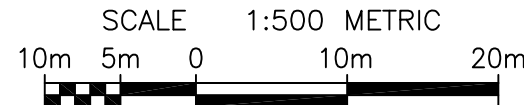


PRELIMINARY SKETCH TO ACCOMPANY AN APPLICATION UNDER THE PLANNING ACT  
**PART OF TOWNSHIP LOTS 113 & 118**  
**PART OF THE ROAD ALLOWANCE BETWEEN**  
**TOWNSHIP LOTS 113 & 118**  
 (GEOGRAPHIC TOWNSHIP OF NIAGARA)  
**TOWN OF NIAGARA-ON-THE-LAKE**  
 REGIONAL MUNICIPALITY OF NIAGARA

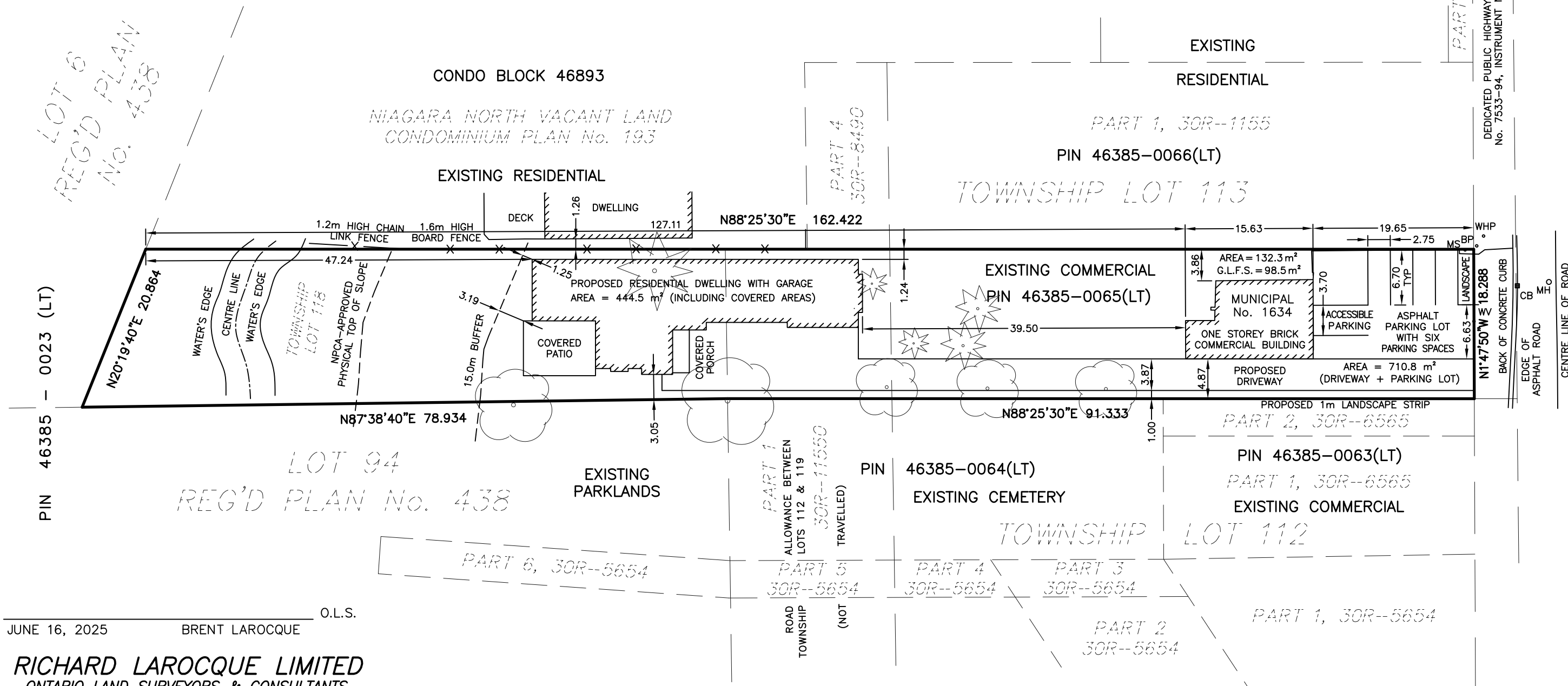
AREA SCHEDULE					
DESCRIPTION	TOTAL AREA (m <sup>2</sup> )	PROPOSED BUILDING	EXISTING BUILDING	TOTAL COVERAGE	LANDSCAPE OPEN SPACE
PART 1	3,079.1	444.5 m <sup>2</sup> (14.4%)	132.3 m <sup>2</sup> (4.3%)	18.7%	58.2%



PART 4, 30R--11424



LOT 6  
REG'D PLAN  
No. 438



O.L.S.  
 JUNE 16, 2025 BRENT LAROCQUE  
**RICHARD LAROCQUE LIMITED**  
 ONTARIO LAND SURVEYORS & CONSULTANTS  
 12 LYMAN STREET, ST. CATHARINES, ONTARIO  
 905-688-1413  
 6385 COLBORNE STREET, NIAGARA FALLS, ONTARIO  
 905-358-8400  
 www.larocquegroup.ca

**NOTE:**  
 PARKING SPACES ARE  
 2.75 x 6.7 AS PER  
 SECTION 6.38(e)

**METRIC NOTE** DISTANCES SHOWN ON THIS  
 PLAN ARE IN METRES AND CAN BE CONVERTED TO  
 FEET BY DIVIDING BY 0.3048.

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DRAWN BY:  
D.B.

CHECKED BY:  
B.L.

DATE:  
JUNE 16, 2025

FILE: 1986-070A  
 DWG. FILE: 1986-070A-07

PIN 46385-0001(LT)  
 (AS LOCALLY KNOWN)  
 (WIDENED BY HIGHWAY PLAN No. 303)

FOUR MILE CREEK ROAD

DEDICATED PUBLIC HIGHWAY BY BY-LAW  
 No. 7533-94, INSTRUMENT No. R0678919

PART 6, 30R--11424

PART 7  
30R--11424

EXISTING  
RESIDENTIAL

PART 1, 30R--1155  
PIN 46385-0066(LT)

TOWNSHIP LOT 113

PIN 46385-0064(LT)  
EXISTING CEMETERY

TOWNSHIP LOT 112

PIN 46385-0063(LT)  
PART 1, 30R--6565  
EXISTING COMMERCIAL

PROPOSED 1m LANDSCAPE STRIP  
PART 2, 30R--6565

PART 1  
ALLOWANCE BETWEEN  
LOTS 112 & 119  
30R--11550  
TRAVELLED)  
ROAD  
TOWNSHIP  
(NOT

PART 6, 30R--5654

PART 5  
30R--5654

PART 4  
30R--5654

PART 3  
30R--5654

PART 2  
30R--5654

PART 1, 30R--5654