

I REVIEW AND TAKE RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF A FIRM REGISTERED UNDER SUBSECTION 3.2.4. OF DIVISION C, OF THE BUILDING CODE, I AM QUALIFIED, AND THE FIRM IS REGISTERED, IN THE APPROPRIATE CLASSES/CATEGORIES.

INDIVIDUAL BCIN: 20595
FIRM BCIN: 3866
BILL KLINGENBERG

1) SCALING OF THE DESIGN IS NOT PERMITTED. ANY STRUCTURAL CHANGES MADE WITHOUT THE WRITTEN APPROVAL OF KLINGENBERG DESIGN WILL EFFECTIVELY REMOVE ANY RESPONSIBILITY OF THE DESIGNER & REVOKE THE DESIGNER'S COMMITMENT WITH RESPECT TO THE ONTARIO BUILDING CODE DIVISION C PART 3.
2) OPENING SIZES TO BE CONFIRMED WITH WINDOW MANUFACTURER PRIOR TO ORDERING

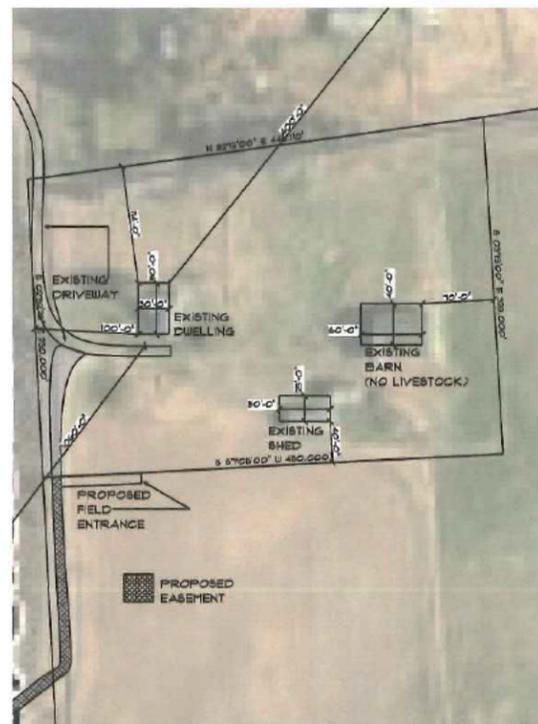
GENERAL:

ALL CONSTRUCTION TO CONFORM TO THE ONTARIO BUILDING CODE (O.B.C.) AND ALL APPLICABLE OTHER CODES AND LOCAL AUTHORITIES HAVING JURISDICTION. ALL DIMENSIONS IN IMPERIAL. THERMAL RESISTANCE VALUES BASED ON ZONE 1



SITE PLAN
SCALE: NOT TO SCALE

PROPOSED SEVERANCE
SCALE: 1" = 80'-0"



Zoning Matrix				
426062 000194700				
018275 Bruce Road 10				
Township of Georgian Bluffs				
Concession 3 S P1 Lots 1-4				
Area: 78.78 ac				
Zone	R1A			
Provisions	Required	Provided	Conforming	Condition
Minimum Lot Area	NA	72.76 ac	Yes	
Minimum Lot Frontage	NA	280 ft	Yes	
Minimum Front Yard	33 feet	100 ft	Yes	Existing
Minimum Side Yard	33 feet	40 feet	Yes	South
		114 ft	Yes	North
Minimum Rear Yard	33 ft	70 ft	Yes	
Maximum Height	33 feet	30 feet (Barn)	Yes	Existing
Maximum Lot Coverage		5%	4%	Yes
Permitted Use	Conforming	Condition		
Agriculture Use	Yes	Existing	Yes	

Lots in Agricultural and Rural Zones with a lot area of 1.98 ac (0.8ha) or less shall be considered as residential, non-agricultural lots

KLINGENBERG DESIGN

Mike Fisher

DRAWN BY: B. KLINGENBERG

SCALE: As Noted

DATE: February 18, 2026

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SITE PLAN