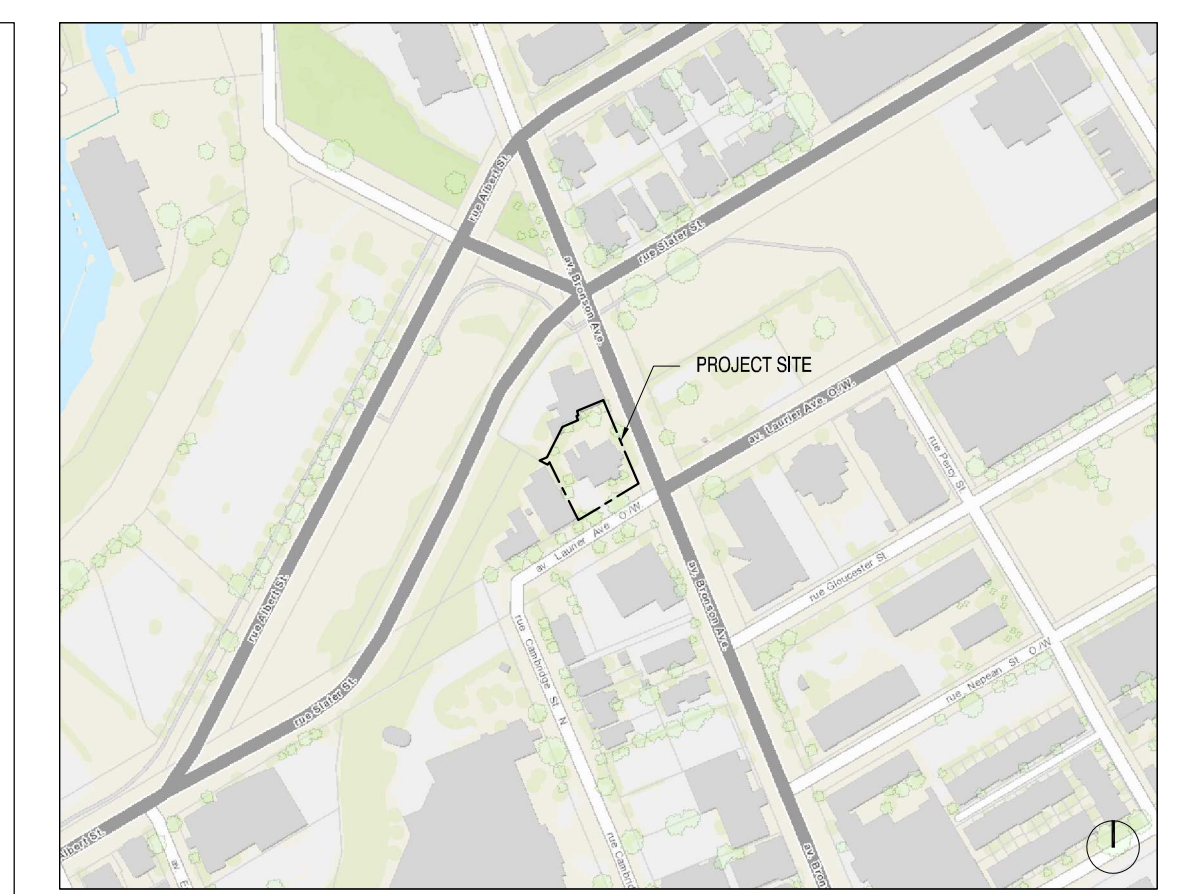


1 SITE PLAN  
SP01 SCALE: 1:125



1 LOCATION PLAN  
SP-01 SCALE: NTS

**SITE & PROJECT STATISTICS**

Zoning Designation: R4T

**PROJECT STATISTICS**

Lot Area: 1,401m<sup>2</sup>  
 Building Height: 51.33m  
 Front Yard: 1.2m  
 Rear Yard: 5.2m  
 Int. Side Yard: 1.0m  
 Corner Side Yard: 3.8m  
 Number of Proposed Units: 85 units

**PARKING CALCULATION**  
 As per Section 101

Distance to LRT: 395m

Required Parking: 37 spaces  
 0 spaces for first 12 units - Section 101(2)  
 0.5 spaces/unit for 84 units - Table 101

Resident Parking Provided: 0 spaces

**VISITOR PARKING CALCULATION**  
 As per Section 102

Required Visitor Parking: 7 spaces  
 0 spaces for first 12 units - Section 101(2)  
 0.7 spaces/unit for 84 units - Table 102

Visitor Parking Provided: 2 spaces

Total Parking Provided: 2 spaces

**BICYCLE PARKING CALCULATION**  
 As per Table 111A

Required Parking: 43 spaces  
 0 spaces for 84 units (11A(B)(ii))

Total Resident Parking: 30 double stacked spaces (80)

Visitor Parking: ~spaces

Total Parking Provided: 60 spaces

**AMENITY AREA CALCULATION**  
 As per Table 157

Total Amenity Area Req'd: 504 m<sup>2</sup>  
 6m<sup>2</sup>/unit @ 84 units

Communal Amenity Req'd: 252 m<sup>2</sup>  
 Min of 50% of Total Amenity Area

Amenity Area Provided: 146.27 m<sup>2</sup>

Level 00 (STOREY 1): ~m<sup>2</sup>  
 Level 01 (STOREY 2): ~m<sup>2</sup>  
 Level 02 (STOREY 3): ~m<sup>2</sup>  
 Level 03 (STOREY 4): ~m<sup>2</sup>  
 Level 04 (STOREY 5): 71.88 m<sup>2</sup>  
 Level 05 (STOREY 6): 11.52 m<sup>2</sup>  
 Level 06 (STOREY 7): 11.52 m<sup>2</sup>  
 Level 07 (STOREY 8): 11.52 m<sup>2</sup>  
 Level 08 (STOREY 9): 11.52 m<sup>2</sup>  
 Level 09 (STOREY 10): 11.52 m<sup>2</sup>  
 Level 10 (STOREY 11): 11.52 m<sup>2</sup>  
 Level 11 (STOREY 12): 11.52 m<sup>2</sup>  
 Level 12 (STOREY 13): 11.52 m<sup>2</sup>  
 Level 13 (STOREY 14): 11.52 m<sup>2</sup>  
 Level 14 (STOREY 15): 11.52 m<sup>2</sup>  
 Level 15 (STOREY 16): 11.52 m<sup>2</sup>  
 Level 16 (STOREY 17): 11.52 m<sup>2</sup>

Communal Amenity Provided: 579.94 m<sup>2</sup>

At Grade Parkspace: 277 m<sup>2</sup>  
 Level 01 Penthouse: 27.54 m<sup>2</sup>  
 Level 12 Lounge: 108.92 m<sup>2</sup>  
 Level 13 Lounge: 108.92 m<sup>2</sup>

Total Amenity Area Provided: 726.21 m<sup>2</sup>

STATISTICS  
SCALE: NTS

TOPOGRAPHIC PLAN OF SURVEY OF  
 PART OF LOTS 429 & 420  
 ALL OF LOT 431  
 REGISTERED PLAN M-23  
 CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD., 2015  
 RONALD A. DENIS, O.L.S.

SURVEY INFO  
SCALE: NTS

**SITE PLAN SYMBOLS LEGEND**

▶ BUILDING ENTRANCE

▶ BUILDING EXIT

⊞ BICYCLE PARKING

LEGEND  
SCALE: NTS

- GENERAL ARCHITECTURAL NOTES:
- This drawing is the property of the Architect and may not be reproduced or used without the expressed consent of the Architect.
  - Drawings are not to be scaled. The Contractor is responsible for checking and verifying all levels and dimensions and shall report all discrepancies to the Architect and obtain clarification prior to commencing work.
  - Upon notice in writing, the Architect will provide written graphic clarification or supplementary information regarding the intent of the Contract Documents.
  - The Architectural drawings are to be read in conjunction with all other Contract Documents including Project Manuals and the Structural, Mechanical and Electrical Drawings.
  - Positions of exposed or finished Mechanical or Electrical devices, fittings and fixtures are indicated on the Architectural Drawings. Locations shown on the Architectural Drawings shall govern over Mechanical and Electrical Drawings. Mechanical and Electrical items not clearly located will be located as directed by the Architect.
  - These documents are not to be used for construction unless specifically noted for such purpose.

REVISION RECORD

ISSUED FOR	DATE
ISSUED FOR SITE PLAN CONTROL	2019-12-09
ISSUED FOR COORDINATION	2019-11-05
ISSUED FOR COORDINATION	2019-10-18
ISSUED FOR COORDINATION	2019-09-26
ISSUED FOR COORDINATION	2019-08-27
ISSUED FOR COORDINATION	2019-04-02

ISSUE RECORD



593 LAURIER  
 593 LAURIER AVENUE  
 Ottawa, ON

PROJ	SCALE	DRAWN	REVIEWED
1908	1:125	JDL	RMK

SITE PLAN & STATISTICS

SP-01