

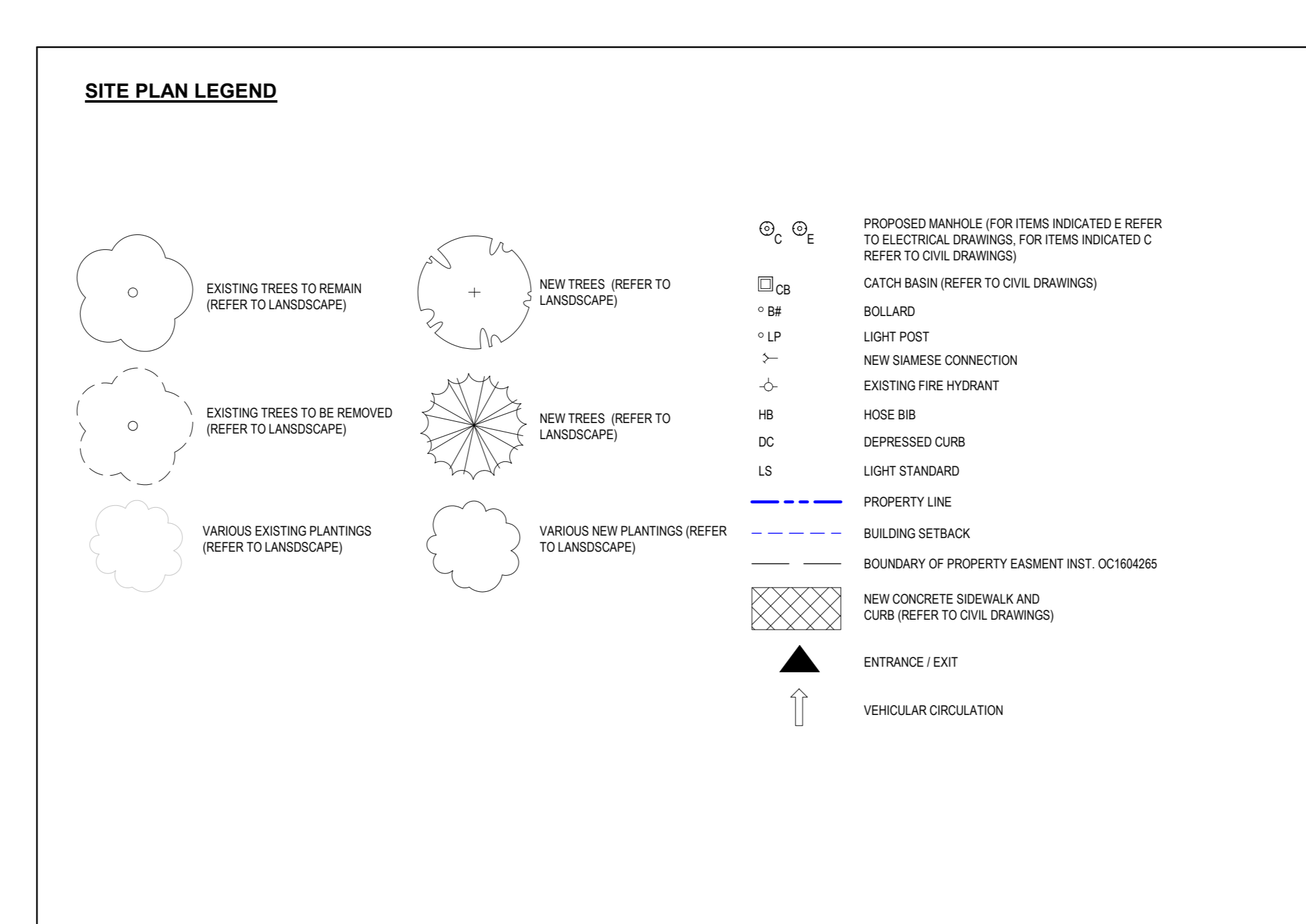
1 SITE PLAN
A001 1:200

ZONING COMPLIANCE TABLE

Municipal Address	187 Boteler Street, Ottawa, Ontario	
Legal Description	Part of lots 3 & 7, Registrar's compiled Plan 611769, City of Ottawa	
Area Information	Site Area: 7496 m ²	
Zoning Category	Northern portion of site: GM Southern portion of site: GM1[1344] F(2.0)	
Zoning Mechanisms	Provisions Allowed	Designed Case
Allowed Use of Zone	GM: Diplomatic mission GM1: Exception 1344 does not preclude area use for Diplomatic Missions	Diplomatic mission (With no residential units)
Minimum lot area	None	N/A
Minimum lot width	None	N/A
Minimum front yard and corner yard setbacks	3m	3m
Minimum interior side yard setback	(iii) all other cases: No minimum	N/A
Maximum building height	18m	14.75m
Maximum floor space index	For GM: 2 For GM1: 1	0.21
Minimum width of landscaped area	(i) abutting a street: 3m (ii) abutting a residential or institutional zone: 3m (iii) other cases: No minimum	3m
Minimum width of landscaped area around a parking lot (Section 110)	For a parking lot containing 10 or fewer spaces, not abutting a street: None	N/A

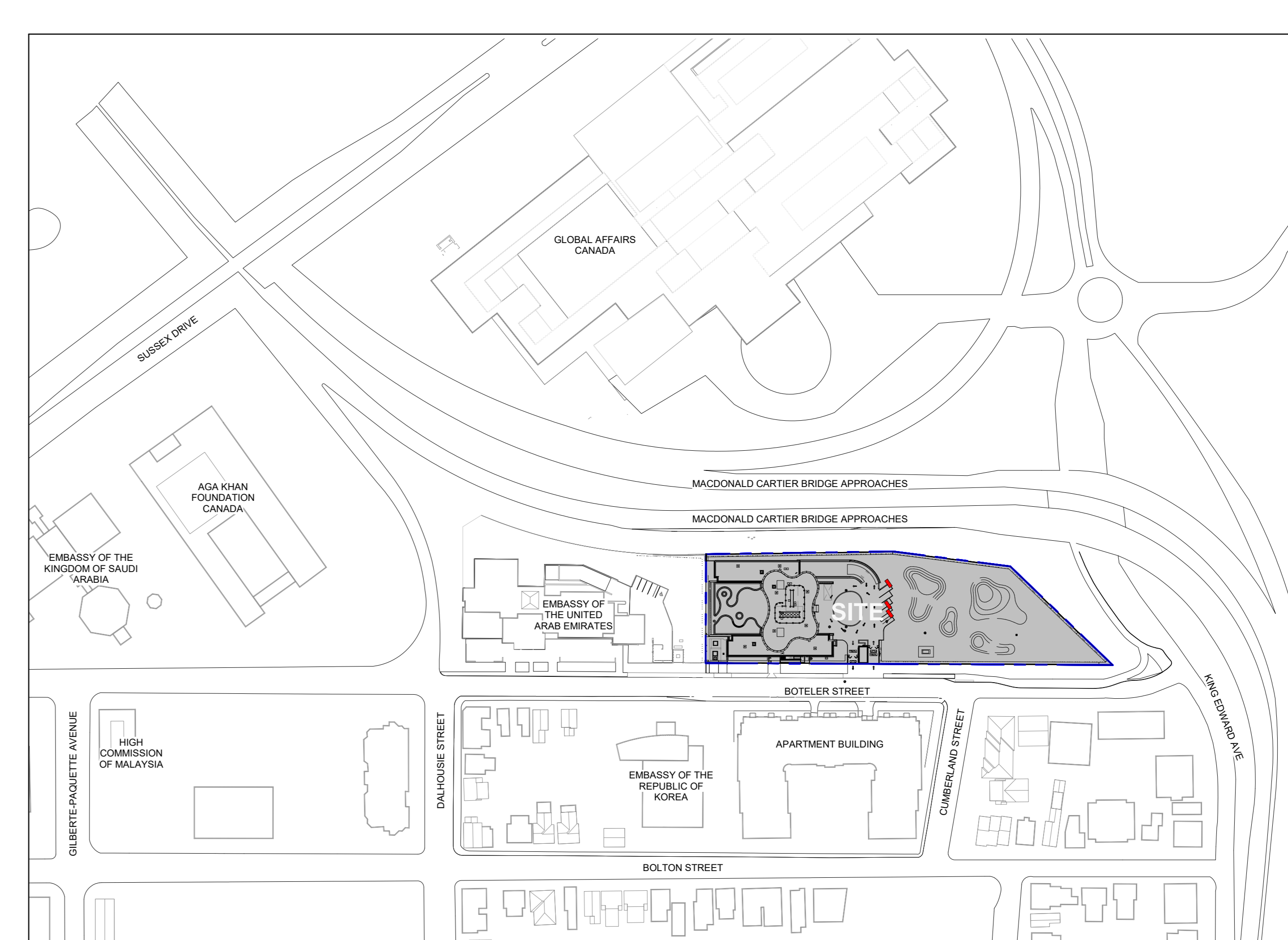
Gross Floor Area (By-Law Defined)	Gross Ground Floor Area: 658 m ² Gross Second Floor Area: 0 Gross Third Floor Area: 408 m ² Gross Fourth Floor Area: 501 m ² Total Gross Floor Area: 1567 m²	
Parking, Queuing and Loading Provisions	Provisions Required	Designed Case
Parking (Area X of Schedule 1A to Zoning By-law No. 2008-250)	Land Use NS9 - Office: 1 per 100 m ² of gross floor area 1567 m ² / 100 = 16 parking spots	23 parking spots, sized 2.6m by 5.2m 2 parking spots, sized 2.4m by 5.2m
Bicycle Parking	Land Use - Office: 1 per 250 m ² of gross floor area 1567 m ² / 250 = 7 bicycle parking spots	7 bicycle horizontal bicycle parking spots, sized 0.6m by 1.8m
Loading Bay	Land Use - Office: 1000-1999 m ² gross floor area = 1 loading bay	1 loading bay, sized 3.5m wide by 7m long

SURVEY INFORMATION:
LEGAL AND TOPOGRAPHIC INFORMATION TAKEN FROM LEGAL SURVEY PLAN PREPARED BY FAIRHALL MOFFATT & WOODLAND LTD. DATED JANUARY 22, 2015



CONTACT INFORMATION

APPLICANT / ARCHITECT: GRC Architects Inc. 401-47 Clarence Street Ottawa, Ontario K1N 9K1 t: 613-241-8203 f: 613-241-4180	PROPERTY OWNER: EMBASSY OF THE STATE OF QATAR 150 Metcalfe Street, 8th Floor Ottawa, Ontario K2P 1P1 t: 613-241-4917 f: 613-241-3304	CIVIL ENGINEER: EXP Services Inc. 100-2650 Queenview Drive Ottawa, Ontario K2B 8H6 t: 613-688-1899	STRUCTURAL ENGINEER: Cunliffe & Associates 200-1550 Carling Avenue Ottawa, Ontario K1Z 8S8 t: 613-729-7242 f: 613-728-1461	MECHANICAL / ELECTRICAL ENGINEERS: Smith + Andersen 1600 Carling Ave Suite 530 Ottawa, Ontario K1Z 1G3 t: 613-230-1186 / f: 613-230-2658	LANDSCAPE ARCHITECT: James B. Lennox & Associates INC. 3332 Carling Avenue Ottawa, Ontario K2H 5A8 t: 613-722-5168 / f: 1-866-343-3943	GEOTECHNICAL ENGINEER: Paterson Group 154 Colonnade Road South Nepean, Ontario K2E 7J5 t: 613-226-7381	ONTARIO LAND SURVEYOR: Fairhall Moffatt & Woodland Ltd. 100-800 Terry Fox Drive Ottawa, Ontario K2L 4B6 t: 613-591-2580
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5 NOV 03, 2023	Reviewed for Site Plan Control Application	CJ
4 AUG 08, 2022	Reviewed for Site Plan Control Application	MT
3 AUG 26, 2022	Reviewed for Site Plan Control Application	CJ
2 APR 12, 2022	Issued for Building Permit	CJ
1 MAR 08, 2022	Issued for Site Plan Control Application	CJ

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consultant

professional stamp
ONTOARIO ASSOCIATION OF ARCHITECTS
CAROLYN M. JONES
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6087

project title
NEW QATAR EMBASSY AND CONSULATE

address

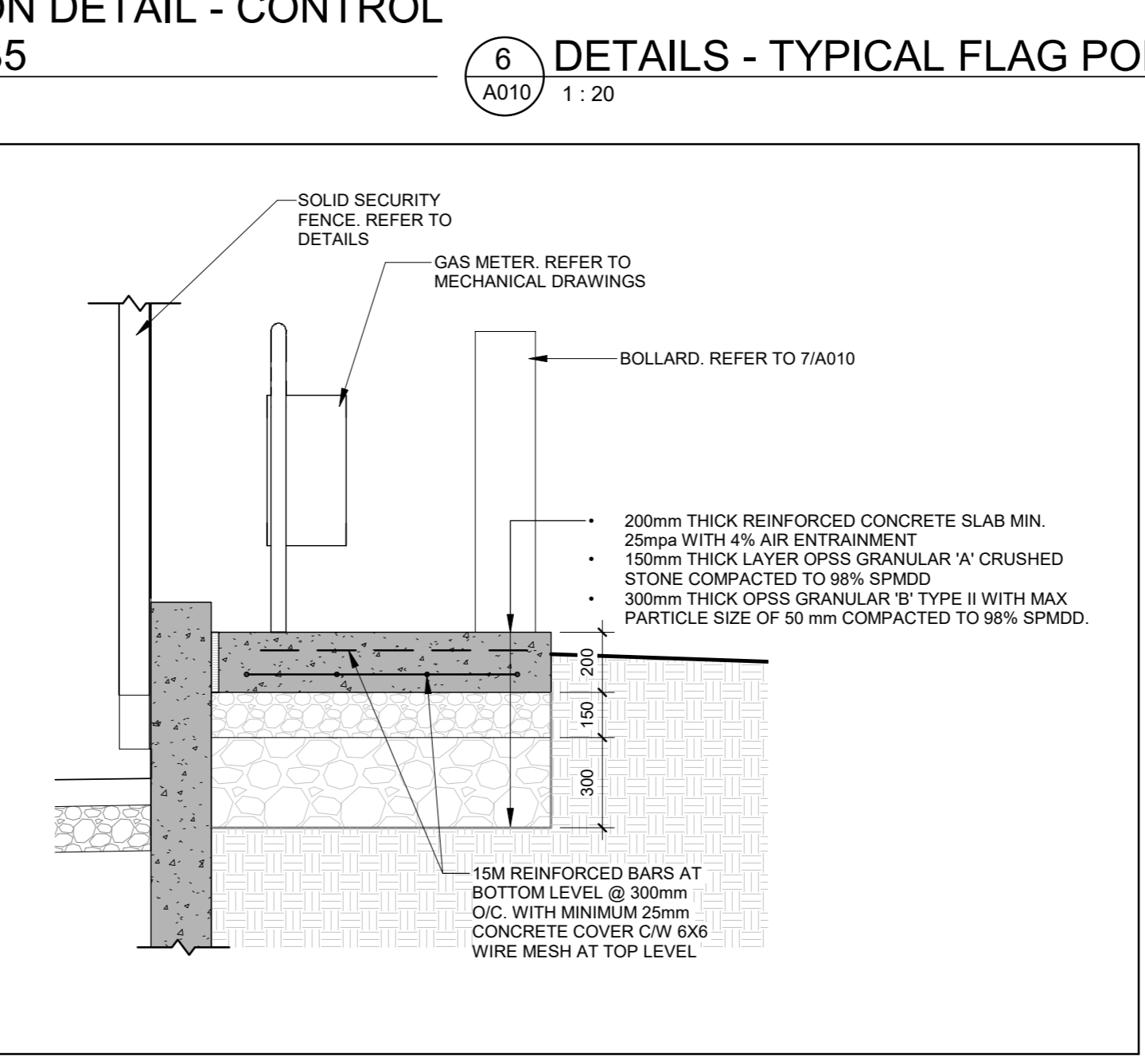
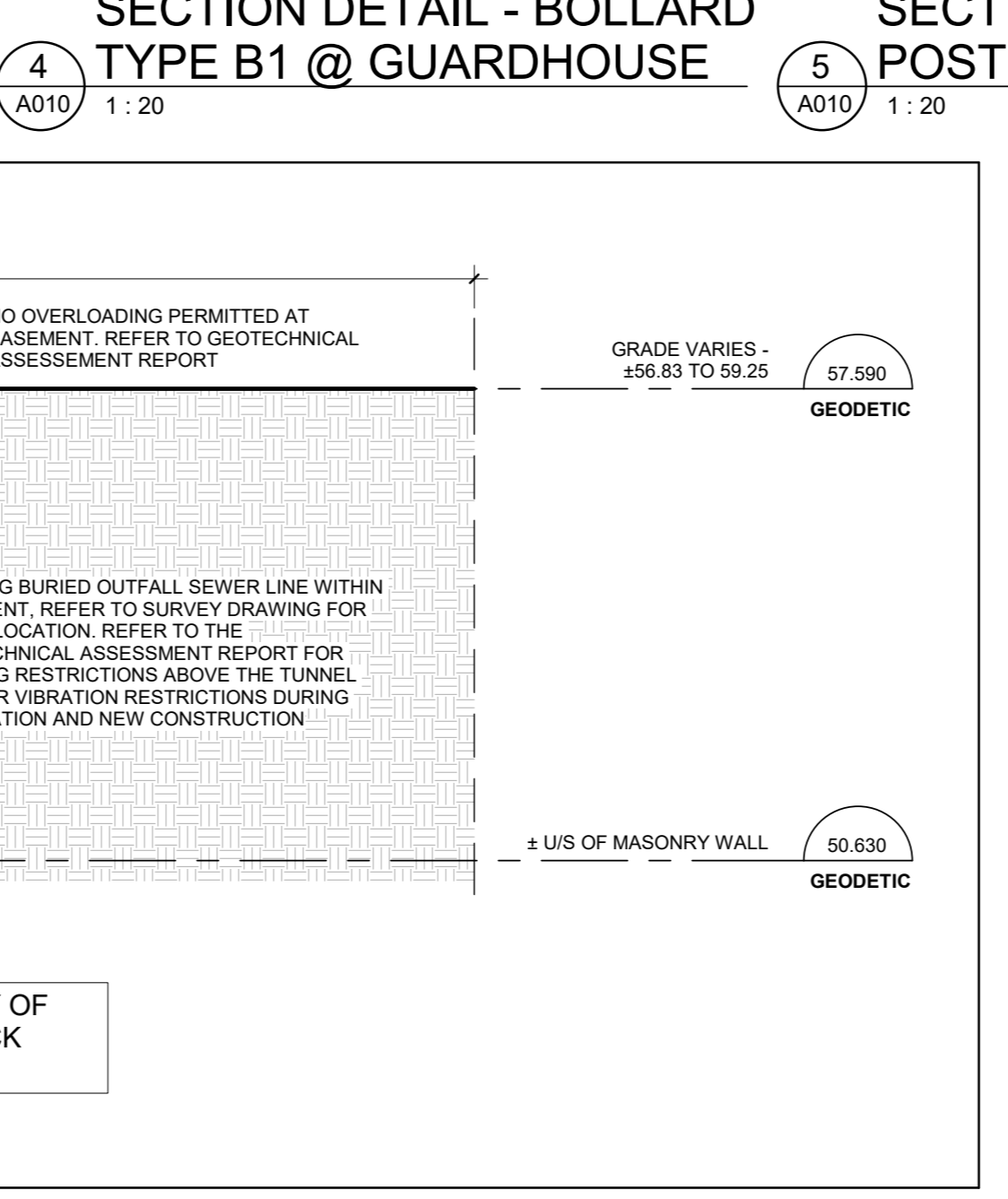
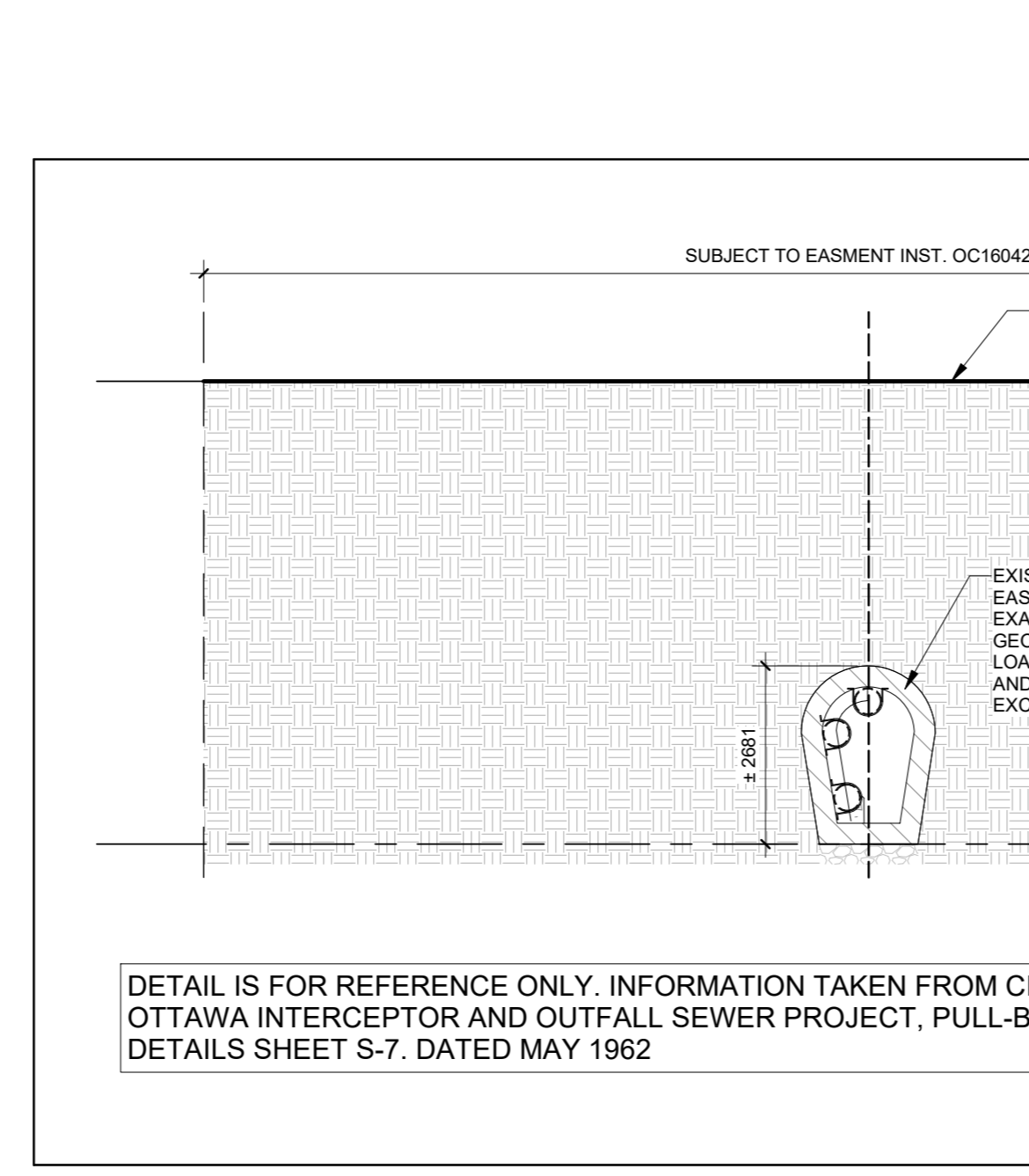
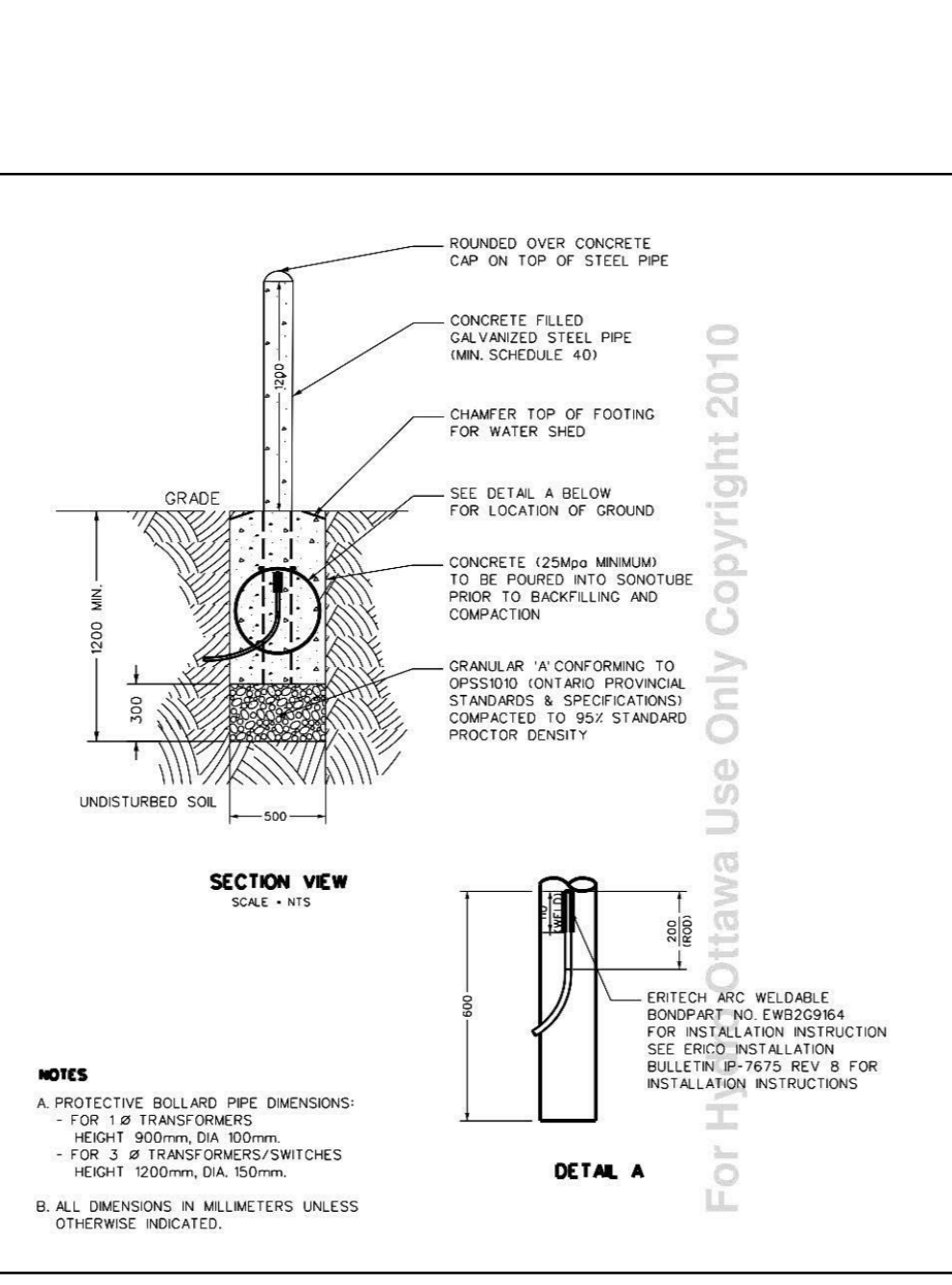
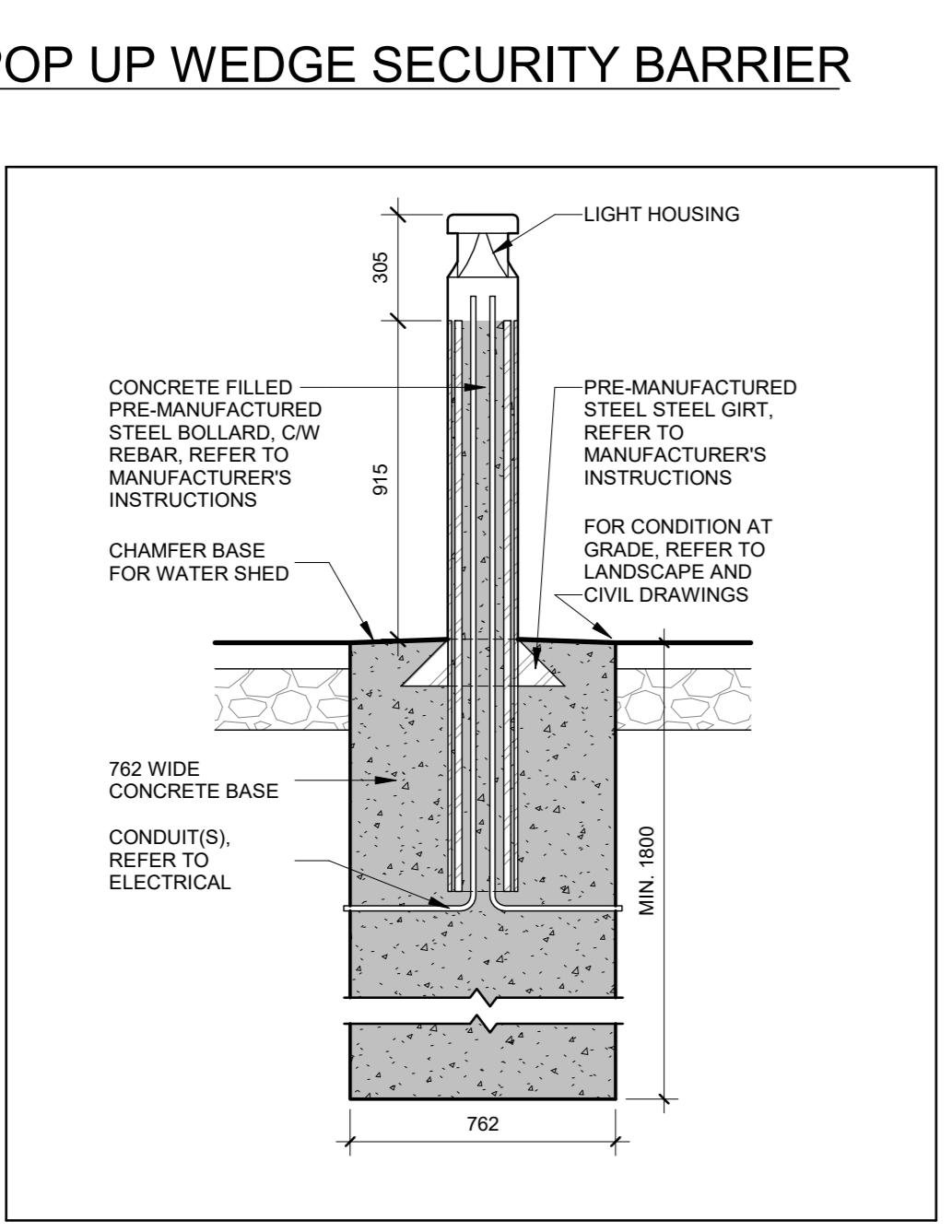
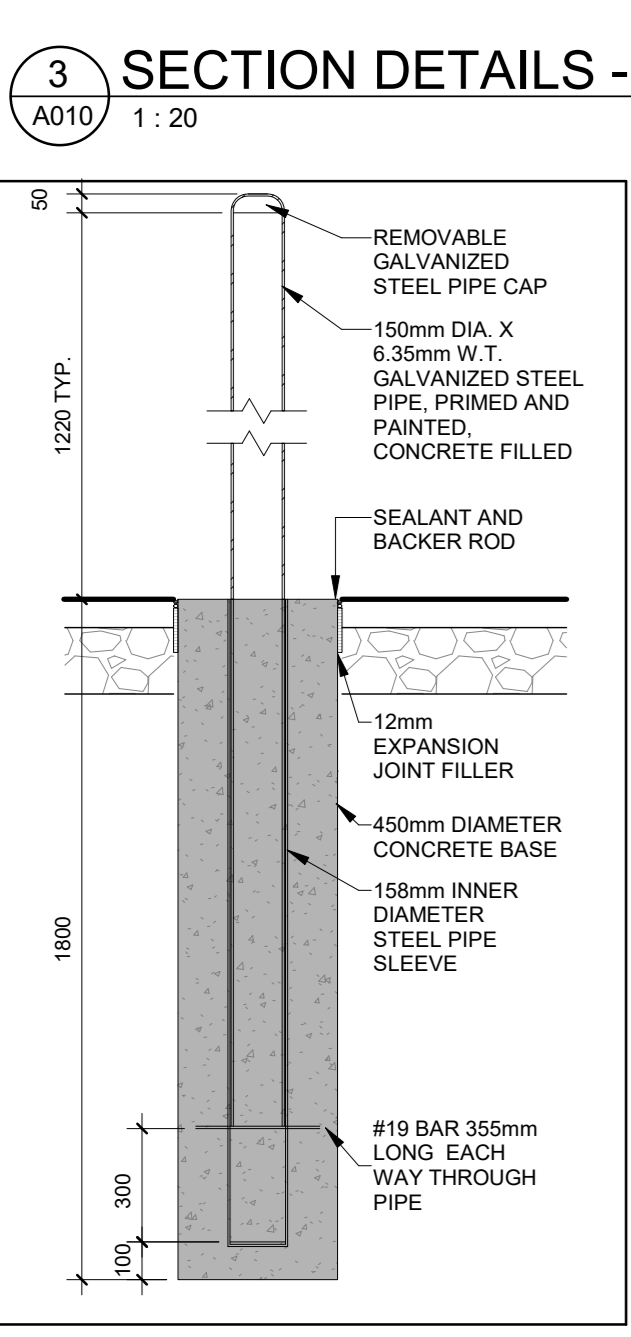
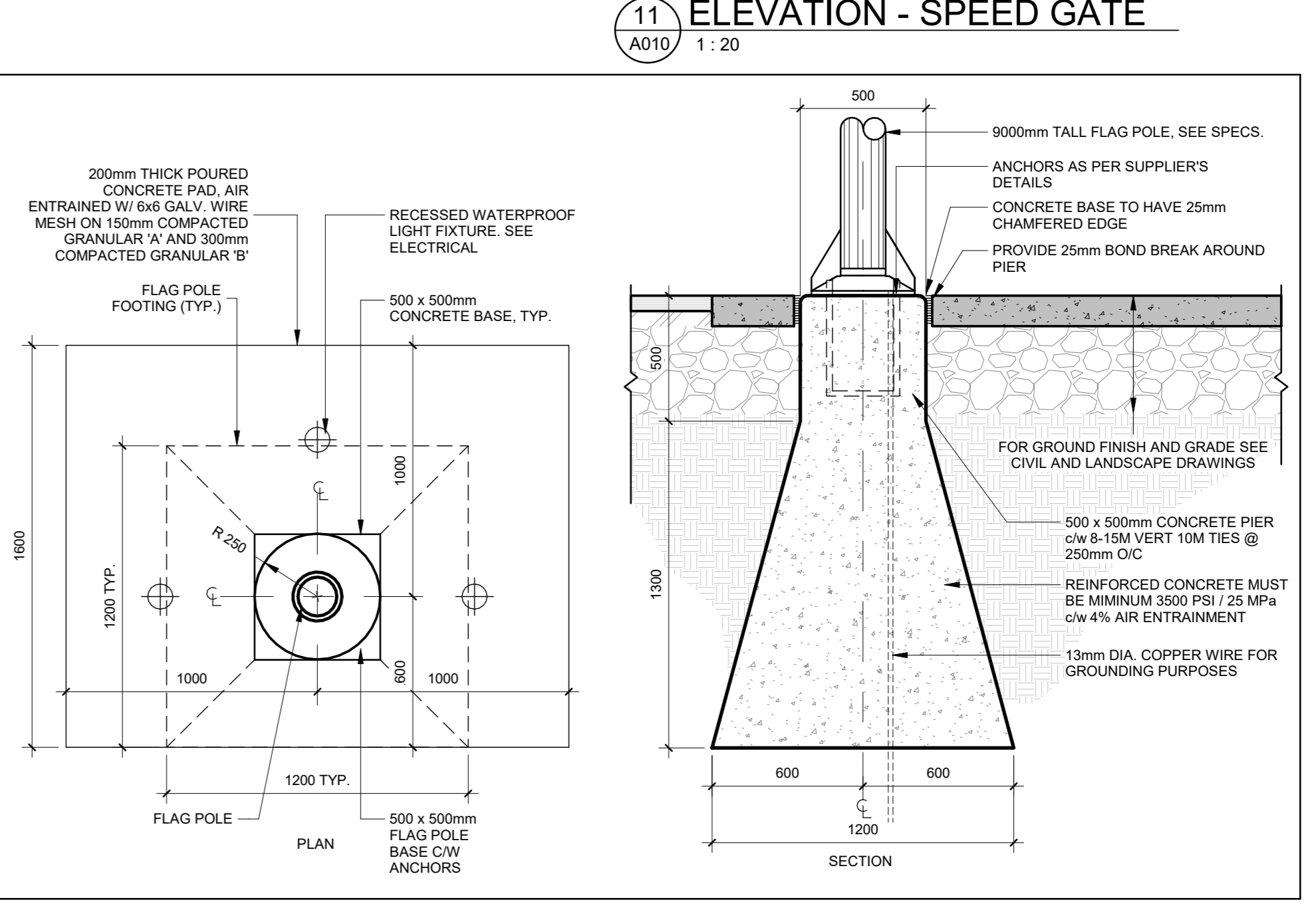
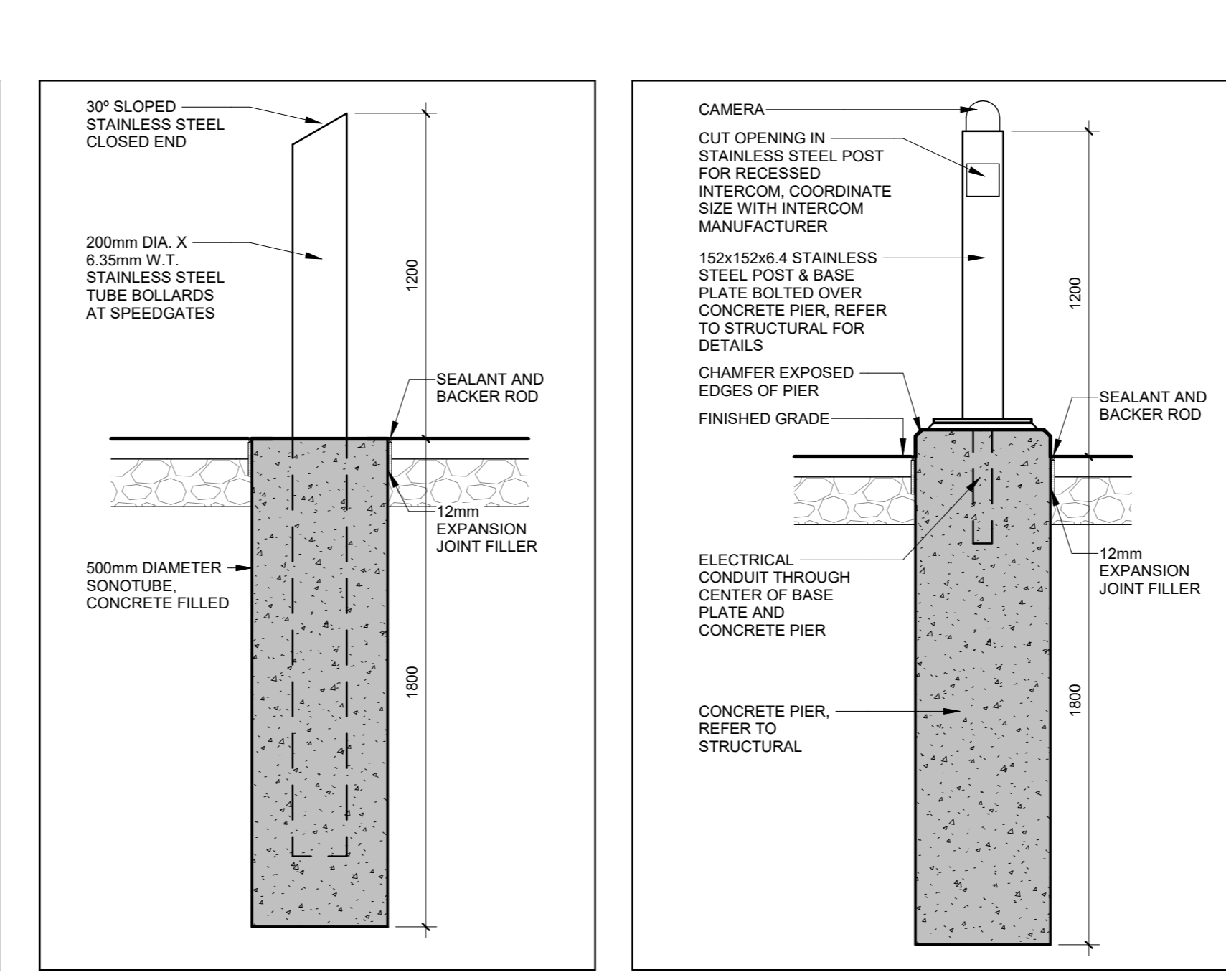
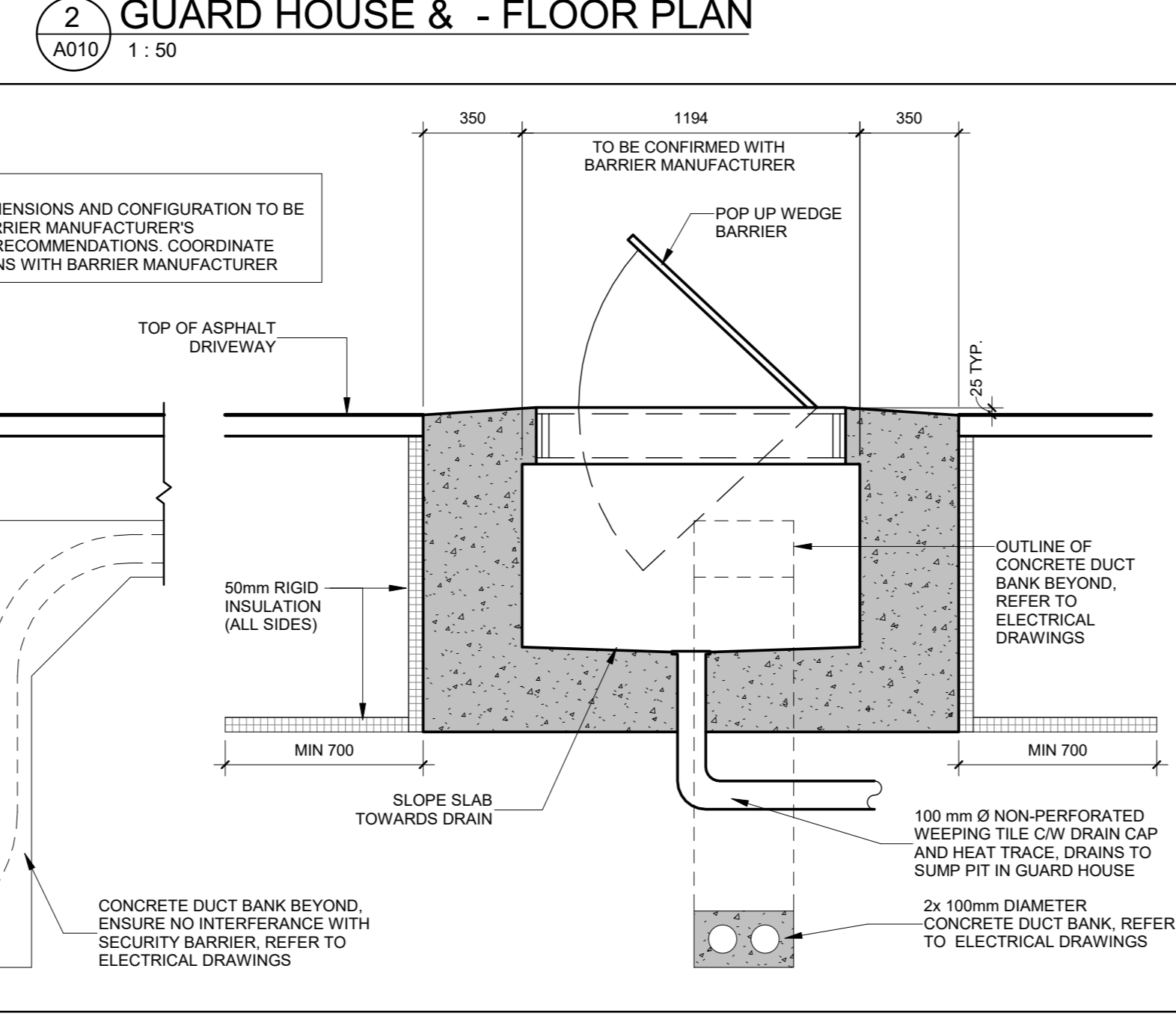
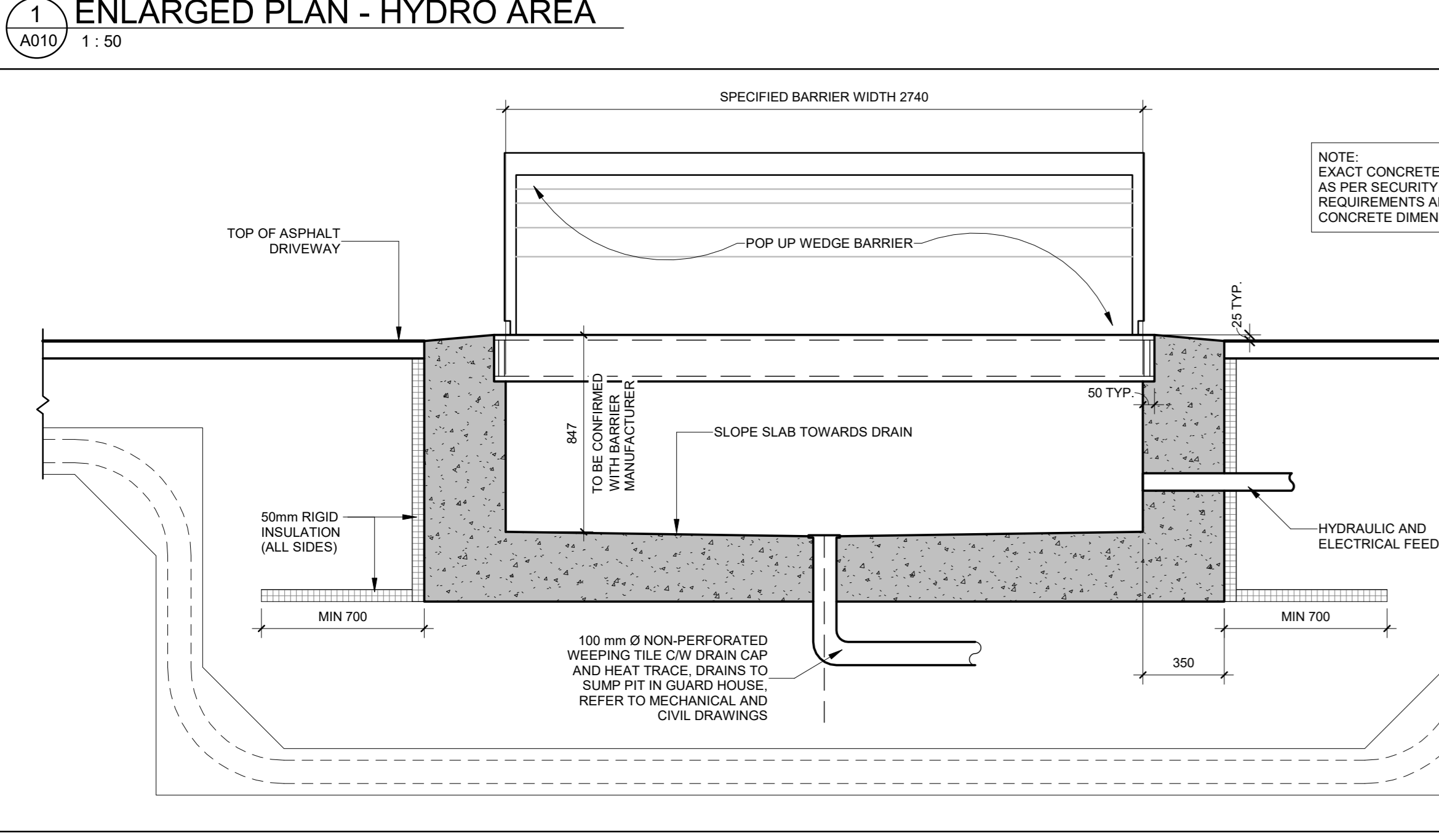
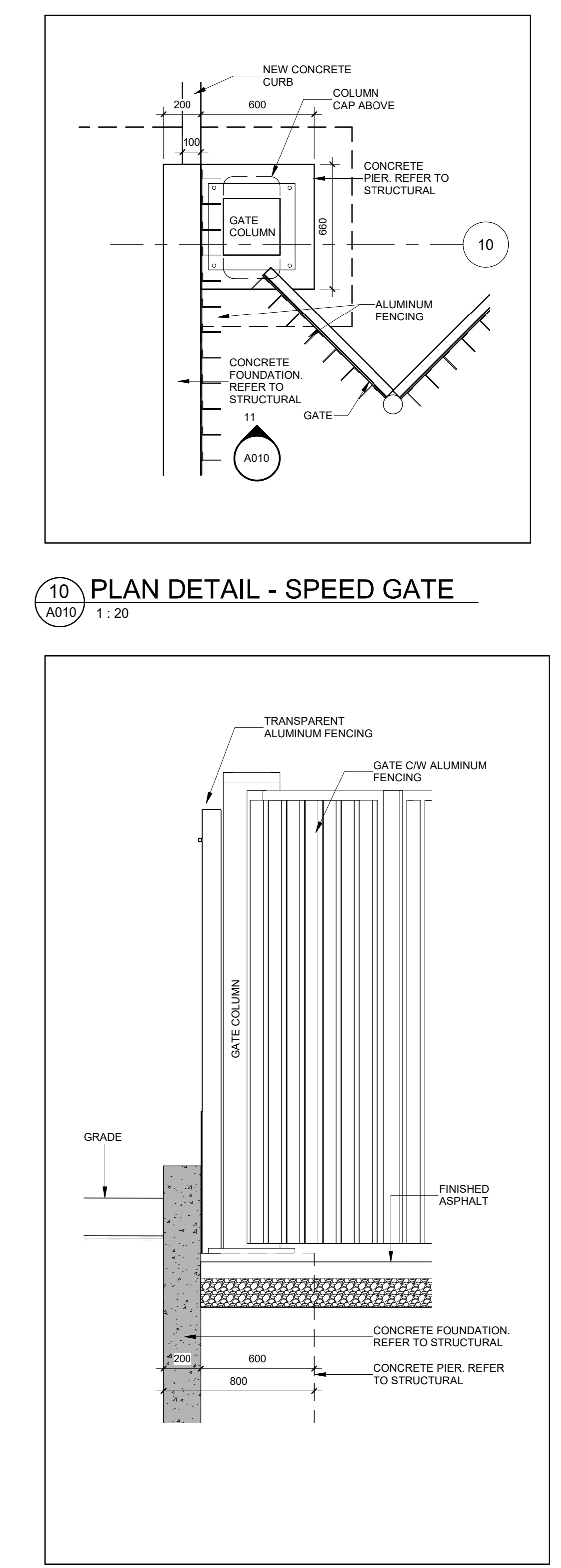
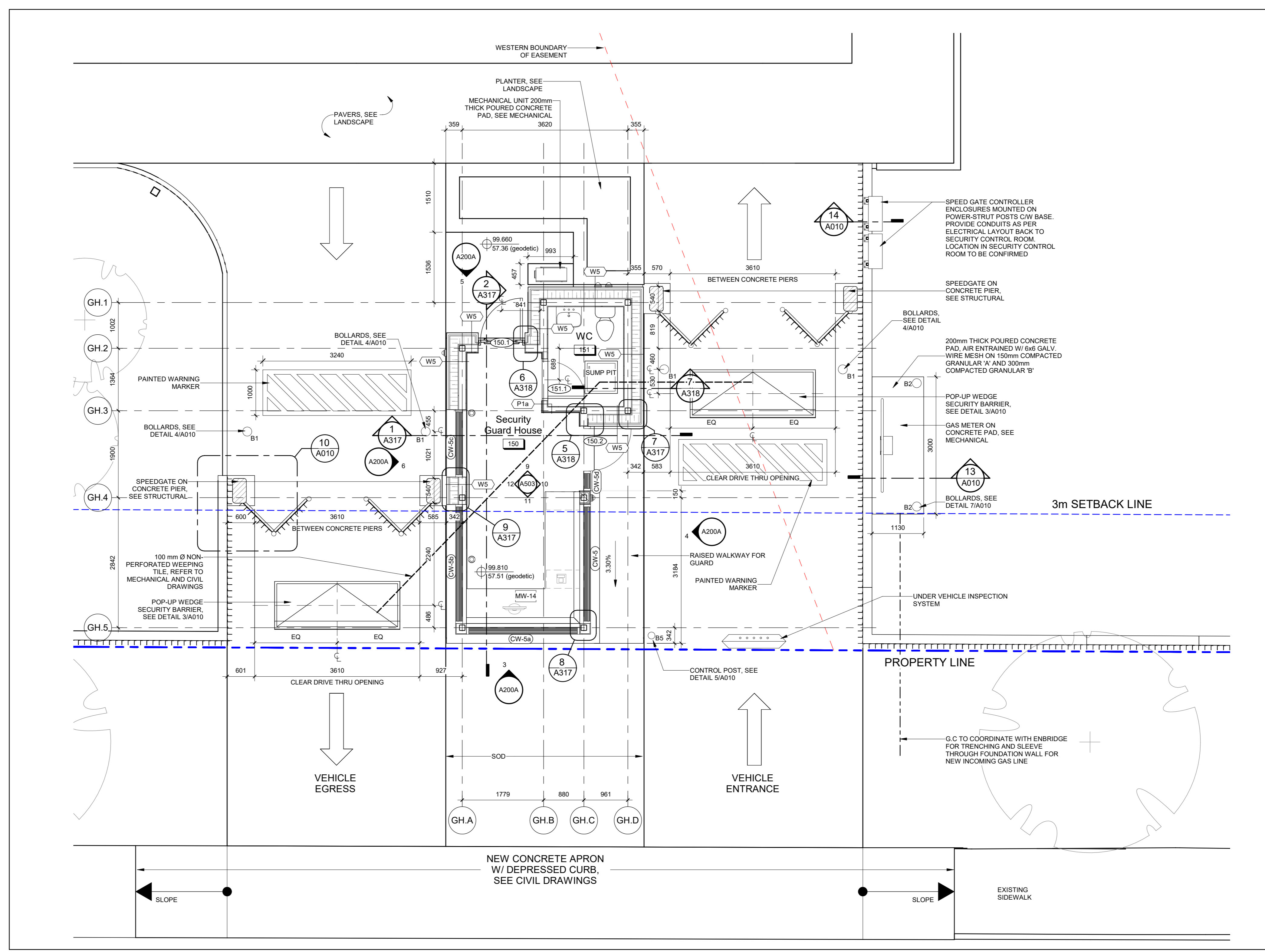
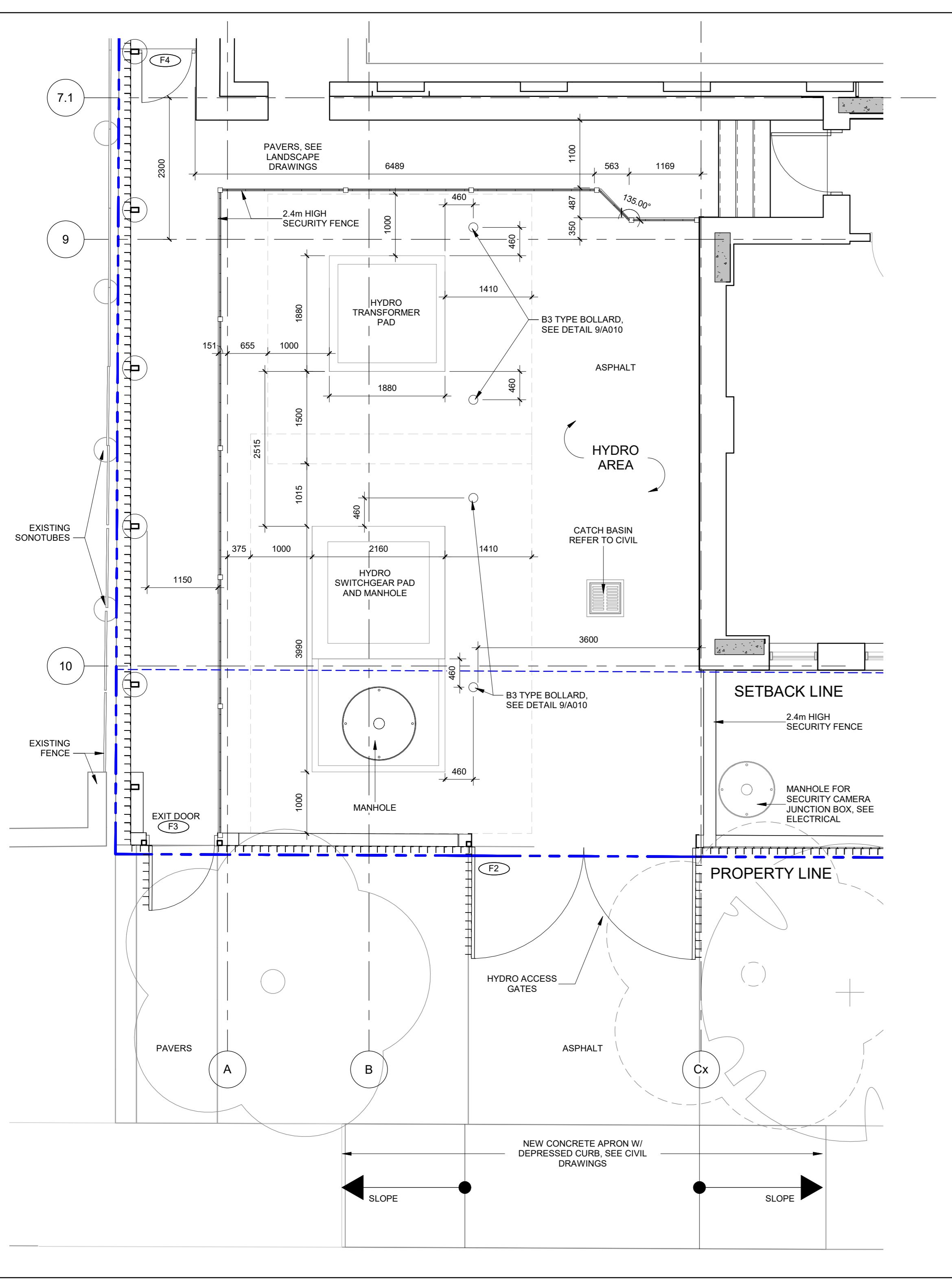
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SITE PLAN

date: JUNE 30, 2023
scale: As indicated
drawn: DH/TJL
approved: CJ/JP
plot date/time: 1/17/2023 4:05:24 PM

job no.: **1218**
drawing no.: **A001**

1. DO NOT SCALE FROM THIS DRAWING.
2. CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BEFORE WORK COMMENCES.
3. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE FOLLOWING DRAWINGS: STRUCTURAL, MECHANICAL, ELECTRICAL.

PLAN# 18699



2	NOV 03 2023	(Resubmit for Site Plan Control Application)	CJ
1	APR 12 2022	(Issued for Building Permit)	CJ
no.		date	revision/issue

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CONSULTANT
PROJECT TITLE
NEW QATAR EMBASSY AND CONSULATE

address
drawing title
SITE PLAN - ENLARGED PLANS

date: JUNE 30, 2023
scale: As indicated
drawn: DHILE
approved: CJ/PD
plot date/time: 11/17/2023 4:06:14 PM

job no.: 1218
drawing no.: A010

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