



LOT AREA
TOTAL LOT AREA 9,940.63 sq.m

LOT COVERAGE
EXISTING BUNGALOW 102.94 sq.m
PROPOSED GARAGE 62.80 sq.m
PROPOSED SECONDARY RESIDENCE 78.04 sq.m
TOTAL LOT COVERAGE 243.78 sq.m

EXPRESSED AS A % OF LOT AREA 2.45%
(243.78 sq.m / 9,940.63 sq.m)

BUILDING HEIGHT
PROPOSED SECONDARY RESIDENCE 6.83m

NOTE(S):
All exterior lighting shall be dark sky compliant, in accordance with Town of Huntsville Outdoor Lighting Bylaw, as amended.

All disturbed areas shall be stabilized and restored to existing conditions or better immediately upon completion of the works.



140.84 sq.m
GARAGE AND SECONDARY RESIDENCE

REVISIONS:

No	DATE:	AMENDMENT:
01	07.01.2025	SUBMISSION
02	01.06.2026	METRIC CONVERSION
03	02.24.2026	LOCATION ADJUSTMENT

MATRIX CONSTRUCTION
371 OLD MUSKOKA ROAD
HUNTSVILLE, ON
P1H 2J2
TELEPHONE: 705-789-5443
CELLPHONE: 705-788-8085
EMAIL: matrix2construction@gmail.com

CLIENT:
BALL, GEOFF

SITE:
428 ROWANWOOD RD
UTTERSON, ON
POB 1M0

DRAWING:
SITE PLAN

DATE: 02.24.2026 SCALE: 1:200

REVISION No. 03 SHEET: 1 of 1