

330 MCLEOD STREET

EXISTING USE:	ROOMING HOUSE (48 ROOMS EXISTING)
PROPOSED USE:	ROOMING HOUSE (TOTAL 78 ROOMS, 48 + 30 NEW)
NUMBER OF STOREYS:	4 + BASEMENT
PROPOSED BUILDING FOOTPRINT:	675.6 m <sup>2</sup>
PROPOSED NEW FOOTPRINT AREA:	211.2 m <sup>2</sup>

330 MCLEOD STREET

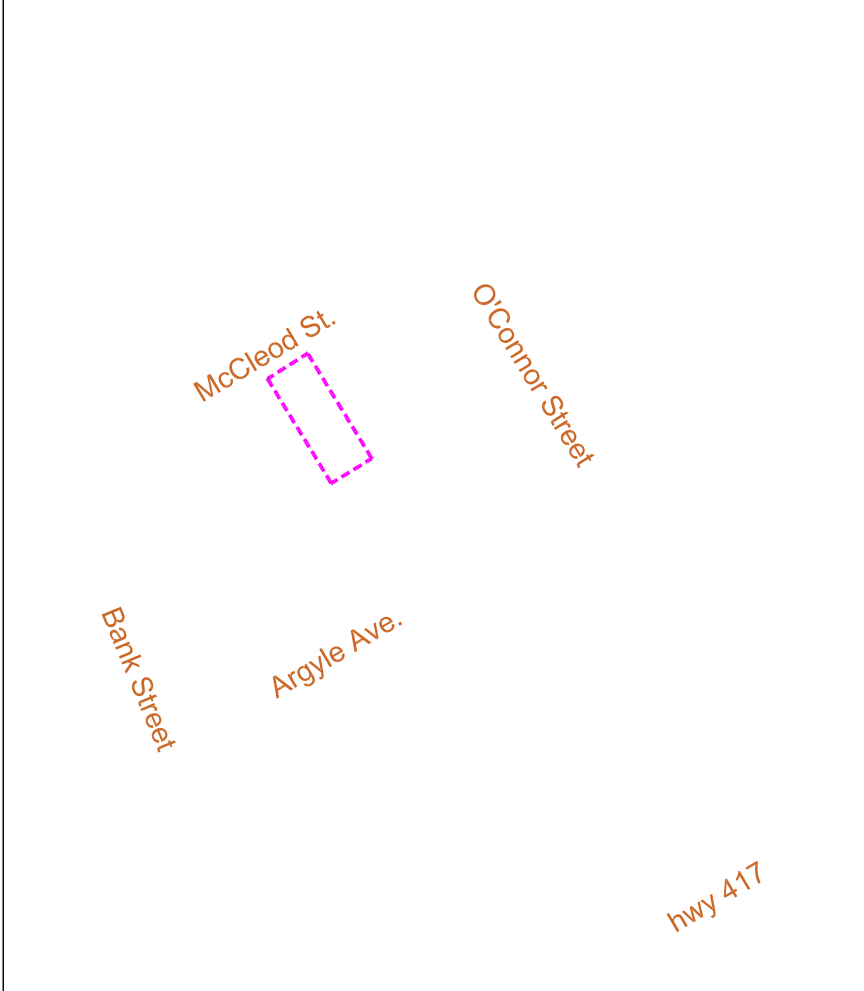
ZONING DATA - R4UD(479)

MECHANISM	REQUIRED	PROVIDED	NOTES
LOT WIDTH:	15.0	20.12	
FRONT YARD:	4.5	4.5	
SIDE YARD:	1.5	0.3 & 3.7	PERTAINS TO THE ADDITION ONLY
REAR YARD:	15.4 m	4.2 m	MIN. REAR YARD IS 30% OF LOT DEPTH WHICH MUST COMPRISE AT LEAST 25% OF THE AREA OF THE LOT
BUILDING HEIGHT:	14.5 m	15.0 m	
LOT AREA (MIN.):	450.0 m <sup>2</sup>	1058.8 m <sup>2</sup>	
LANDSCAPED AREA:	30%	31%	
SOFT LANDSCAPE AREA:	50%	60% AGGREGATED AREA COMPLIES	MUST COMPRISE AT LEAST ONE AGGREGATED RECT ANGULAR AREA OF AT LEAST 25 m <sup>2</sup> & WHOSE LONGER DIMENSION IS NOT MORE THAN TWICE ITS SHORTER DIMENSION, FOR THE PURPOSE OF TREE PLANTING
NO. OF BEDROOMS:	25% DU MIN. TO BE 2 BEDROOMS	100% DU ARE BACHELOR SUITES	ZONING CHANGE REQUIRED
MAX PROJECTION OF EXIT STAIRS INTO R.Y.:	2.2 m	N/A	
AMENITY AREA:	270 m <sup>2</sup> (7.5 m <sup>2</sup> / RU 1ST 8, 3 m <sup>2</sup> / RU IN EXCESS OF 8)	87 m <sup>2</sup> AT GRADE + 250 m <sup>2</sup> ROOF TOP AMENITY	
PRINCIPAL ENTRANCE:	AT LEAST 1 PRINCIPAL ENTRY TO A GND. FLR. UNIT OR COMMON CORR. AT FRONT FACADE	PRINCIPAL ENTRANCE REMAINS THE SAME THROUGH EXISTING BUILDING FROM MCLEOD STREET	

CAR PARKING:	REQUIRED	PROVIDED	NOTES
MIN. PARKING SPACES: TENANTS	17 (AFTER 1ST 12 RU, 0.25 / RU)	0	
MIN. PARKING SPACES: VISITORS	N/A	N/A	
BICYCLE PARKING:	20 (0.25 / RU)	36 STACKED	

WASTE MANAGEMENT			
GARBAGE:	18 CY (0.231 CY / DU)	18 CY (9 x 2 CY FEL CONT.)	
GMP:	1.4 CY (0.018 CY / DU)	2 CY (1 x 2 CY FEL CONT.)	
FIBER:	4.8 CY (0.062 CY / DU)	6 CY (3 x 2 CY FEL CONT.)	
ORGANIC:	2 240L BIN (1 240L BIN / 50 DU)	2 240L BIN	

WASTE MANAGEMENT IS BASED ON A PRIVATE COLLECTION SERVICE. COLLECTION FREQUENCY SHALL SUIT THE VOLUME GENERATED AND STORAGE CAPACITY.



CLIENT :  
SMART LIVING ON MCLEOD INC.  
C/O SMART LIVING PROPERTIES  
226 ARGYLE STREET,  
OTTAWA, ON K2P 1B9

rev. / issue	description	date
01	ISSUED FOR COORDINATION	15 JUL 2021

THE ARCHITECT WAIVES ANY AND ALL RESPONSIBILITY AND LIABILITY FOR PROBLEMS WHICH ARISE FROM FAILURE TO FOLLOW THESE PLANS, SPECIFICATIONS, AND THE DESIGN INTENT THEY CONVEY, OR FOR PROBLEMS WHICH ARISE FROM OTHERS' FAILURE TO OBTAIN AND/OR FOLLOW THE ARCHITECT'S GUIDANCE WITH RESPECT TO ANY ERRORS, OMISSIONS, INCONSISTENCIES, AMBIGUITIES OR CONFLICTS WHICH ARE ALLEGED.

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professional stamp

project north

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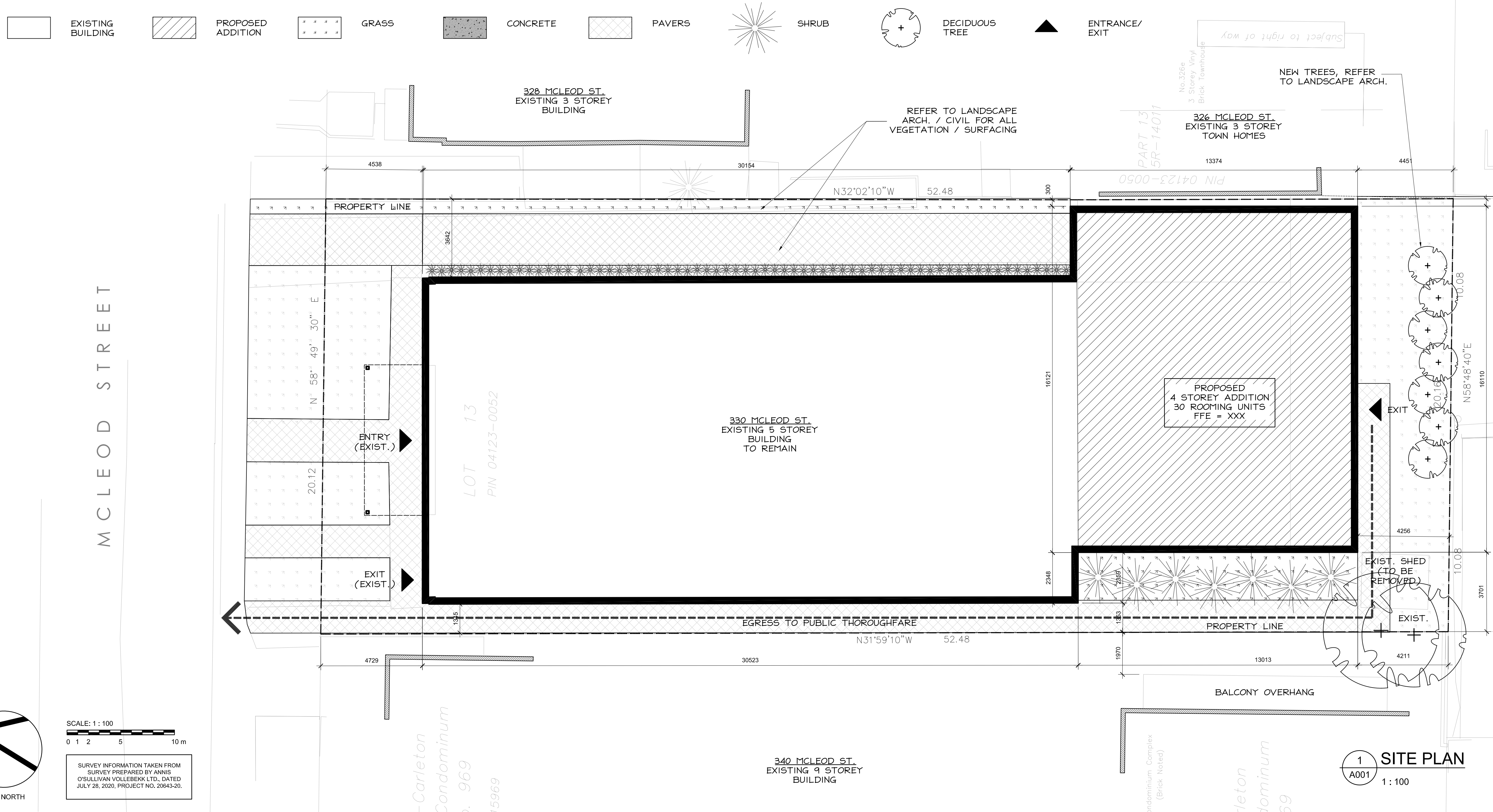
project

**330 MCLEOD ST. ADDITION**  
OTTAWA, ON

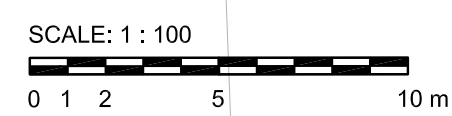
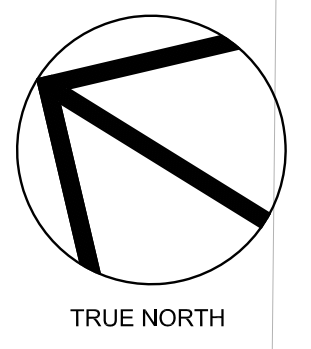
drawing

**SITE PLAN**

drawn	KDB	date	MAY-2021
approved	KDB	revision	0
project no.	2009	scale	AS SHOWN
drawing no.	<b>A001</b>		



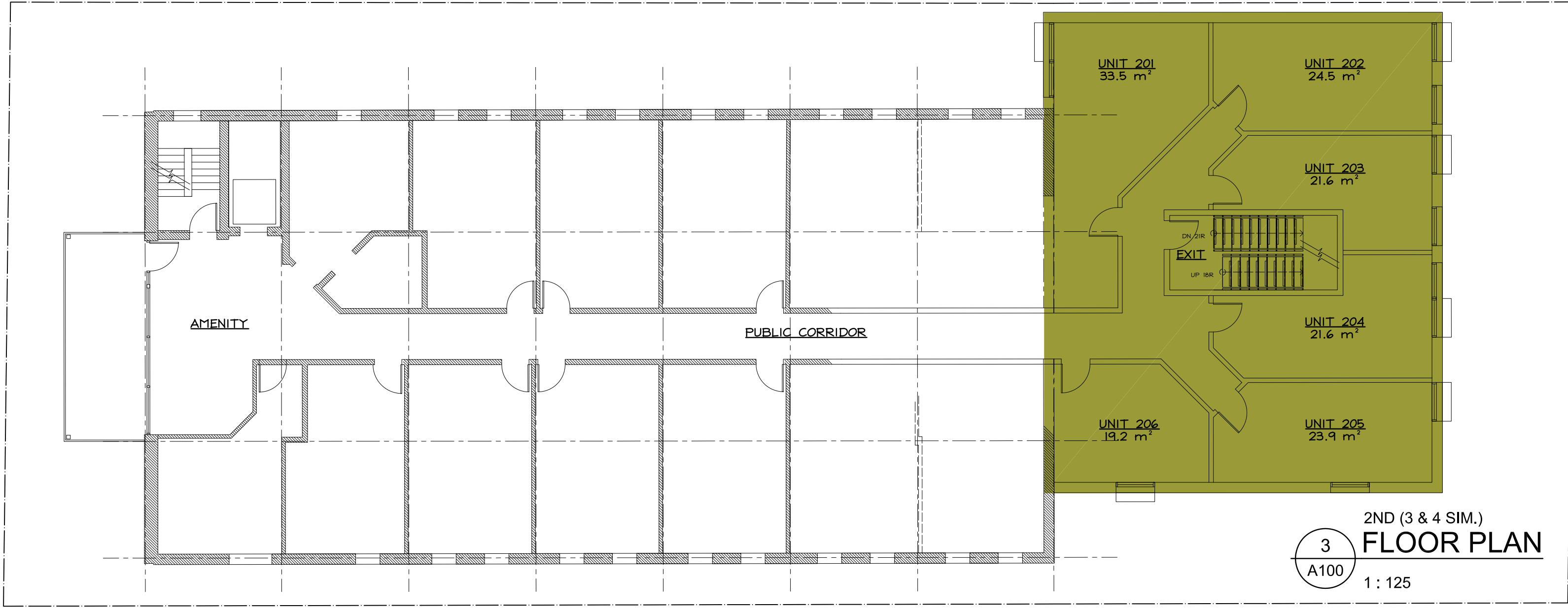
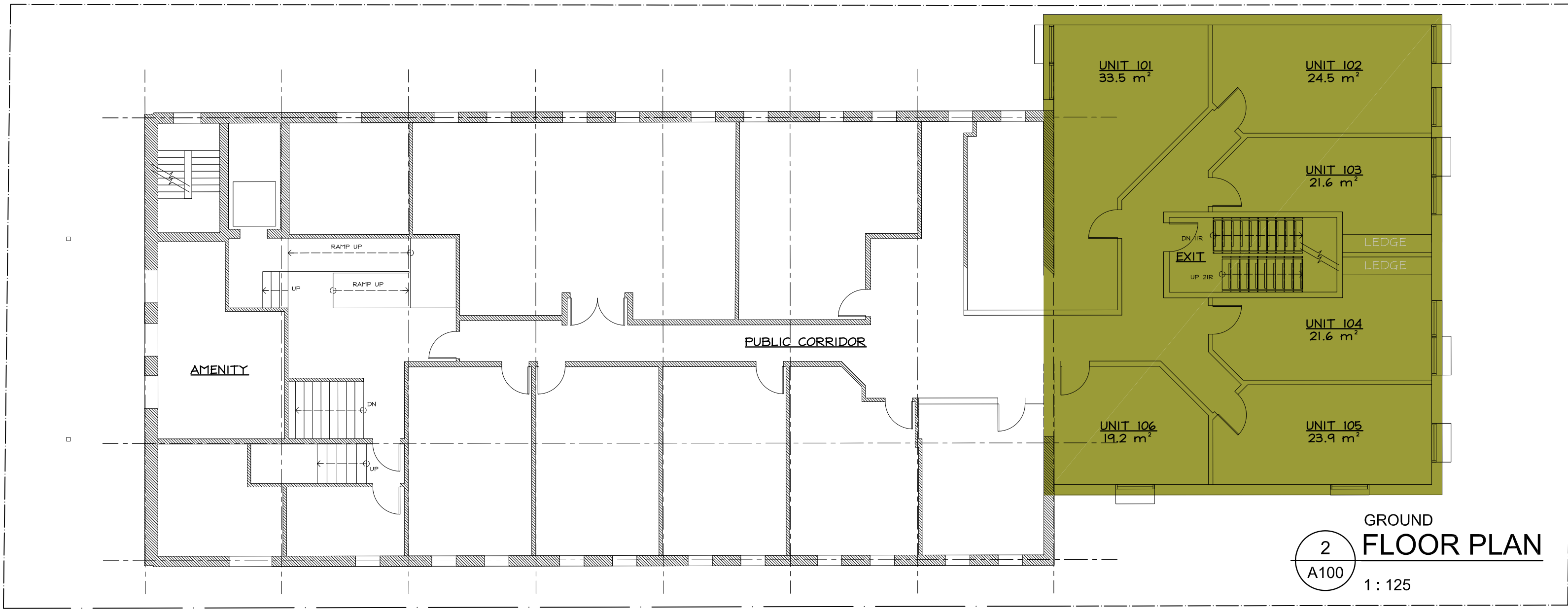
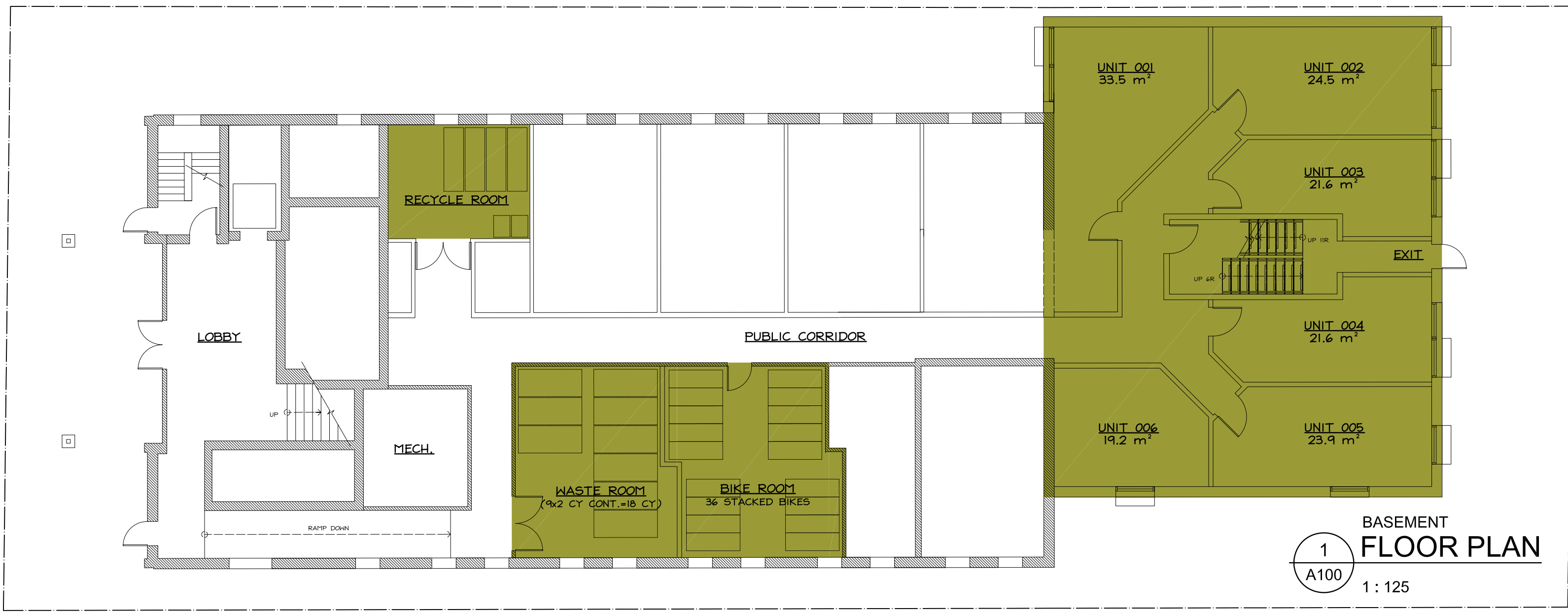
MCLEOD STREET



SURVEY INFORMATION TAKEN FROM SURVEY PREPARED BY ANNIS O'SULLIVAN VOLLEBEKK LTD., DATED JULY 28, 2020, PROJECT NO. 20643-20.

**1** SITE PLAN  
A001  
1:100





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rev. / issue	description	date
02	ISSUED FOR COORDINATION	15 JUL 2021
01	ISSUED FOR CLIENT INPUT	14 JUL 2021

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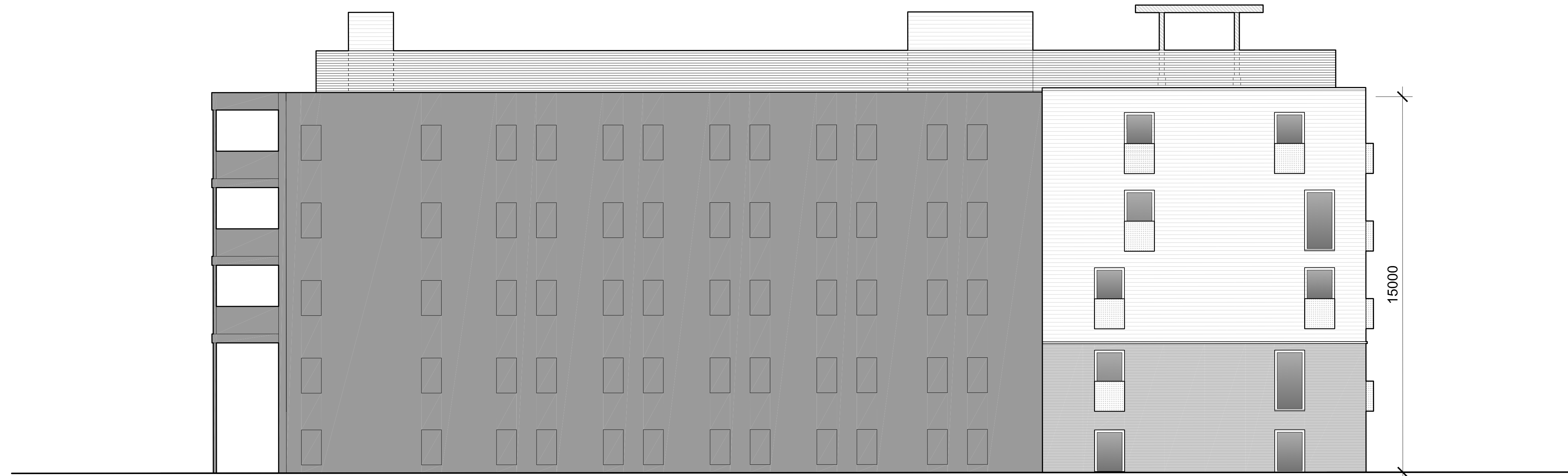
project

**330 MCLEOD ST. ADDITION**  
OTTAWA, ON

drawing

**FLOOR PLANS**

drawn	KDB	date	MAY-2021
approved	KDB	revision	1
project no.	2009	scale	AS SHOWN
drawing no.	<b>A100</b>		



EXISTING BUILDING
  METAL OR FIBER CEMENT SIDING
  METAL FLASHING
  PERFORATED METAL PANEL
  RED CLAY BRICK
  GLASS

WEST SIDE  
**ELEVATION**  
 1  
 A200  
 1: 100



EAST SIDE  
**ELEVATION**  
 2  
 A200  
 1: 100

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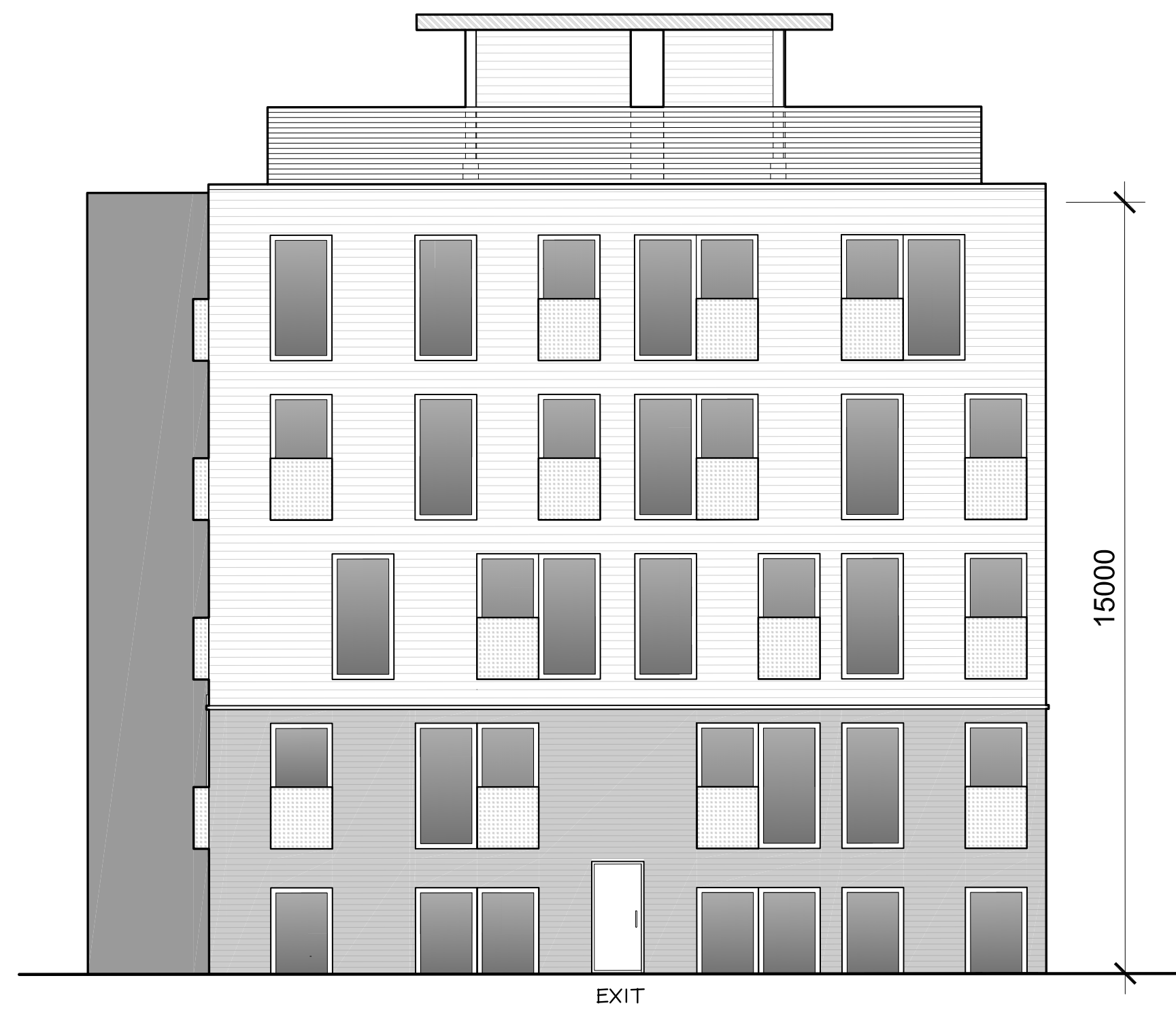
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project  
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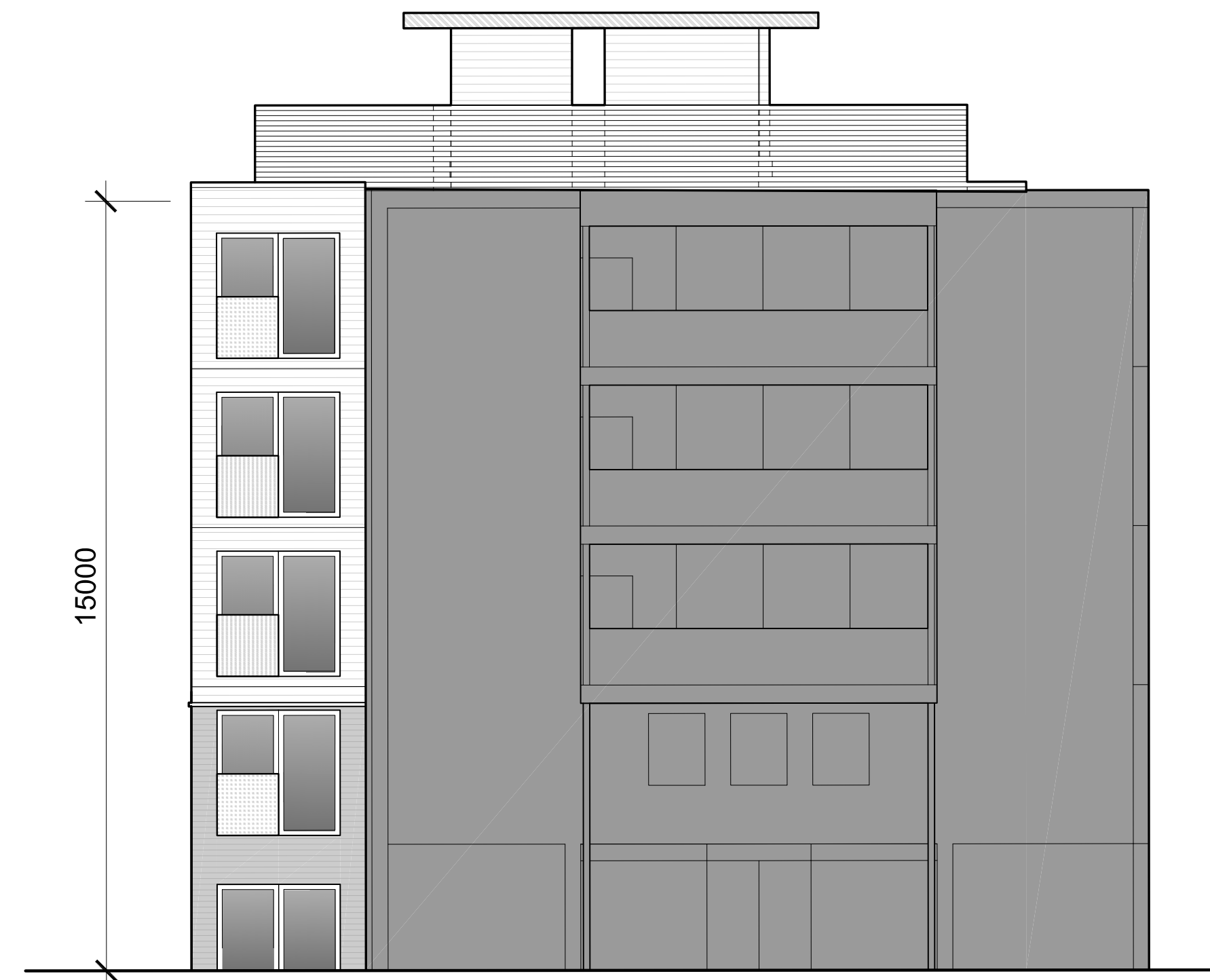
drawing  
**BUILDING ELEVATIONS**

drawn	KDB	date	MAY-2021
approved	KDB	revision	△
project no.	2009	scale	1: 75

drawing no.  
**A200**



1  
A201  
REAR (SOUTH)  
ELEVATIONS  
1 : 100



2  
A201  
FRONT (NORTH)  
ELEVATIONS  
1 : 100



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project

330 MCLEOD ST. ADDITION  
OTTAWA, ON

drawing

**BUILDING ELEVATIONS**

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approved	KDB	revision	△
project no.	2009	scale	1 : 75

drawing no.

**A201**