

**PROPOSED SITE PLAN V5A**  
**SHAW ADDITION**  
part Lot 6 Con 1 Chaffey  
636 BAYSHORE BOULEVARD, HUNTSVILLE  
4442 0200 0108 400  
JUNE 04, 2025  
SCALE 1:400  
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**AREA ANALYSIS**

TOTAL SITE AREA:	3204 S.M.	0.3204 Ha
AREA WITHIN 90m OF SHORELINE	3204 S.M.	
<u>EXIST. PRINCIPAL STRUCTURE</u>		
EXIST. RESIDENCE	122.04 S.M.	
EXIST. DECK	35.80 S.M.	
TOTAL PRINCIPAL (122.04 + 35.80)	157.84 / 3204	157.84 S.M.
		= 4.93 % COVERAGE < 10%
<u>PROPOSED PRINCIPAL STRUCTURE</u>		
NEW ADDITION	11.24 S.M.	
NEW PORCH	6.82 S.M.	
REDUCED DECK	(12.7 S.M.)	
NEW / REDUCED COVERAGE TOTAL	5.16 S.M.	
TOTAL NEW PRINCIPAL (157.84 + 5.16)	163.00 / 3204	163.00 S.M.
		= 5.09 % COVERAGE < 10%
<u>EXIST. ACCESSORY STRUCTURES</u>		
EXIST. GARAGE	41.94 S.M.	
EXIST. WOOD STORAGE	1.14 S.M.	
EXIST. PUMP HOUSE	0.71 S.M.	
EXIST. SHED	9.52 S.M.	
EXIST. COMPOST BIN	4.41 S.M.	
EXIST. LAND BASED ACCESSORY STRUCTURES		57.72 S.M.
<u>EXIST. WOOD DOCK</u>	14.98 S.M.	
EXIST. PIPE DOCK	24.00 S.M.	
EXIST. WATER BASED ACCESSORY STRUCTURES		39.84 S.M.
TOTAL ACCESSORY STRUCTURES (57.72 + 39.84)	97.56 S.M.	
	120.6 / 3204	120.6 S.M.
		= 3.77 % COVERAGE < 5%

- General CPP Notes
1. Marked plans: Sitework & buildings to be carried out in accordance with these plans
  2. Outdoor lighting: All exterior lighting to be dark sky compliant of Huntsville Outdoor Lighting By-law 2016-3, as amended
  3. Erosion and Sediment Control: Appropriate erosion and sediment measures to be installed prior to commencement of any works maintained until all disturbed areas have been stabilized.
  4. Stabilize Disturbed Areas: All disturbed areas to be stabilized to existing conditions or better immediately upon completion of
  5. Walking Paths: using site native material from blast
  6. Minimal trees removed during site preparation as per prior owner
  7. Open area at septic to be allowed to naturalize

