

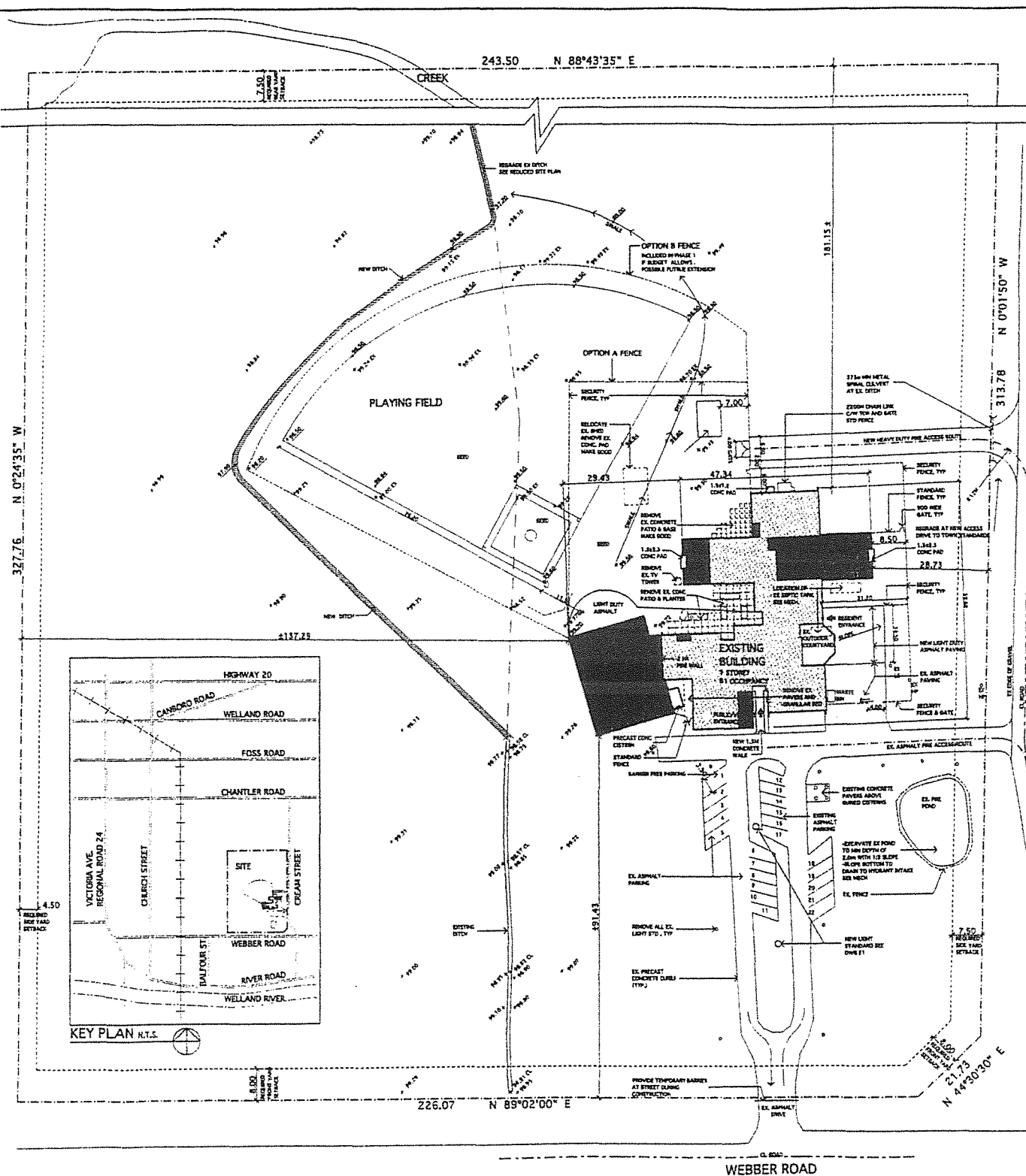
SCHEDULE "A"

LEGAL DESCRIPTION

PIN #

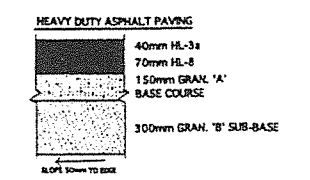
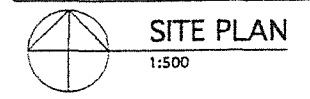
Part of Lot 12, Concession 13, Town of Pelham, in the Regional Municipality of
Niagara

SITE PLAN



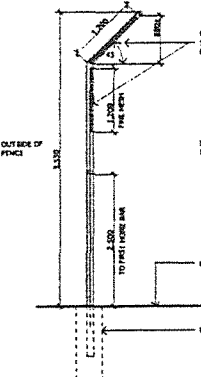
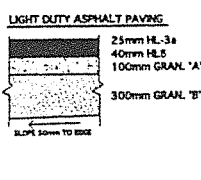
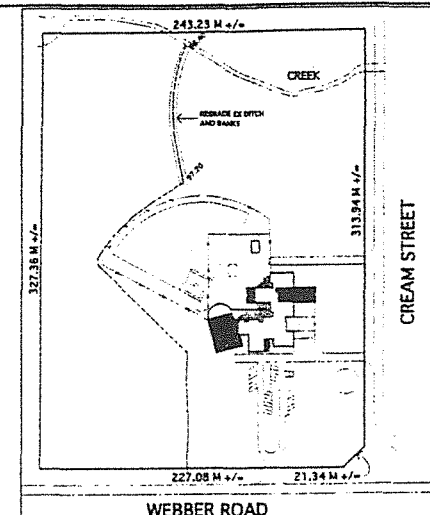
REGULATIONS	ALLOWED	PROVIDED
MIN LOT AREA	.15ha (0.37 ac) OR AS EXISTING	7.91ha (19.5 ac)
MIN LOT FRONTAGE	30m	226.07m
MAX LOT COVERAGE	40%	2.8%
MIN FRONT YARD	18m	91.43m
MIN EXT SIDE YARD	7.5m	28.73m
MIN SIDE YARD	GREATER OF 1/2 HT OF BLDG OR 4.5m	137.23m
MIN REAR YARD	7.4m	181.15m
MAX BLDG HT	10.5m	9.0m
MIN LANDSCAPED AREA	25%	96%

- NOTES:
1. PROVIDE FIRE ROUTE SIGNAGE IN ACCORDANCE WITH THE TOWN'S FIRE ROUTE BY-LAW NO 97-2030
 2. THE VACANT LANDS BEYOND THE MAIN BUILDING AND FENCED AREAS SHALL BE MAINTAINED IN ACCORDANCE WITH THE APPLICABLE MUNICIPAL BY-LAWS AND PROVINCIAL REGULATIONS

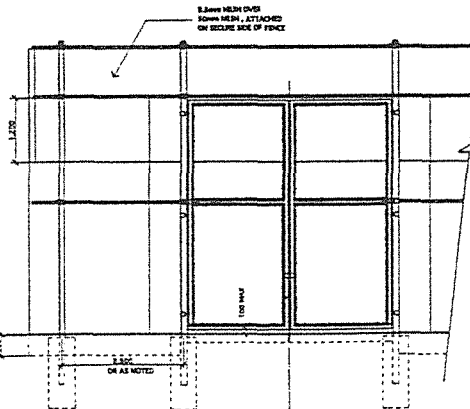


LEGEND	ADDITION
EX. BUILDING	
EX. LAMP POSTS, REMOVE	
EX. PRECAST CONCRETE CURBS	
SETBACK LINES	
FIRE ACCESS ROUTE	
EX GRADE TO REMAIN	
PROPOSED GRADE	
EX GRADE TO BE REVISED	

TAKEN FROM 1998 SURVEY BY: ALL CLARK & ASSOCIATES LTD. (PWS 112-4781) PART OF LOT 12 - CONCESSION 11 (GEORGINA TOWNSHIP OF PENINSULA) NOW IN THE REGIONAL MUNICIPALITY OF NAGAWA



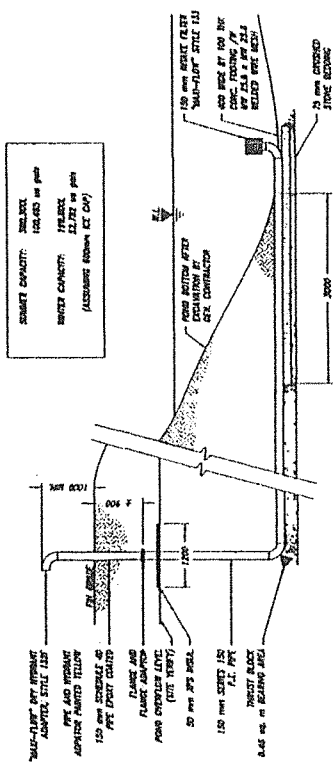
SECTION - SECURITY FENCE



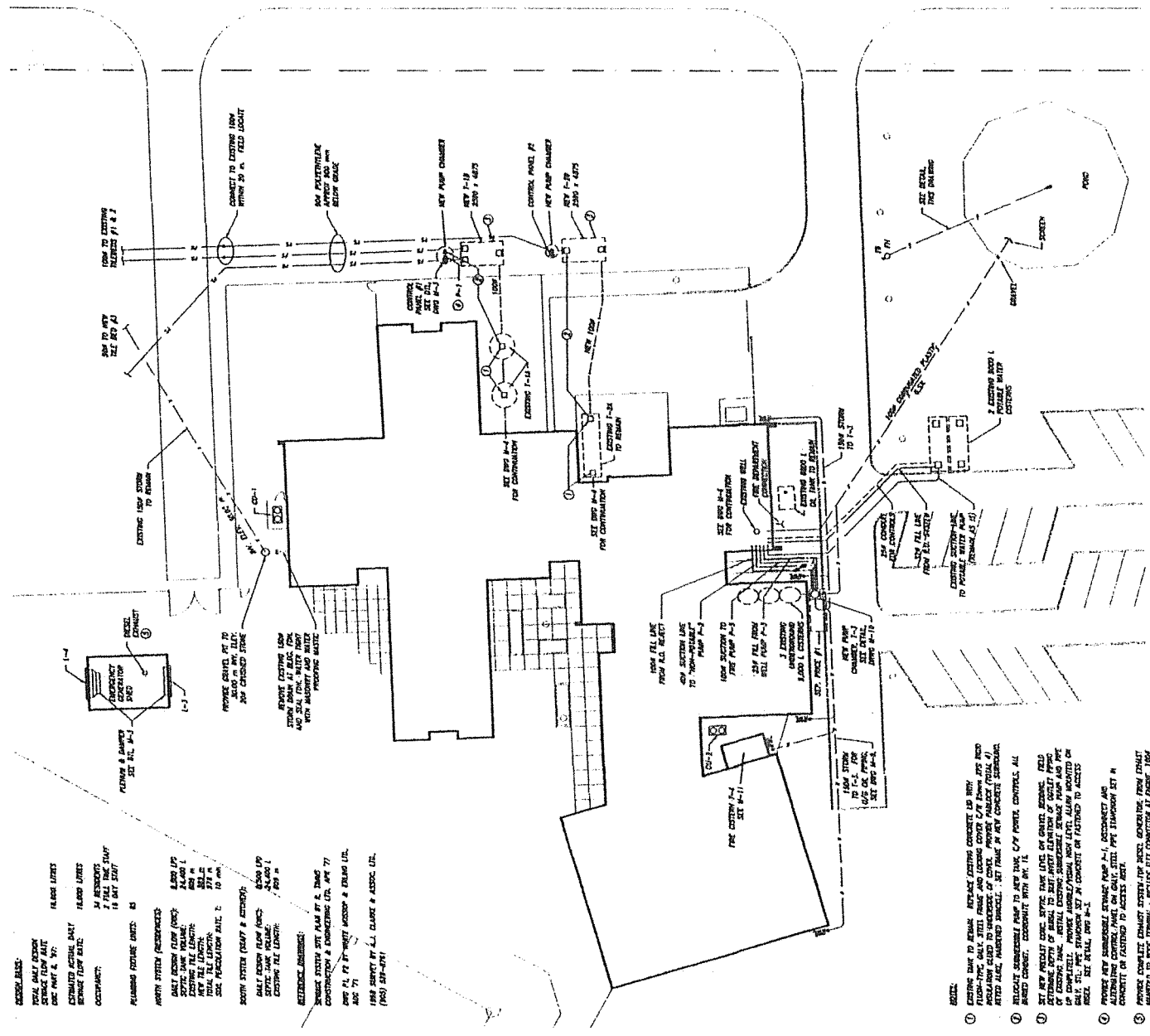
ELEVATION - SWING GATE (SECURITY FENCE)

APR 2002, SPA Re-Submission Feb 2004 - SPA Re-Submission REVISED	REAL
REAL	REAL
McCALLUM SATHNER ARCHITECTS INC. 41 King William Street, Suite 200 Hamilton, Ontario N8S 2M8	PROJECT NAME PENINSULA YOUTH CENTRE 310 Cream Street Peninsula, Ontario
DRAWING TITLE SITE PLAN	DRAWN BY JMY
DRAWING NO. 98-12	DATE JULY 1998
A1 SPA	CHECKED BY BA
	SCALE 1:500

DESIGN BY	DATE
CJS	
CHECKED BY	SCALE
FWL	As Noted
PROJECT NO.	DWGS. NO.
MSA802B	M1 CDA



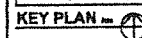
HYDRANT DETAIL.



PART SITE PLAN

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REVISIONS

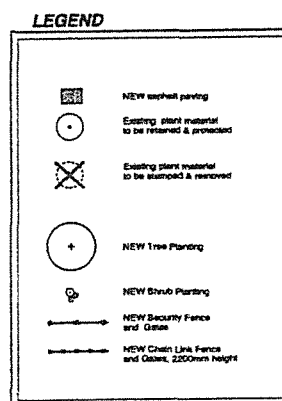


3719 66-ink, Surveys Road, Suite 20
Burlington, Ontario
Tel. (416) 681-1404
Fax (416) 681-1942

310 Cream Street
Palham, Ontario

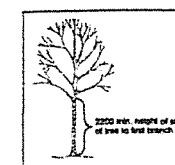
DATE: JULY 1993	CHECKED:
DRAWN: mm	DRAWING: L-1
	PROJECT: 00-700

SCALE: 1:500	CHECKED:
DATE: JULY 1993	DRAWING: L-
DRAWN: mm	PROJECT: 00-71



QTY.	BOTANICAL NAME	COMMON NAME	SIZE	COND.	REMARKS
1	<i>Scutellaria peruviana</i> Scal. Scutellaria "Vigiera"	Marble's Honey Lantana	100cm	W.S.	2500cm min. stem height
3	<i>Melastoma aurantiacum</i> Dcne	Aurantiacum Dcne's Orange	40cm	W.S.	Uniform, 8-10-1000
8	<i>Passiflora ligularis</i>	Honey or Scutellaria	100cm	W.S.	Symmetrical, 8-10-1000
7	<i>Passiflora ligularis</i>	Honey or Scutellaria	100cm	W.S.	Symmetrical, 8-10-1000
100	<i>Scutellaria peruviana</i> Scutellaria peruviana	Aurantiacum Dcne's Orange	25cm	1 gal.	2500cm min. stem height
10	<i>Scutellaria peruviana</i> Scutellaria peruviana	Aurantiacum Dcne's Orange	40cm	5 gal.	As shown on plan
15	<i>Scutellaria peruviana</i> Scutellaria peruviana	Aurantiacum Dcne's Orange	40cm	8 gal.	1000cm O.S. spacing
16	<i>Passiflora ligularis</i> Passiflora ligularis	Honey or Scutellaria	100cm	8 gal.	As shown on plan
18	<i>Passiflora ligularis</i> Passiflora ligularis	Honey or Scutellaria	100cm	8 gal.	1000cm O.S. spacing
18	<i>Passiflora ligularis</i> Passiflora ligularis	Honey or Scutellaria	100cm	8 gal.	1000cm O.S. spacing

*** Minimum stem height to be 2200mm on species indicated.
Note: Substitutions may occur due to nursery availability.
Obtain approval for substitutions from landscape architect,
prior to delivery to site.



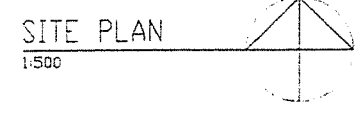
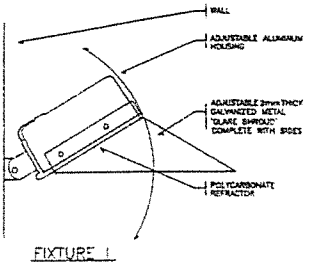
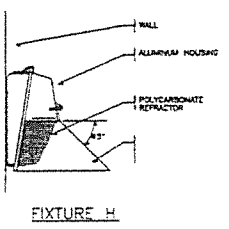
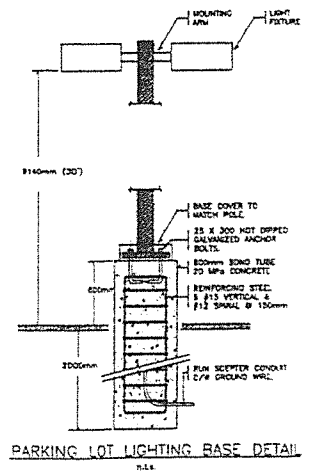
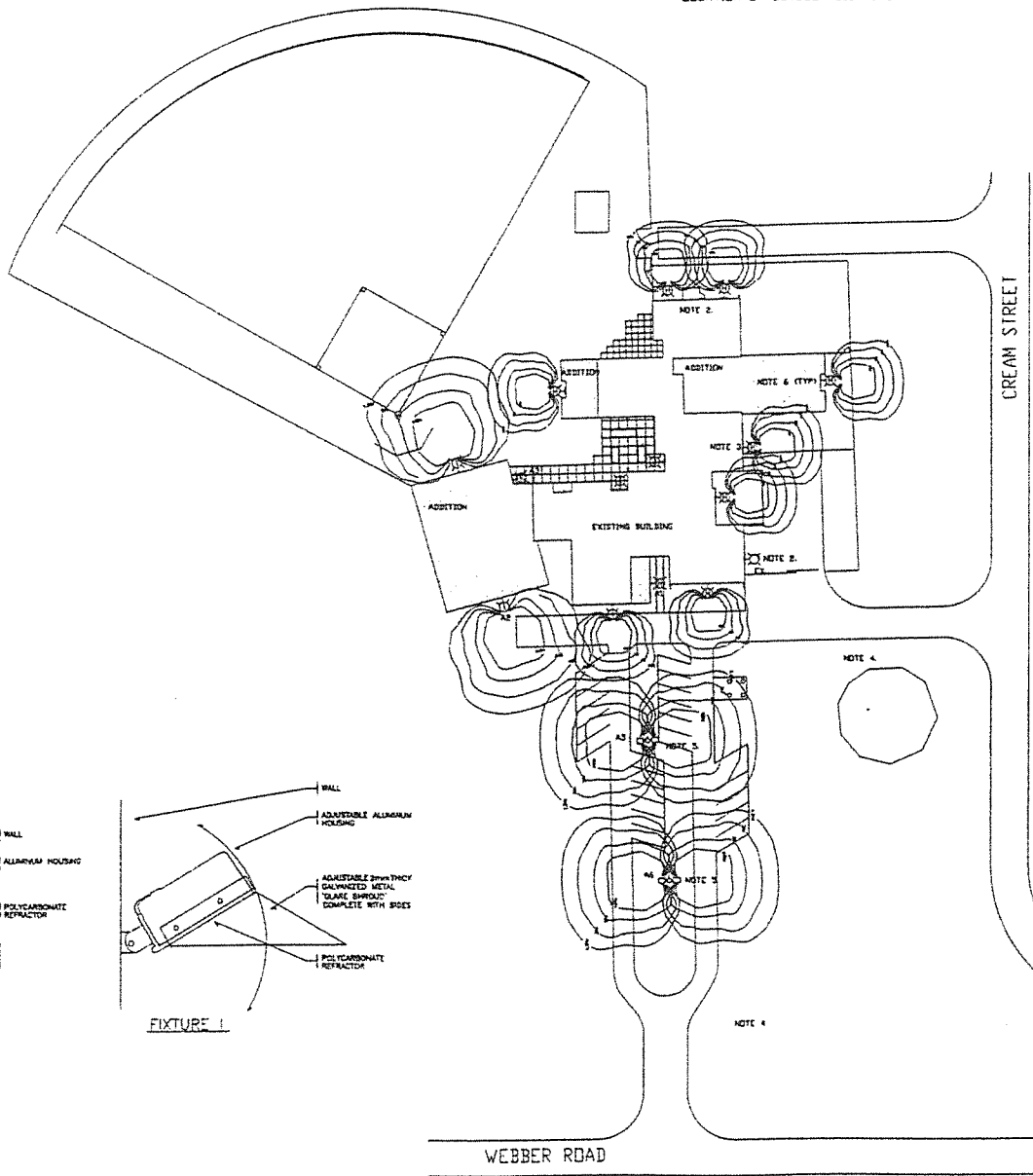
Source of Base Information: Survey by
A. J. Clarke and Associates Ltd., Hamilton, ON
905 528-8761 & Site Plan by McCaigum-Sathe
Architects Inc., Hamilton, 905 526-6700.

FRONT ENTRY PLANTING 1:250

SCHEDULE 'E'

ELECTRICAL SITE PLAN

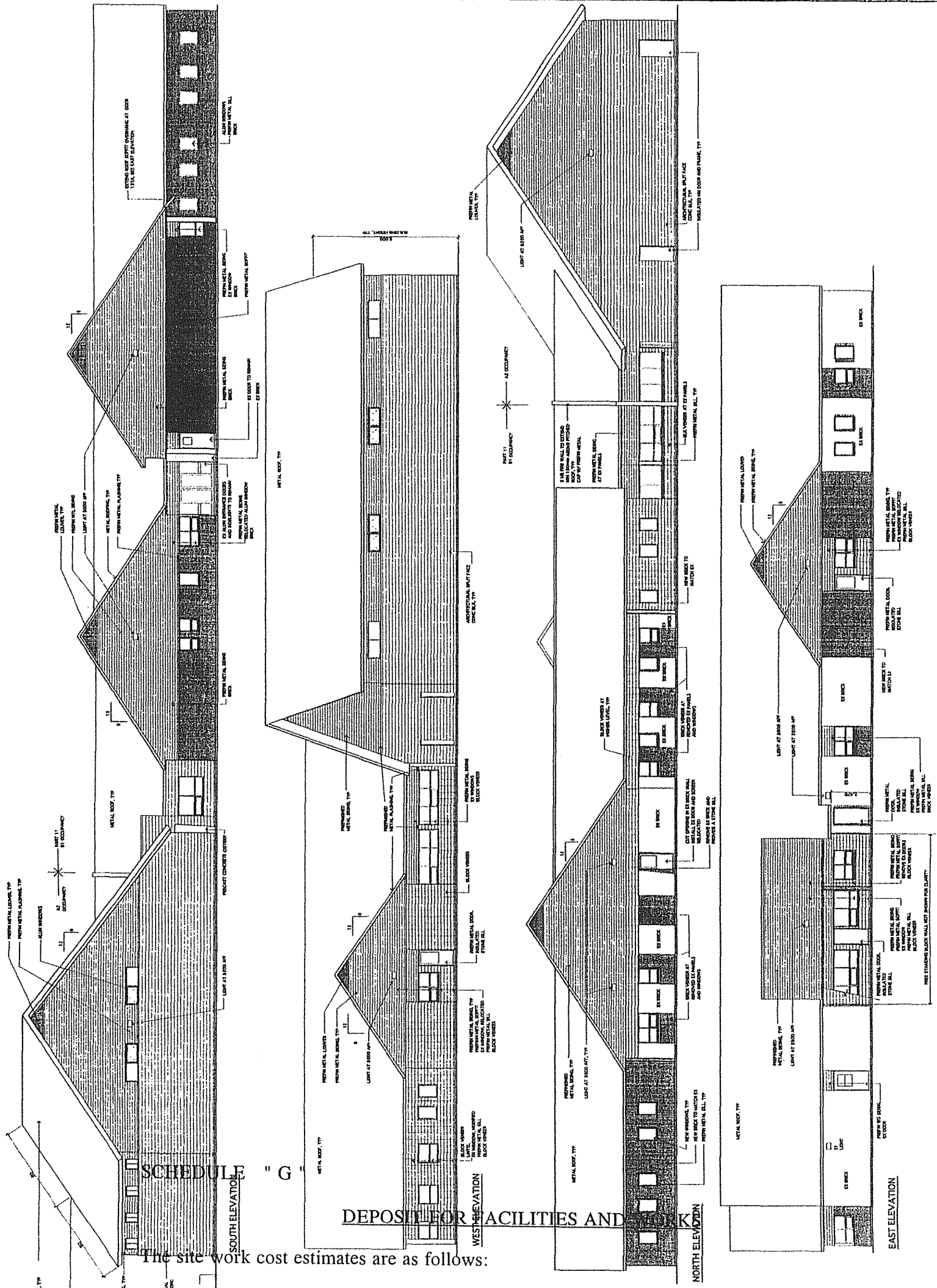
- NOTES
1. NOT USED
 2. REUSE EXISTING WALL LIGHT BOXES AS SHOWN.
 3. POSITION LIGHT FIXTURE TO ILLUMINATE PERSONNEL AT DOORWAY. SEE ARCHITECTURAL ELEVATIONS.
 4. REMOVE EXISTING PARKING LIGHTING POLES, BASE (ABOVE GRADE) AND FIXTURES. DISCONNECT, MAKE GOOD ABANDON UNDERGROUND WIRING.
 5. PROVIDE NEW POLE-MOUNTED PARKING FIXTURES (TYPE 'K') ON DYNAPOLE 30-SSSS POLE, MOUNT AT 30'. SEE PARKING LOT POLE DETAIL.
 6. SEE ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF OUTDOOR LIGHTING.



MIGHTON ENGINEERING LIMITED 1080 Guelph Street Kitchener, Ontario N2B 2E3 TEL: 519 745 3793 FAX: 519 745 5081 mighton@mighton.com	
VER 0.2 APR '00 VER 0.1 MAR '00 REVISIONS VER 0.0 OCT '98	
SEAL ENMODAL REGISTERED ENGINEER	
301 Richmond Road Kitchener, ON Canada, N2B 2G2 744 819 743 8771 Fax: 819 743 8776 Email: info@enmodal.com	
MCCALLUM SATHER ARCHITECTS INC. 41 King William Street, Suite 200 Hamilton, Ontario L8S 2S4 8700	
PROJECT NAME PENINSULA YOUTH CENTRE 310 Cream Street Pelham, Ontario	
DRAWING TITLE ELECTRICAL SITE PLAN APPROVAL DRAWING	
DRAWN BY RVD	DATE APRIL 2000
CHECKED BY MC	SCALE 1:500
PROJECT NO. MEL9003	DRAWING NO. E1 SP2

SCHEDULE "F"

ELEVATIONS PLAN

[illegible]

SCHEDULE

" G "

DEPOSIT FOR FACILITIES AND

The site work cost estimates are as follows:

<u>Item</u>	<u>Cost Estimate</u>
1. Servicing/Mechanical (includes grading, ditching,	

SCHEDULE " G "

DEPOSIT FOR FACILITIES AND WORKS

The site work cost estimates are as follows:

<u>Item</u>	<u>Cost Estimate</u>
1. Servicing/Mechanical (includes grading, ditching, septic beds and buried lines)	\$50,000.00
2. Driveways	7,000.00
3. Electrical	8,000.00
4. Landscaping	25,000.00
5. Fencing	<u>50,000.00</u>
 TOTAL ESTIMATED COSTS	 <u>\$140,000.00</u>

In accordance with Clause 14(a) of this Agreement, the amount of the deposit shall be Sixty Thousand Dollars (\$60,000.00)