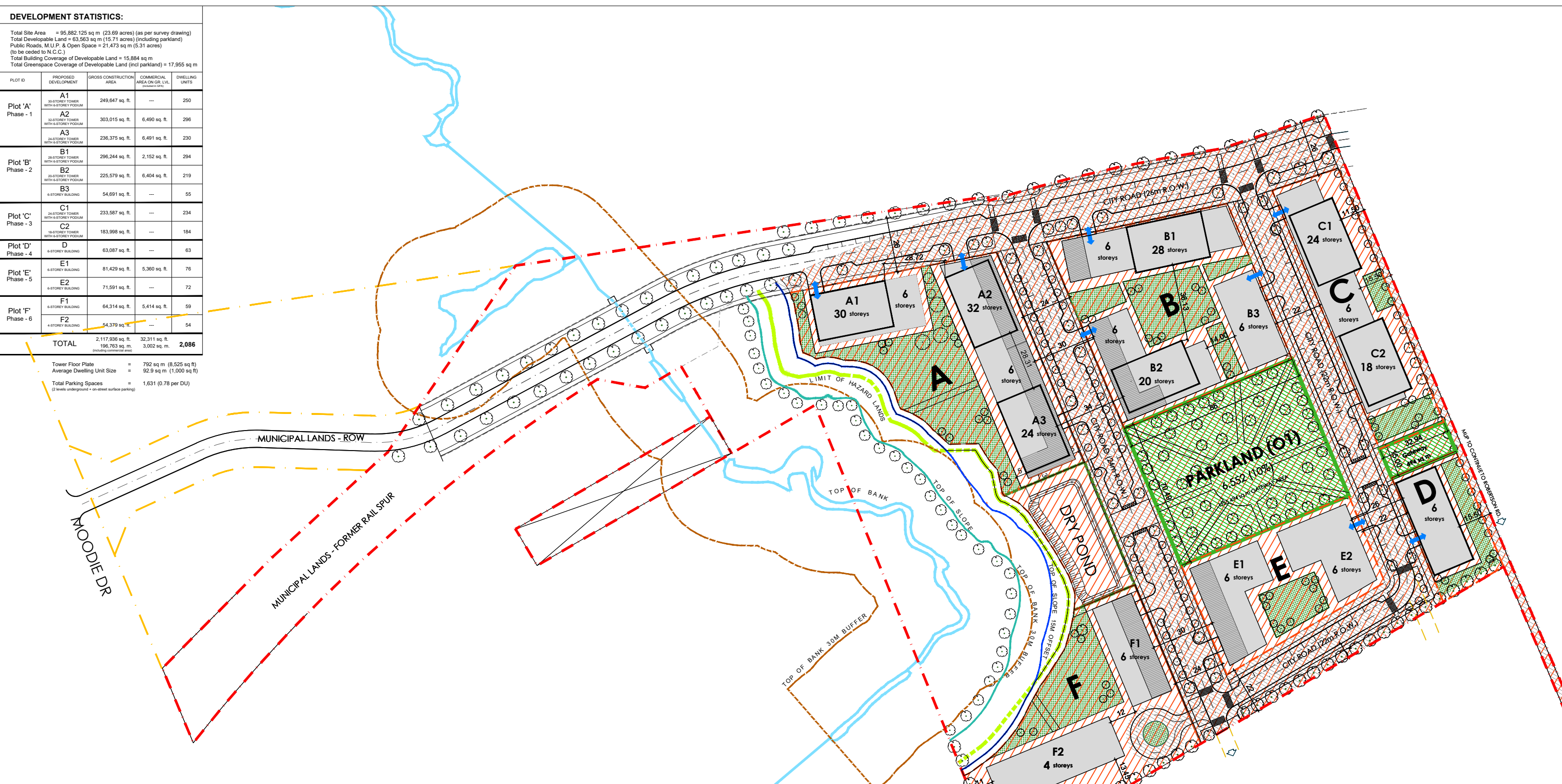


DEVELOPMENT STATISTICS:				
Total Site Area = 95,882.125 sq m (23.69 acres) (as per survey drawing)				
Total Developable Land = 63,563 sq m (15.71 acres) (including parkland)				
Public Roads, M.U.P. & Open Space = 21,473 sq m (5.31 acres) (to be ceded to N.C.C.)				
Total Building Coverage of Developable Land = 15,884 sq m				
Total Greenspace Coverage of Developable Land (incl parkland) = 17,955 sq m				
PLOT ID	PROPOSED DEVELOPMENT	GROSS CONSTRUCTION AREA	COMMERCIAL AREA ON GR. LVL. (m <sup>2</sup> /sq. ft.)	DWELLING UNITS
Plot 'A' Phase - 1	A1 30-STORY TOWER WITH 6-STORY POOLUM	249,647 sq. ft.	---	250
	A2 32-STORY TOWER WITH 6-STORY POOLUM	303,015 sq. ft.	6,490 sq. ft.	296
	A3 24-STORY TOWER WITH 6-STORY POOLUM	236,375 sq. ft.	6,491 sq. ft.	230
Plot 'B' Phase - 2	B1 28-STORY TOWER WITH 6-STORY POOLUM	296,244 sq. ft.	2,152 sq. ft.	294
	B2 20-STORY TOWER WITH 6-STORY POOLUM	225,579 sq. ft.	6,404 sq. ft.	219
	B3 6-STORY BUILDING	54,691 sq. ft.	---	55
Plot 'C' Phase - 3	C1 24-STORY TOWER WITH 6-STORY POOLUM	233,587 sq. ft.	---	234
	C2 18-STORY TOWER WITH 6-STORY POOLUM	183,998 sq. ft.	---	184
Plot 'D' Phase - 4	D 6-STORY BUILDING	63,087 sq. ft.	---	63
Plot 'E' Phase - 5	E1 6-STORY BUILDING	81,429 sq. ft.	5,360 sq. ft.	76
	E2 6-STORY BUILDING	71,591 sq. ft.	---	72
Plot 'F' Phase - 6	F1 6-STORY BUILDING	64,314 sq. ft.	5,414 sq. ft.	59
	F2 4-STORY BUILDING	54,379 sq. ft.	---	54
<b>TOTAL</b>		2,117,936 sq. ft. 196,763 sq. m. (including commercial area)	32,311 sq. ft. 3,002 sq. m.	<b>2,086</b>

Tower Floor Plate = 792 sq m (8,525 sq ft)  
Average Dwelling Unit Size = 92.9 sq m (1,000 sq ft)  
Total Parking Spaces = 1,631 (0.78 per DU)  
(2 levels underground + on-street surface parking)



**TOTAL SITE AREA:**  
- - - - - 95,882.125 sq m (23.69 acres)

Area Distribution in the Total Developable Land:

**PARKLAND DEDICATION** (@ 10% OF DEVELOPABLE LAND)  
 = 6,552 sq m (1.62 acres) (PARKLAND AREA+GATEWAY)

**AREA OF MUNICIPAL ROADS and M.U.P.**  
 = 21,473 sq m (5.31 acres) 34%

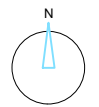
**TOTAL DEVELOPABLE LAND** (INCLUDING PARKLAND, MUP, PUBLIC ROAD)  
 = 63,563 sq m (15.71 acres)

- ENCLOSED WATERCOURSE
- TOP OF BANK
- TOP OF BANK 30M BUFFER
- TOP OF SLOPE
- TOP OF SLOPE 15M OFFSET
- LIMIT OF HAZARD LANDS

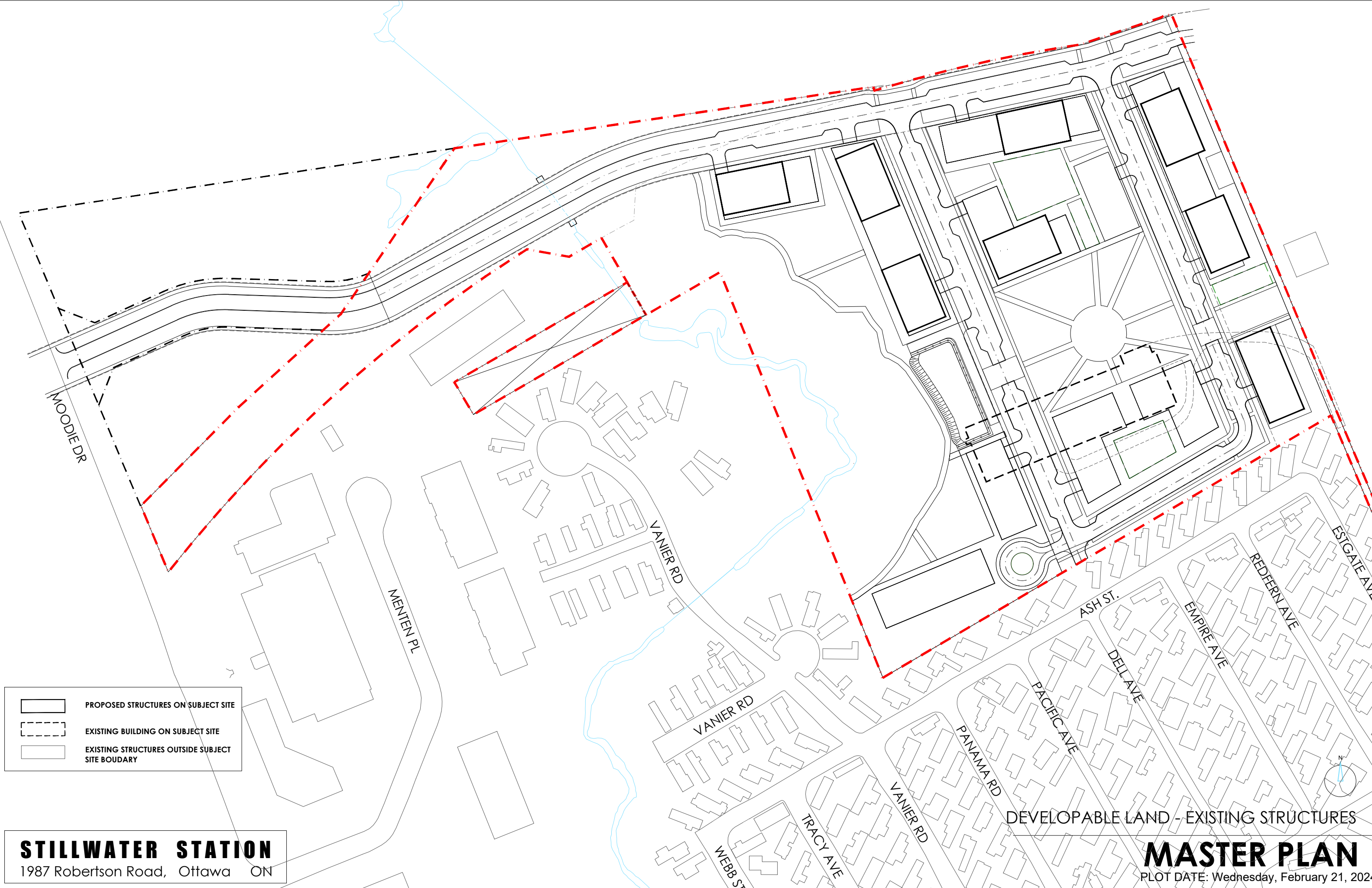
**STILLWATER STATION**  
1987 Robertson Road, Ottawa ON




DEVELOPABLE LAND - AREA DISTRIBUTION

**MASTER PLAN**  
PLOT DATE: Wednesday, February 21, 2024







-  PROPOSED STRUCTURES ON SUBJECT SITE
-  EXISTING BUILDING ON SUBJECT SITE
-  EXISTING STRUCTURES OUTSIDE SUBJECT SITE BOUDARY

**STILLWATER STATION**  
 1987 Robertson Road, Ottawa ON

DEVELOPABLE LAND - EXISTING STRUCTURES

**MASTER PLAN**

PLOT DATE: Wednesday, February 21, 2024



# STILLWATER STATION

1987 Robertson Road, Ottawa ON

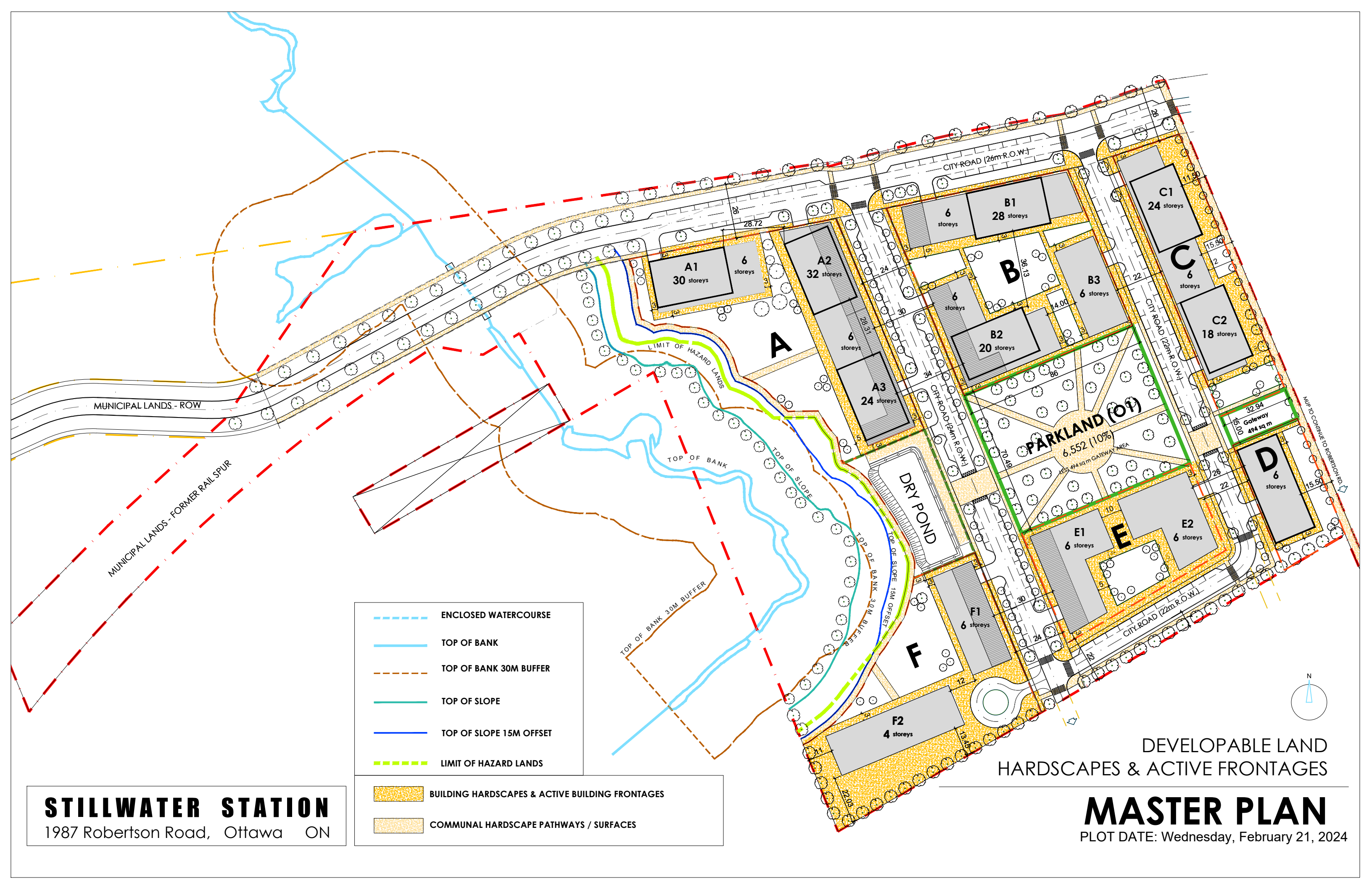
- ENCLOSED WATERCOURSE
- TOP OF BANK
- TOP OF BANK 30M BUFFER
- TOP OF SLOPE
- TOP OF SLOPE 15M OFFSET
- LIMIT OF HAZARD LANDS

- BUILDING HARDSCAPES & ACTIVE BUILDING FRONTAGES
- COMMUNAL HARDSCAPE PATHWAYS / SURFACES

DEVELOPABLE LAND  
HARDSCAPES & ACTIVE FRONTAGES

# MASTER PLAN








PLOT DATE: Wednesday, February 21, 2024





# STILLWATER STATION

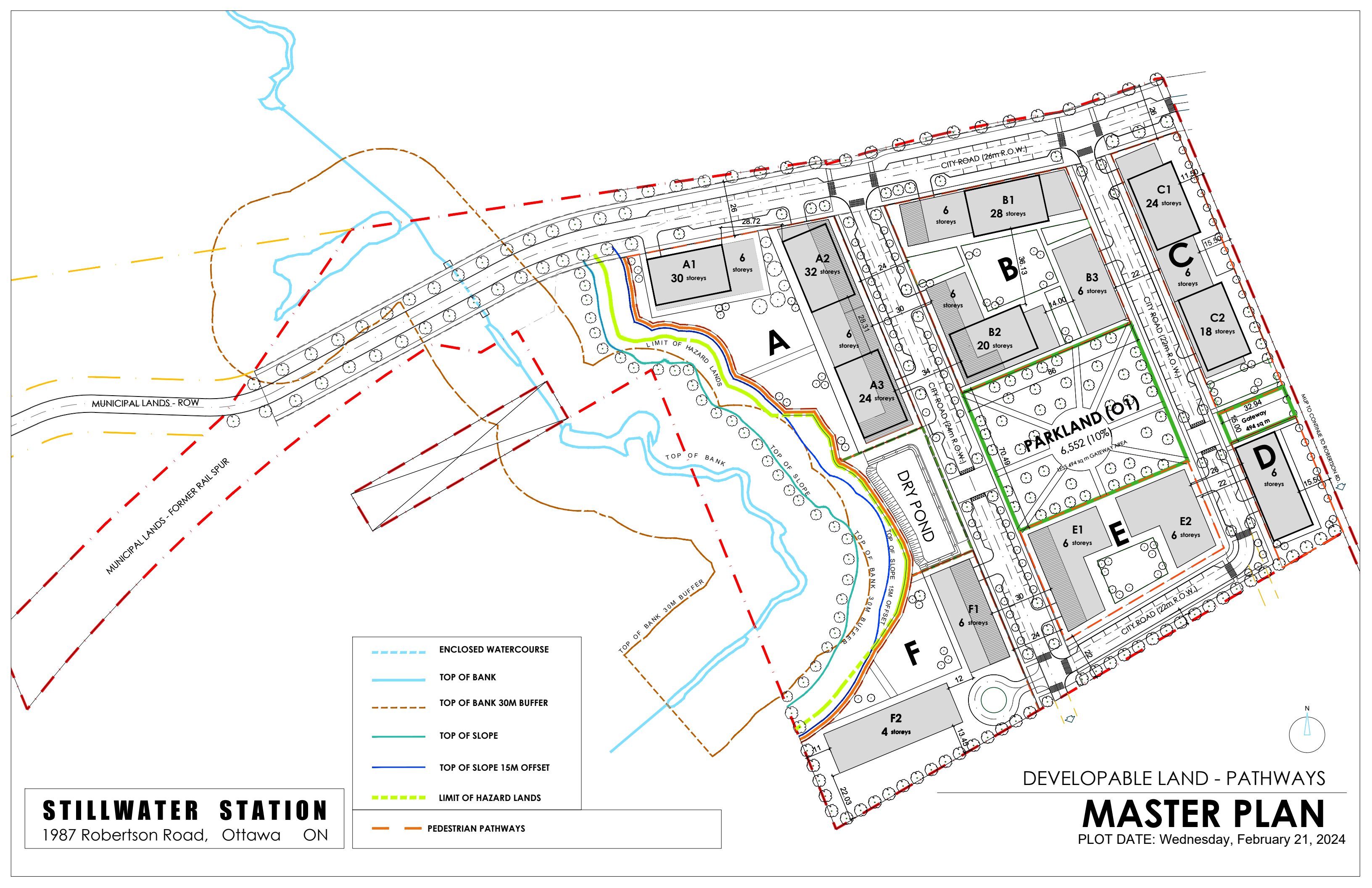
1987 Robertson Road, Ottawa ON

-  ENCLOSED WATERCOURSE
-  TOP OF BANK
-  TOP OF BANK 30M BUFFER
-  TOP OF SLOPE
-  TOP OF SLOPE 15M OFFSET
-  LIMIT OF HAZARD LANDS
-  PEDESTRIAN PATHWAYS

DEVELOPABLE LAND - PATHWAYS

# MASTER PLAN

PLOT DATE: Wednesday, February 21, 2024



# STILLWATER STATION

1987 Robertson Road, Ottawa ON

- ENCLOSED WATERCOURSE
- TOP OF BANK
- TOP OF BANK 30M BUFFER
- TOP OF SLOPE
- TOP OF SLOPE 15M OFFSET
- LIMIT OF HAZARD LANDS
- UNDERGROUND PARKING AREAS

DEVELOPABLE LAND - U/G PARKING

# MASTER PLAN

PLOT DATE: Wednesday, February 21, 2024

