

BEECHWOOD

78-88 BEECHWOOD AVENUE
69-93 BARRETTE STREET

MINTO COMMUNITIES

Project: 19064
Date: 2021-05-07
Issued for: SPC

ARCHITECTURAL DRAWING LIST

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A503	BUILDING SECTIONS
A504	BUILDING SECTIONS

PROJECT CONSULTANTS

ARCHITECTURAL

RAW DESIGN INC.
405-317 ADELAIDE STREET WEST
TORONTO, ON M5V 1P9
T: 416 599 9729

MECHANICAL & ELECTRICAL

SMITH & ANDERSEN
1600 CARLING AVE, UNIT 530
OTTAWA, ON K1Z 1G3
T: 613 230 1186

STRUCTURAL

CUNLIFFE & ASSOCIATES
1550 CARLING AVE, UNIT 200
OTTAWA, ON K1Z 8S8
T: 613 729 7242

PLANNING

FOTENN
396 COOPER ST, SUITE 300
OTTAWA, ON K2P 0Z8
T: 613 730 5709

LANDSCAPE

FOTENN
396 COOPER ST, SUITE 300
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CIVIL

IBI GROUP
400-333 PRESTON STREET
OTTAWA, ON K1S 5N4
T: 613 225 1311

TRAFFIC

IBI GROUP
400-333 PRESTON STREET
OTTAWA, ON K1S 5N4
T: 613 225 1311

WIND+NOISE

GRADIENT WIND
127 WALGREEN RD
OTTAWA, ON K0A 1L0
T: 613 836 0934

HERITAGE CONSULTANT

MTBA ASSOCIATES INC.
222 LAURIER AVENUE EAST, STUDIO 201
OTTAWA, ON K1N 7R5

ENERGY MODELLING & BUILDING CERTIFICATION CONSULTANT

EQ BUILDING PERFORMANCE
25 ADELAIDE ST EAST, SUITE 1500
TORONTO, ON M5C 3A1
T: 416 645 1186

SURVEY

ANNIS O'SULLIVAN VOLLEBEKK LTD.
14 CONCOURSE GATE, SUITE 500
OTTAWA, ON K2E 7S6
T: 613 727 0850



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ISSUED RECORD
25-01-18 BEZONING
20-12-18 REQUESTED FOR BEZONING + ISSUED FOR SPC
21-05-07 REQUESTED FOR SPC

REVISION RECORD
No Date Description

NORTH

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19064

BEECHWOOD

78-88 BEECHWOOD AVE & 69-93 BARRETTE ST
OTTAWA | ON

MINTO COMMUNITIES

COVER / DRAWING LIST

SCALE:

A000

78 BEECHWOOD, Ottawa, Ontario
Preliminary Site Stats
2021-05-07

Official Plan
Current Zoning

Site Area	Gross	4,153 sq.m.	44,703 sq.ft.
Widening		148 sq.m.	1,593 sq.ft.
Site Area	Net	4,005 sq.m.	43,109 sq.ft.

FL/FL Height	Units	Unit w/o Balc.					Retail GFA (as per Zoning By-law 2008-250)	Residential GFA (as per Zoning By-law 2008-250)	Total GFA (as per Zoning By-law 2008-250)	Communal Indoor Amenity	Communal Outdoor Amenity	Private Outdoor Amenity	GCA* Interior		GCA** exterior		Total GCA									
		Studio	1B	2B-JR	2B-SR	2B+D							Total	m2	sf	m2	sf	m2	sf	m2	sf	m2	sf			
P2	2850												3,380	36,382			3,380	36,382								
P1	3800												3,380	36,382			3,380	36,382								
													6,760	72,764												
1	4800	3	12	2	1	18	561	6,039	948	10,204	1,509	16,243	200	2,153	379	4,080	105	1,130	2,604	28,029	488	5,253	3,092	33,282		
2	2950	6	17	10	3	37	2,111	22,723	2,111	22,723	2,111	22,723	209	2,250	2,643	28,449	288	3,100	2,643	28,449	288	3,100	2,931	31,549		
3	2950	5	21	11	2	40	2,251	24,230	2,251	24,230	2,251	24,230	191	2,056	2,619	28,191	191	2,056	2,619	28,191	191	2,056	2,810	30,247		
4	2950		26	4	4	36	2,089	22,486	2,089	22,486	2,089	22,486	340	3,660	2,449	26,361	342	3,681	2,449	26,361	342	3,681	2,791	30,042		
5	3250		20	3	7	32	1,951	21,000	1,951	21,000	1,951	21,000	306	3,294	2,304	24,800	308	3,315	2,304	24,800	308	3,315	2,612	28,115		
6	3250		14		7	22	1,454	15,651	1,454	15,651	1,454	15,651	360	3,875	1,756	18,901	648	6,975	1,756	18,901	648	6,975	2,404	25,876		
7	2950	1	12		5	19	1,153	12,411	1,153	12,411	1,153	12,411	231	2,486	1,341	14,434	511	5,500	1,341	14,434	511	5,500	1,852	19,935		
8	3250		3		6	13	1,038	11,173	1,038	11,173	1,038	11,173	222	2,390	1,214	13,067	225	2,422	1,214	13,067	225	2,422	1,439	15,489		
9	3550		1		5	4	850	9,149	850	9,149	850	9,149	236	2,540	1,020	10,979	231	2,486	1,020	10,979	231	2,486	1,251	13,466		
Mech/ Penthouse	4500					10							312	3,358			724	7,793			724	7,793	1,036	11,151		
													18,262	196,571												
Totals	34400	15	126	30	40	16	227	14	561	6,039	13,845	149,026	14,406	155,065	236	2,540	662	7,126	2,200	23,681	25,022	269,335	3,956	42,582	28,978	311,917

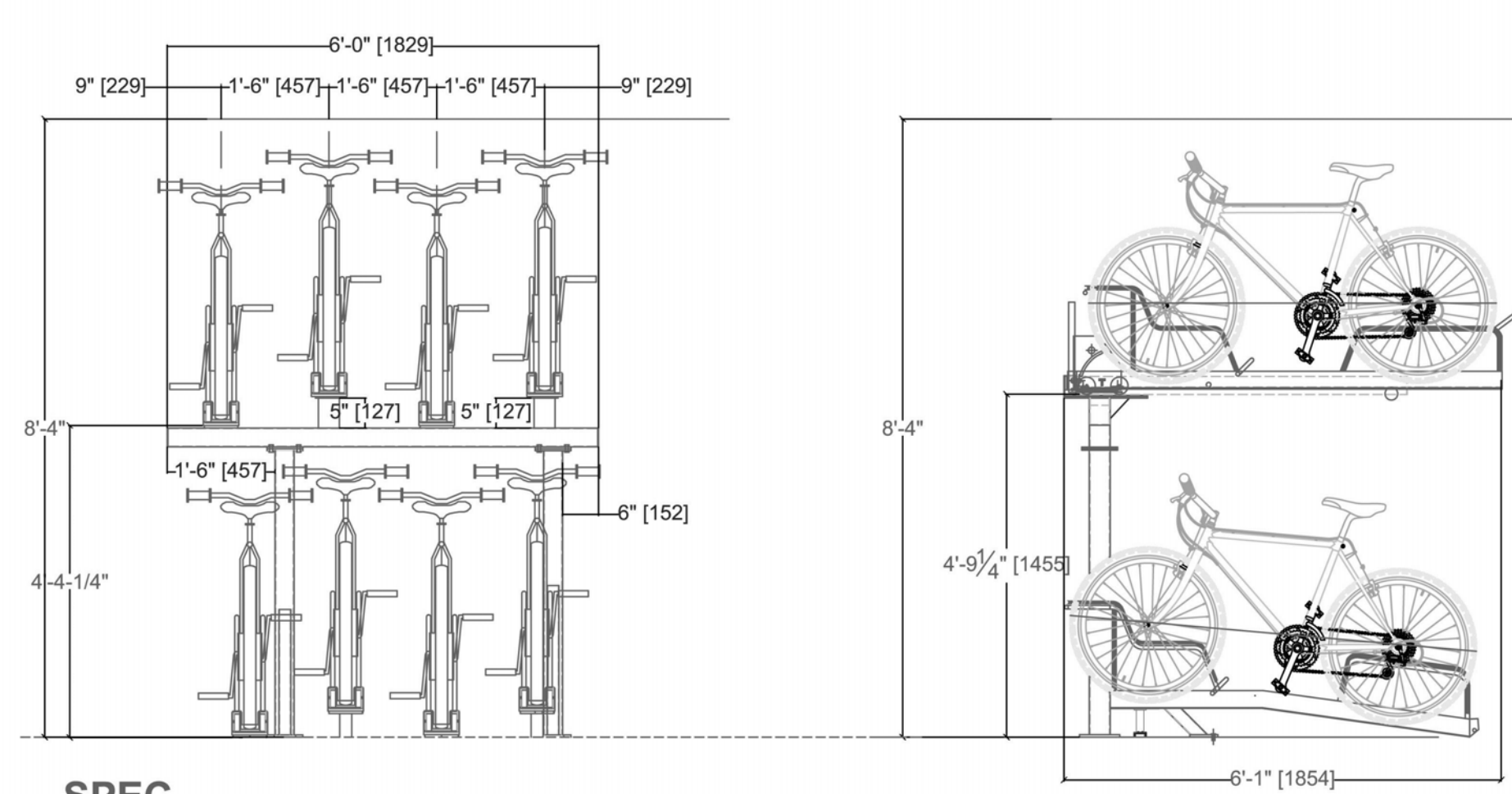
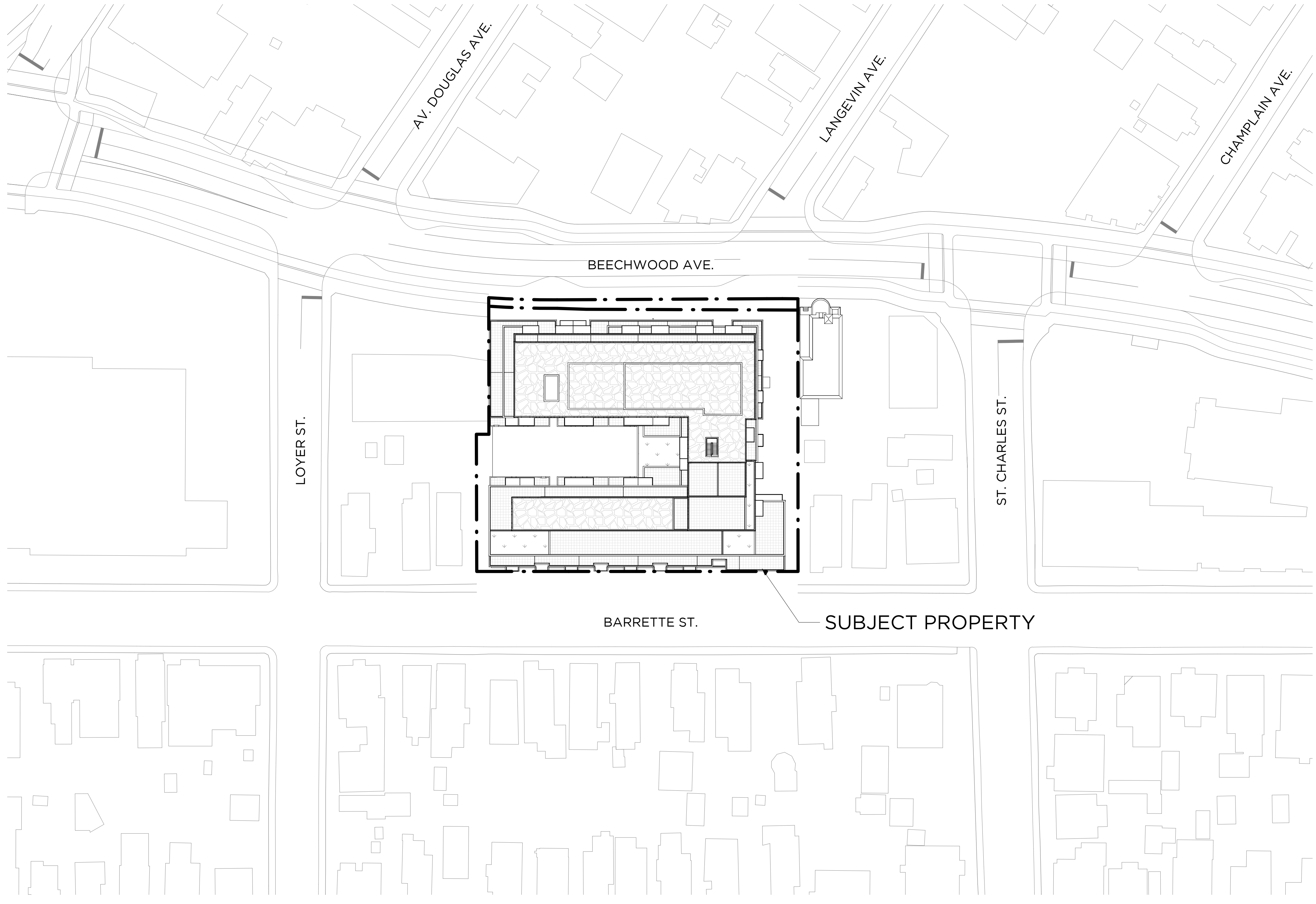
TARGETS	7%	56%	13%	18%	7%	incl. in total
	10%	50%	15%	20%	5%	
NSA (m2) average(ft2)	610	6,988	1,984	3,103	1,578	
	438	597	712	835	1,062	

FSI	Retail	0.14
	Residential	3.46
	Total	3.6
Required Parking	Res. (total units - 12) * 0.5 per unit	107
	Visitors (total units - 12) * 0.1 per unit	21
	Total	128
Proposed Parking	Residential	137
	Visitors	21
	Total	158
Required Bike Parking	Residential (0.5 per unit)	114
	Retail (1 per 250m2)	2
	Total	116
Proposed Bike Parking	Residential at Ground	8
	Residential at P1	118
	Residential at P2	118
	Retail at grade	8
	Total	252
Lockers	P2	34
	P1	0
	L2	13
	L3	9
	L4	9
	L5	9
	Total	74

Amenity	
Required	Provided
1362 m2	3,098 m2
6m2 per unit	
min 50% as communal areas	
681 m2	898 m2

Barrier free Units			
Unit count	S	1B	2B
100%	15	126	86
15%	2.3	18.9	12.9
	2	19	13
			34
			OBC BF REQUIREMENT
			OBC BF PROPOSED

2 PROJECT STATS
A005 1:1



SPEC
PRODUCT- The Lock-up stackable bike rack
Multiple stackable bike rack
SECTIONS- 8" sections, 6" sections + Single sections
CAPACITY- 8 bikes, 6 bikes, or 2 bikes
MATERIAL- HSS steel
FINISHES- Hot Dipped Galvanized
SPACE USE/SETBACKS- 18" center to center

Single Stackable Bike Rack Section
Bike Rack MFG Dist.
416-927-7499

3 PROPOSED BIKE RACK
A005 1:1

1 CONTEXT PLAN
A005 1:300

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ISSUED RECORD
2021-10-18 REZONING
20-12-18 REQUIRED FOR REZONING +
21-05-07 ISSUED FOR SPC
21-05-07 REQUIRED FOR SPC

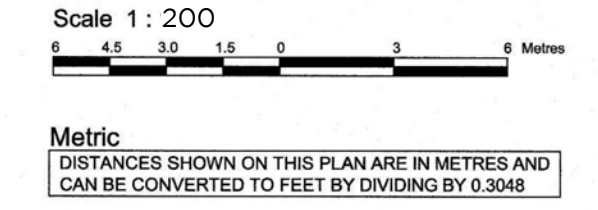
REVISION RECORD
No. Date Description

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19064
BEECHWOOD
78-88 BEECHWOOD AVE & 69-93 BARRETTE ST
OTTAWA | ON
MINTO COMMUNITIES
CONTEXT PLAN, NOTES & STATS
SCALE: NTS
A005

**TOPOGRAPHIC PLAN OF SURVEY OF
PART OF LOTS 10, 11, 12, 13, AND 21
ALL OF LOTS 18, 19, AND 20
REGISTERED PLAN 101
CITY OF OTTAWA**

Prepared by Annis, O'Sullivan, Vollebæk Ltd.
Plan updated January 8th, 2020. Additional
Detail along Beechwood Avenue added.
Plan updated June 19, 2020. Topography for part of Lots 20 and
21 added.



NOTE: DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND
CAN BE CONSIDERED TO BE BY GOOGLE EARTH

Surveyor's Certificate

1. This survey and plan are correct and in accordance with the Survey Act, the Surveyors Act and the Land Titles Act and the regulations made under them.
2. The survey was completed on the 2nd day of July 2020.

July 7, 2020
Annis, O'Sullivan, Vollebæk Ltd.
Charles Land Surveyor

Notes & Legend

- Survey Monument Placed
- Survey Monument Found
- Standard Iron Bar
- S— Short Standard Iron Bar
- C— 0.30 Long Survey Monument
- C— Concrete Pin
- C— Cut Glass
- M— Measured
- M— Annis, O'Sullivan, Vollebæk Ltd.
- R— Registered Plan 101
- R— (AOC) Plan June 12, 1987
- R— Plan 58-27
- R— Plan 58-113
- R— Expropriation Plan N000463
- R— (AOC) Plan September 26, 1996
- R— (AOC) Plan September 1, 1999
- R— (AOC) Plan March 29, 2000
- R— (AOC) Plan dated May 18, 1998
- R— (AOC) Plan December 15, 2006
- Deciduous Tree
- Coniferous Tree
- Fire Hydrant
- Water Valve
- Water Street Post
- Manhole
- Manhole Valve (Storm Sewer)
- Manhole Valve (Sanitary)
- Manhole Valve (Underground)
- Valve Chamber (Overhead)
- Valve Chamber (Underground)
- Underground Storm Sewer
- Underground Sanitary Sewer
- Underground Water
- Overhead Power
- Underground Power
- Underground Gas
- Gas Meter
- Hydro Meter
- Sign
- Chain Line Fence
- Board Fence
- Post and Wire
- Metal Pipe
- Utility Pole
- Utility Pole with Light
- Utility Pole with Transformer and Light
- Transformer Box
- Monitoring Well
- Anchor
- Light Standard
- Light Pole
- Air Conditioner
- Diameter
- Location of Elevation
- Top of Concrete Curb Elevation
- Top of Concrete Retaining Wall
- Cartridge
- Property Line

ELEVATION NOTES

1. Elevations shown are generic and are referred to the CGVD03 geoid datum.
2. It is the responsibility of the user of the information to verify that the benchmark has not been altered or disturbed and that its relative elevation and description agree with the information shown on this drawing.

UTILITY NOTES

1. This drawing cannot be accepted as acknowledging all of the utilities and it will be the responsibility of the user to contact the respective utility authorities for confirmation.
2. Only visible surface utilities were located.
3. A field location of underground utility is the preferred utility authority is necessary unless any such existing existing ground, existing utility.
4. Underground Services and Inlets are taken from City of Ottawa Engineering Plans E, 2006, 191220-04, C-1-F-04 and C-1-F-07.

Bearings are gtd and are referred to the Central Meridian of NAD 83 (project).

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ISSUED RECORD
20-12-18 REVISION
20-12-18 REVISION FOR BEZONING
21-05-07 ISSUED FOR SDC

REVISION RECORD
NO Date Description

NORTH

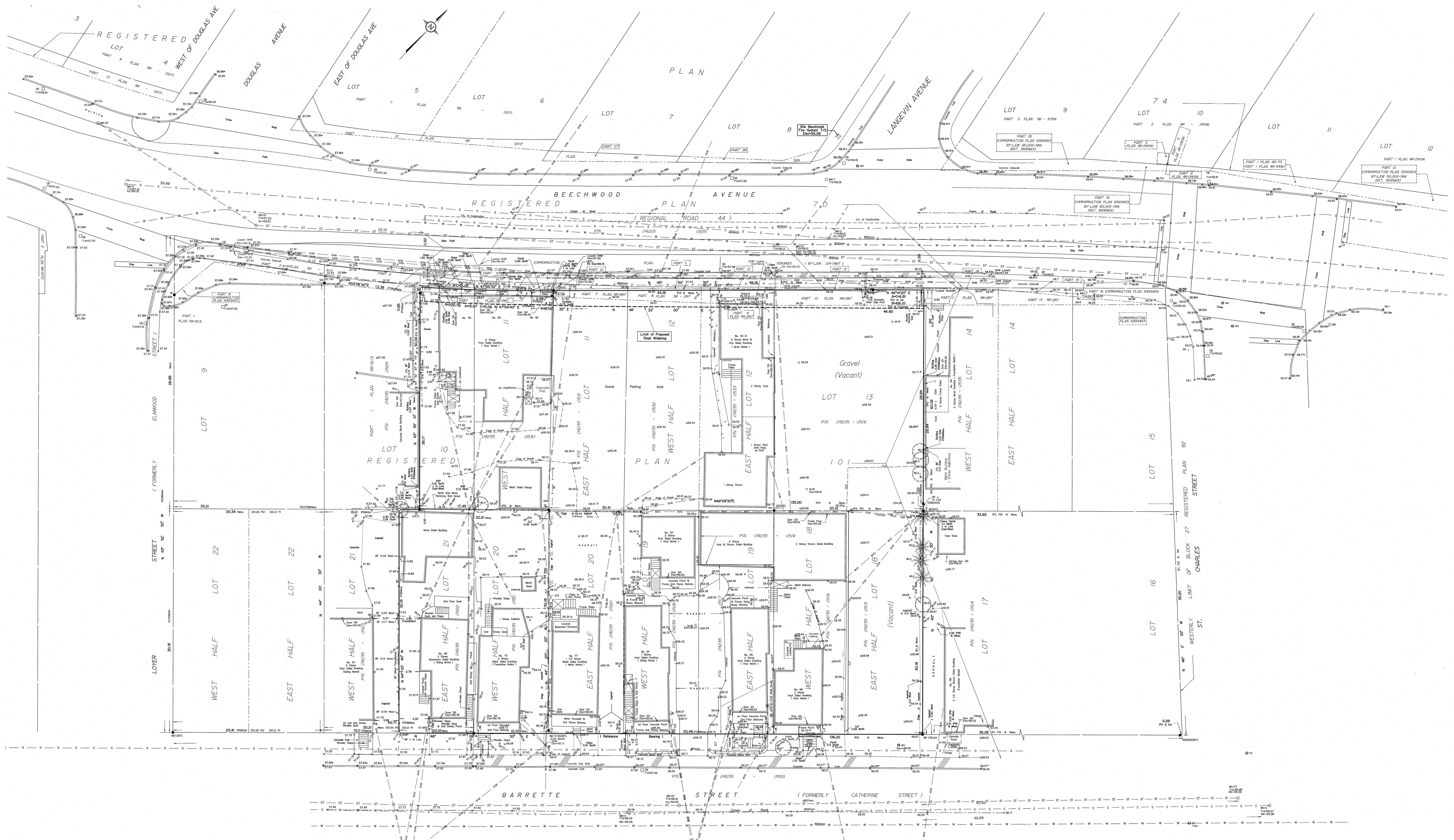


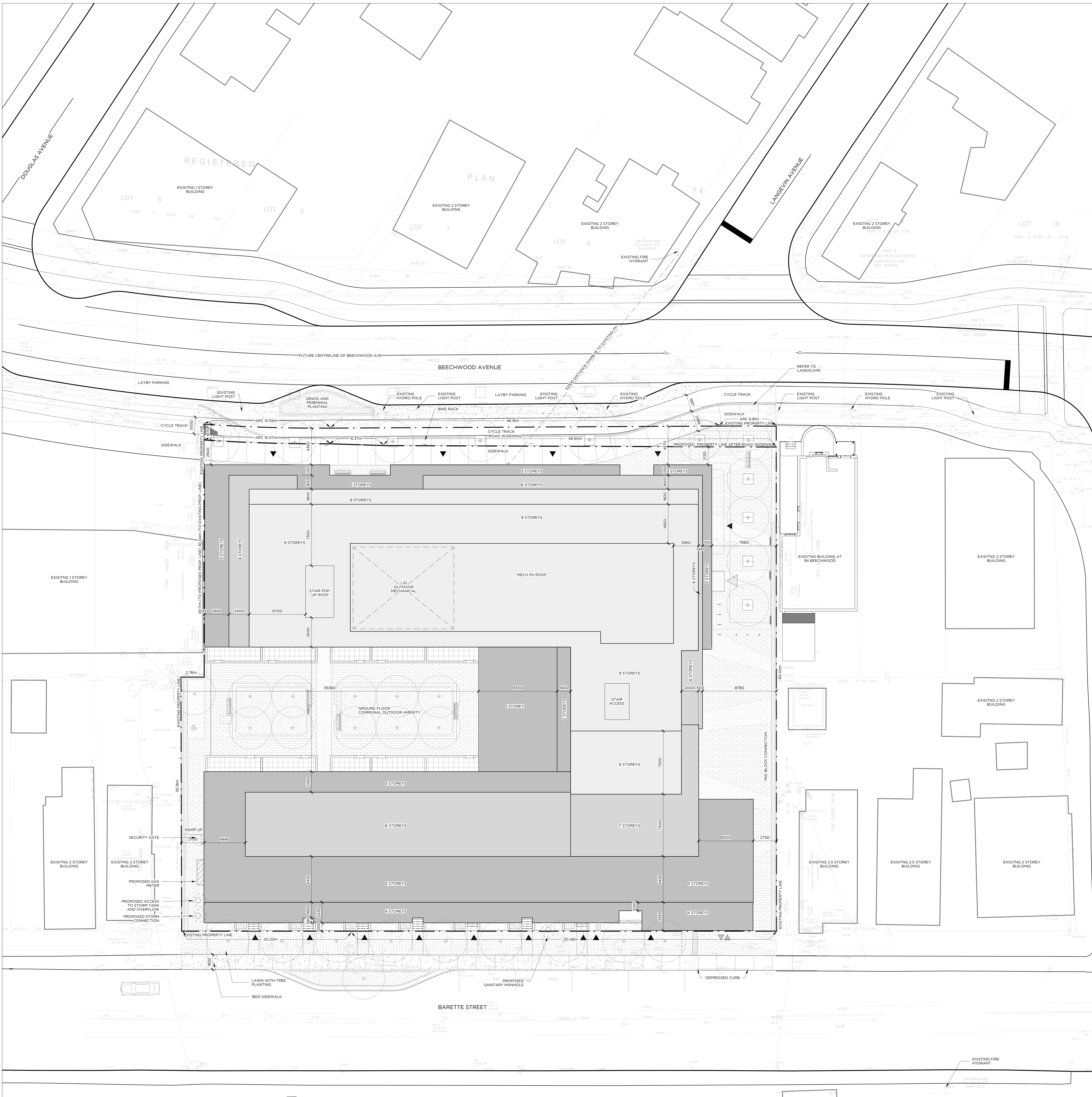
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AVE &
69-93 BARRETTE ST
OTTAWA | ON
MINTO
COMMUNITIES
SURVEY

SCALE: AS INDICATED

A006





- ### SITE PLAN NOTES
- THE BUILDING IS TO BE SPRINKLERED.
 - THE SOLID WASTE ROOMS IS 75 SM AND WILL ACCOMMODATE GARBAGE VIA USE OF ONE CHUTE. GARBAGE CHUTE ACCESS OCCURS ON LEVELS 1 TO 3.
 - COLLECTION OF WASTE MATERIALS FOR THIS DEVELOPMENT WILL TAKE PLACE ON SITE IN THE LOADING AREA DESIGNATED ON THE GROUND FLOOR PLAN. AN ON-SITE TRAINED STAFF/ MAINTENANCE PERSON IS RESPONSIBLE FOR MOVING THE BINS FROM THE SOLID WASTE ROOM TO THE COLLECTION POINT AND PROVIDE VEHICULAR DIRECTIVES TO THE COLLECTION VEHICLE OPERATOR AS REQUIRED. IN THE EVENT THE ON-SITE STAFF IS UNAVAILABLE AT THE TIME THE CITY COLLECTION VEHICLE ARRIVES AT THE CITY, THE COLLECTION VEHICLE WILL LEAVE THE SITE AND NOT RETURN UNTIL THE NEXT SCHEDULED COLLECTION DAY.
 - SIDEWALKS AND BOULEVARDS WITHIN THE RIGHT OF WAY TO HAVE A MINIMUM 2% AND MAXIMUM 4% SLOPE TOWARDS THE ROADWAY.
 - REFER TO SITE SERVICING PLAN, FOR SEWER AND WATER SERVICE INFORMATION.
 - ALL EXISTING ACCESSES, CURB CUTS, TRAFFIC CONTROL SIGNS, ETC. ALONG THE DEVELOPMENT SITE FRONTAGE THAT ARE NO LONGER REQUIRED ARE TO BE REMOVED. THE BOULEVARD WITHIN THE PUBLIC RIGHT OF WAY, IN ACCORDANCE WITH CITY STANDARDS AND TO THE SATISFACTION OF THE EXECUTIVE DIRECTOR OF TECHNICAL SERVICES ARE TO BE REINSTATED.
 - PROPOSED ACCESS TO THE DRIVEWAY FOR THIS PROJECT TO BE DESIGNED IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.
 - SOLID WASTE MANAGEMENT TO BE NOTIFIED UPON COMPLETION OF THE DEVELOPMENT AND SHOULD PUBLIC WASTE COLLECTION BE USED. ALL NECESSARY APPLICATION AND WAIVER FORMS TO BE COMPLETED PRIOR TO COMMENCEMENT OF CITY REFUSE COLLECTION.
 - NO SPEED BUMPS SHALL BE INSTALLED ON ANY MAIN DRIVEWAY AISLE OR DESIGNATED FIRE ROUTE.

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ISSUED RECORD
22-01-18 REVISION
20-12-18 REQUIRED FOR BEZONING +
21-05-07 ISSUED FOR PER
21-05-07 REQUIRED FOR SAC

SITE PLAN LEGEND

<ul style="list-style-type: none"> ○ EXISTING ELEVATION + () PROPOSED ELEVATION + () TOP OF STRUCTURE + () TOP OF WALL + () TOP OF CURB ▽ VEHICULAR EXIT/ENTRANCE ▽ PEDESTRIAN EXIT/ENTRANCE ▽ PRIMARY RES ENTRANCE ▬ EXISTING EXTERIOR TO REMAIN ▬ NEW WALLS - - - ITEM ABOVE ○ SCREEN REF. # ◇ WALL TYPE ○ DOOR REF. # 	<p>NOTES: REFER TO CONSULTANTS DRAWINGS FOR INFORMATION RELATING TO SITE SERVICING, GRADING AND LANDSCAPE. ALL ITEMS NEW CONSTRUCTION UNLESS NOTED OTHERWISE.</p> <p>Abbreviations: AD AREA DRAIN CACF CENTRAL ALARM CONTROL FACILITY CB CATCH BASIN FH FIRE HYDRANT FD FLOOR DRAIN HB HOSE BIB HLP HYDRO LIGHT POLE MH MAN HOLE TLS TRAFFIC LIGHT STANDARD</p> <p>SITE PLAN INFORMATION TAKEN FROM: TOPOGRAPHIC PLAN SURVEY OF PART OF LOTS 10, 11, 12, 13, AND 21 ALL OF LOTS 18, 19, AND 20 REGISTERED PLAN 101 CITY OF OTTAWA PREPARED BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD. LAND SURVEYORS (UPDATED JUNE 19, 2020)</p> <p>58.50m = ESTABLISHED GRADE 58.50m = TOS GROUND FLOOR 58.00m = AVERAGE GRADE</p>
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REVISION RECORD
No Date Description

ZONING: TMB HC15

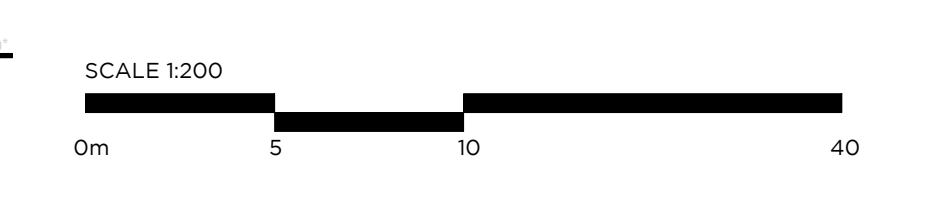
Zoning Mechanism	Zoning Provision	Provided
Uses	No residential or office uses within 6 metres of front facade Residential uses may occupy a maximum of 50% of the ground floor area of a building that faces Barrette Street and the uses must face Barrette Street.	Retail proposed fronting Beechwood 73% of the ground floor is occupied by residential uses
Minimum Lot Area	No minimum	4,153 m ²
Minimum Lot Width	No minimum	68 m
Front Yard Setback	Max: 2 m (where hydro pole) Min: 0 m (first 3 storeys) + 2 m (above 3 rd storey)	Floors 1-3: 4.3 m Floors 4-6: 5.6 m Floors 7-8: 7.2 m Floor 9: 9.0 m
Interior Side Yard Setback	Maximum: 3 m, except where: Allowing for driveway: max. 6 m Abutting R-zone: min. 3 m	East: Varies/min 2.7 m West: Varies/min 0 m abutting TM, min 2.6 m abutting R-zone
Minimum Rear Yard Setback	First 3 storeys: 3 m Above the 3 rd storey: provided setback + 2 m	Floors 1-4: 0.0 m Floor 5: 3.3 m Floor 6-7: 8.8 m Floor 8: 16.2 m Floor 9: 23.7 m
Front Facade	50% of ground floor facade facing main street, up to 4.5m, must be transparent windows and active entrances	>66%
Active Entrances	Front facade must include at least one active entrance serving each use occupying the ground floor.	4 retail uses and 4 active entrances facing Beechwood
Building Height	Minimum: 6.7 m Maximum: 20 m	Facing Beechwood: 30.7 m* Facing Barrette: 21 m*
Minimum Landscaped Area	Abutting R-zone: 3 m buffer	2.6 m pathway (west edge)
Amenity Area Requirements	6m ² per unit, and 50% communal: 1362 m ² total, 681 m ² communal. One area min 54 m ²	Communal: 898 m ² Total: 3,098 m ²
Permitted projections above height limit	Landscaped Areas Mechanical/Service Penthouse	Height of Mechanical Penthouse: 35.2 m* (4.5 m)
Access	Driveway: 6 m (double-lane) Aisle in a parking garage: 6m	Driveway: 6 m Aisle: 6 m
Minimum Parking Spaces (Area 1)	Residential: 0.5/unit after first 12 units (227*0.5 = 114) Visitor: 0.1/unit after first 12 units = (227*0.1) = 23 Retail: No requirement Total: 137	Residential: 137 Visitor: 21 Total: 158
Bicycle Parking Spaces	Residential: 0.5/unit: 227*0.5 = 114 Retail: 1/250 m ² GFA: 2 Total: 116	Residential (at PI/92): 244 Retail (at-grade): 8 Total: 252
Loading Spaces	0 required	1 provided
Outdoor Commercial Patio	At least 30 m from a lot in a residential zone and screened and physically separate from that same lot by a structure, screen, or wall that is 2 m or more in height so as to mitigate noise and light from the outdoor commercial patio	16 m with 2.1m vegetated screen

NORTH

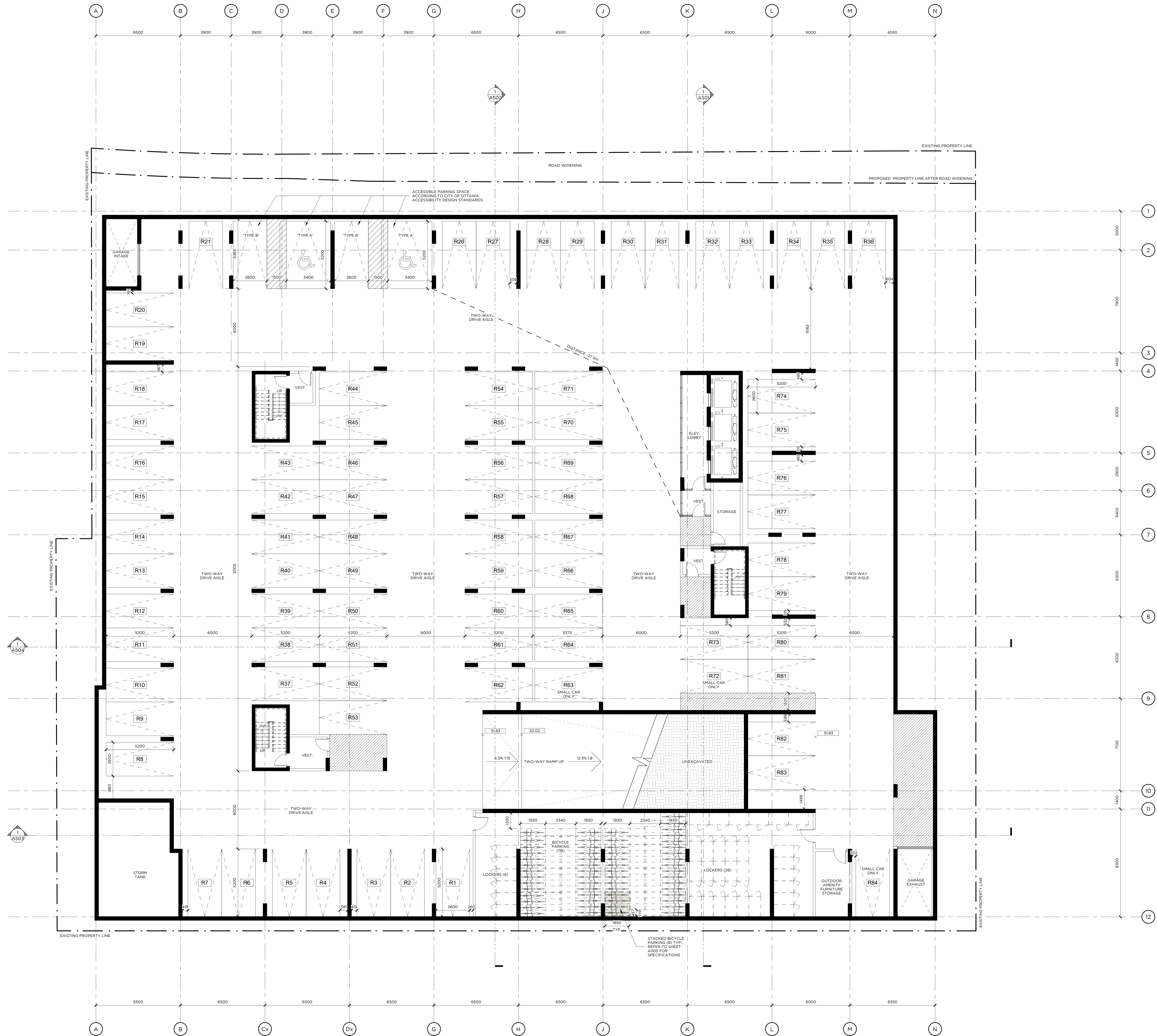
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78-88 BEECHWOOD AVE & 69-93 BARRETTE ST
OTTAWA | ON
MINTO COMMUNITIES
SITE PLAN

SCALE: As indicated
A100



GENERAL PARKING NOTES
 ALL DRIVEWAYS AND AISLES SHALL HAVE A MINIMUM VERTICAL CLEARANCE IN ACCORDANCE WITH THE ONTARIO BUILDING CODE



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ISSUED RECORD
 20-01-18 BEZONING
 20-12-18 REVISED FOR BEZONING + ISSUED FOR SP
 21-05-07 REVISED FOR SP

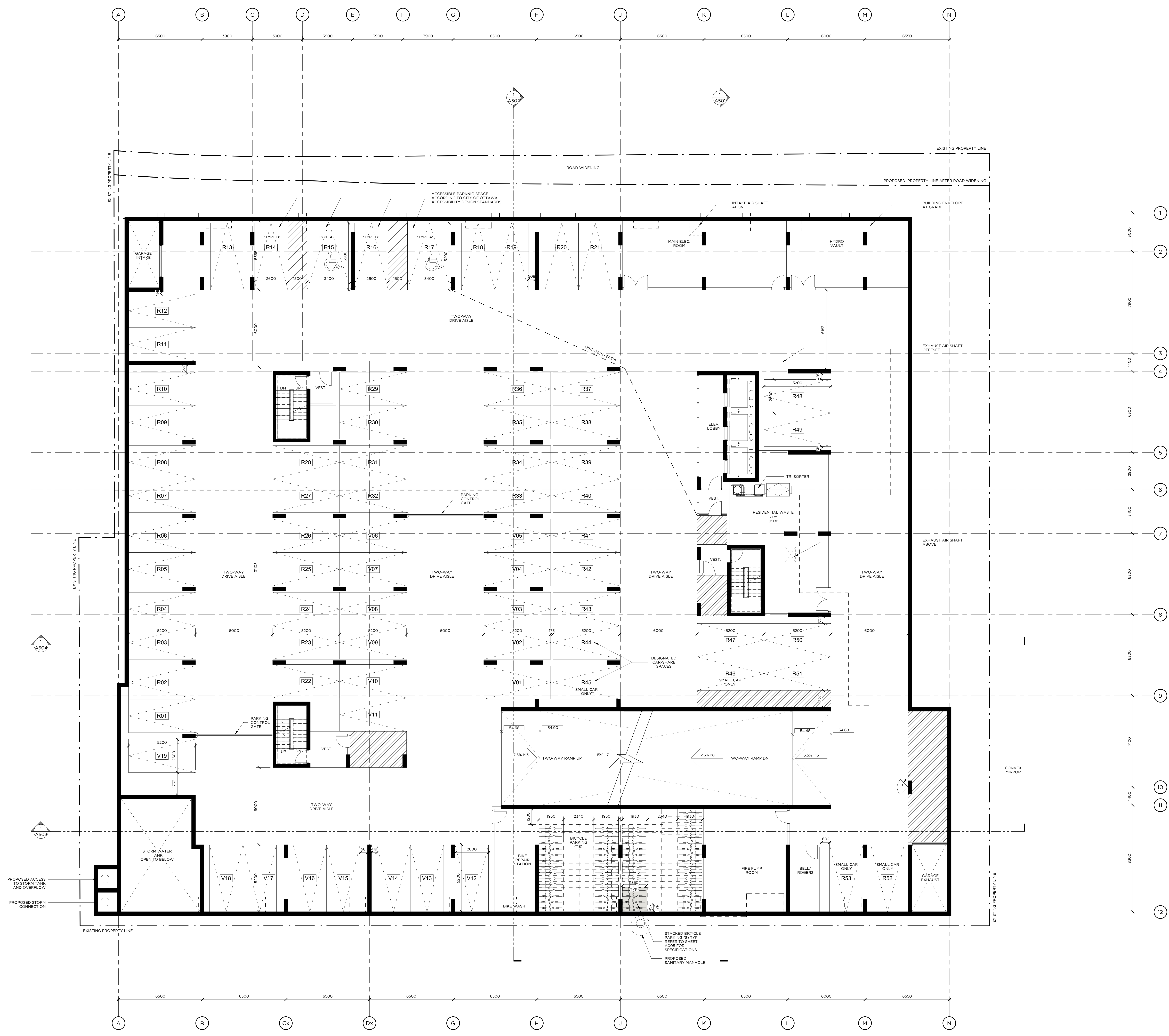
REVISION RECORD
 NO. Date Description

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 BEECHWOOD
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 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO COMMUNITIES
 P2 PARKING PLAN

SCALE: 1:100
A101

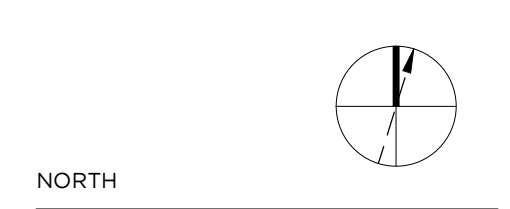
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 ALL DRIVEWAYS AND AISLES SHALL HAVE A MINIMUM VERTICAL CLEARANCE IN ACCORDANCE WITH THE ONTARIO BUILDING CODE



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ISSUED RECORD
 2021-10-18 REVISION
 20-12-18 REQUIRED FOR REZONING +
 ISSUED FOR SPC
 21-05-07 REQUIRED FOR SPC

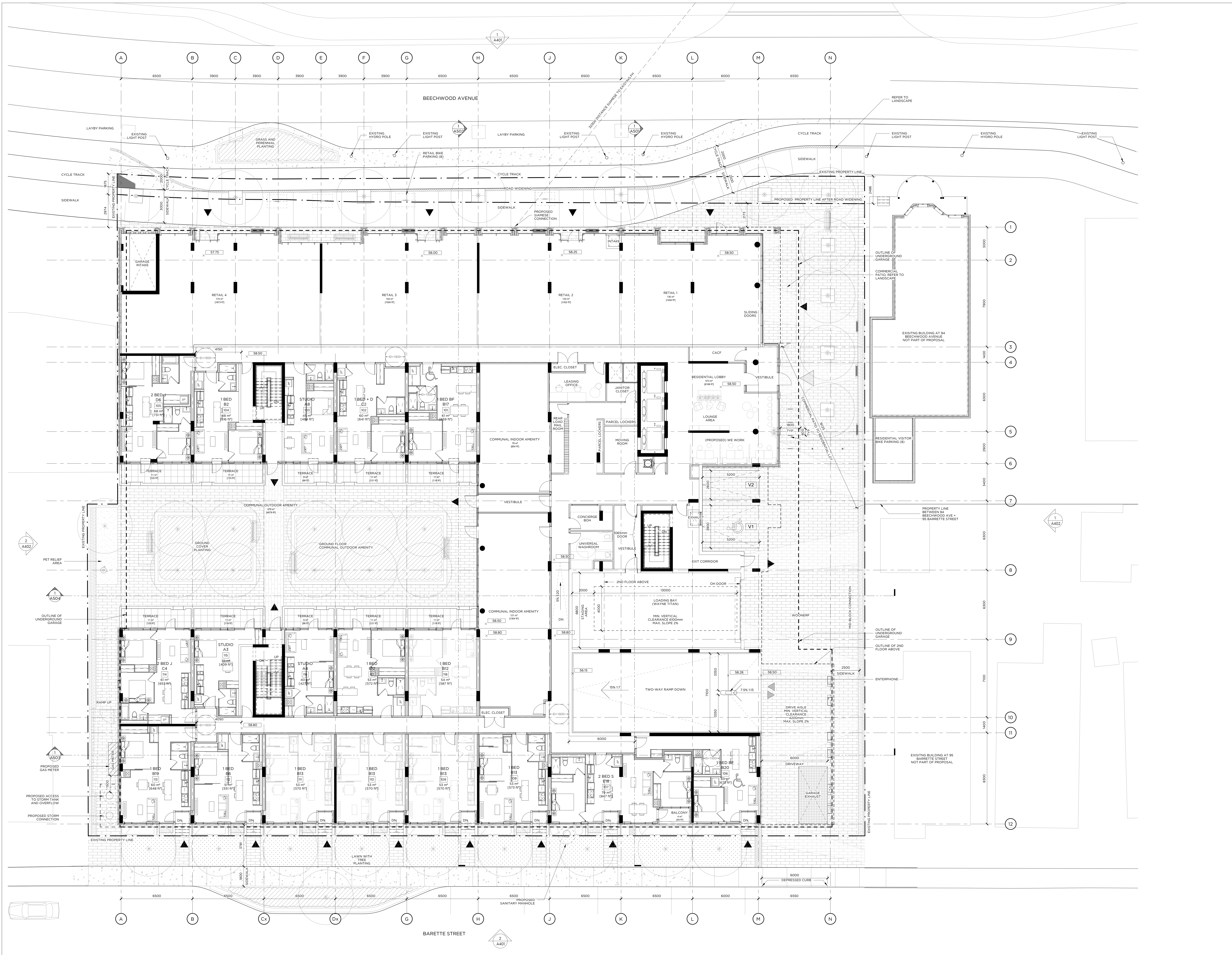
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 P1 PARKING PLAN

SCALE: 1:100
A102



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ISSUED RECORD
 20-11-18 BEZONING
 20-12-18 REQUIRED FOR BEZONING + ISSUED FOR SPC
 21-05-07 ISSUED FOR SPC

REVISION RECORD
 NO. Date Description

NORTH

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 COMMUNITIES
 GROUND FLOOR
 PLAN

SCALE: 1:100
A201

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ISSUED RECORD
 20-11-18 BEZONING
 20-12-18 REVISED FOR BEZONING +
 ISSUED FOR OAC
 21-05-07 REVISED FOR SAC

REVISION RECORD
 NO Date Description

NORTH

RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-599-9729
 WWW.RAWDESIGN.CA

19064

BEECHWOOD
 78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON

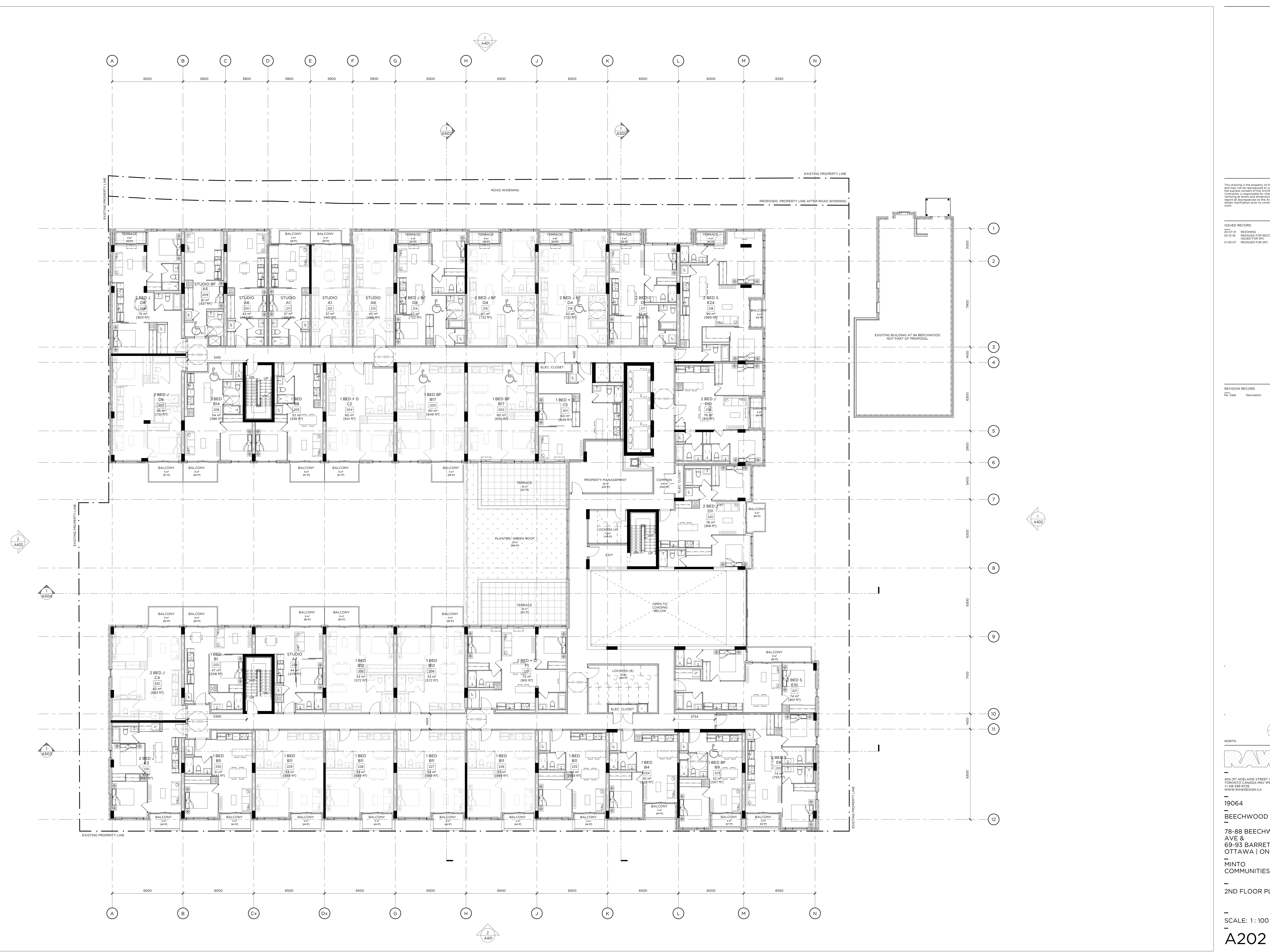
MINTO
 COMMUNITIES

2ND FLOOR PLAN

SCALE: 1:100

A202

#18404



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ISSUED RECORD
 20-11-18 REVISION
 20-12-18 REVISION FOR BEZONING + ISSUED FOR OLC
 21-05-07 REVISION FOR SPC

REVISION RECORD
 NO. Date Description

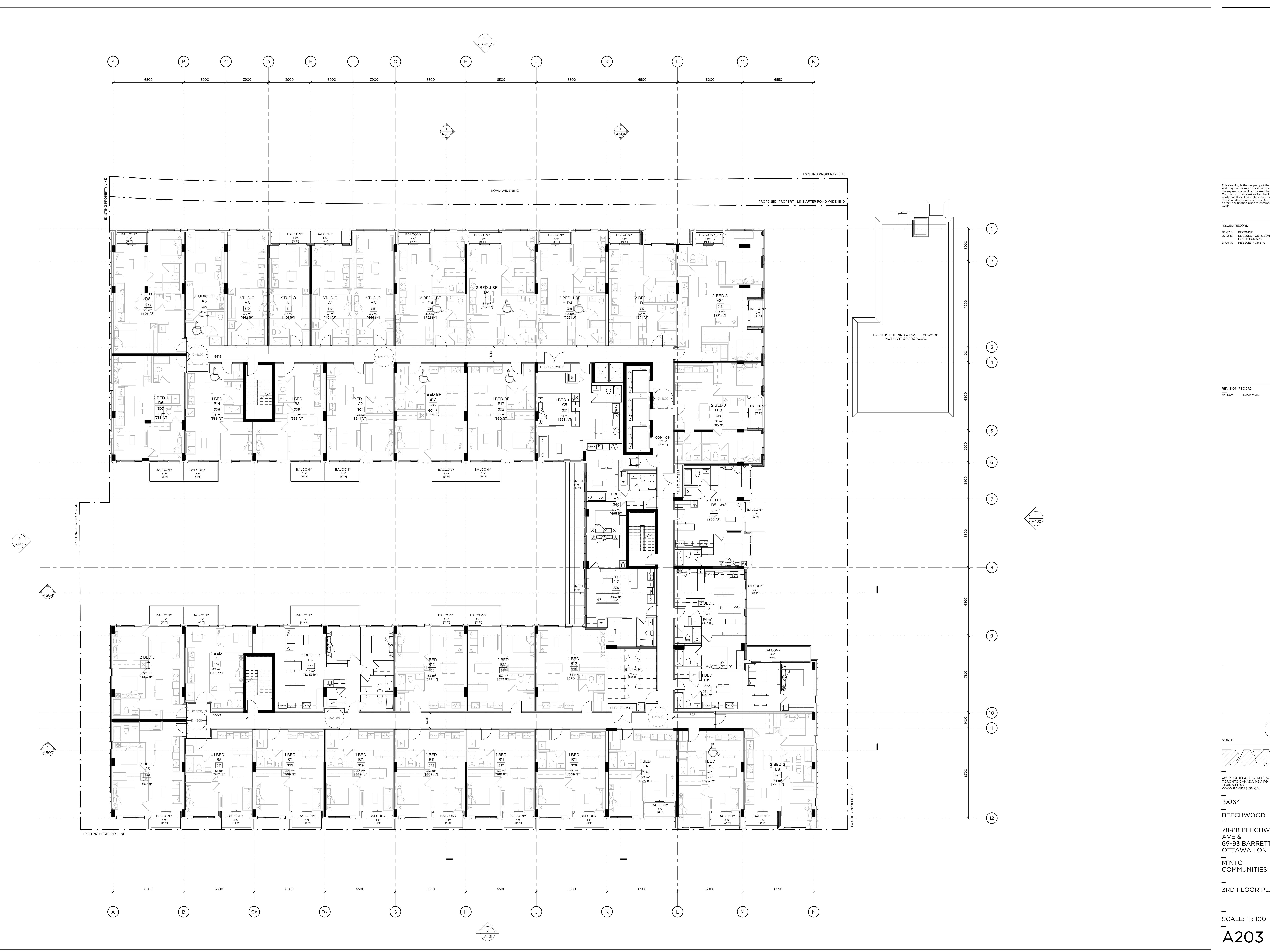
NORTH

RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 +1 416 599 9729
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO
 COMMUNITIES
 3RD FLOOR PLAN

SCALE: 1:100
A203

#18404



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ISSUED RECORD
 20-11-18 REVISION
 20-12-18 REVISION FOR REZONING +
 ISSUED FOR OAC
 21-05-07 REVISION FOR SAC

REVISION RECORD
 NO. Date Description

NORTH

RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-595-9729
 WWW.RAWDESIGN.CA

19064

BEECHWOOD

78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON

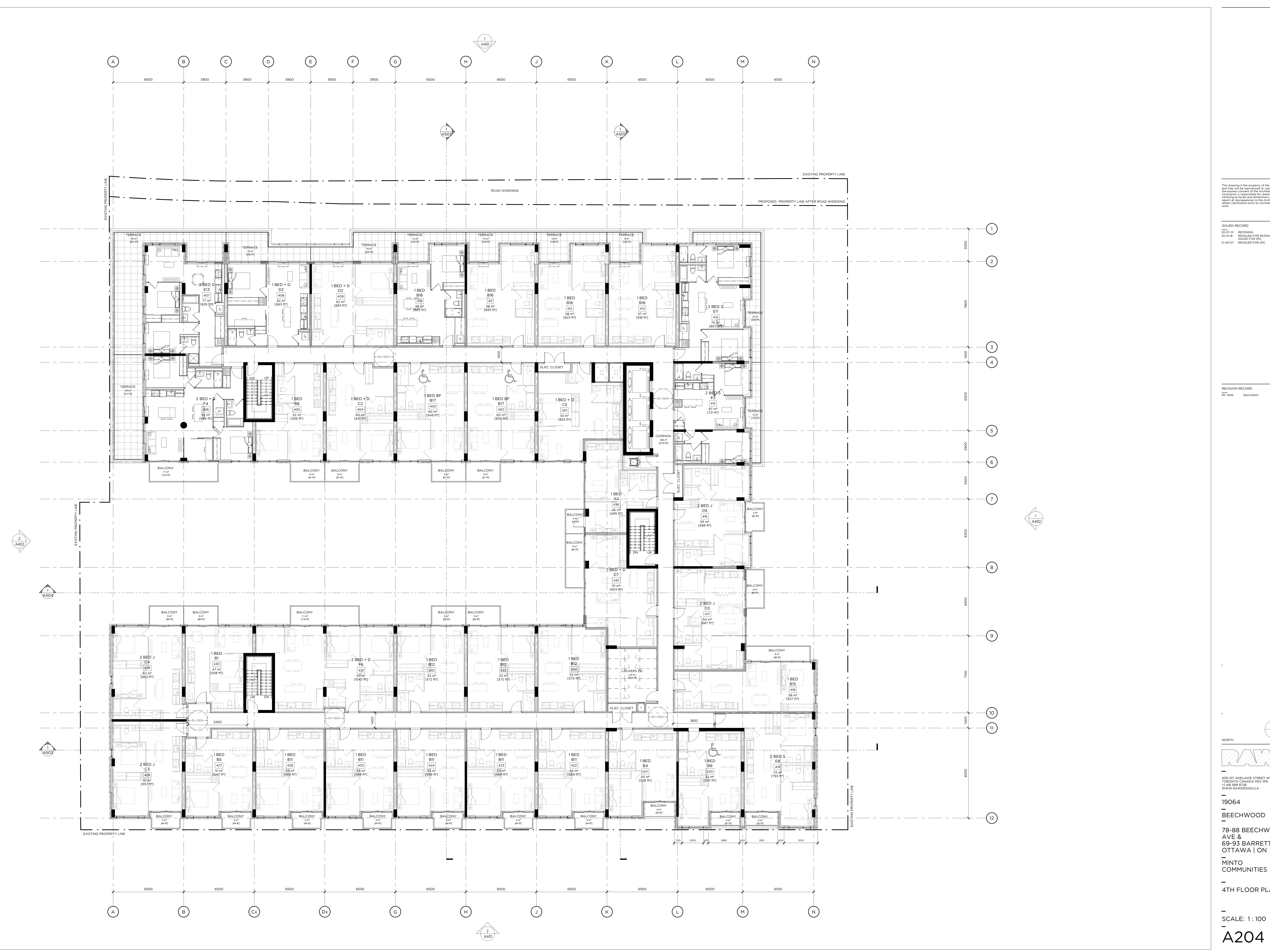
MINTO
 COMMUNITIES

4TH FLOOR PLAN

SCALE: 1:100

A204

CITY FILE NO. D07-12-20-0186 #18404



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ISSUED RECORD
 2021-10-18 REVISION
 20-12-18 REVISED FOR BEZONING +
 ISSUED FOR SPIC
 21-05-07 REVISED FOR SPIC

REVISION RECORD
 NO. Date Description

NORTH

RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 +1 416 599 9729
 WWW.RAWDESIGN.CA

19064

BEECHWOOD

78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON

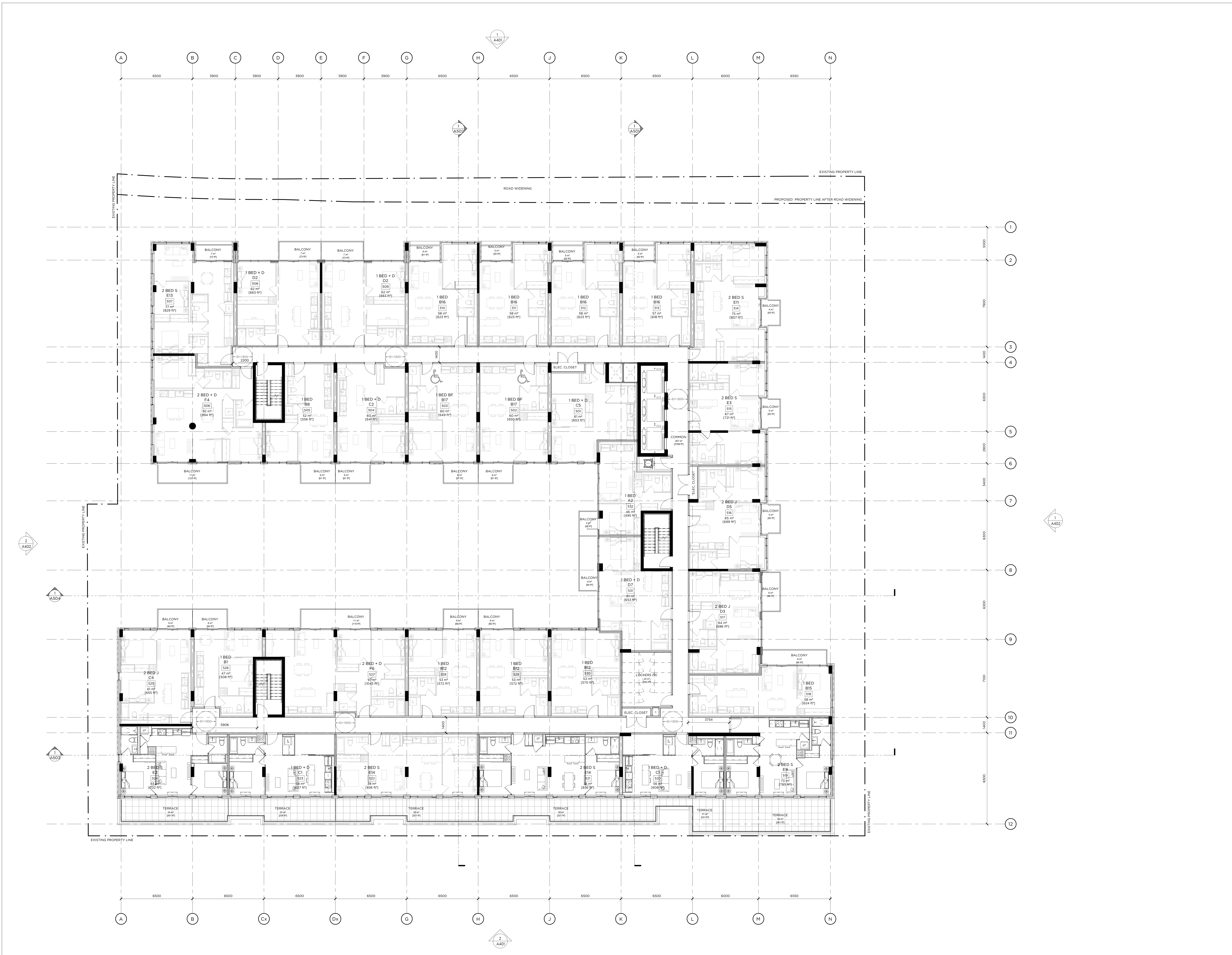
MINTO
 COMMUNITIES

5TH FLOOR PLAN

SCALE: 1:100

A205

CITY FILE NO. D07-12-20-0186
 #18404



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ISSUED RECORD
 2021-18: REZONING
 20-12-18: REQUIRED FOR REZONING + ISSUED FOR OTC
 21-05-07: ISSUED FOR SAC

REVISION RECORD
 NO. Date Description

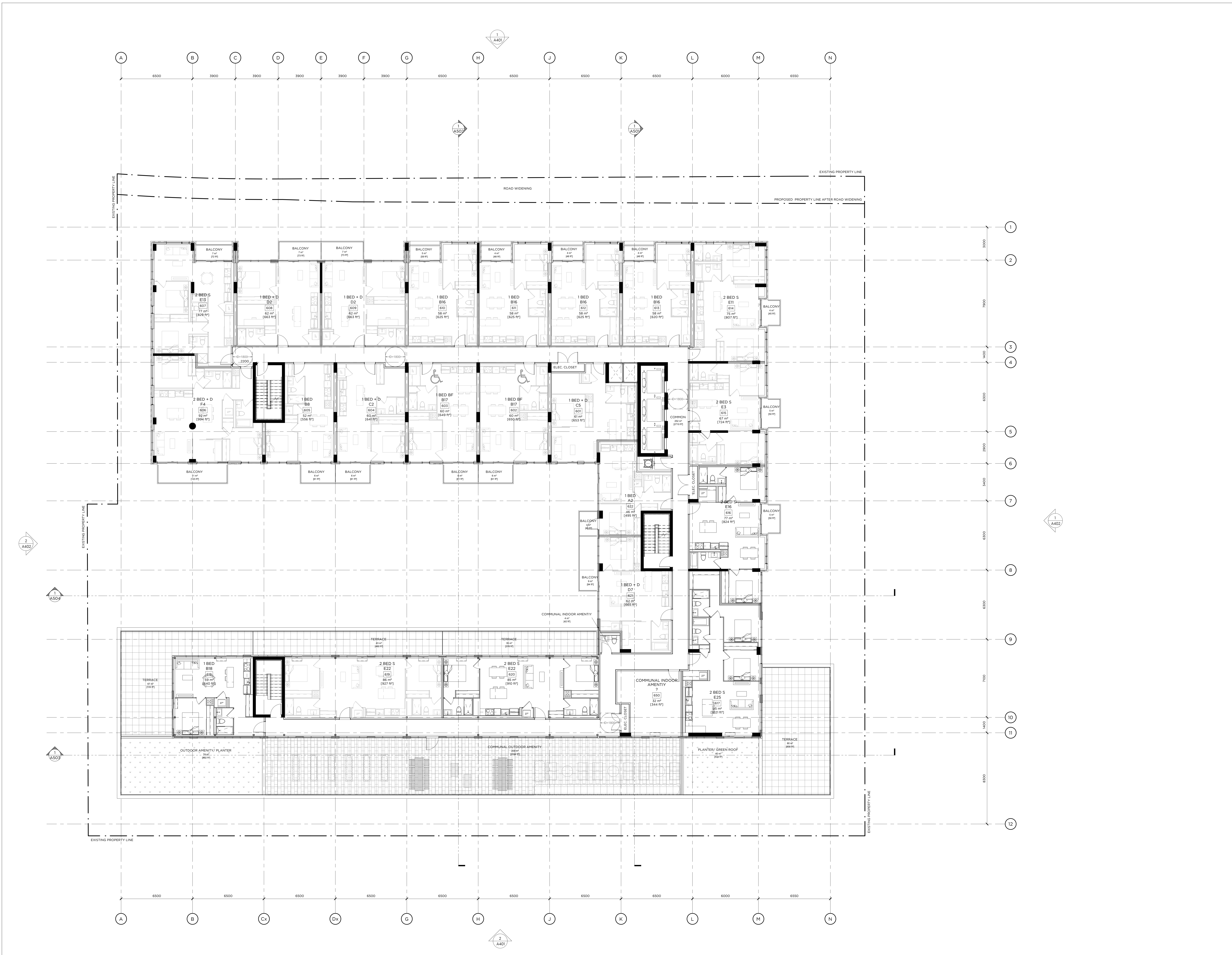
NORTH

RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-595-9729
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO
 COMMUNITIES
 6TH FLOOR PLAN

SCALE: 1:100
A206

CITY FILE NO. D07-12-20-0186
 #18404



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ISSUED RECORD
 20-01-18 BEZONING
 20-12-18 REVISED FOR BEZONING + ISSUED FOR OAC
 21-05-07 REVISED FOR SAC

REVISION RECORD
 NO. Date Description

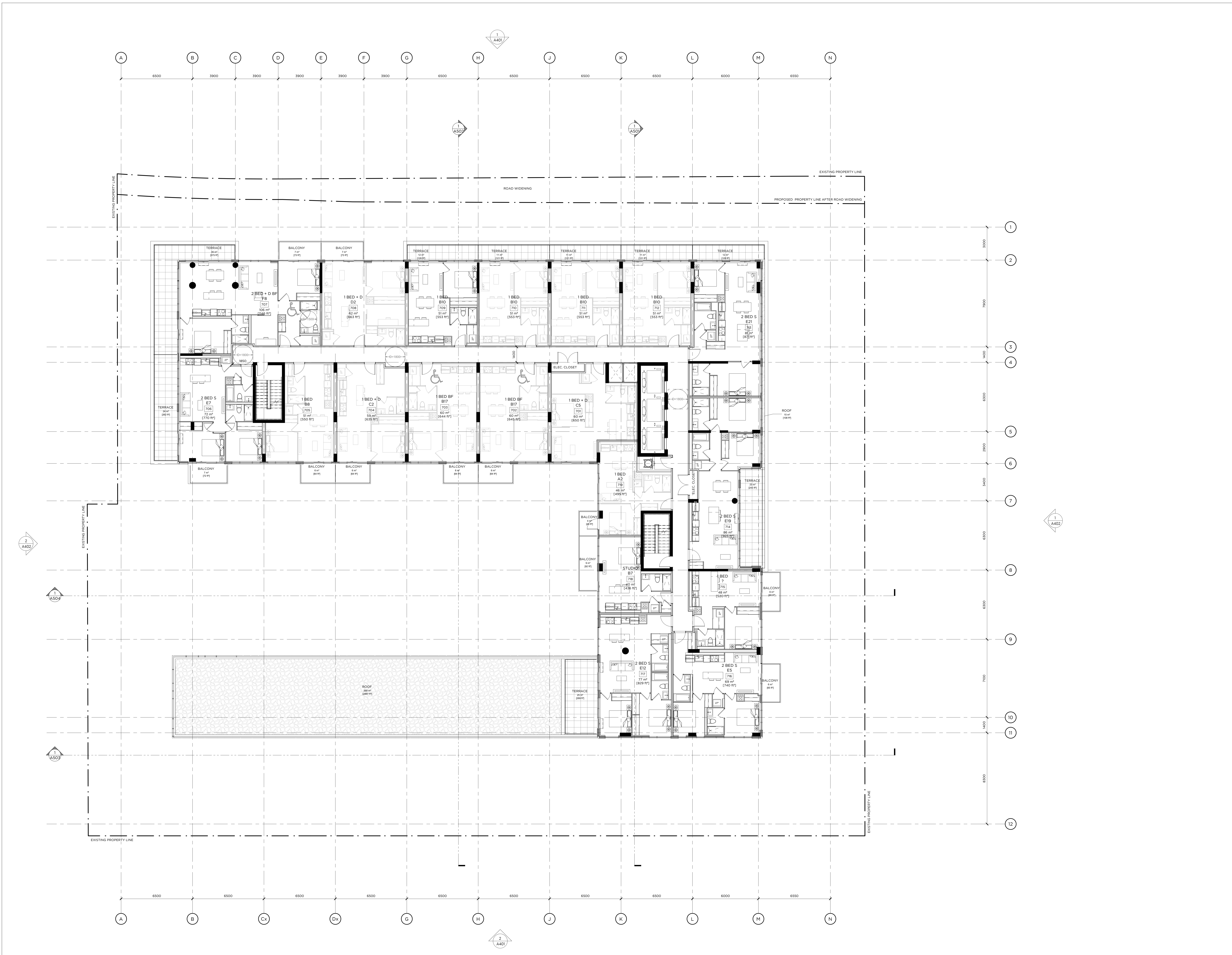
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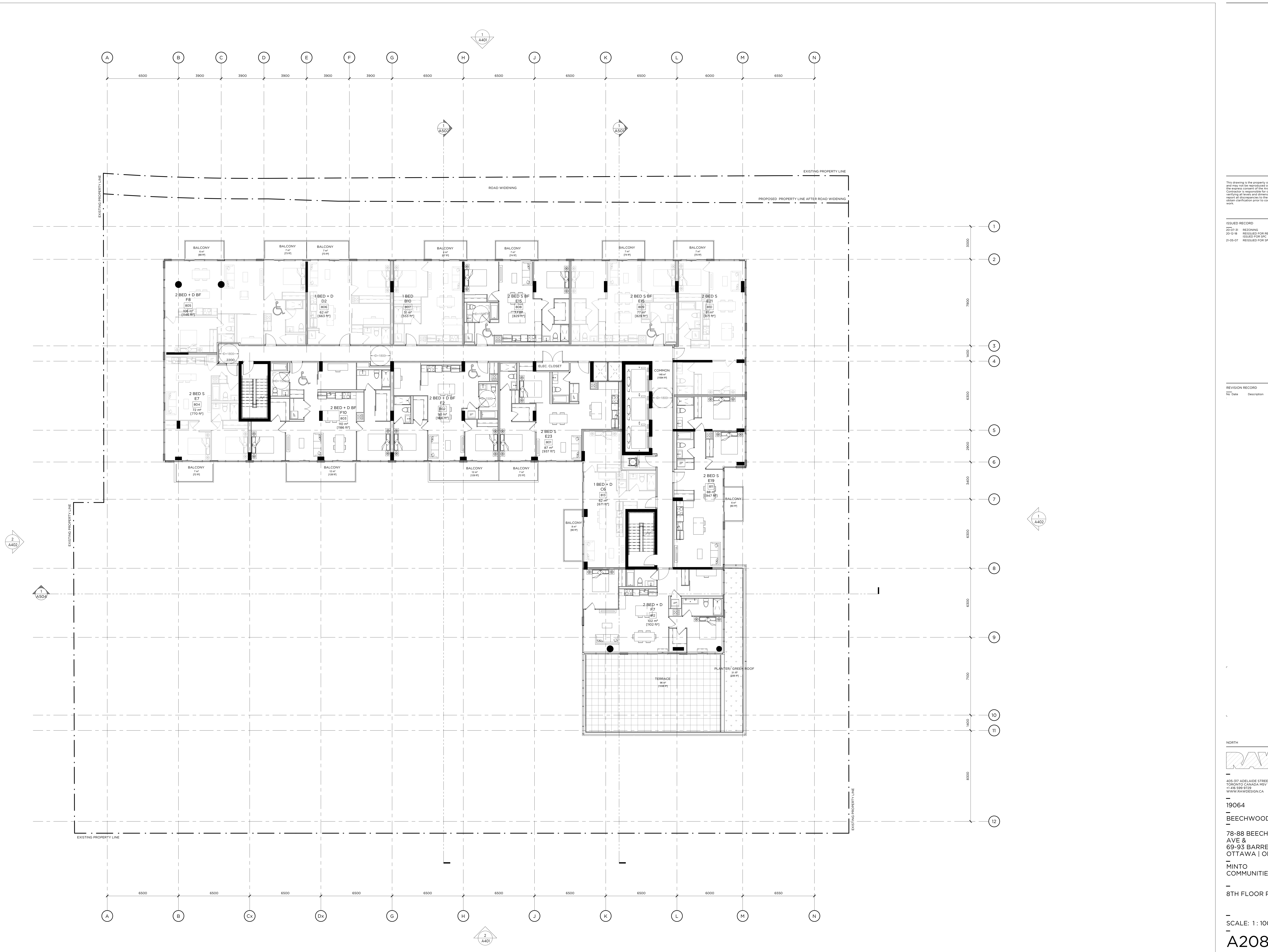
RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-595-9729
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO
 COMMUNITIES
 7TH FLOOR PLAN

SCALE: 1:100
A207

#18404





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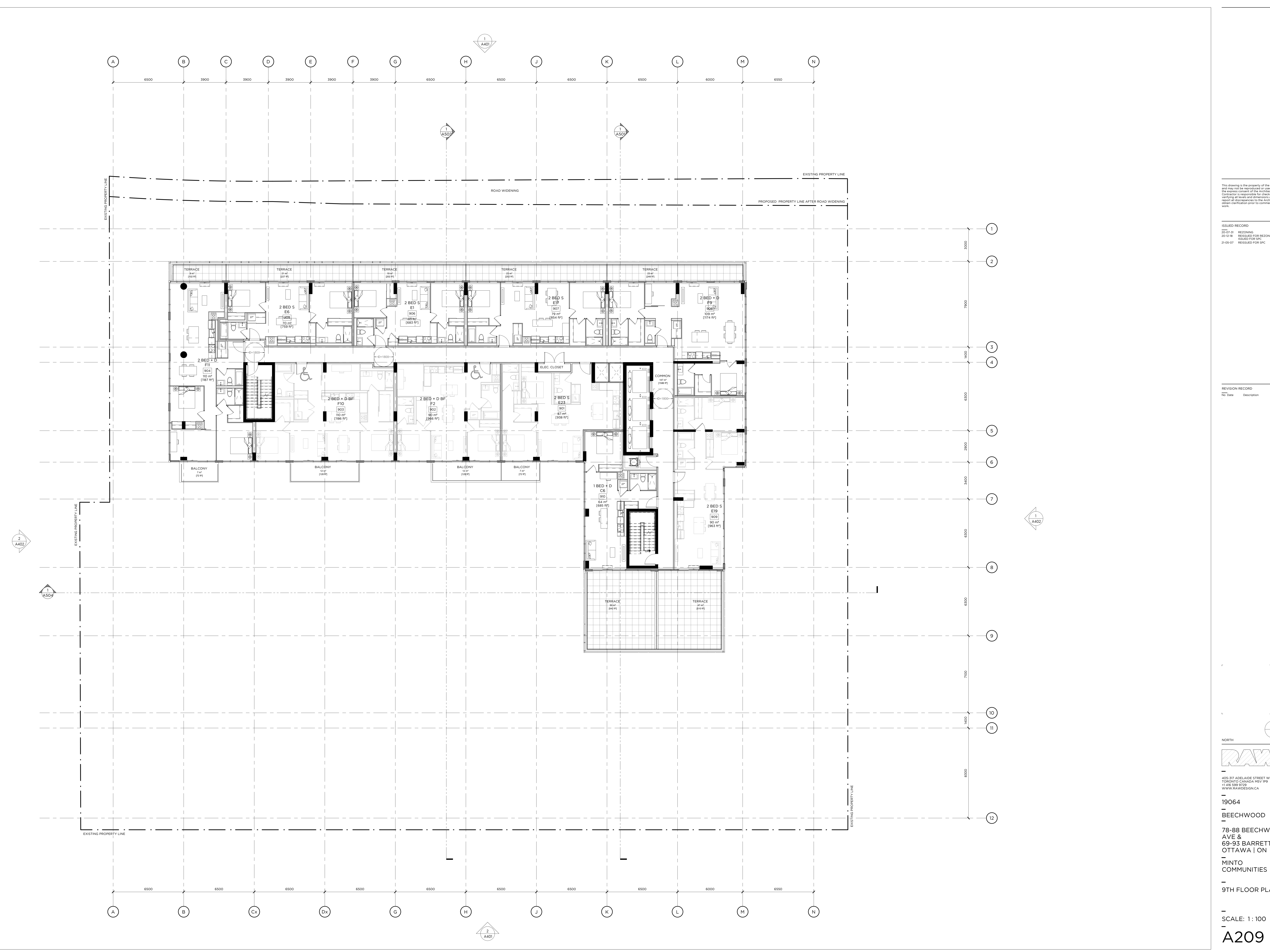
ISSUED RECORD
 20-01-18 BEZONING
 20-12-18 REVISED FOR BEZONING + ISSUED FOR SPC
 21-05-07 REVISED FOR SPC

REVISION RECORD
 NO. Date Description

RAW
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-595-9723
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO COMMUNITIES
 8TH FLOOR PLAN

SCALE: 1:100
A208



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ISSUED RECORD
 20-11-18 REVISION
 20-12-18 REVISION FOR BEZONING + ISSUED FOR SPC
 21-05-07 REVISION FOR SPC

REVISION RECORD
 NO Date Description

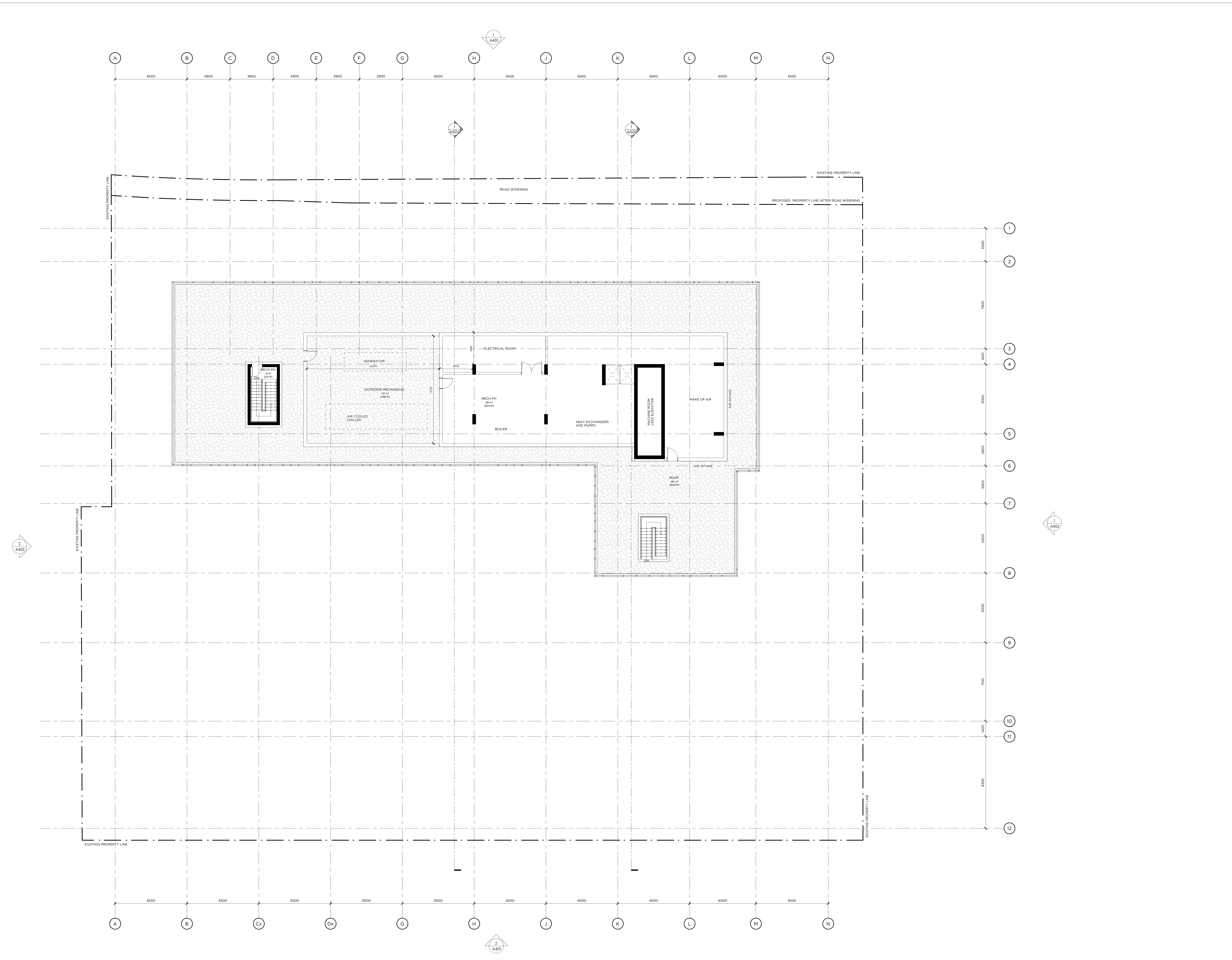
NORTH

 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 +1 416 593 9722
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD AVE & 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO COMMUNITIES
 9TH FLOOR PLAN

SCALE: 1:100
A209

CITY FILE NO. D07-12-20-0186 #18404



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ISSUED RECORD
 20-11-18 REVISION
 20-12-18 REVISED FOR BEZONING + ISSUED FOR SPC
 21-05-07 REVISED FOR SPC

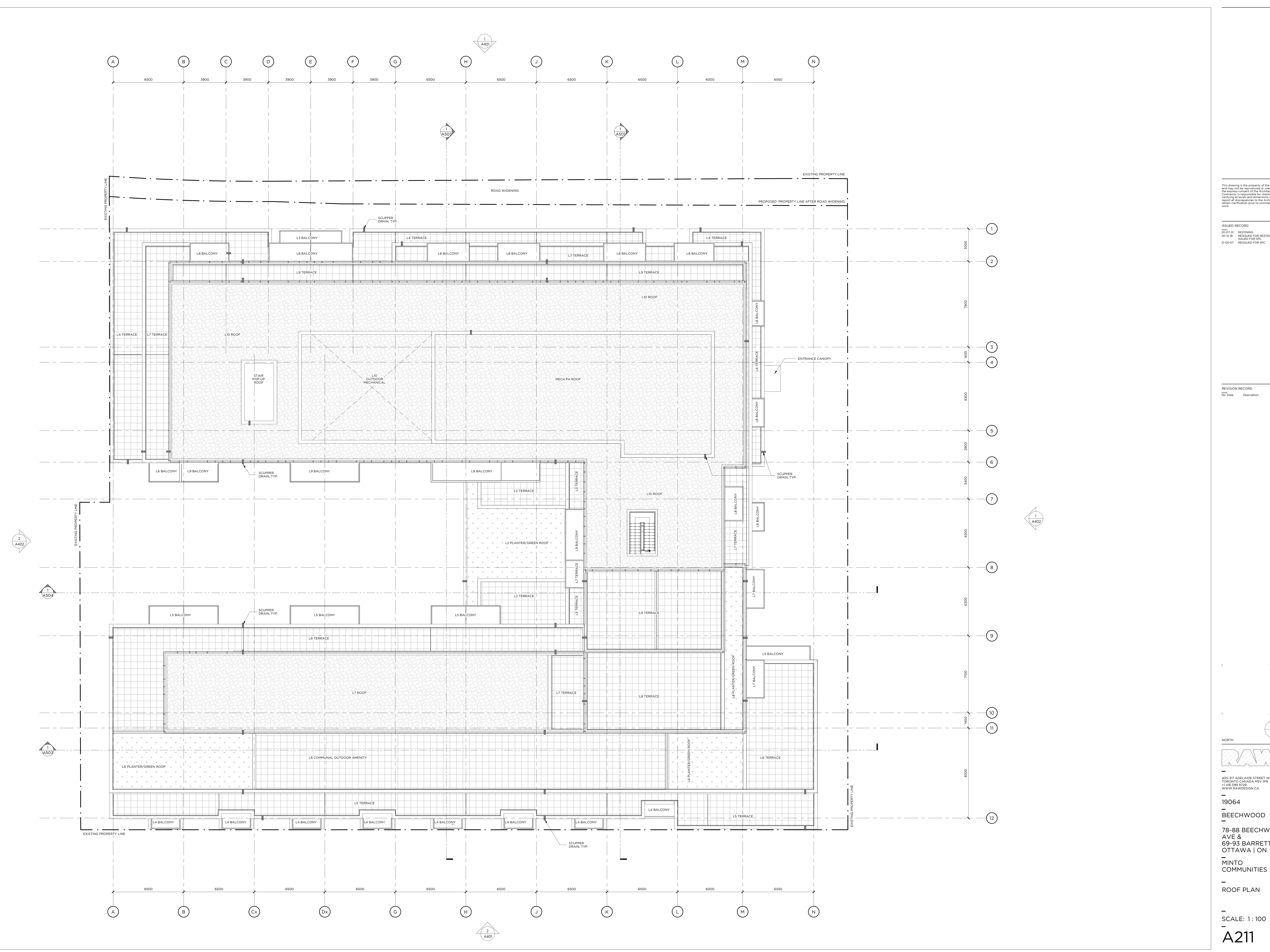
REVISION RECORD
 NO. Date Description

NORTH

 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 +1 416 595 9722
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO COMMUNITIES
 MECHANICAL PENTHOUSE PLAN

SCALE: 1:100
A210



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ISSUED RECORD
 2021-10-18 REVISION
 20-12-18 REVISION FOR BEZONING +
 ISSUED FOR SPC
 21-05-07 REVISION FOR SPC

REVISION RECORD
 NO Date Description

NORTH

 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-595-9729
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO COMMUNITIES
 ROOF PLAN

SCALE: 1:100
A211



MATERIAL LEGEND

1	CLEAR GLAZING IN CURTAIN WALL
2	CLEAR GLAZING IN WINDOW WALL
3	SPANDREL GLASS IN WINDOW WALL
4	CLEAR GLASS GUARD RAIL
5	ARCHITECTURAL LOUVRE
6	BRICK/MASONRY/PRECAST 1
7	BRICK/MASONRY/PRECAST 2
8	METAL PANEL IN WINDOW WALL
9	LOUVRE IN WINDOW WALL

NOTE:
ALL GLAZING TO COMPLY WITH BIRD FRIENDLY DESIGN GUIDELINES

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ISSUED RECORD
2021-10-18 REVISION
20-12-18 REVISION FOR REZONING + ISSUED FOR OTC
21-05-07 REVISION FOR SPC

REVISION RECORD
NO Date Description

2 SOUTH ELEVATION
A401/ 1:100



1 NORTH ELEVATION
A401/ 1:100

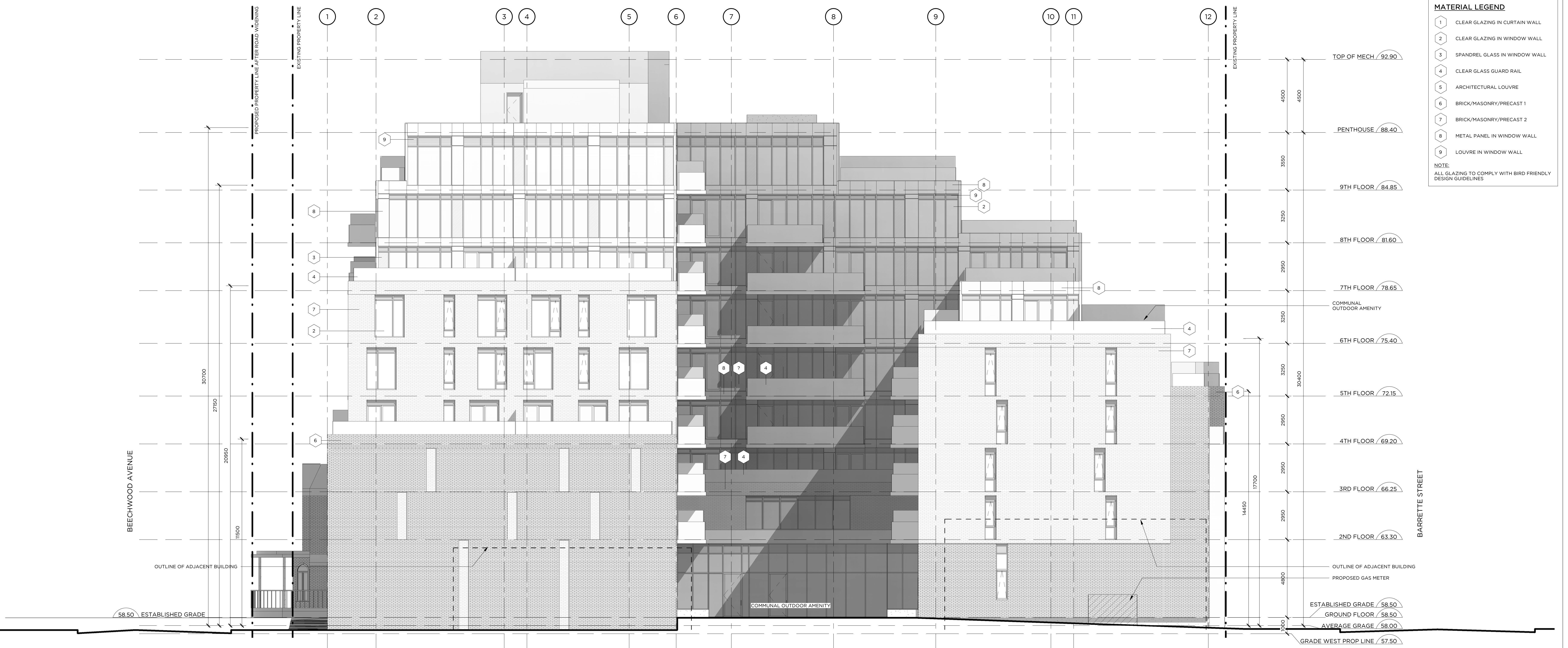
NORTH

405-317 ADELAIDE STREET WEST
TORONTO CANADA M5V 1P9
+1 416 599 9729
WWW.RAWDESIGN.CA

19064
BEECHWOOD
78-88 BEECHWOOD
AVE &
69-93 BARRETTE ST
OTTAWA | ON

MINTO
COMMUNITIES
NORTH AND SOUTH BUILDING
ELEVATIONS

SCALE: 1:100
A401



MATERIAL LEGEND

- 1 CLEAR GLAZING IN CURTAIN WALL
- 2 CLEAR GLAZING IN WINDOW WALL
- 3 SPANDREL GLASS IN WINDOW WALL
- 4 CLEAR GLASS GUARD RAIL
- 5 ARCHITECTURAL LOUVRE
- 6 BRICK/MASONRY/PRECAST 1
- 7 BRICK/MASONRY/PRECAST 2
- 8 METAL PANEL IN WINDOW WALL
- 9 LOUVRE IN WINDOW WALL

NOTE:
ALL GLAZING TO COMPLY WITH BIRD FRIENDLY DESIGN GUIDELINES

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ISSUED RECORD
20-11-18 REVISION
20-12-18 REVISION FOR REZONING + ISSUED FOR OTC
21-05-07 REVISION FOR SPC

REVISION RECORD
NO. Date Description

2 WEST ELEVATION
A402 1:100



1 EAST ELEVATION
A402 1:100

NORTH

RAW

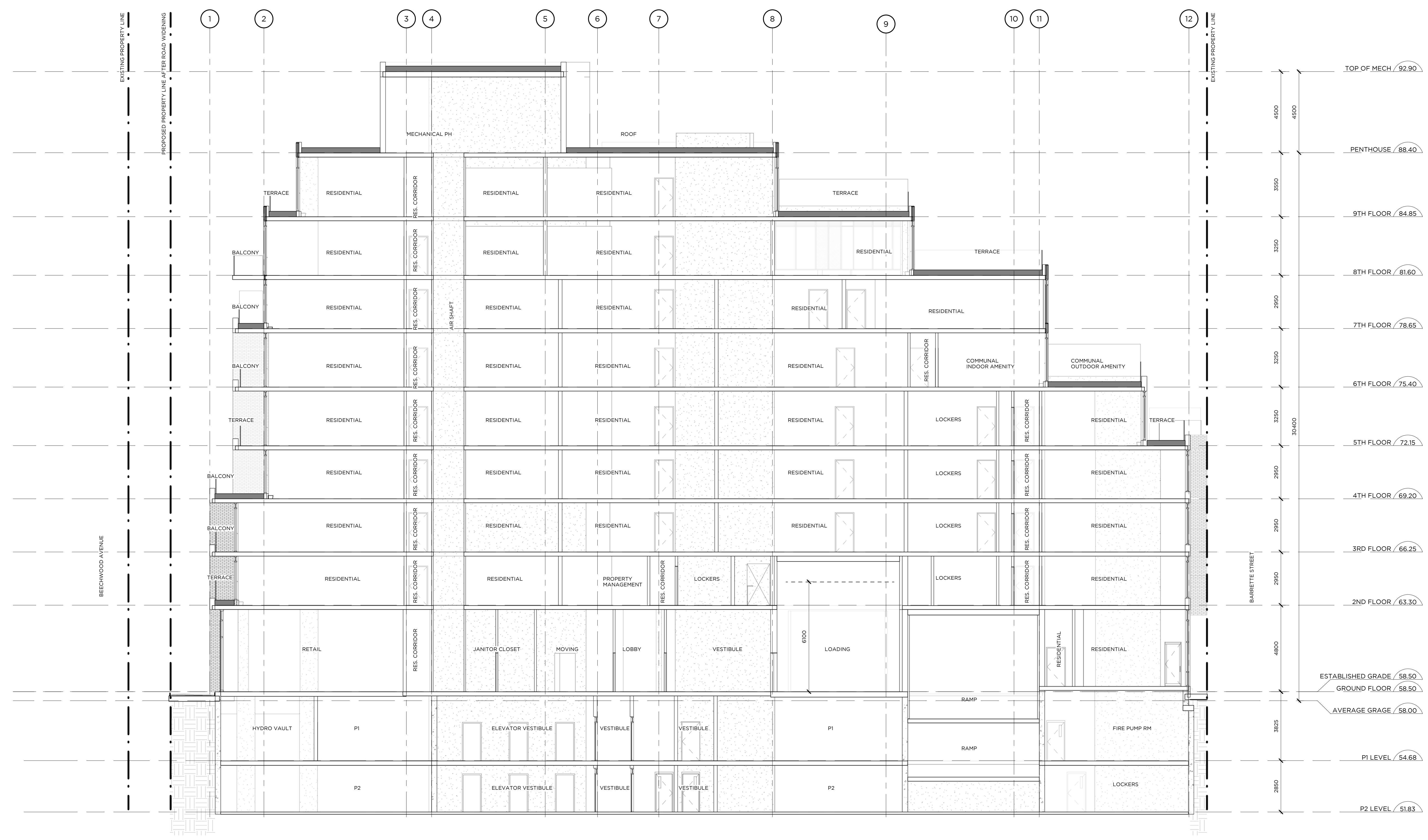
405-317 ADELAIDE STREET WEST
TORONTO CANADA M5V 1P9
+1 416 599 9723
WWW.RAWDESIGN.CA

19064
BEECHWOOD
78-88 BEECHWOOD
AVE &
69-93 BARRETTE ST
OTTAWA | ON
MINTO
COMMUNITIES
EAST AND WEST
BUILDING
ELEVATIONS
SCALE: 1:100
A402

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ISSUED RECORD
 22-01-18 REZONING
 20-12-18 REZONING FOR BEZONING +
 ISSUED FOR OTC
 21-05-07 REZONING FOR SPC

REVISION RECORD
 NO Date Description



NORTH

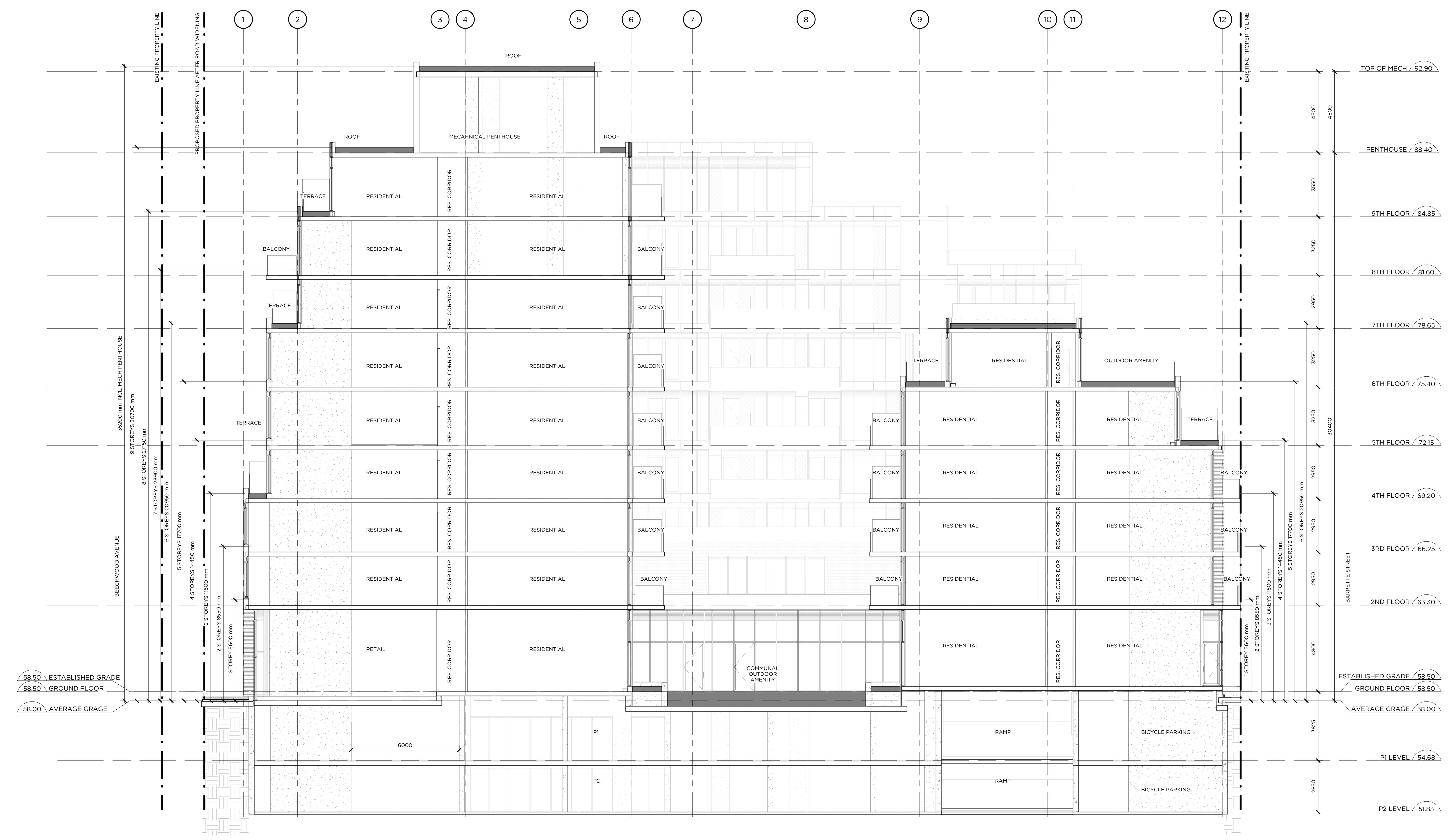
 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-599-9729
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD AVE & 69-93 BARRETTE ST OTTAWA | ON
 MINTO COMMUNITIES
 BUILDING SECTIONS
 SCALE: 1:100
A501

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ISSUED RECORD	NO	DATE	DESCRIPTION
2021-10	18	REWORKING	
20-12-18		RESUBMITTED FOR ZONING	
19-05-07		RESUBMITTED FOR SPEC	

REVISION RECORD	NO	DATE	DESCRIPTION



NORTH

405-317 ADELAIDE STREET WEST
TORONTO CANADA M5V 1P9
+1 416 599 9729
WWW.RAWDESIGN.CA

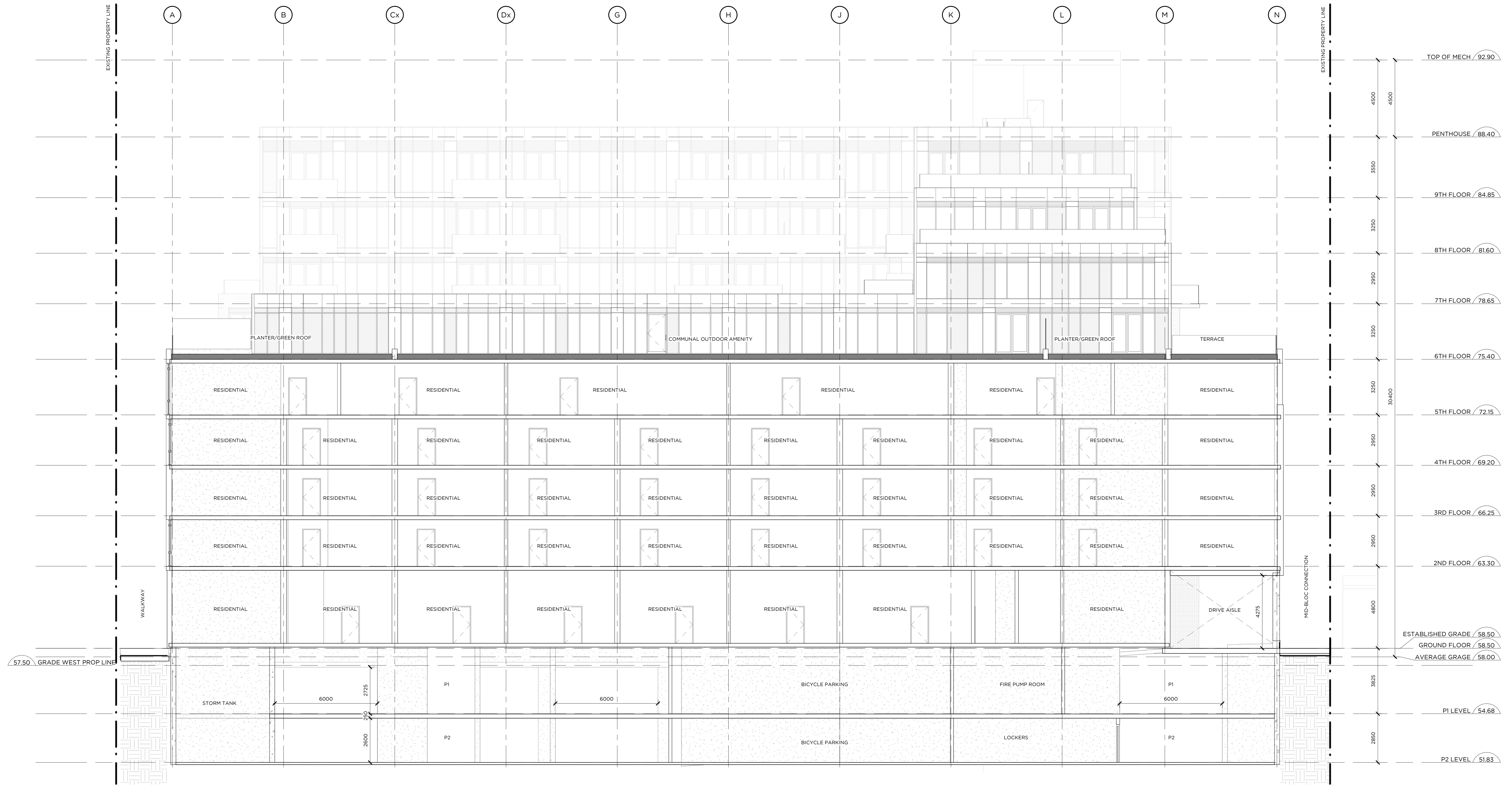
19064
BEECHWOOD
78-88 BEECHWOOD
AVE &
69-93 BARRETTE ST
OTTAWA | ON
MINTO
COMMUNITIES
BUILDING
SECTIONS

SCALE: 1:100
A502

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ISSUED RECORD
 22-01-18 REZONING
 20-12-18 REZONING FOR BEZONING +
 ISSUED FOR OTC
 21-05-07 REZONING FOR SPC

REVISION RECORD
 No Date Description



NORTH

 405-317 ADELAIDE STREET WEST
 TORONTO CANADA M5V 1P9
 416-599-9729
 WWW.RAWDESIGN.CA

19064
 BEECHWOOD
 78-88 BEECHWOOD
 AVE &
 69-93 BARRETTE ST
 OTTAWA | ON
 MINTO
 COMMUNITIES
 BUILDING
 SECTIONS
 SCALE: 1:100
A503

MATERIAL LEGEND	
1	CLEAR GLAZING IN CURTAIN WALL
2	CLEAR GLAZING IN WINDOW WALL
3	SPANDREL GLASS IN WINDOW WALL
4	CLEAR GLASS GUARD RAIL
5	ARCHITECTURAL LOUVRE
6	BRICK/MASONRY/PRECAST 1
7	BRICK/MASONRY/PRECAST 2
8	METAL PANEL IN WINDOW WALL
9	LOUVRE IN WINDOW WALL
NOTE: ALL GLAZING TO COMPLY WITH BIRD FRIENDLY DESIGN GUIDELINES	

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ISSUED RECORD	
20-11	ISSUING
20-12-18	REVISED FOR BEZONING + ISSUED FOR OPI
21-05-07	REVISED FOR SPC

REVISION RECORD	
NO	Date Description



NORTH

405-317 ADELAIDE STREET WEST
TORONTO CANADA M5V 1P9
+1 416 599 9729
WWW.RAWDESIGN.CA

19064
BEECHWOOD
78-88 BEECHWOOD AVE & 69-93 BARRETTE ST
OTTAWA | ON
MINTO COMMUNITIES
BUILDING SECTIONS

SCALE: 1:100
A504