

ONTARIO BUILDING CODE (OBC) CONFORMITY MATRIX PARTS 3 AND 9										OBC REFERENCES		
1	Project Description: 1410/1412 Stittsville Main Street Stittsville, Ontario Residential apartment building	New:	YES	Part 3:	NO			Part 9:	YES		2.1.1	
		Addition:	NO									
		Alteration:	NO									
		Change of use:	NO									
MAJOR OCCUPANCY(S)										9.1.2.1 (3)	9.13.1.3	
2	Building Area (m2)	Existing:	0.00	New:	306.00	Total:	306.00			1.1.3.2	1.1.3.2	
4	Gross Area (m2)	Existing:	0.00	New:	1208.00	Total:	1208.00			1.1.3.2	1.1.3.2	
5	Number of Storeys:	Above grade:	3	Below grade:	1					9.2.1.1 et 1.1.3.2	2.1.1.3	
6	Height of Building (m):			11.7							2.1.1.3	
7	Number of Storeys/Acces Routes:			11							9.2.2.10 & 9.2.5.1	
8	Building Classification:			C							9.13.4	
9	Sprinkler System Proposed:			Not required							9.2.20-83 9.2.15, 9.2.2.17	
10	Standpipe required:			NO							9.2.9	
				NO							9.13.7.2	
				NO							9.2.9	
				NO							9.2.9	
11	Fire Alarm required:			NO							9.13.7.2	
12	Water Service/Supply is Adequate:			NO							9.2.5.7, 9.2.5.8	
13	High Building:			NO							9.2.6	
14	Permitted Construction:			Combustible							9.2.20-83	
15	Actual Construction:			Combustible							9.13.6	
16	Mezzanine(s), Area (m2):										9.2.1.1 (3)-(8)	
17	Occupant load based on:			Building design							9.13.1	
18	Barrier-free Design:	Occupancy C:		Load:	10 Persons					9.8	9.5.2	
		Level 1:	Occupancy C	Load:	10 Persons					9.13.1		
		Level 2:	Occupancy C	Load:	10 Persons					9.13.1		
		Level 3:	Occupancy C	Load:	10 Persons					9.13.1		
19	Hazardous Substances:	YES		Explain:							9.13.1	
REQUIRED FIRE RESISTANCE RATING (FRR)												
20	Horizontal Assemblies FRR (Hours)											9.13.1
	Roof: Hours: 0.75											9.13.1
	Mezzanine: Hours: 0.75											9.13.1
	FRR of Supporting Members											9.13.1
	Roof: Hours: 0.75											9.13.1
	Mezzanine: Hours: 0.75											9.13.1
	SPATIAL SEPARATION - CONSTRUCTION OF EXTERIOR WALLS											9.13.1
	Wall	Area of ESB (m ²)	L.D. (m)	L/H or H/L	Permitted Max. % of Openings	FRR	Least Designed or Description	Non-Comb. Cladding	Non-Comb. Constr.			
	North/East	29.58	16.9	<0.65	100	less than 10%	N/A	Incombustible	Incombustible			
	South/East	35.21	7.8	<0.65	92.4	less than 10.4	N/A	Incombustible	Incombustible			
South/West	29.58	16.9	<0.65	100	less than 10%	N/A	Incombustible	Incombustible				
North/West	301.476	4.05	<0.65	7	less than 0.8	N/A	Incombustible	Incombustible				
EXIT REQUIREMENTS												
21	Level	Minimum number of exits required	Minimum corridor width	Minimum ramp width	Minimum stair width	Minimum door opening width	Maximum distance of travel	Maximum exit distance	Panicle resistor			
	1	2	1100mm	1100mm	900mm	900mm	45m	45m	YES			
	2	2	1100mm	1100mm	900mm	900mm	45m	45m	NO			
	3	2	1100mm	1100mm	900mm	900mm	45m	45m	NO			
	4	2	1100mm	1100mm	900mm	900mm	45m	45m	NO			
14.2.1, 14.3.3.3b, 14.6.16												

BOMA Area Schedule				
Number	Name	Area	Level	Occupancy
GRADE LEVEL				
S01	EXT AMENITY	Not Enclosed	GRADE LEVEL	AMENITY
S02	WASTE	11.1 m ²	GRADE LEVEL	AMENITY
LEVEL 0				
B00	CORRIDOR	25.9 m ²	LEVEL 0	COMMON
B01	1 BEDROOM	51.8 m ²	LEVEL 0	INTERIOR
B02	STUDIO	41.3 m ²	LEVEL 0	INTERIOR
B03	1 BED	48.2 m ²	LEVEL 0	INTERIOR
B04	1 BED+DEN BF	63.1 m ²	LEVEL 0	INTERIOR
B05	MECHANICAL	38.3 m ²	LEVEL 0	INTERIOR
S-A	STAIRCASE A	13.0 m ²	LEVEL 0	STAIR
S-B	STAIRCASE B	12.8 m ²	LEVEL 0	STAIR
		294.4 m ²		
LEVEL 1				
100	CORRIDOR	28.2 m ²	LEVEL 1	COMMON
101	1 BED	51.7 m ²	LEVEL 1	INTERIOR
101 - B	BALCONY	4.3 m ²	LEVEL 1	EXTERIOR
102	STUDIO	41.3 m ²	LEVEL 1	INTERIOR
102 - B	BALCONY	4.4 m ²	LEVEL 1	EXTERIOR
103	1 BED	48.1 m ²	LEVEL 1	INTERIOR
103 - B	BALCONY	4.3 m ²	LEVEL 1	EXTERIOR
104	1 BED+DEN BF	63.0 m ²	LEVEL 1	COMMON
104 - B	BALCONY	1.6 m ²	LEVEL 1	EXTERIOR
105	LOBBY	35.9 m ²	LEVEL 1	COMMON
S-A	STAIRCASE A	12.9 m ²	LEVEL 1	STAIR
S-B	STAIRCASE B	12.8 m ²	LEVEL 1	STAIR
		308.5 m ²		
LEVEL 2				
200	CORRIDOR	22.6 m ²	LEVEL 2	COMMON
201	1 BED	51.7 m ²	LEVEL 2	INTERIOR
201 - B	BALCONY	4.3 m ²	LEVEL 2	EXTERIOR
202	STUDIO	41.3 m ²	LEVEL 2	INTERIOR
202 - B	BALCONY	4.3 m ²	LEVEL 2	EXTERIOR
203	1 BED	48.1 m ²	LEVEL 2	INTERIOR
203 - B	BALCONY	4.3 m ²	LEVEL 2	EXTERIOR
204	1 BED + DEN	56.8 m ²	LEVEL 2	INTERIOR
204 - B	1 BEDROOM	5.1 m ²	LEVEL 2	EXTERIOR
205	1 BED BF	47.7 m ²	LEVEL 2	INTERIOR
205 - B	BALCONY	4.5 m ²	LEVEL 2	EXTERIOR
S-A	STAIRCASE A	12.9 m ²	LEVEL 2	STAIR
S-B	STAIRCASE B	12.8 m ²	LEVEL 2	STAIR
		316.4 m ²		
LEVEL 3				
300	CORRIDOR	22.6 m ²	LEVEL 3	COMMON
301	1 BED+DEN	51.7 m ²	LEVEL 3	INTERIOR
301 - B	BALCONY	4.3 m ²	LEVEL 3	EXTERIOR
302	STUDIO	41.3 m ²	LEVEL 3	INTERIOR
302 - B	BALCONY	4.3 m ²	LEVEL 3	EXTERIOR
303	1 BED+DEN	48.1 m ²	LEVEL 3	INTERIOR
303 - B	1 BEDROOM	4.4 m ²	LEVEL 3	EXTERIOR
304	1 BED + DEN	56.7 m ²	LEVEL 3	INTERIOR
304 - B	BALCONY	4.4 m ²	LEVEL 3	EXTERIOR
305	1 BED	47.9 m ²	LEVEL 3	INTERIOR
305 - B	1 BEDROOM	5.4 m ²	LEVEL 3	EXTERIOR
S-A	STAIRCASE A	12.9 m ²	LEVEL 3	STAIR
S-B	STAIRCASE B	12.8 m ²	LEVEL 3	STAIR
		316.8 m ²		
Grand total: 48		1,247.1 m ²		

Area Schedule (NET)		
Number	Name	Area
LEVEL 0		
B01	1 BED	44.9 m²
B02	STUDIO	36.5 m²
B03	1 BED	40.6 m²
B04	1 BED + DEN BF	55.5 m²
		177.2 m²
LEVEL 1		
101	1 BED	44.9 m²
102	STUDIO	36.5 m²
103	1 BED	40.6 m²
104	1 BED + DEN BF	55.5 m²
		177.5 m²
LEVEL 2		
201	1 BED	44.9 m²
202	STUDIO	36.5 m²
203	1 BED	40.6 m²
204	1 BED + DEN	50.9 m²
205	1 BED BF	41.7 m²
		214.4 m²
LEVEL 3		
301	1 BED	44.9 m²
302	STUDIO	36.5 m²
303	1 BED	40.6 m²
304	1 BED + DEN	50.9 m²
305	1 BED BF	41.8 m²
		214.9 m²
Grand total:		18
		784.5 m²

SITE CONTEXT

LEGEND

SURFACES

	GRASS
	RIVERSTONE
	CONCRETE PAVERS
	POURED CONCRETE
	ASPHALT PAVING
	PROPOSED NEW BUILDING
	EXISTING BUILDING TO REMAIN
	EXISTING BUILDING TO BE DEMOLISHED

LINES

	PROPERTY LINE
	SETBACK LINE
	STREET CENTER LINE
	EXISTING FENCE
	NEW FENCE
	OVERHEAD WIRES
	BUS LINE

VEGETATION

	TREE: EXISTING TO REMAIN
	TREE: EXISTING TO BE REMOVED
	TREE: NEW PROPOSED
	SHRUB: NEW PROPOSED

SYMBOLS

	DIRECTIONAL ARROWS
	BUILDING ACCESS
	BUILDING EGRESS
	SIAMESE CONNECTION
	UTILITY POLE
	FIRE HYDRANT
	CATCH BASIN / MANHOLE
	DEPRESSED CURB
	LANDSCAPE LIGHT
	LIGHT POLE
	WALL MOUNTED LIGHT
	EXISTING GRADE ELEVATION
	PROPOSED GRADE ELEVATION
	LOT CORNERS
	BIKE PARKING H: HORIZONTAL 0.6M x 1.8M V: VERTICAL 0.5M x 1.5M S: STACKED 0.37M x 1.8M
	CAR PARKING R: RESIDENTIAL V: VISITOR
	BF PARKING (TYPE A) R: RESIDENTIAL V: VISITOR
	BF PARKING (TYPE B) R: RESIDENTIAL V: VISITOR

PROJECT INFORMATION

SITE SUMMARY

ADDRESS	1410 Stittsville Main St, Stittsville, ON
CURRENT ZONING	TMS H(15)
SITE AREA	1408.60 m²
PROPOSED USE	Residential (Part 9)
BUILDING AREA	306.00 m²

ZONING SUMMARY

	REQUIRED	PROPOSED
LOT AREA	NA	1409.53 m²
LOT WIDTH	NA	20.00 m
LOT DEPTH	NA	70.50 m
MAX. BUILDING HEIGHT	4 Storeys/15m	12.8 m
MAX. PARAPET HEIGHT	NA	0.30 m
MIN. BUILDING HEIGHT for 20m from Front Lot Line	0.7 m	12.8 m
SET BACKS:		
- FRONT YARD	2.00 m (min.)	2.30 m
- INTERIOR SIDE YARD (1)	1.20 m (min.)	7.30 m
- INTERIOR SIDE YARD (2)	1.20 m (min.)	1.50 m
- REAR YARD	3.00 m (min.)	40.50 m

MIN LANDSCAPED AREA

MIN LANDSCAPED AREA	NA	372.54 m²
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LAND COVERAGE

LAND COVERAGE	NA	0.22
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VEHICULAR PARKING

	REQUIRED	PROPOSED
MIN PARKING SPACES	22	14
MIN VISITOR PARKING SPACES	4	4
MIN ACCESSIBLE SPACES*	1	1

BICYCLE PARKING

	REQUIRED	PROPOSED
MIN PARKING SPACES	9	18