

PROJECT INFORMATION	
ZONING	GM[2340]-h
SITE AREA	22,063.0 sq. m. (237,484 sq. ft.)
BUILDING HEIGHT	6 Storeys or 24.0 M
FRONT YARD SETBACK	3.0 M
CORNER YARD SETBACK	3.0 M
INTERIOR YARD SETBACK	5.0 M
REAR YARD SETBACK	0.0 M
LANDSCAPE BUFFER AROUND A PARKING LOT	3.0 M
LOADING SPACE - METRO	1
LOADING SPACE - RETAIL 'A'	0
PARKING - FOOD STORE	- 3.4 PER 100M ² OF G.F.A. 99
PARKING - RETAIL	- 3.4 PER 100M ² OF G.F.A. 24

PROJECT STATISTICS	
GROSS BUILDING - AREAS	
GFA - CITY OF OTTAWA'S DEFINITION	2,821.3 sq. m. (31,445 sq. ft.)
RETAIL FOOD - METRO	696.8 sq. m. (7,500 sq. ft.)
RETAIL STORE 'A' (ESTIMATE)	3,618.1 sq. m. (38,945 sq. ft.)
TOTAL AREA	4,024.0 sq. m. (43,315 sq. ft.)
GFA - BUILDING FOOTPRINT	4,024.0 sq. m. (43,315 sq. ft.)
RETAIL FOOD - METRO	929.0 sq. m. (10,000 sq. ft.)
RETAIL STORE 'A'	4,955.1 sq. m. (53,315 sq. ft.)
TOTAL AREA	5,884.1 sq. m. (63,615 sq. ft.)

CAR PARKING	
REQUIRED	
METRO - RETAIL FOOD	- 3.4 PER 100M ² OF GFA 99
RETAIL - BLDG 'A'	- 3.4 PER 100M ² OF GFA 24
TOTAL	123
PROVIDED	
METRO - RETAIL FOOD	- 4.3 PER 1,000 M ² OF FOOTPRINT AREA 190
RETAIL - BLDG 'A'	30
TOTAL	220

BICYCLE PARKING	
REQUIRED	
COMMERCIAL RETAIL	- 1.0 PER 250M ² OF G.F.A. 14
PROVIDED	16

LOADING	
PROVIDED	
COMMERCIAL RETAIL	- 2,000M ² & OVER OF G.F.A. 2
COMMERCIAL CAFE	- 0M ² TO 350M ² OF G.F.A. 1
TOTAL	3

LOT COVERAGE	
PAVED SURFACE	= 9,993.5 sq. m. 45.3%
BUILDING FOOTPRINT	= 4,921.0 sq. m. 22.3%
LANDSCAPE OPEN SPACE	= 7,148.5 sq. m. 32.4%
TOTAL	= 22,063.0 sq. m. 100.0%

DRAWING NOTES	
1	PROPERTY LINE
2	BUILDING SETBACK LINE
3	PROPOSED COMMERCIAL BUILDING
4	FUTURE DEVELOPMENT AREA
5	LANDSCAPE ISLAND WITH 150mm BARRIER CURB
6	BICYCLE PARKING SPACES (0.6 x 1.8M) WITH RACK
7	HYDRO EQUIPMENT
8	CONCRETE SIDEWALK, WIDTH AS NOTED
9	TWSS TO BE LOCATED AND INSTALLED AS PER CITY REQUIREMENTS
10	PEDESTRIAN CROSS WALK WITH DEPRESSED CURBS
11	FIRE HYDRANT
12	STANDARD PARKING SPACE (2.6 X 5.2 M)
13	BARRIER FREE PARKING SPACE
14	DROPPED GARBAGE / LOADING BAYS WITH SCREEN WALL
15	LIGHT STANDARD - LOCATION TO BE CONFIRMED
16	CART CORRAL
17	PAINTED ISLAND AND OR CURBS
18	PYLON SIGN
19	ELECTRIC VEHICLE SPACE WITH CHARGING STATION
20	FAMILY PARKING SPACE WITH SIGNAGE
21	WATER STORAGE TANK, SEE CIVIL
22	BUILDING CANOPY
23	2 WAY ACCESS DRIVEWAY / ROAD
24	1 WAY ACCESS DRIVEWAY / ROAD
25	SIAMESE CONNECTION
26	FIRE ROUTE
27	SOFT LANDSCAPING
28	EXISTING FIRE HYDRANT
29	EXISTING LIGHT STANDARD
30	EXISTING HYDRO POLE
31	RELOCATE EXISTING LIGHT STANDARD

REVISIONS:		
1	ISSUED FOR SITE PLAN CONTROL	Aug. 31, 20
2	ISSUED FOR CONSULTANT REVIEW	July 9, 20
3	ISSUED FOR CONSULTANT REVIEW	June 25, 20

ARCHITECT SEAL: **ONTARIO ASSOCIATION OF ARCHITECTS**
 Roderick Lahey
 LICENCE # 4235
 SEAL DATE: STAMP DATE

NORTH ARROW:

CLIENT: **metro**
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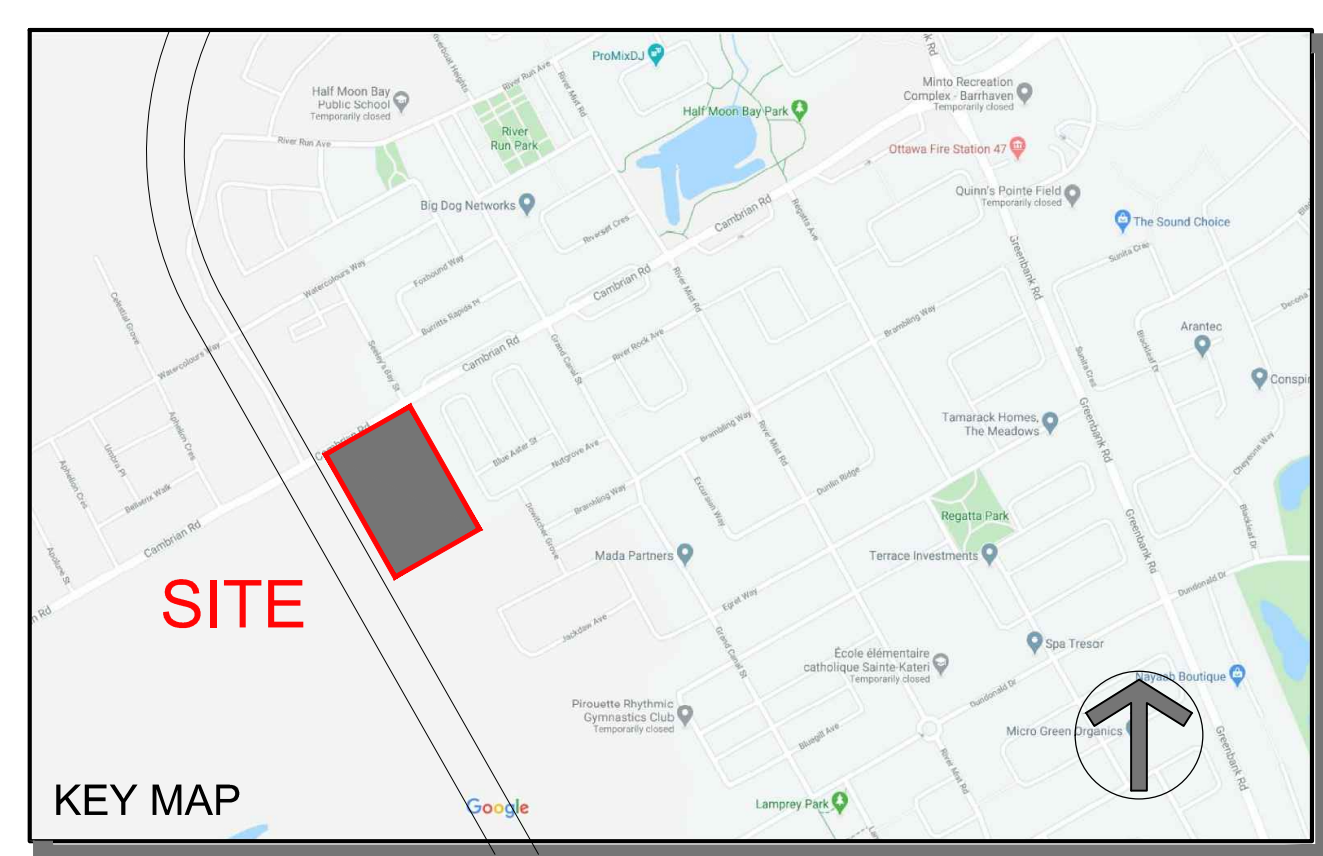
PROJECT TITLE: **METRO - BARRHAVEN**
GREENBANK ROAD @ CAMBRIAN ROAD
 OTTAWA ONTARIO

SHEET TITLE: **SITE PLAN**

DRAWN: RV	CHECKED: R.V.
SCALE: 1:300	SHEET No.
PROJECT No: 1949	SP-1

1 SITE PLAN
 SP-1
 SCALE = 1 : 300

PAPER SIZE: ISO Full Bleed B1 (707.00 X 1000.00 MM) LOT DATE: Wednesday, August 26, 2020



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LEGAL DESCRIPTION
 PLAN OF SURVEY SHOWING
 TOPOGRAPHIC DETAIL OF
 PART OF LOT 10
 CONCESSION 3 (RIDEAU FRONT)
 CITY OF OTTAWA