALK, ON

CUSTOMER NAME:

PRESTIGE STEEL BUILDINGS
ORILLIA, ON

DO NOT USE FOR FINAL CONSTRUCTION

SHEET TITLE: 2/13/2018 3:02 PM

PRELIMINARY SHEETING ELEVATIONS

SHEET NUMBER: QUOTE NUMBER:

WS6

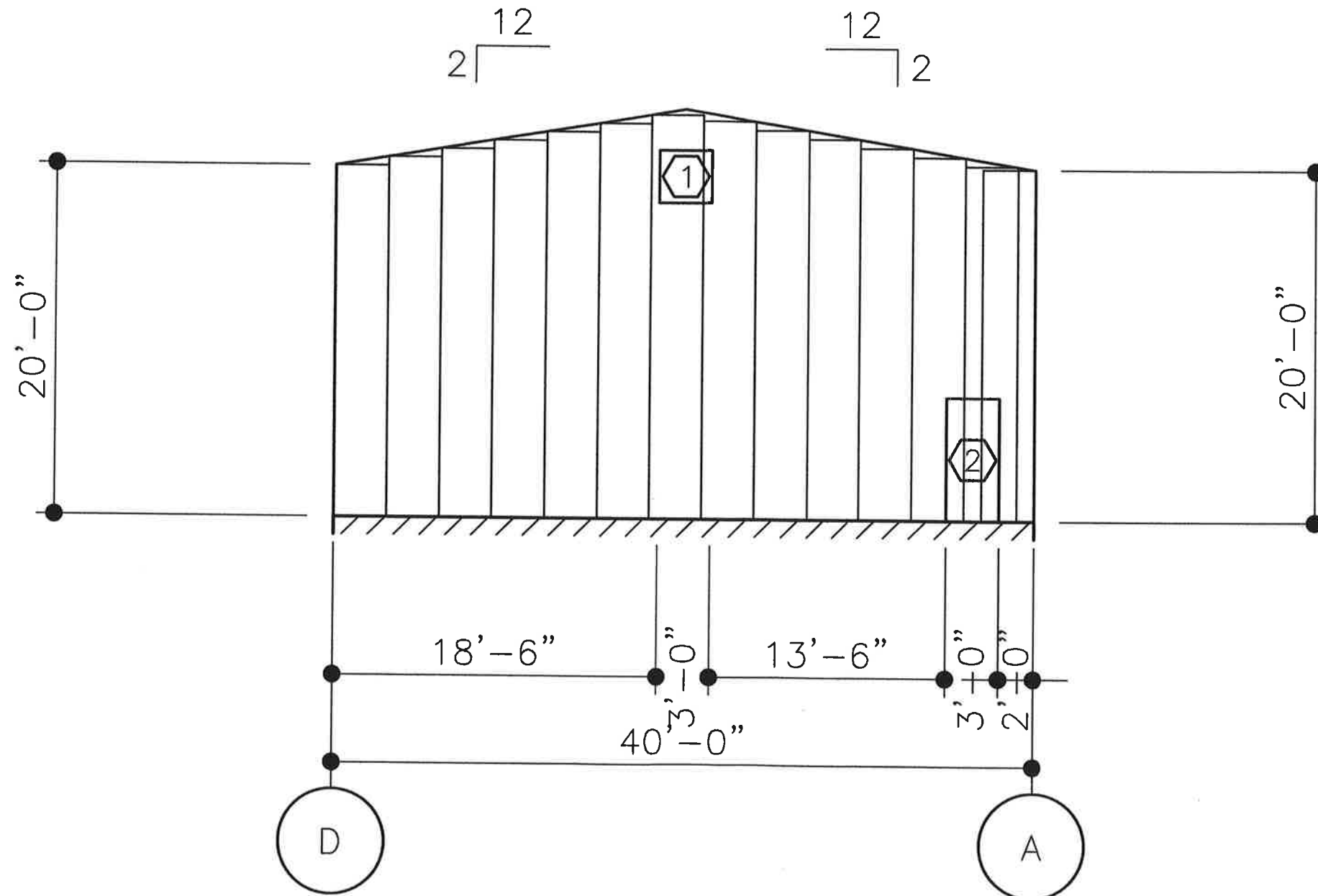
3

KEY PLAN

WAREHOUSE

FRAMED OPENING SCHEDULE

ID	QTY	WIDTH	HEIGHT	SILL HEIGHT	LOCATED
1	1	3'-0"	3'-0"	18'-0"	FACTORY
2	1	3'-0"	7'-0"	0'-0"	FACTORY



Drawing #19 Dated August 5, 2020



WALL SHEETING ELEVATION AT LINE 4

PANELS: 26 GA. Architectural III - TBS



PROJECT NAME:
DARSHI KUMAR 2
DUNDALK, ON
CUSTOMER NAME:
PRESTIGE STEEL BUILDINGS
ORILLIA, ON

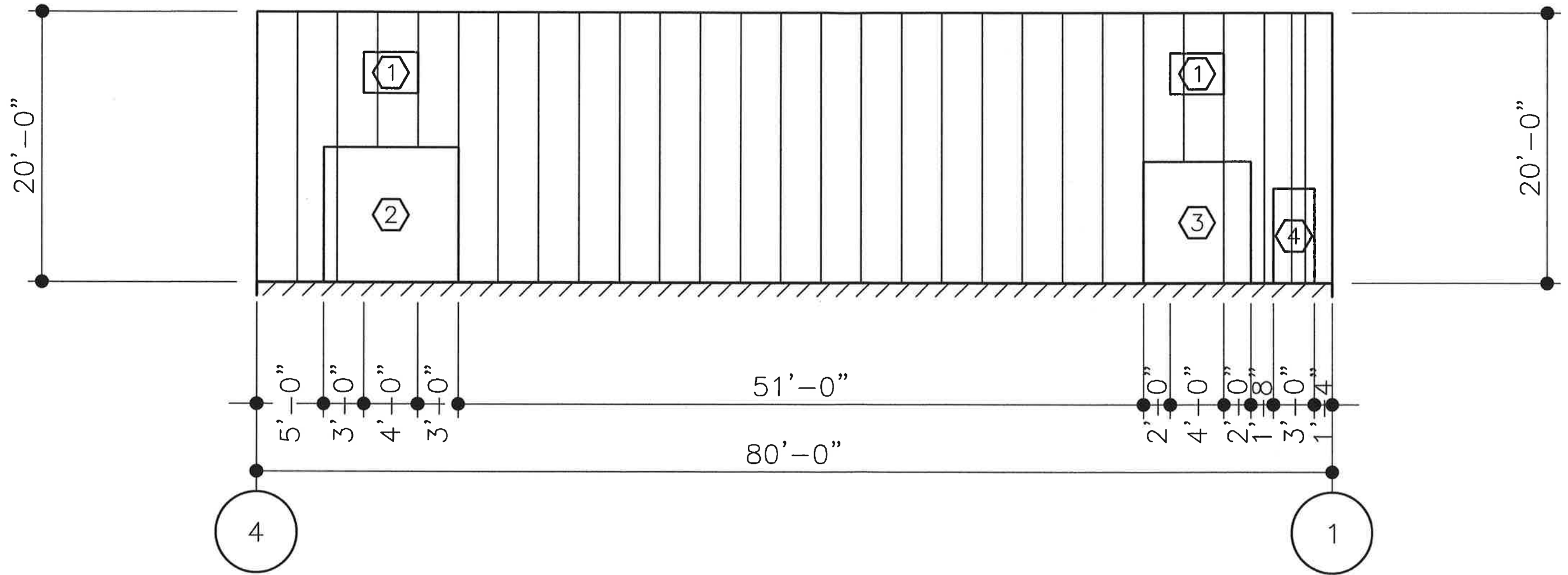
DO NOT USE FOR FINAL CONSTRUCTION
SHEET TITLE:
PRELIMINARY SHEETING ELEVATIONS
SHEET NUMBER:
QUOTE NUMBER:
3
WS7

KEY PLAN

WAREHOUSE

FRAMED OPENING SCHEDULE

ID	QTY	WIDTH	HEIGHT	SILL HEIGHT	LOCATED
1	2	4'-0"	3'-0"	14'-0"	FACTORY
2	1	10'-0"	10'-0"	0'-0"	FACTORY
3	1	8'-0"	9'-0"	0'-0"	FACTORY
4	1	3'-0"	7'-0"	0'-0"	FACTORY



Drawing #20 Dated August 5, 2020



WALL SHEETING ELEVATION AT LINE A

PANELS: 26 GA. Architectural III - TBS

DO NOT USE FOR FINAL CONSTRUCTION

SHEET TITLE: PRELIMINARY SHEETING ELEVATIONS

SHEET NUMBER: WS8

DATE: 2/13/2018 3:02 PM

QUOTE NUMBER: 3

PROJECT NAME:

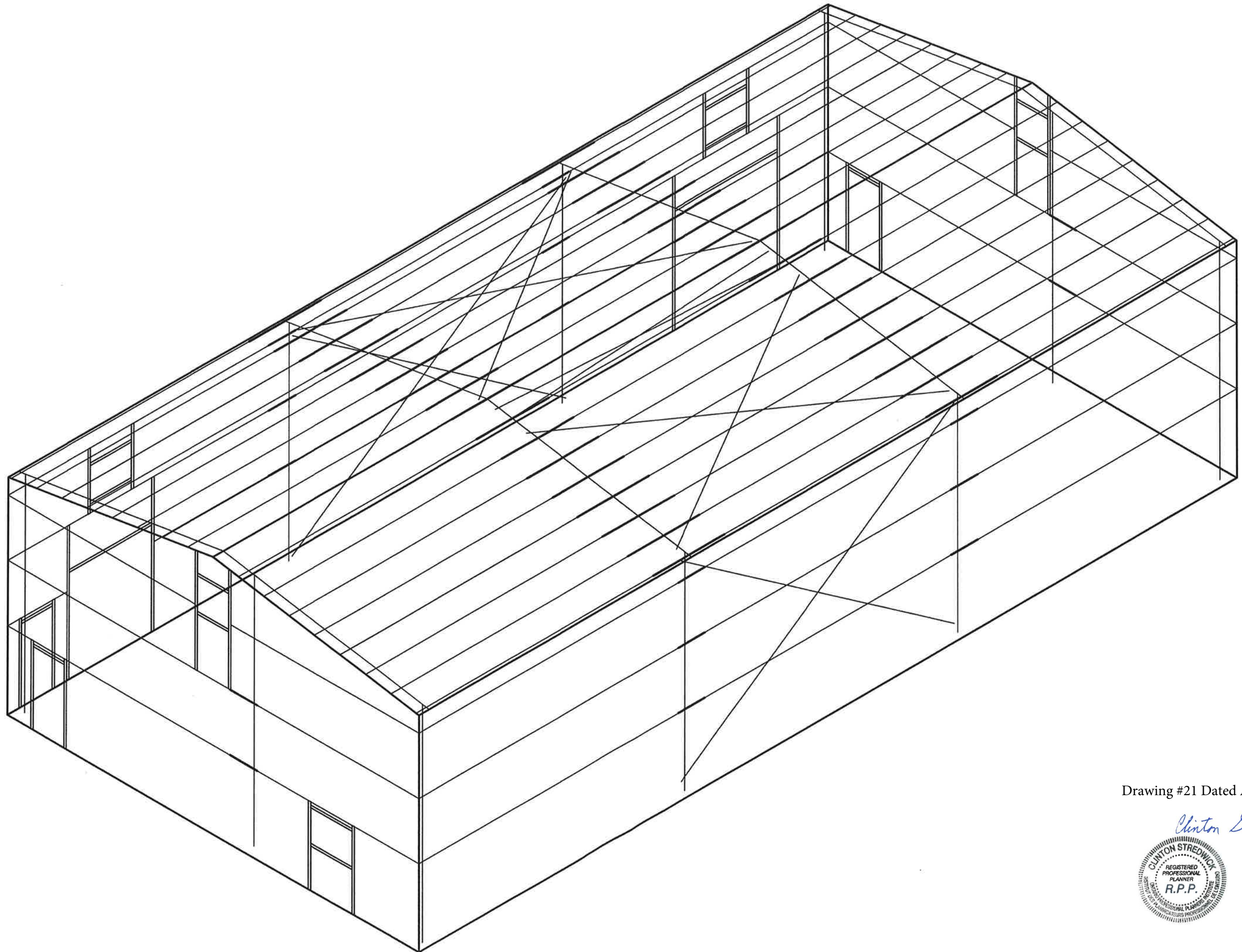
DARSHI KUMAR 2

DUNDALK, ON

CUSTOMER NAME:

PRESTIGE STEEL BUILDINGS

ORILLIA, ON



Drawing #21 Dated August 5, 2020

Clinton Stredwick

