

GENERAL NOTES:

1. ALL ELEVATIONS ARE IN METRES, UNLESS NOTED OTHERWISE.

2. ALL DIMENSIONS ARE IN MILLIMETRES, UNLESS NOTED OTHERWISE.

3. ALL DIMENSIONS AND DESIGN ELEVATIONS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY DISCREPANCIES MUST BE BROUGHT TO THE ATTENTION OF THE ENGINEER.

4. EVERYTHING SHOWN TO BE CONSIDERED NEW UNLESS OTHERWISE NOTED.

5. THIS DRAWING TO BE USED IN CONJUNCTION WITH STANDARD DRAWINGS & WITH CANADIAN TIRE SPECIFICATIONS.

6. ALL WORK TO BE DONE AS PER STD. SPECIFICATIONS & IN ACCORDANCE WITH LOCAL & PROVINCIAL REGULATIONS.

7. ALL WORK RELATED TO PROPOSED GAS BAR SITE TO BE DONE BY THE CONTRACTOR UNLESS NOTED OTHERWISE.

8. ALL UNDERGROUND SERVICE MATERIALS AND INSTALLATIONS TO BE IN ACCORDANCE WITH THE CITY STANDARDS AND SPECIFICATIONS.
9. FIRE ROUTE (EXISTING).

10. ALL CONSTRUCTION SIGNING MUST CONFORM TO THE M.T.O. MANUAL OF "UNIFORM TRAFFIC CONTROL DEVICES" (EXISTING).

11. THE FIRE DEPARTMENT ACCESS ROUTE SHALL BE DESIGNED TO SUPPORT A LOAD OF NOT LESS THAN 11,363 KG PER AXLE AND HAVE A CHANGE IN GRADIENT OF NOT MORE THAN 1 IN 12.5 OVER A MINIMUM DISTANCE OF 15m (EXISTING).

12. BUILDING CODE CLASSIFICATION: GROUP E

13. EXISTING C-STORE, CANOPY AND UNDERGROUND TANKS TO BE REMOVED BY OTHERS.

LEGEND

○ C.O.	CLEAN OUT	SS	SANITARY SERVICE
⊗ V&B	VALVE & BOX	SS	SANITARY SERVICE
⊗ V&C	VALVE & CHAMBER	ST	STORM SERVICE
⊗ FH	HYDRANT	ST	STORM SERVICE
■	STANDARD IRON BAR	G	GAS SERVICE
○	STORM M.H.	G	GAS SERVICE
○	STORM M.H.	W	WATER SERVICE
○	STORM M.H.	W	WATER SERVICE
●	SANITARY M.H.	W	WATER SERVICE
●	SANITARY M.H.	UH	UNDERGROUND HYDRO SERVICE
⊗	CATCH BASIN M.H.	TH	THERMAL INSULATION AS PER DETAIL 1
⊗	CATCH BASIN	+	EXISTING ELEVATION
⊗	DOUBLE C.B.	+	ELEVATION (PROPOSED)
⊗	CATCH BASIN M.H.	+	PROPOSED ELEVATION (BY OTHERS)
○	DOWNSPOUT	CONC.	CONC. CURB
○	FLOODPOLE	CONC.	CONC. CURB
○	OVERLAND MAJOR FLOW ROUTE	CONC.	CONC. CURB
○		2.0%	SLOPE OF ASPHALT
○		---	PROPERTY LINE
○		---	LOT LINE

SITE STATISTICS

ZONING: SC
SITE AREA: 154,297.28 m²
SITE PLAN APPLICATION: COMMERCIAL- GROUP E

BUILDING CLASSIFICATION

ONTARIO BUILDING CODE (2012)
COMMERCIAL- GROUP E

LOT COVERAGE

TOTAL BUILDING COVERAGE: 2,329.91 m²
(INCLUDING CANOPY)

GROSS FLOOR AREA:
EX. MAIN BUILDING: 1,634.77 m²
EX. TIM HORTONS BUILDING: 53.10 m²
EX. STORAGE BUILDING: 49.67 m²
EX. CARDLOCK CANOPY: 173.18 m²
EX. C-STORE: 129.35 m²
EX. CANOPY: 860.40 m²
TOTAL: 2,900.07 m²

EX. BUILDING: 1634.77 m²
EX. TIM HORTONS BUILDING: 53.10 m²
EX. STORAGE BUILDING: 49.67 m²
NEW C-STORE: 129.30 m²
NEW CANOPY: 463.07 m²

TOTAL: 2,329.91 m²

LANDSCAPE OPEN SPACE: 76%

PAVED AREA: APPROX. 35,527.4 m²

BUILDING HEIGHT

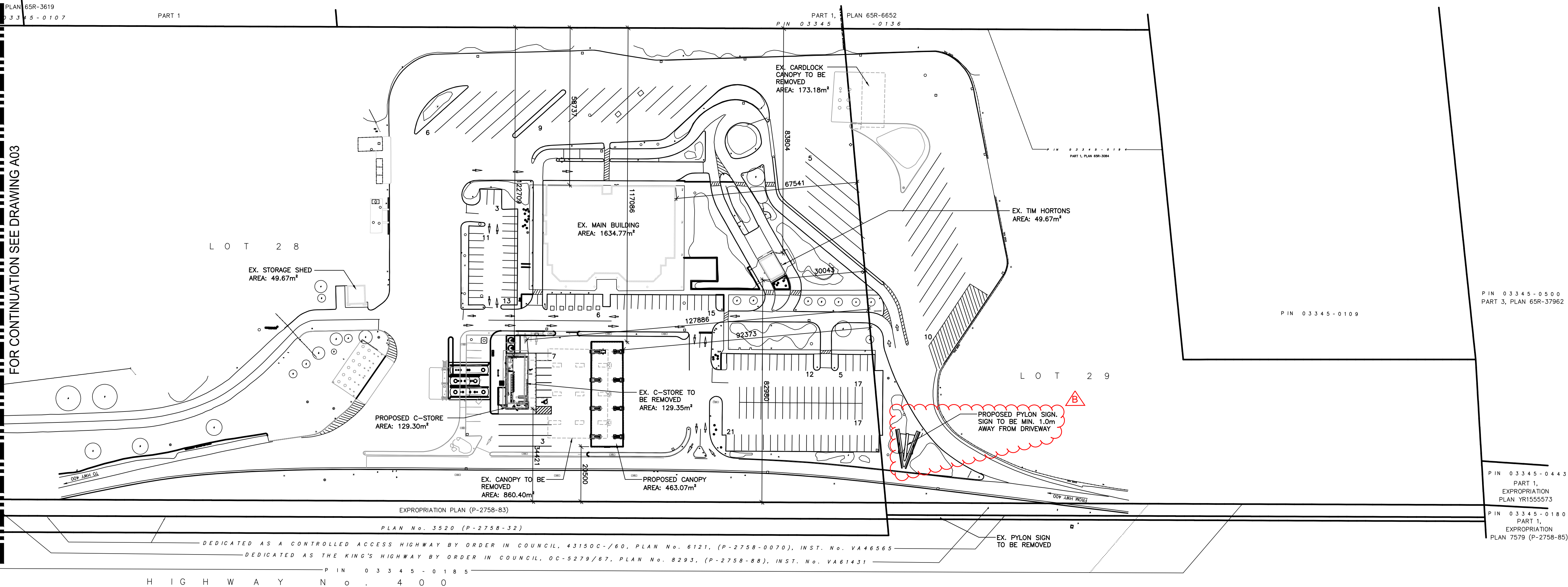
BUILDING: 1 STOREY
BUILDING HEIGHT: 4.987 m (C-STORE)

PARKING

PROVIDED PARKING SPACES: 170 SPACES
PROVIDED TRUCK PARKING: 30 SPACES
PROVIDED RV PARKING: 3 SPACES
PROVIDED HANDICAP SPACES: 9 SPACES
TOTAL PROVIDED: 212 SPACES

LOADING SPACES

REQUIRED LOADING SPACES: 0 SPACES



Attachment 2

B	PYLON SIGN LOCATION REVISED	APR 2 2025	J.B.	J.F.S.	
A	ISSUED FOR SPA	DEC 2 2024	J.B.	J.F.S.	
No.	REVISIONS	Date	By	App.	

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• BUILDINGS • EARTH & ENVIRONMENT • ENERGY •
• INDUSTRIAL • INFRASTRUCTURE • SUSTAINABILITY •

Owner/Client:

CANADIAN TIRE REAL ESTATE LTD.
17th FLOOR, 2180 YONGE STREET, TORONTO ONTARIO, M4S 2B9 (416)480-3777

Location: **MAPLE TRAVEL PLAZA
HWY 400 SB
MAPLE, ON.**

Title: **OVERALL SITE PLAN**

CAD File: CTP-1182-001-SITE-A02-RB

Designed By: J.B.

Scale: 1:800

Gas Bar No.: 1182

Base File:

Drawn By: J.B.

Date: NOV 2024

Project No.: BRM22021324-B0

Checked By:

Drawing No.: **A02**

ATTACHMENT 2

