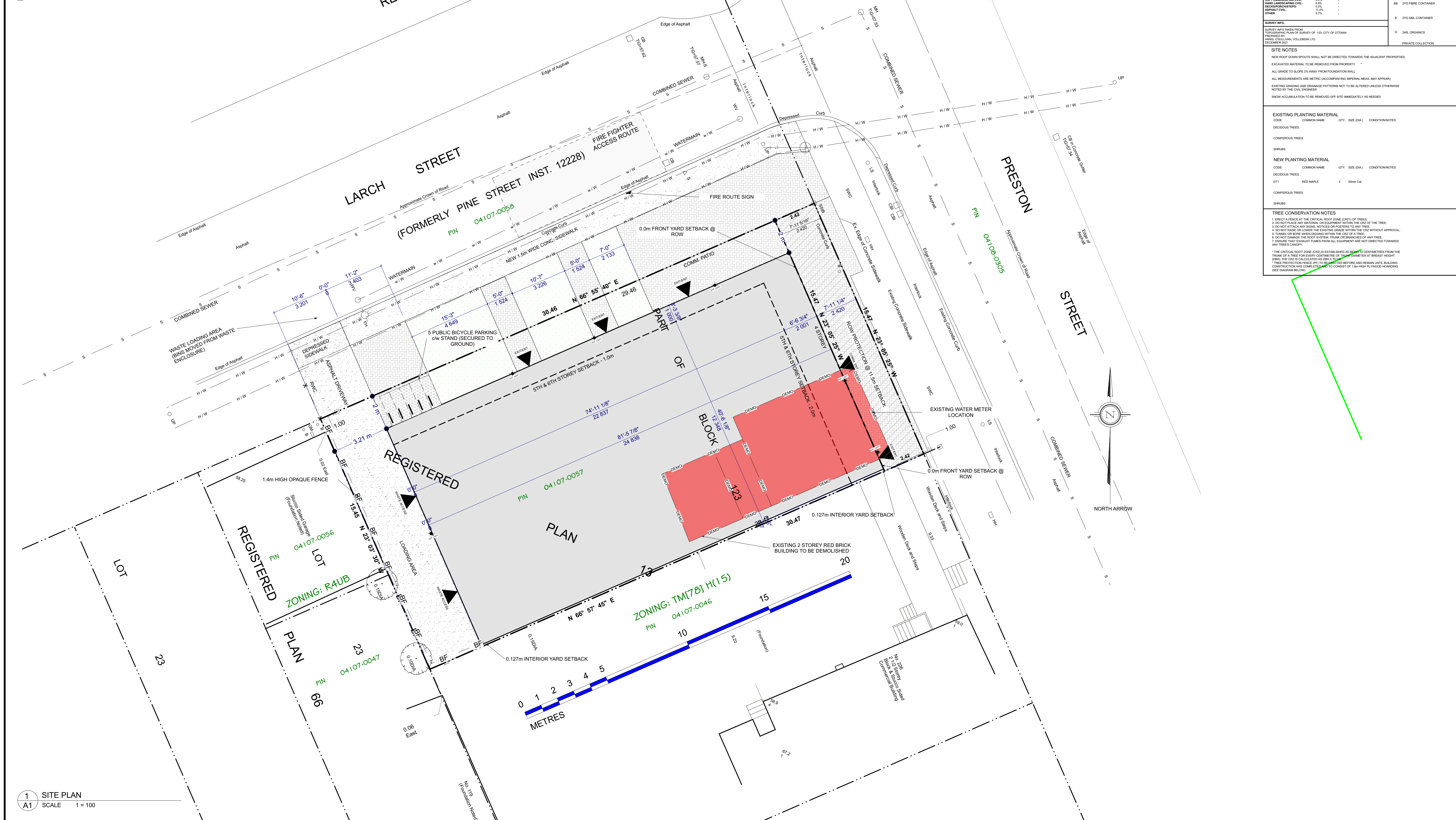


2 KEY PLAN & CONTEXT
A1 SCALE N.T.S.



1 SITE PLAN
A1 SCALE 1 = 100

SITE PLAN OF SURVEY PART OF BLOCK 123 REGISTERED PLAN 13, CITY OF OTTAWA	
ZONING: TM(78)H(1)	EX. TREE TO BE REMOVED
PROPOSED BUILDING TYPE: 4 STOREY MIXED USE RESIDENTIAL BUILDING WITH 2 COMMERCIAL UNITS	NEW CONIFER TREE
PROPOSED LOT AREA: 12,345 SQ. FT.	DEMOTED SOFT LANDSCAPING
PROPOSED LOT AREA: 12,345 SQ. FT.	DEMOTED HARD LANDSCAPING
PROPOSED LOT AREA: 12,345 SQ. FT.	EXISTING BUILDING FOOTPRINT
PROPOSED LOT AREA: 12,345 SQ. FT.	PROPOSED RAVINESTONE
PROPOSED LOT AREA: 12,345 SQ. FT.	PROPOSED ASPHALT DRIVEWAY
PROPOSED LOT AREA: 12,345 SQ. FT.	PROPOSED WOOD DECKS/BALCONIES
PROPOSED LOT AREA: 12,345 SQ. FT.	CAR PARKING SPACE (ASPHALT)
PROPOSED LOT AREA: 12,345 SQ. FT.	BIKE PARKING SPACE (ASPHALT)
PROPOSED LOT AREA: 12,345 SQ. FT.	WASTE COLLECTION AREA
PROPOSED LOT AREA: 12,345 SQ. FT.	SNOW STORAGE AREA
PROPOSED LOT AREA: 12,345 SQ. FT.	PROPOSED EXISTING ENTRY POINT
PROPOSED LOT AREA: 12,345 SQ. FT.	TEMPORARY PROTECTION FENCE
PROPOSED LOT AREA: 12,345 SQ. FT.	EX. UTILITY POLE
PROPOSED LOT AREA: 12,345 SQ. FT.	EX. CHANGED UNBARRICADE FENCE
PROPOSED LOT AREA: 12,345 SQ. FT.	PROPERTY LINE
PROPOSED LOT AREA: 12,345 SQ. FT.	WASTE COLLECTION LEGEND
PROPOSED LOT AREA: 12,345 SQ. FT.	6B 8YD GARBAGE CONTAINER
PROPOSED LOT AREA: 12,345 SQ. FT.	8B 2YD FIBRE CONTAINER
PROPOSED LOT AREA: 12,345 SQ. FT.	8B 2YD GYM CONTAINER
PROPOSED LOT AREA: 12,345 SQ. FT.	8B 2YD ORGANICS
PROPOSED LOT AREA: 12,345 SQ. FT.	PRIVATE COLLECTION
PROPOSED LOT AREA: 12,345 SQ. FT.	RESOURCES:
PROPOSED LOT AREA: 12,345 SQ. FT.	DO NOT SCALE DRAWINGS
PROPOSED LOT AREA: 12,345 SQ. FT.	ALL DESIGN AND CONSTRUCTION TO BE IN ACCORDANCE WITH THE ONTARIO BUILDING CODE 2012
PROPOSED LOT AREA: 12,345 SQ. FT.	ALL CONTRACTORS MUST WORK IN ACCORDANCE WITH ALL LAWS, REGULATIONS AND BYLAWS HAVING JURISDICTION
PROPOSED LOT AREA: 12,345 SQ. FT.	IT IS THE RESPONSIBILITY OF THE APPROPRIATE CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS ON SITE AND REPORT ALL DISCREPANCIES AND OMISSIONS TO THE ARCHITECT/DESIGNER
PROPOSED LOT AREA: 12,345 SQ. FT.	COPYRIGHT RESERVED
PROPOSED LOT AREA: 12,345 SQ. FT.	GENERAL NOTES:
PROPOSED LOT AREA: 12,345 SQ. FT.	NEW ROOF DOWN SPOUTS SHALL NOT BE DIRECTED TOWARDS THE ADJACENT PROPERTIES
PROPOSED LOT AREA: 12,345 SQ. FT.	EXCAVATED MATERIAL TO BE REMOVED FROM PROPERTY
PROPOSED LOT AREA: 12,345 SQ. FT.	ALL GRADE TO SLOPE 2% AWAY FROM FOUNDATION WALL
PROPOSED LOT AREA: 12,345 SQ. FT.	ALL MEASUREMENTS ARE METRIC ACCORDING TO SURVEYING PRACTICE AND ANY APPROX.
PROPOSED LOT AREA: 12,345 SQ. FT.	EXISTING DRAINAGE AND DRAINAGE PATTERNS NOT TO BE ALTERED UNLESS OTHERWISE NOTED BY THE CIVIL ENGINEER
PROPOSED LOT AREA: 12,345 SQ. FT.	SNOW ACCUMULATION TO BE REMOVED OFF SITE IMMEDIATELY AS NEEDED
PROPOSED LOT AREA: 12,345 SQ. FT.	EXISTING PLANTING MATERIAL
PROPOSED LOT AREA: 12,345 SQ. FT.	CODE COMMON NAME QTY. SIZE (DIA.) CONDITIONS/NOTES
PROPOSED LOT AREA: 12,345 SQ. FT.	DECIDUOUS TREES
PROPOSED LOT AREA: 12,345 SQ. FT.	CONFEROUS TREES
PROPOSED LOT AREA: 12,345 SQ. FT.	SHRUBS
PROPOSED LOT AREA: 12,345 SQ. FT.	NEW PLANTING MATERIAL
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PROPOSED LOT AREA: 12,345 SQ. FT.	CONFEROUS TREES
PROPOSED LOT AREA: 12,345 SQ. FT.	SHRUBS
PROPOSED LOT AREA: 12,345 SQ. FT.	TREE CONSERVATION NOTES
PROPOSED LOT AREA: 12,345 SQ. FT.	1. EXISTING FENCE AT THE CRITICAL ROOT ZONE (CRZ) OF TREES
PROPOSED LOT AREA: 12,345 SQ. FT.	2. DO NOT PLACE ANY MATERIAL OR EQUIPMENT WITHIN THE CRZ OF THE TREE
PROPOSED LOT AREA: 12,345 SQ. FT.	3. DO NOT ATTEMPT ANY WORKING NOTICES OR PROCEED TO ANY TREE
PROPOSED LOT AREA: 12,345 SQ. FT.	4. TUNING OR BRACE WHEN CLOSING WITHIN THE CRZ OF A TREE
PROPOSED LOT AREA: 12,345 SQ. FT.	5. DO NOT CHANGE THE ROOT SYSTEM FROM OR BRANCHES OF ANY TREE
PROPOSED LOT AREA: 12,345 SQ. FT.	6. ENSURE THAT EXHAUST FUMES FROM ALL EQUIPMENT ARE NOT DIRECTED TOWARDS ANY TREE CANOPY
PROPOSED LOT AREA: 12,345 SQ. FT.	7. THE CRITICAL ROOT ZONE (CRZ) IS ESTABLISHED AS 1.5 TIMES THE SPREAD OF THE TREE FROM THE TRUNK TO THE CRZ IS CALCULATED AS 1.5 X SPREAD
PROPOSED LOT AREA: 12,345 SQ. FT.	8. THE CRZ IS CALCULATED AS 1.5 X SPREAD
PROPOSED LOT AREA: 12,345 SQ. FT.	9. THE PROTECTION FENCE IS TO BE INSTALLED BEFORE AND REMAINS UNTIL BUILDING CONSTRUCTION HAS COMPLETED TO CONSIST OF 1.8m HIGH PLWOOD HOARDING USE DIMENSIONS BELOW

REDLINE ARCHITECTURE INC.
Tel: 613-612-2232
info@redlinearchitecture.ca
www.redlinearchitecture.ca

ONTARIO ASSOCIATION OF ARCHITECTS
LEVENT TATAR
LICENCE 8662

224 PRESTON STREET
SCOPE OF WORK: NEW 6 STOREY - MIXED USE

OWNER/DEVELOPER:
224 ON PRESTON INC.

ARCHITECT:
REDLINE ARCHITECTURE INC.

APPLICANT:

CIVIL ENGINEER:
EAP
1051 BAXTER ROAD
OTTAWA, ON
K2C-3P1

LANDSCAPING:
DENDROFORM FORESTRY SERVICES
OTTAWA, ON
K1S 5E2

SURVEYOR:
ADJ LTD
14 CONDOURSE GATE, SUITE 500
OTTAWA, ON
K2E-7S8

CONSULTANTS:
STRUCTURAL - TBD
MECHANICAL - TBD
ELECTRICAL - TBD

NO.	REVISION/ISSUE	DATE
4	REVISIONS	00/00/00
3	SITE PLAN REVISIONS	11/09/23
2	SITE PLAN SUBMISSION	06/02/22
1	PRELIMINARY	07/02/22

PROJECT: 224 PRESTON ST.
MIXED USE BUILDING
224 PRESTON ST.
OTTAWA, ON K1S 7R1
613-000-0000

DRAWING NAME: SITE PLAN

DRAWN BY: [Name]

CHECKED BY: [Name]

DATE: MAR. 21, 2022

SCALE: AS NOTED

SPD1
#18968

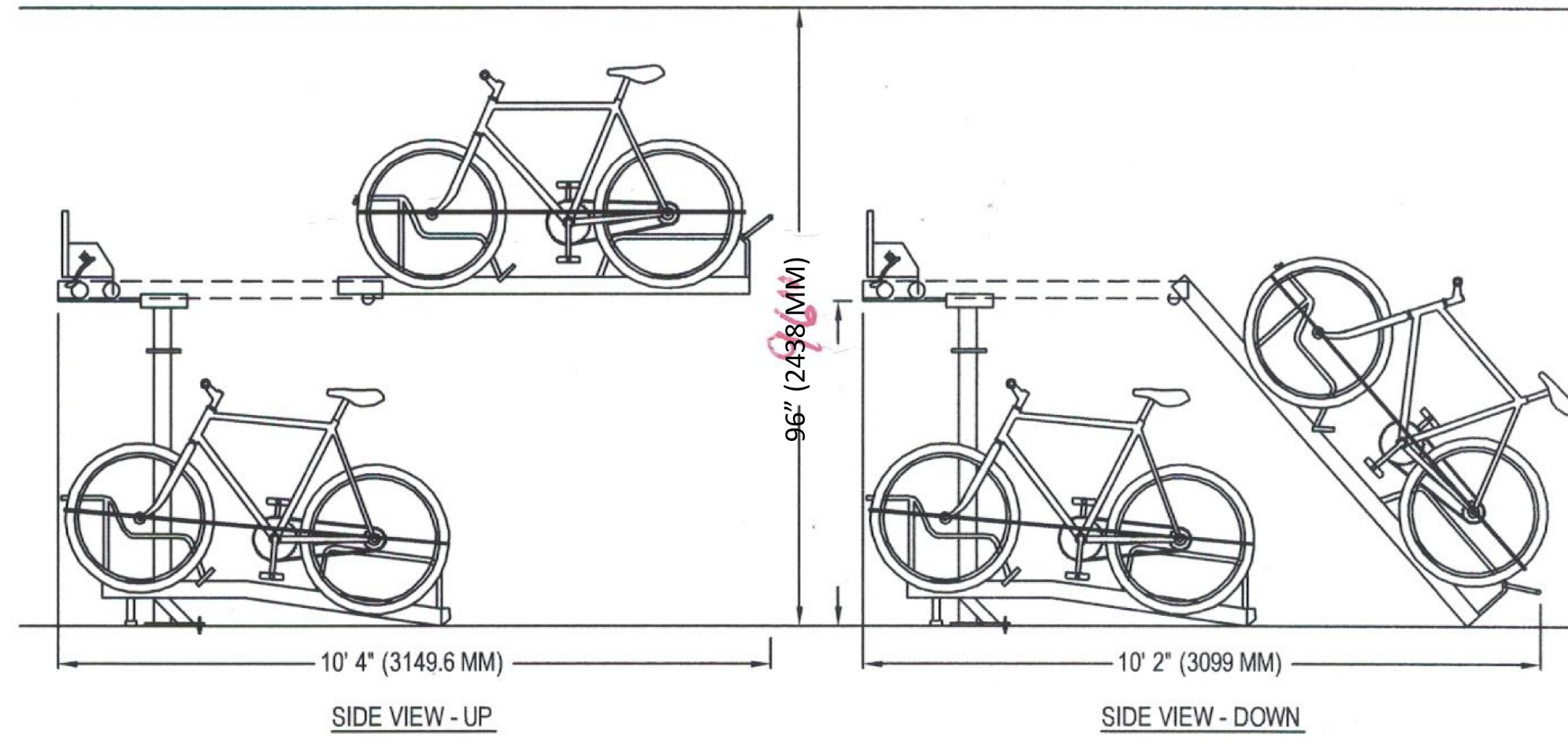
FILE NUMBER: D07-12-23-0060

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VAUGHAN, ON L4K 5W9
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MOBILE: (416) 809-1934
WWW.BIKERACK.CA

- SELECT DESIRED SIZE: SELECT DESIRED SPACE USE/SETBACKS:
- 8 BIKES, 8' (2438 MM) SECTIONS (SHOWN) 2 BIKES, 6' (1829 MM) SECTIONS (SHOWN)
- 8 BIKES, 6' (1829 MM) SECTIONS 18" (457 MM) CENTER TO CENTER
- 2 BIKES, SINGLE SECTIONS (SHOWN)

NEW CUSTOM SIZE



FEATURES:
-MATERIAL: HSS STEEL
-FINISH: HOT DIPPED GALVANIZED

- NOTES:**
1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
 2. DO NOT SCALE DRAWING.
 3. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.
 4. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.
 5. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info AND ENTER REFERENCE NUMBER 4238-009.

STACKABLE BIKE RACKS
EXTENDED STACKABLE BIKE RACK, 18" CENTER TO CENTER - DRAWING 2

4238-009 PROTECTED BY COPYRIGHT ©2015 CADDETAILS.COM LTD. REVISION DATE 03/06/2015 CADdetails.com

STACKABLE BICYCLE PARKING @ BASEMENT LEVEL



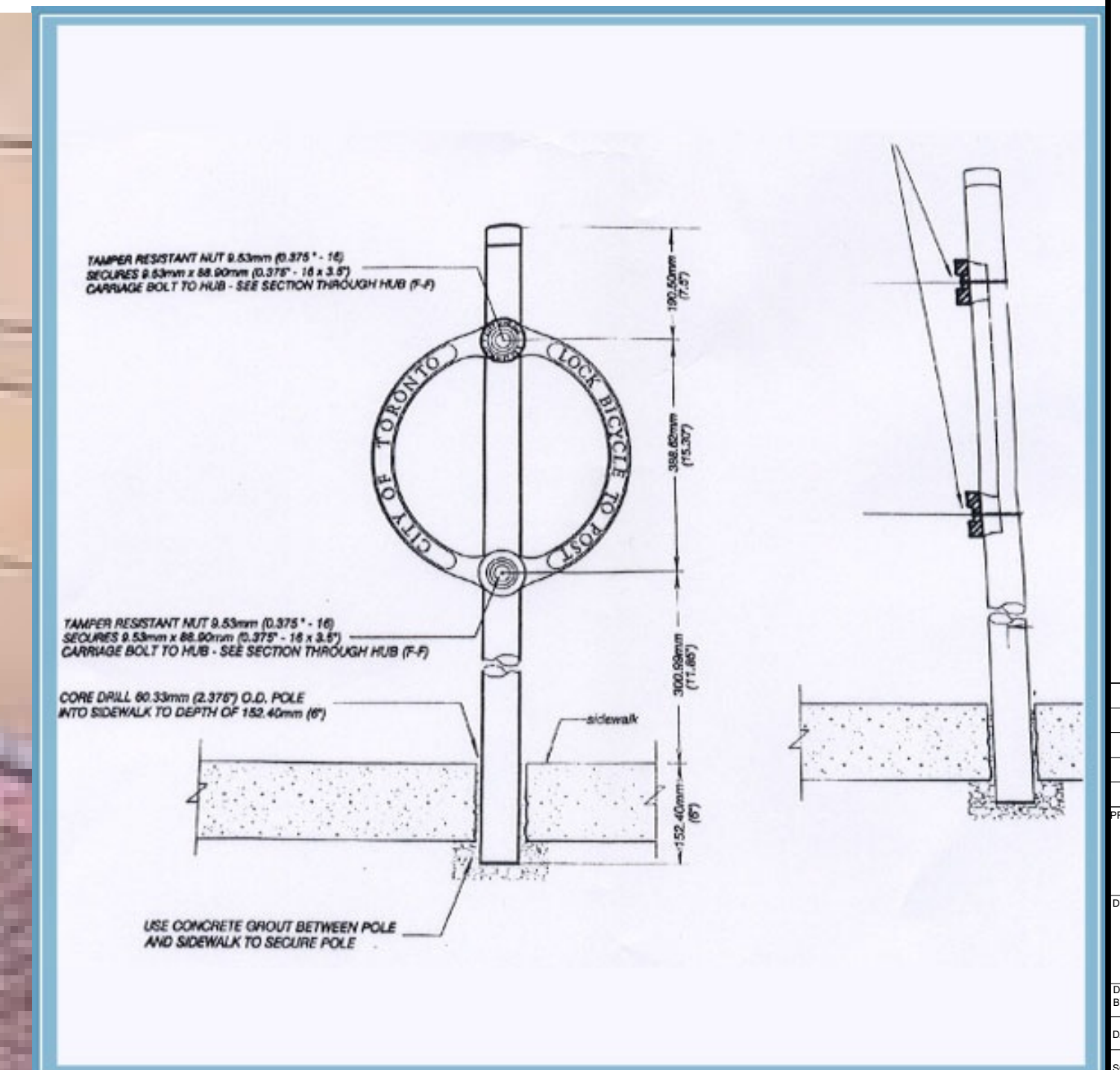
STACKABLE BICYCLE PARKING @ BASEMENT LEVEL



SAMPLE PRESSURE TREATED FENCE



EXTERIOR BICYCLE PARKING @ GRADE



RA REDLINE ARCHITECTURE

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www.redlinearchitecture.ca

RESPONSIBILITIES:
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COPYRIGHT RESERVED
GENERAL NOTES:



224 PRESTON STREET
SCOPE OF WORK: NEW 6 STOREY - MIXED USE

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REDLINE ARCHITECTURE INC.

APPLICANT:

CIVIL ENGINEER:
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1051 BAXTER ROAD
OTTAWA, ON
K2C-3P1

LANDSCAPING:
DENDROFLORISTRY SERVICES
OTTAWA, ON
K1S 5E2

SURVEYOR:
ACU LTD.
14 CONCOURSE GATE, SUITE 500
OTTAWA, ON
K2E-7S8

CONSULTANTS:
STRUCTURAL - TBD
MECHANICAL - TBD
ELECTRICAL - TBD

NO. REVISION/ISSUE DATE

PROJECT:
224 PRESTON ST.
MIXED USE BUILDING
224 PRESTON ST.
OTTAWA, ON K1S 7R1
613-000-0000

DRAWING NAME:
EX. FLOOR PLANS

DRAWN BY:
DATE: MAR. 21, 2022

SHEET:
SCALE: AS NOTED

NO. REVISION/ISSUE DATE

PROJECT:
224 PRESTON ST.
MIXED USE BUILDING
224 PRESTON ST.
OTTAWA, ON K1S 7R1
613-000-0000

DRAWING NAME:
EX. FLOOR PLANS

DRAWN BY:
DATE: MAR. 21, 2022

SHEET:
SCALE: AS NOTED

NO. REVISION/ISSUE DATE