



PRELIMINARY

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STATISTICS

TOTAL SITE AREA	±3.21 ACRES	±1.30 HEC.
BLDG. A AREA	±15,000 S.F.	±1,394 S.M.
BLDG. B AREA	±4,500 S.F.	±418 S.M.
BLDG. C AREA	±2,700 S.F.	±251 S.M.
BLDG. D AREA	±6,000 S.F.	±557 S.M.
BLDG. E AREA	±6,000 S.F.	±557 S.M.
TOTAL BUILDING AREA	±34,200 S.F.	±3,177 S.M.
GROUND FLOOR AREA	±24,200 S.F.	±2,248 S.M.
COVERAGE		17.31%

LEASING ASSUMPTIONS (GLA)

BLDG. A	RETAIL (PHARMACY)	±188 S.M.	
	MEDICAL OFFICE/CLINIC	±945 S.M.	
			±1,133 S.M.
BLDG. B	RETAIL		±418 S.M.
BLDG. C	RESTAURANT (40 SEATS)		±251 S.M.
BLDG. D	RETAIL	±279 S.M.	
	QSR	±278 S.M.	
			±557 S.M.
BLDG. E	RETAIL		±557 S.M.
TOTAL GLA (EXCLUDING HVAC, COMMON AREAS ETC)			±2,916 S.M.
% OF MEDICAL OFFICE/CLINIC GLA			32.40%

REQUIRED PARKING (PER GLA)

BLDG. A	RETAIL (PHARMACY)	1 CAR/ 30 S.M.	6 CARS
	MEDICAL OFFICE	1 CAR/ 25 S.M.	38 CARS
BLDG. B	RETAIL	1 CAR/ 30 S.M.	14 CARS
BLDG. C	RESTAURANT (40 SEATS)	1 CAR/ 10 S.M.	25 CARS
		1 CAR/ 4 SEATS	10 CARS
BLDG. D	RETAIL	1 CAR/ 30 S.M.	9 CARS
	QSR	1 CAR/ 10 S.M.	28 CARS
BLDG. E	RETAIL	1 CAR/ 30 S.M.	19 CARS
TOTAL REQUIRED PARKING		5.11/100 S.M. GLA	149 CARS

PROPOSED PARKING	4.97/100 S.M. GLA	145 CARS
DIFFERENCE		(-4) CARS



CONKLIN PLACE

BRANTFORD, ONTARIO

CONCEPT SITE PLAN



SCALE = 1 : 750

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