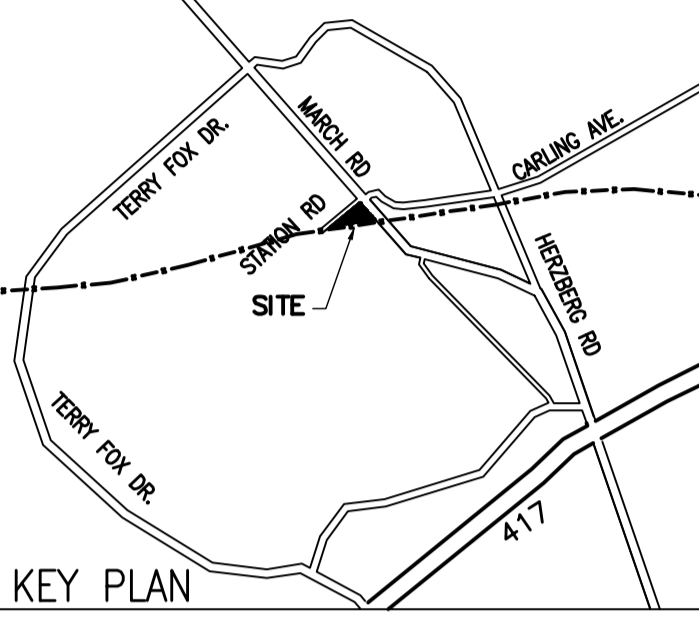


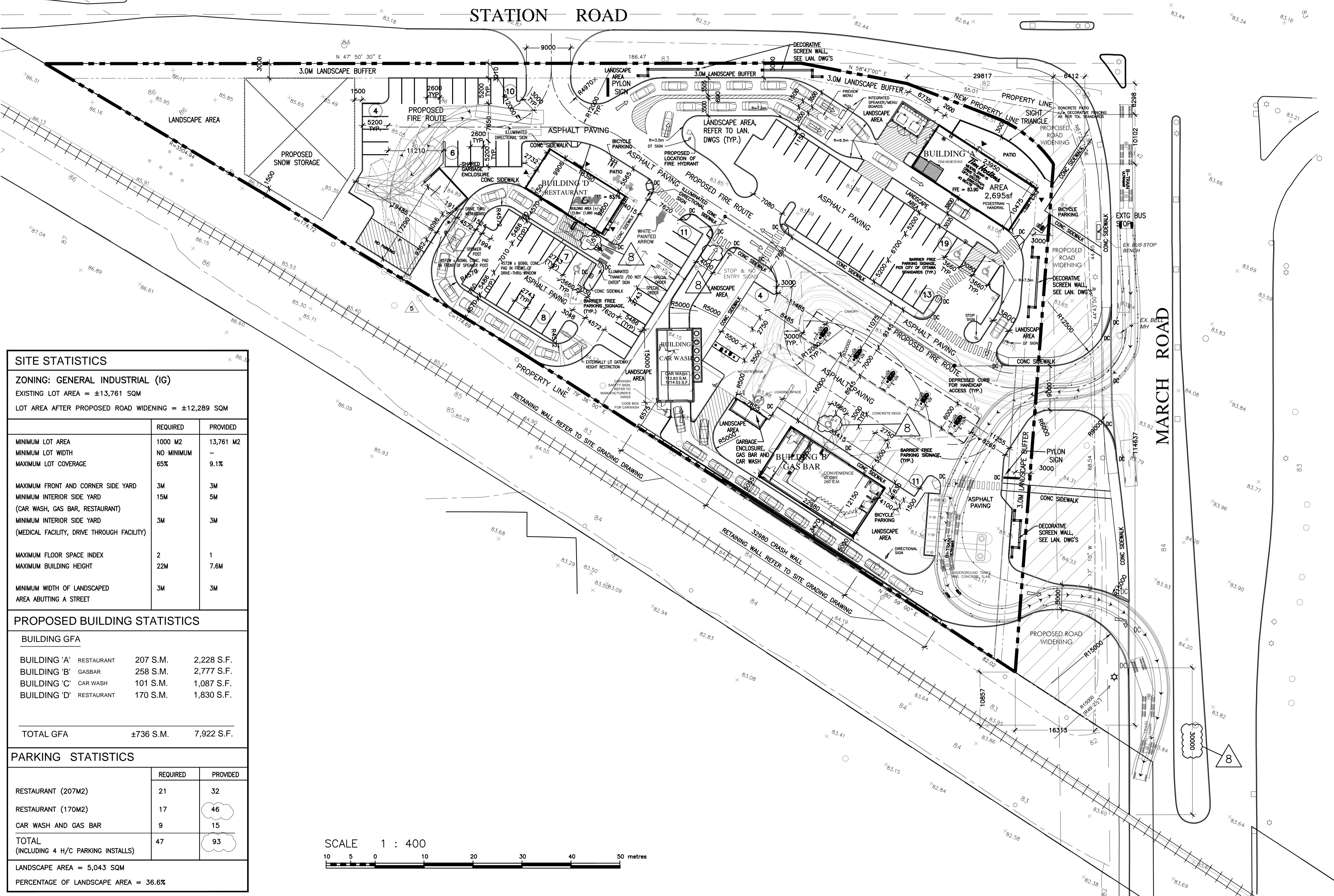
LEGAL DESCRIPTION
 PART OF LOT 6
 CONCESSION 3
 TOWNSHIP OF MARCH
 Now In The City Of Kanata
 REGIONAL MUNICIPALITY OF OTTAWA-CARLETON
 SURVEY PREPARED BY FAIRHALL, MOFFATT
 & WOODLAND LIMITED
 ONTARIO LAND SURVEYORS

ALL DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND MUST BE RETURNED ON REQUEST.
 THE CONTRACTOR SHALL CHECK ALL DIMENSIONS AND REPORT DISCREPANCIES TO THE ARCHITECT.
 ALL DIMENSIONS ARE GIVEN IN MILLIMETRES UNLESS OTHERWISE INDICATED.
 DO NOT SCALE DRAWINGS.

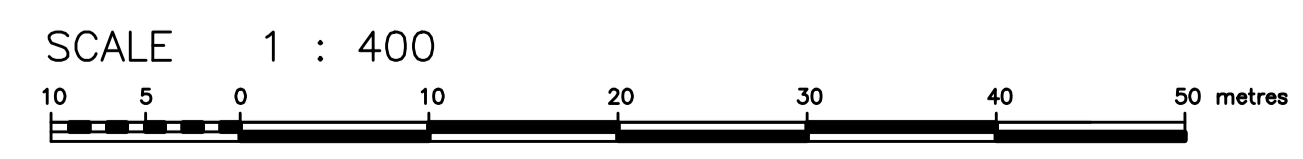
REVISIONS AND DISTRIBUTION LOG		
No.	Date	Note
1	DEC. 10, 2013	ISSUED FOR SITE PLAN APPROVAL
2	JAN 23, 2014	REVISED AS PER TIM HORTON'S REQUEST
3	MAY 12, 2014	RE-ISSUED FOR SITE PLAN APPROVAL
4	JUNE 09, 2014	REVISED PER MUNICIPAL COMMENTS
5	AUG. 15, 2014	RE-ISSUED FOR SITE PLAN APPROVAL
6	NOV. 19, 2014	RE-ISSUED FOR SITE PLAN APPROVAL
7	DEC. 08, 2014	REVISED GAS BAR
8	DEC. 22, 2014	REVISED PER MUNICIPAL COMMENTS



LEGEND	
FF 100.00	PROPOSED FIN. GRADE
OR 179.00	EXISTING GRADE
OR 179.00	TOP OF CATCH BASIN
ENTRANCE	MAN DOOR LOCATIONS
EXIT	DRIVE-THRU LOCATIONS
△	LOADING DOCK DR LOCATION
□	CATCH BASIN
●	SANITARY MANHOLE
⊙	STORM SEWER MANHOLE
⊕	FIRE HYDRANT
○	ROOF DRAIN
⊙	NEW LIGHT STANDARDS
▨	HEAVY DUTY ASPHALT PAVING
---	PROPERTY LINE
---	CURB



SITE STATISTICS		
ZONING: GENERAL INDUSTRIAL (IG)		
EXISTING LOT AREA = ±13,761 SQM		
LOT AREA AFTER PROPOSED ROAD WIDENING = ±12,289 SQM		
	REQUIRED	PROVIDED
MINIMUM LOT AREA	1000 M2	13,761 M2
MINIMUM LOT WIDTH	NO MINIMUM	-
MAXIMUM LOT COVERAGE	65%	9.1%
MAXIMUM FRONT AND CORNER SIDE YARD	3M	3M
MINIMUM INTERIOR SIDE YARD (CAR WASH, GAS BAR, RESTAURANT)	15M	5M
MINIMUM INTERIOR SIDE YARD (MEDICAL FACILITY, DRIVE THROUGH FACILITY)	3M	3M
MAXIMUM FLOOR SPACE INDEX	2	1
MAXIMUM BUILDING HEIGHT	22M	7.6M
MINIMUM WIDTH OF LANDSCAPED AREA ABUTTING A STREET	3M	3M
PROPOSED BUILDING STATISTICS		
BUILDING GFA		
BUILDING 'A' RESTAURANT	207 S.M.	2,228 S.F.
BUILDING 'B' GASBAR	258 S.M.	2,777 S.F.
BUILDING 'C' CAR WASH	101 S.M.	1,087 S.F.
BUILDING 'D' RESTAURANT	170 S.M.	1,830 S.F.
TOTAL GFA	±736 S.M.	7,922 S.F.
PARKING STATISTICS		
	REQUIRED	PROVIDED
RESTAURANT (207M2)	21	32
RESTAURANT (170M2)	17	46
CAR WASH AND GAS BAR	9	15
TOTAL (INCLUDING 4 H/C PARKING INSTALLS)	47	93
LANDSCAPE AREA = 5,043 SQM		
PERCENTAGE OF LANDSCAPE AREA = 36.6%		



247 Spadina Avenue, 4th Floor
 Toronto, Ontario
 M5T 3A8
 www.smvarch.com
 T 416.506.1600 F 416.506.0956

Seal: HEINZ H. VOGT LICENCE 3594

Project: **401 MARCH ROAD**

STARBANK GROUP OF COMPANIES

401 MARCH ROAD

OTTAWA ONTARIO

Drawing Title: **SITE PLAN**

Drawn By:	Checked By:	Date Checked:	Project No.
	HV		13A102

Date Plotted:	Scale:
Dec 22, 2014 - 2:45pm	1:400

Drawing No.:	Revision No.:
A100	8

IMAGES: C:\Users\mofatf\Documents\Unfiled.dwg
 FILE NAME: S:\2013\Projects\13A102_401 March Road, Ottawa - ON\Design\Drawings\13A102_A100_Site Plan - Option 24 - Dec 22, 2014 REVISED.dwg
 XREFS: