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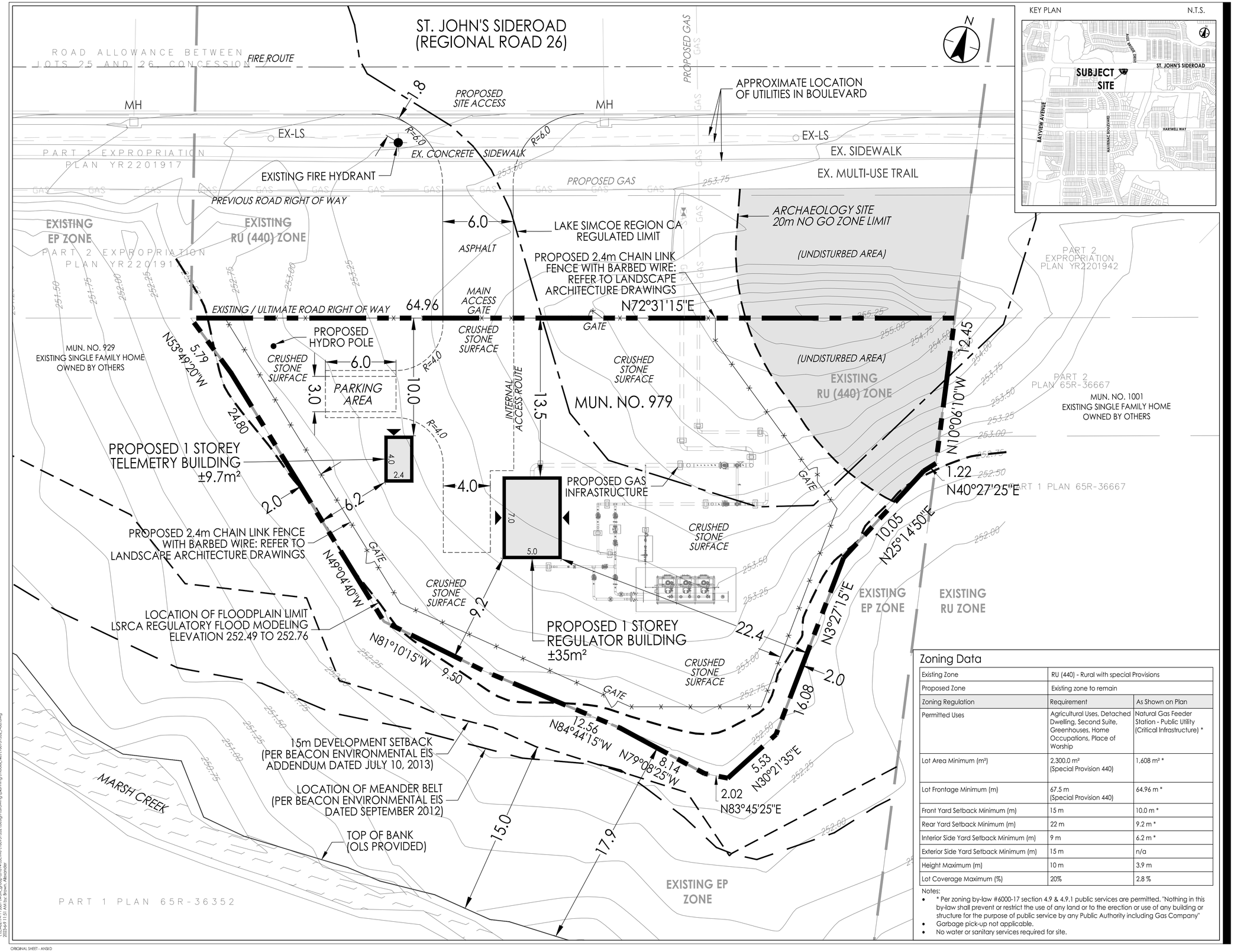

KEY PLAN N.T.S.

Zoning Data

Existing Zone	RU (440) - Rural with special Provisions	
Proposed Zone	Existing zone to remain	
Zoning Regulation	Requirement	As Shown on Plan
Permitted Uses	Agricultural Uses, Detached Dwelling, Second Suite, Greenhouses, Home Occupations, Place of Worship	Natural Gas Feeder Station - Public Utility (Critical Infrastructure) *
Lot Area Minimum (m²)	2,300.0 m² (Special Provision 440)	1,608 m² *
Lot Frontage Minimum (m)	67.5 m (Special Provision 440)	64.96 m *
Front Yard Setback Minimum (m)	15 m	10.0 m *
Rear Yard Setback Minimum (m)	22 m	9.2 m *
Interior Side Yard Setback Minimum (m)	9 m	6.2 m *
Exterior Side Yard Setback Minimum (m)	15 m	n/a
Height Maximum (m)	10 m	3.9 m
Lot Coverage Maximum (%)	20%	2.8 %

Notes:
- * Per zoning by-law #6000-17 section 4.9 & 4.9.1 public services are permitted. "Nothing in this by-law shall prevent or restrict the use of any land or to the erection or use of any building or structure for the purpose of public service by any Public Authority including Gas Company"
- Garbage pick-up not applicable.
- No water or sanitary services required for site.

Stantec
600-171 Queens Avenue
London ON N6A 5J7
Tel. 519-645-2007
www.stantec.com

Liability Note

The Contractor shall verify and be responsible for all dimensions. DO NOT scale the drawing - any errors or omissions shall be reported to Stantec without delay.

Legend

- SITE BOUNDARY
- FIRE ROUTE
- EXISTING ZONING LIMITS
- PROPOSED CHAIN LINK FENCE
- LAKE SIMCOE REGION CA REG LIMIT
- PROPOSED GAS INFRASTRUCTURE
- BUILDING ENTRANCE
- EXISTING FIRE HYDRANT

TOWN OF AURORA APPROVED
DATE: July 10, 2023
DIRECTOR OF PLANNING AND DEVELOPMENT SERVICES

2.	PER SITE PLAN APPROVAL COMMENTS	AB	BB	23.06.09
1.	ADDITIONAL GATES	AB	BB	23.04.05
Revision		By	Appd.	YY.MM.DD
3.	FOR SITE PLAN APPROVAL	AB	BB	23.06.09
2.	FOR CLIENT REVIEW	AB	BB	23.04.05
1.	FOR SITE PLAN APPROVAL	AB	BB	23.02.03
Issued		By	Appd.	YY.MM.DD
File Name: 160951332_r-db		AB	BB	AB 22.05.13
		Dwn.	Chkd.	Dsgn. YY.MM.DD

Permit-Seal

LICENSED PROFESSIONAL ENGINEER — June 9, 2023 — D. VUCETIC 100209129 — PROVINCE OF ONTARIO

Client/Project
Enbridge

ENBRIDGE Life Takes Energy®

St. John's Sideroad Station
Station Relocation
Aurora, ON Canada

Title
979 St. John's Sideroad
Site Plan

Project No. 160951332
Scale HORZ - 1 : 150 (1.5 0 3m)
Drawing No. 1
Sheet 1 of 1
Revision 2

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