



PROJECT INFORMATION	
ZONING	GM2340-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'	1
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
GROSS BUILDING - AREAS	
GFA - CITY OF OTTAWA'S DEFINITION	2,921.3 sq. m.
RETAIL FOOD - METRO	(31,445) sq. ft.
RETAIL STORE 'A' (ESTIMATE)	698.8 sq. m.
RETAIL STORE 'B' (ESTIMATE)	(7,500) sq. ft.
MIXED USE 'C' (ESTIMATE)	822.5 sq. m.
	(6,700) sq. ft.
	795.0 sq. m.
	(8,557) sq. ft.
TOTAL AREA	5,035.1 sq. m.
	(54,197) sq. ft.
GFA - BUILDING FOOTPRINT	
RETAIL FOOD - METRO	4,924.0 sq. m.
RETAIL STORE 'A'	(43,315) sq. ft.
RETAIL STORE 'B'	929.0 sq. m.
	(10,000) sq. ft.
RETAIL STORE 'C'	830.0 sq. m.
	(8,935) sq. ft.
MIXED USE 'C'	2 x 530.9 sq. m.
	2 x 5,705 sq. ft.
	(11,410) sq. ft.
TOTAL AREA	6,843.0 sq. m.
	(73,650) sq. ft.
CAR PARKING	
REQUIRED	
METRO - RETAIL FOOD	-3.4 PER 100 M ² OF G.F.A. 99
RETAIL - BLDG 'A'	-3.4 PER 100 M ² OF G.F.A. 24
RESTAURANT - BLDG 'B'	-3.4 PER 100 M ² OF G.F.A. 21
1st FL. RETAIL - BLDG 'C'	-3.4 PER 100 M ² OF G.F.A. 13
2nd FL. OFFICE - BLDG 'C'	-3.4 PER 100 M ² OF G.F.A. 14
TOTAL	171
PROVIDED	
METRO - RETAIL FOOD	-4.15 PER 1,000 M ² OF FOOTPRINT AREA 190
RETAIL - BLDG 'A'	30
RETAIL - BLDG 'B'	25
1st FL. RETAIL - BLDG 'C'	15
2nd FL. OFFICE - BLDG 'C'	15
TOTAL	275
BICYCLE PARKING	
REQUIRED	
COMMERCIAL RETAIL	-1.0 PER 250M ² OF G.F.A. 20
PROVIDED	
COMMERCIAL RETAIL	24
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 =	10,464.1 sq. m. 47.4%
BUILDING FOOTPRINT =	6,281.0 sq. m. 28.5%
LANDSCAPE OPEN SPACE =	5,317.9 sq. m. 24.1%
TOTAL =	22,063.0 sq. m. 100.0%

NOTATION SYMBOLS:	
(01)	INDICATES DRAWING NOTES, LISTED ON EACH SHEET.
(02)	INDICATES ASSEMBLY TYPE; REFER TO TYPICAL ASSEMBLIES SCHEDULE.
(03)	INDICATES WINDOW TYPE; REFER TO WINDOW ELEVATIONS AND DETAILS ON A800 SERIES.
(04)	INDICATES DOOR TYPE; REFER TO DOOR SCHEDULES AND DETAILS ON A800 SERIES.
(05)	INDICATES DETAIL NUMBER.
(06)	TITLE
(07)	SCALE
(08)	DETAIL REFERENCE PAGE
(09)	DETAIL CROSS REFERENCE PAGE

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	TWSI 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 PAVING 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 AND SIGNAGE
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	SIAMISE CONNECTION
26	FIRE ROUTE
27	SOFT LANDSCAPING
28	EXISTING FIRE HYDRANT
29	EXISTING LIGHT STANDARD
30	EXISTING HYDRO POLE
31	RELOCATE EXISTING LIGHT STANDARD
32	INTERNAL GARBAGE / RECYCLING AREA
33	TEMPORARY SNOW STORAGE AREA
34	MOUNTABLE CURB WITH CONCRETE TRUCK APRON
35	3.0m HT. SOUND BARRIER FENCE
36	BENCH
37	PAINTED ISLAND

ARCHITECT SEAL:

ARCHITECT:
 rla/architecture
 roderick lahey architect inc.
 56 beech street, ottawa, ontario K1S 3J6
 t. 613.724.9932 f. 613.724.1209 rlaarchitecture.ca

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

SHEET TITLE:
ULTIMATE
SITE PLAN

DRAWN: RV	CHECKED: R.V.
SCALE: 1:300	SHEET No.:
PROJECT No.:	SP-2
1949	

TRANSPORTATION ENGINEER CGH Transportation Inc. 13 Markham Avenue Ottawa, ON K2G 3Z1 Tel: (343) 999-9117 Email: Christopher.Gordon@CGHTransportation.com	LANDSCAPE ARCHITECT Gino J. Aiello Landscape Architect 110 Didsbury Road Unit 9, Mississauga, ON, L4W 5G2 Tel: (613) 852-1343 Cell: (613) Email: gino@giala.com	URBAN PLANNER FoTenn Consultants Inc. 396 Cooper Street, Unit 300 Ottawa, ON Canada, K2P 2H7 Tel.: (613) 730-5709 Cell: (416) 523-6168 Fax: (613) 730-1136 E-Mail: posen@fotenn.com	PROJECT DEVELOPER Metro Ontario Inc. 5150 Spectrum Way, Suite 401, Mississauga, ON, L4W 5G2 Tel: (416) 234-6158 Cell: (416) 523-6168 Fax: (416) 234-6927 E-Mail: Antony.Cannell@metro.ca
GEOTECHNICAL ENGINEER paterson group 154 Colonnade Road South Ottawa, Ontario K2E 7J5 Tel: 613.226-7381 Email: DGilbert@Patersongroup.ca	CIVIL ENGINEER David Schaeffer Engineering Ltd. 120 Iber Road, Unit 203 Stittsville, ON K2S 1E9 Tel: (613) 836-0856 Fax: (613) 836-7183 Email: bchow@DSEL.ca	SURVEYOR J.D. Barnes Limited 2430 Don Reid Drive, Suite 204, Ottawa, Ontario, K1H 1E1 Tel: (613) 731-7244 Fax: (613) 731-8955 Cell: (613) 852-9260 E-Mail: cfox@jdbarnes.com	LEGAL DESCRIPTION PLAN OF SURVEY SHOWING TOPOGRAPHIC DETAIL OF PART OF LOT 10 CONCESSION 3 (RIDEAU FRONT) CITY OF OTTAWA

ULTIMATE SITE PLAN
 SP-2
 APPROXIMATE LOCATION AS PER RECORDS. COULD SOME FIELD WORK VERIFY, POSSIBLY COVERED WITH LANDSCAPING FEATURE OR GRAVEL.

