

SHEET LIST

Table listing sheet titles and their corresponding issue dates. Includes categories like Overall Plans, Floor Plans, Exterior Elevations, and Building Sections.

BUILDING CODE MATRIX

Table with columns for ITEM, ONTARIO BUILDING CODE DIVISION B, PART 3 DATA MATRIX OBC, and REFERENCES. Contains various building code requirements and their corresponding reference drawings.

ARCHITECT: HOBIN ARCHITECTURE INC.
STRUCTURAL ENGINEER: CUNLIFFE AND ASSOCIATES
CIVIL ENGINEER: DSEL ENGINEERING LTD.
GEOTECHNICAL: PATERSON GROUP
LANDSCAPE ARCHITECT: CSW
INTERIOR DESIGNER: 4th
MECHANICAL ENGINEER: SMITH + ANDERSEN
ELECTRICAL ENGINEER: SMITH + ANDERSEN



770 BROOKFIELD PHASE 2
STUDENT APARTMENTS
OTTAWA, ONTARIO, CANADA

Table with 4 columns: Item, Title, Revision, and Date. It is currently empty.

Table with 4 columns: Item, Title, Revision, and Date. It is currently empty.

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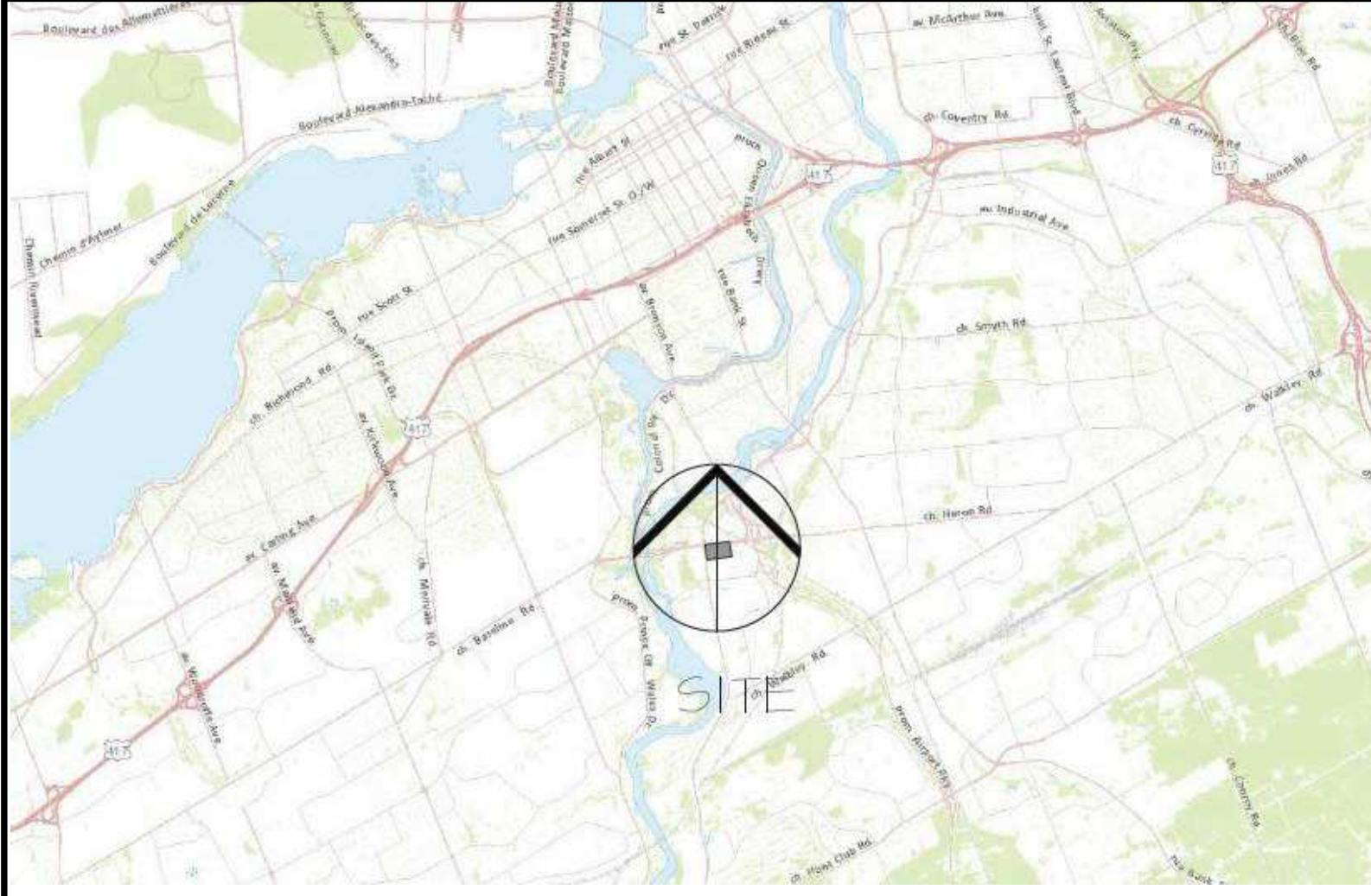
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770 BROOKFIELD, OTTAWA, ON.

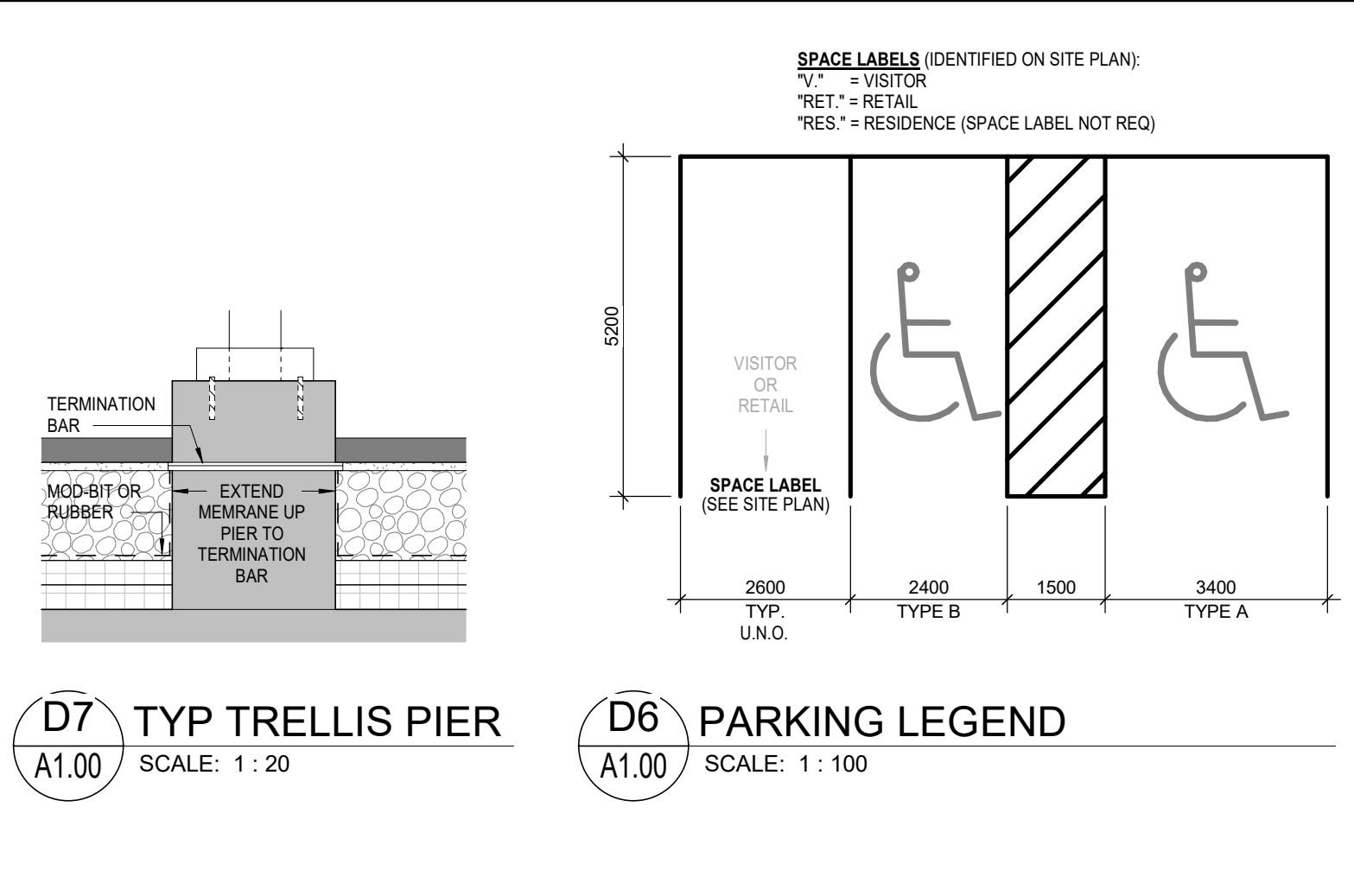
DRAWING TITLE: COVER SHEET

Table with 4 columns: Project, Date, Scale, and Product. Includes project information and a drawing number A0.00.

ISSUED FOR SITE PLAN APPLICATION
JUNE 24, 2021

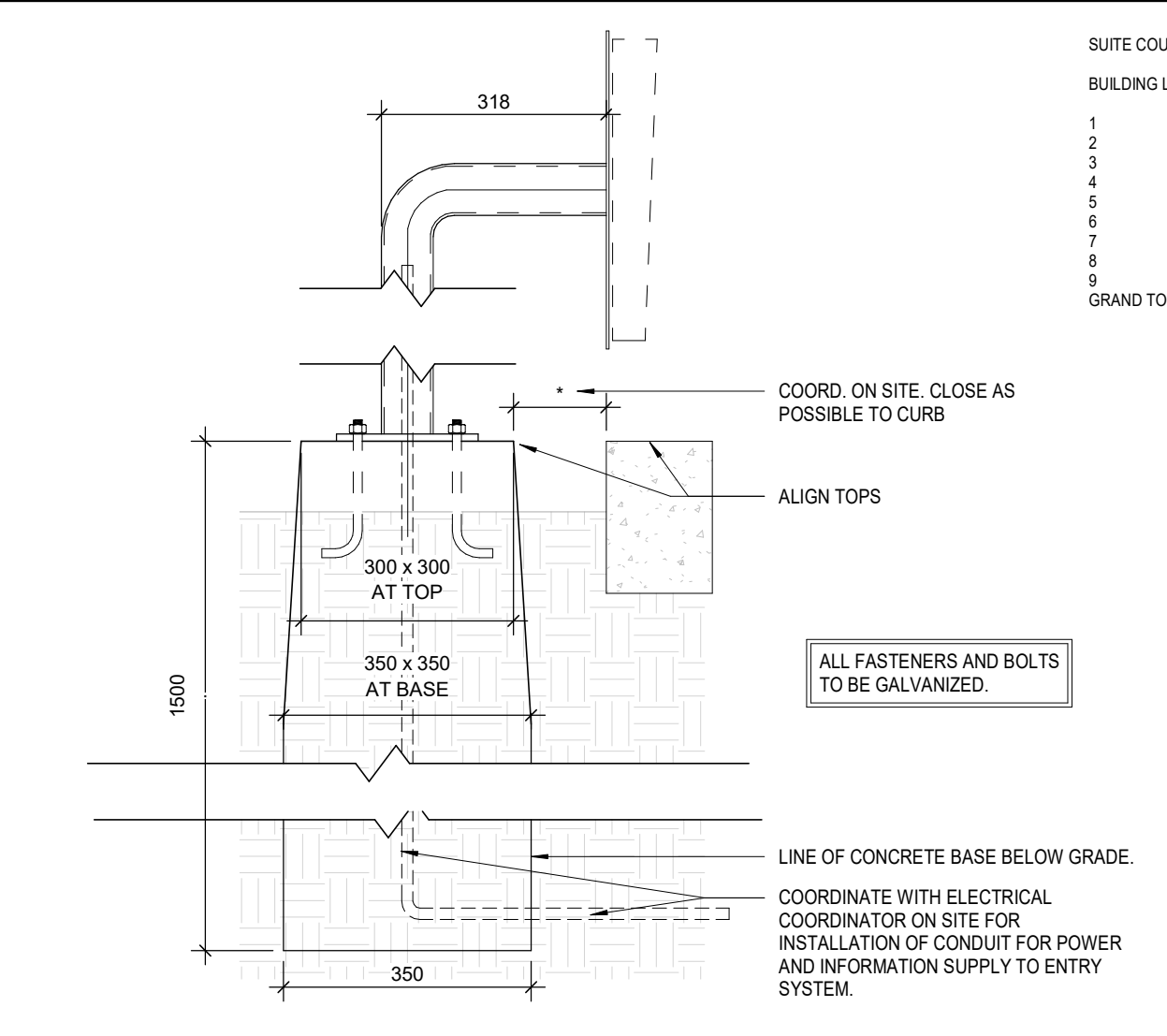


LOCATION PLAN



D7 TYP TRESSIS PIER
SCALE: 1:20

D6 PARKING LEGEND
SCALE: 1:100



D5 SECTION - GARAGE DOOR ENTRY SYSTEM
SCALE: 1:10

CANADA POST ZONING
MC8 [399] h1, h2, h3 F(2.0) S135
ZONING
MC8 [399] h1, h2, h3 F(2.0) S135

SITE COUNT BUILDINGS C-10

BUILDING LEVEL	BACH	1 BED	2 BED	3 BED	4 BED	4 BEDS BATH	TOTAL
1	18	2	8	3	1	2	35
2	38	5	10	0	2	6	61
3	32	5	10	0	2	6	65
4	32	5	10	0	2	6	65
5	32	5	10	0	2	6	65
6	32	5	10	0	2	6	65
7	32	5	10	0	2	6	65
8	32	5	10	0	2	6	65
9	32	5	10	0	2	6	65
10	32	5	10	0	2	6	65
GRAND TOTAL	241	39	70	3	14	46	429

UNIT COUNT

BUILDING LEVEL	BLOCK A	BLOCK B	BLOCK C	BLOCK D	TOTAL
1	12	22	42	22	68
2	38	23	38	23	102
3	34	24	34	24	116
4	34	24	34	24	116
5	34	24	34	24	116
6	34	24	34	24	116
7	34	24	34	24	116
8	34	24	34	24	116
9	34	24	34	24	116
10	34	24	34	24	116
GRAND TOTAL	388	138	388	138	662

BEHROW COUNT

BUILDING LEVEL	BLOCK A	BLOCK B	BLOCK C	BLOCK D	TOTAL
1	22	25	22	25	94
2	27	30	27	30	114
3	27	30	27	30	114
4	27	30	27	30	114
5	27	30	27	30	114
6	27	30	27	30	114
7	27	30	27	30	114
8	27	30	27	30	114
9	27	30	27	30	114
10	27	30	27	30	114
GRAND TOTAL	478	227	478	227	1410

PHASE 1 Area: Gross Building (GB) - Area taken to outside of exterior wall.

Assessment	6067 B	5382.2 (A+B+E)	+ 884.5 (F)	TOTAL
L1:	4918.8	2063.8 (A)	+ 1982.2 (B)	+ 884.5 (F)
L2:	1506.5	2242.2 (A)	+ 1982.2 (B)	+ 884.5 (F)
L3:	3029.4	2242.2 (A)	+ 1982.2 (B)	+ 884.5 (F)
L4:	3703.8	2242.2 (A)	+ 1982.2 (B)	+ 884.5 (F)
L5:	3703.8	2242.2 (A)	+ 1982.2 (B)	+ 884.5 (F)
L6:	3703.8	2242.2 (A)	+ 1982.2 (B)	+ 884.5 (F)
L7:	2657.7	2242.2 (A)	+ 206.5 (B)	+ 884.5 (F)
L8:	2644.2 (A)			
L9:	2644.2 (A)			
L10:	2644.2 (A)			
Total	35411.8 m2			

PHASE 2 Area: Gross Building (GB) - Area taken to outside of exterior wall.

Assessment	6258.8	6258.8 (C+D)	TOTAL
L1:	3545.4	2063.8 (A)	+ 1982.2 (B)
L2:	3552.7	2242.2 (A)	+ 1982.2 (B)
L3:	3552.7	2242.2 (A)	+ 1982.2 (B)
L4:	3703.8	2242.2 (A)	+ 1982.2 (B)
L5:	3703.8	2242.2 (A)	+ 1982.2 (B)
L6:	3703.8	2242.2 (A)	+ 1982.2 (B)
L7:	2442.2	2242.2 (A)	+ 206.5 (B)
L8:	2442.2	2242.2 (A)	+ 206.5 (B)
L9:	2442.2	2242.2 (A)	+ 206.5 (B)
L10:	201.9	201.9 (A)	
Total	35123.3 m2		

METAL AREAS

Block	Area (m2)
BLOCK A (PH1)	578.7 m2
BLOCK C (PH2)	578.7 m2
BLOCK E (PH1)	682.2 m2
BLOCK F (PH1)	628.2 m2
TOTAL	2,467.8 m2

SURVEY INFORMATION TAKE FROM:

TOPOGRAPHIC PLAN OF BLOCKS B AND C AND PART OF HOBSON ROAD (AS CLOSED) REGISTERED PLAN 174 AND PART OF LOTS 42 AND 43 CITY OF OTTAWA

ANNIS OSULLIVAN VOLLEBEK LTD.
SITE SURVEY

PROPERTY ADDRESS: 770 BROOKFIELD ROAD
ZONING: GM (SSE F1) S147, 148
SITE AREA (ZONING S147): 24,855 m2
SITE AREA (SURVEY): 24,855 m2

PROPOSED USE: MIXED USE / RESIDENTIAL APARTMENT BUILDING AND RETAIL

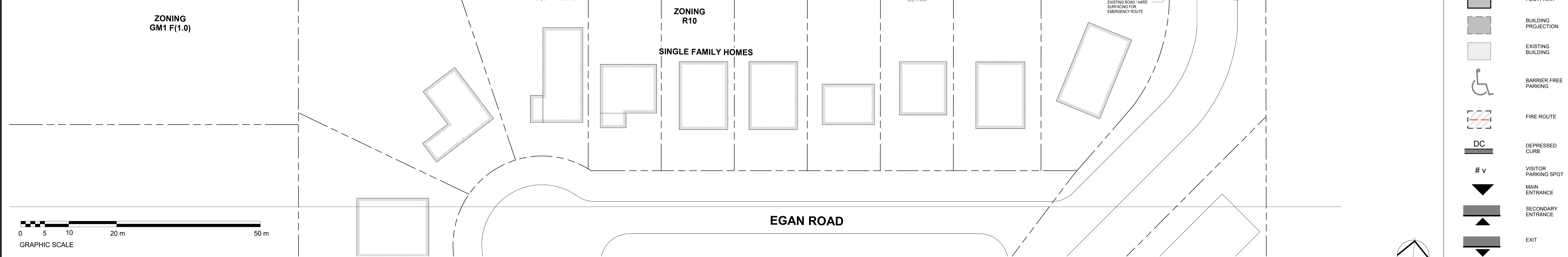
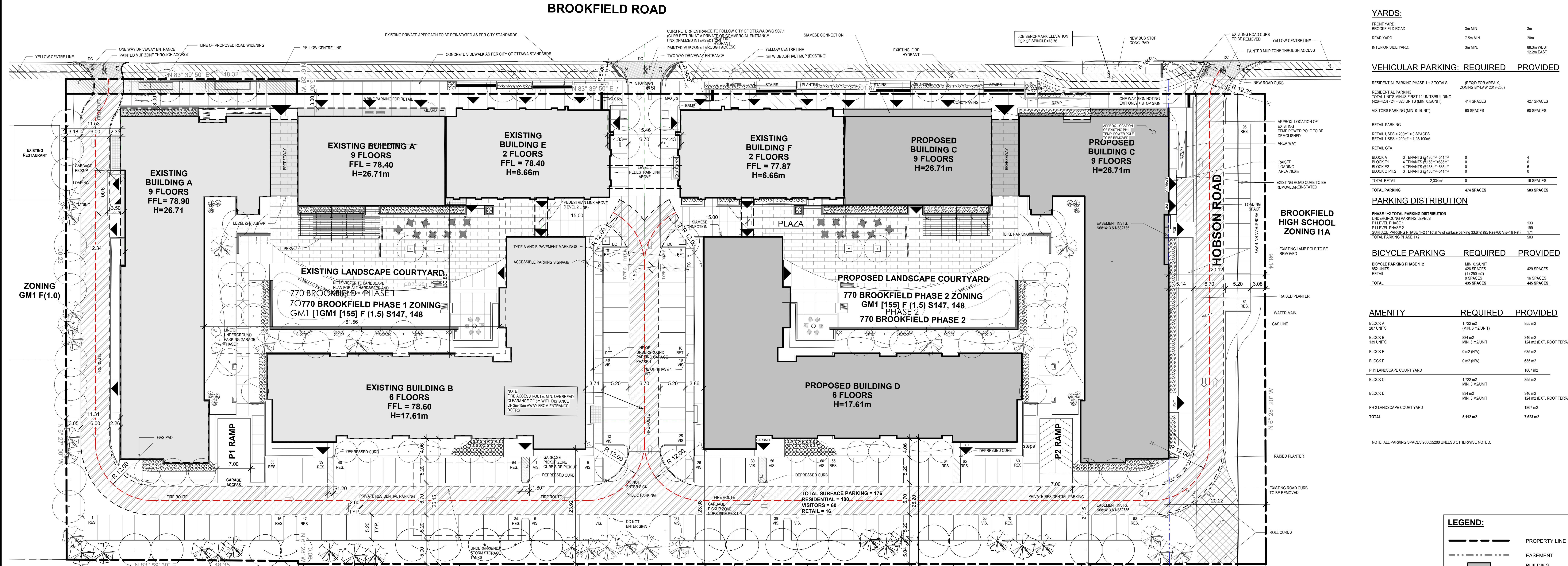
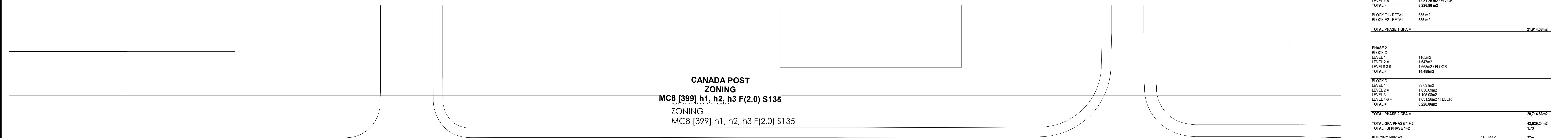
BUILDING FOOTPRINT (ABOVE GRADE):
BLOCK A (PH1) = 2,263.5 m2
BLOCK B (PH1) = 1,982.2 m2
BLOCK E (PH1) = 528.7 m2
BLOCK F (PH1) = 681.7 m2
BLOCK C (PH2) = 2,063.5 m2
BLOCK D (PH2) = 1,582.2 m2
TOTAL = 8,103.8 m2 (3447.7 x 2352.0)

ZONING SUMMARY: REQUIRED PROVIDED

RESIDENTIAL UNITS PHASE 1: 420 UNITS
RESIDENTIAL UNITS PHASE 2: 420 UNITS
TOTAL RESIDENTIAL UNITS PHASE 1+2: 840 UNITS
FS PHASE 1: 1.5
FS PHASE 2: 1.8

GA (GFR) FS CALCULATION:
PHASE 1: 1.8
PHASE 2: 1.8

VEHICULAR PARKING: REQUIRED PROVIDED
RESIDENTIAL PARKING PHASE 1 + 2 TOTALS: 427 SPACES
RETAIL PARKING: 60 SPACES
TOTAL: 487 SPACES



00-Site
SCALE: 1:300

LEGEND:

- PROPERTY LINE
- EASEMENT
- BUILDING FOOTPRINT
- BUILDING PROJECTION
- EXISTING BUILDING
- BARRIER FREE PARKING
- FIRE ROUTE
- DEPRESSED CURB
- VISITOR PARKING SPOT
- MAIN ENTRANCE
- SECONDARY ENTRANCE
- EXIT

OWNER
ATLANTIS INVESTMENTS INC.

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GREG STALLARD
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SCOTT DENNIS - P. ENG.
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TRANSPORTATION ENGINEER
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CHRISTOPHER GORDEN
TEL: (613) 924-1800

LANDSCAPE ARCHITECT
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ALISON GOULDING, P. ENG.
613 714 4603

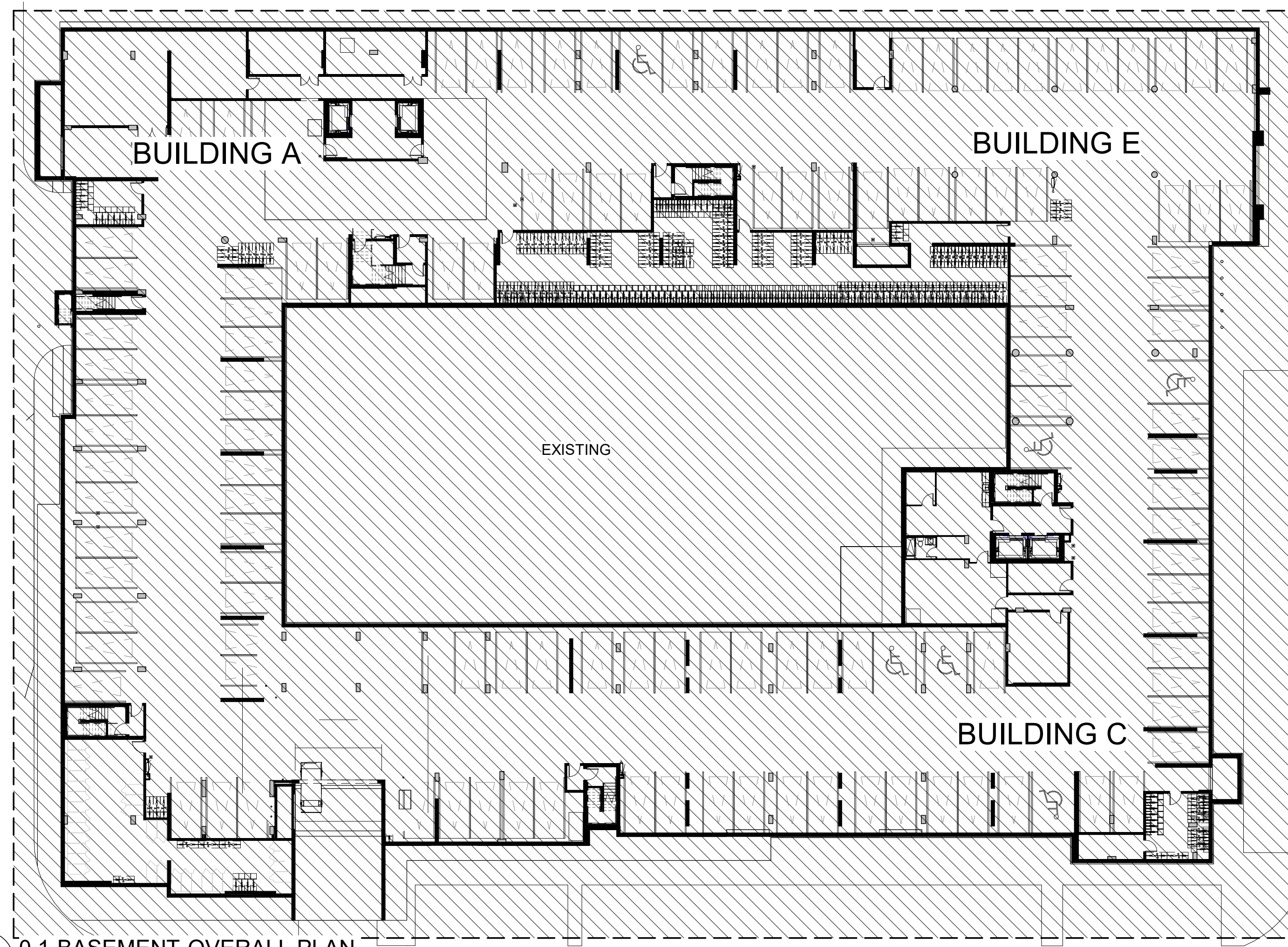
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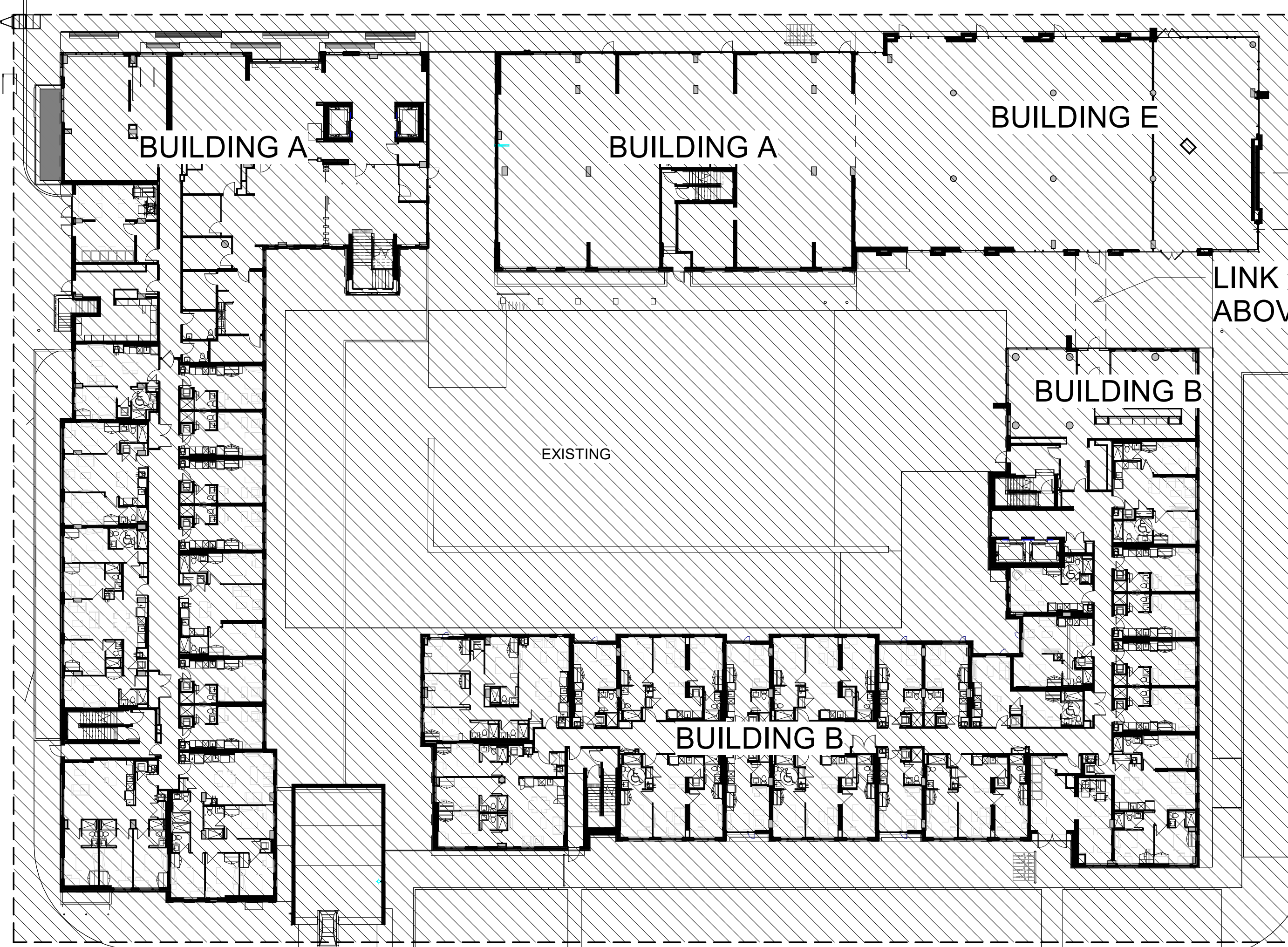
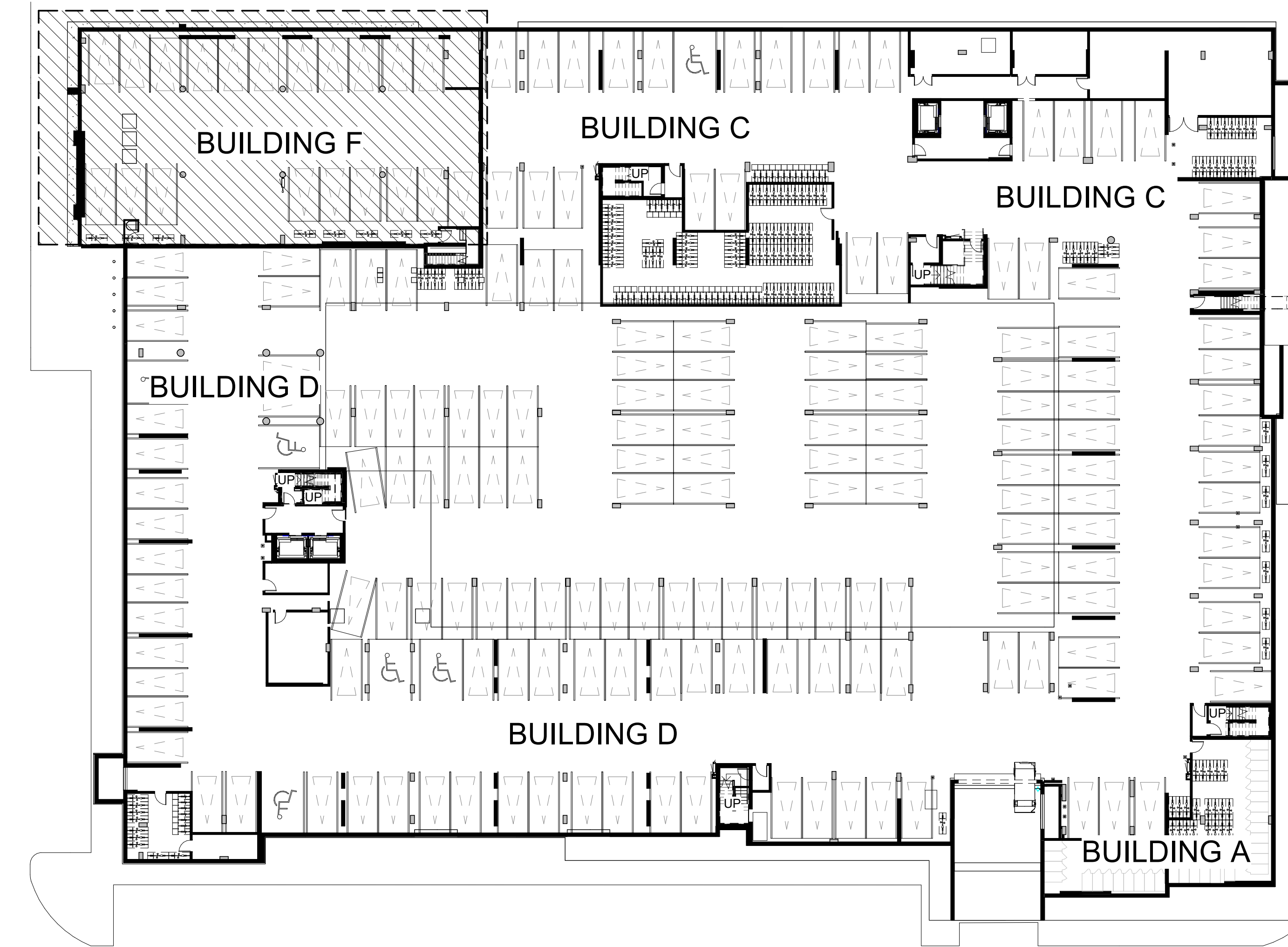
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SITE PLAN

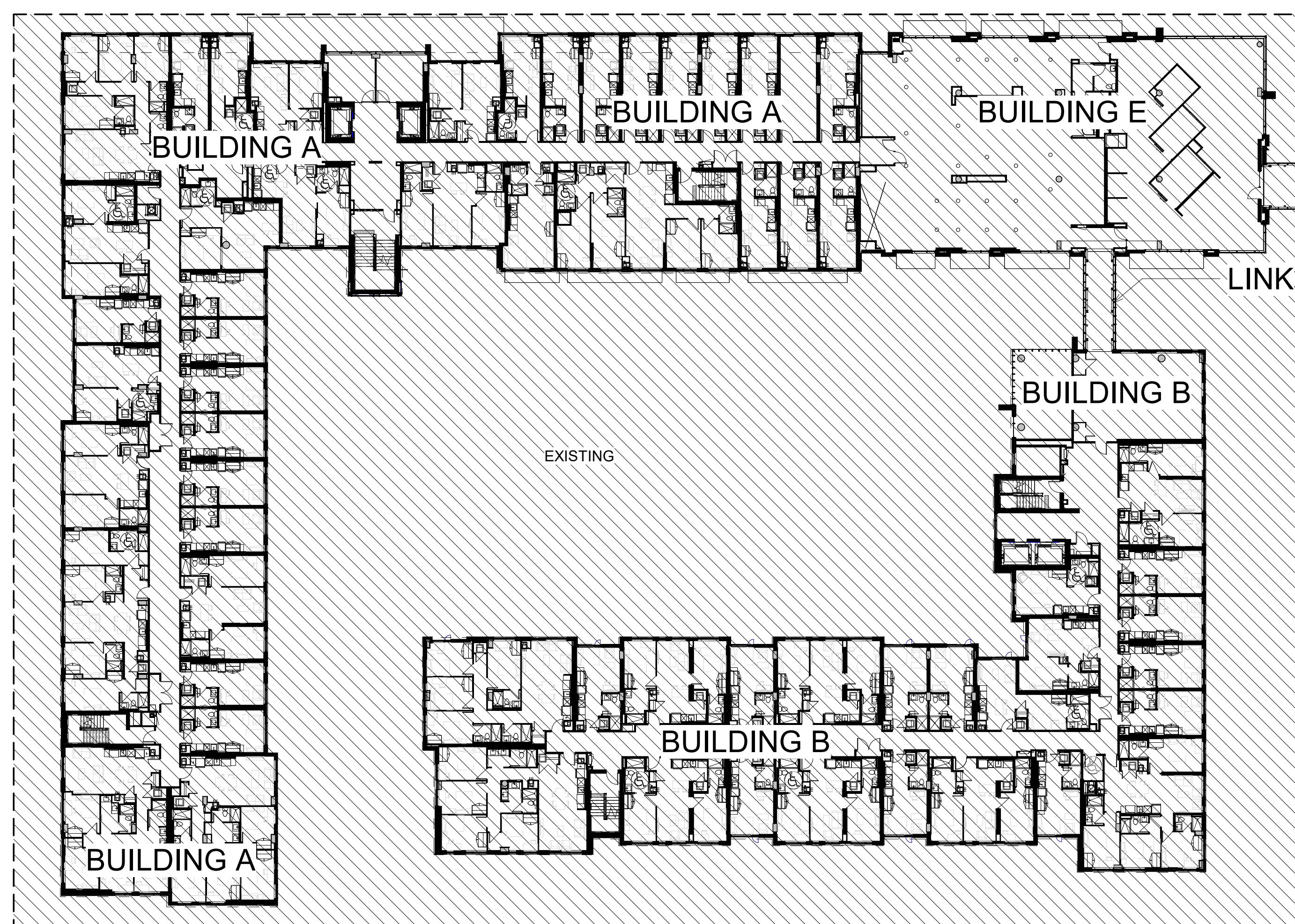
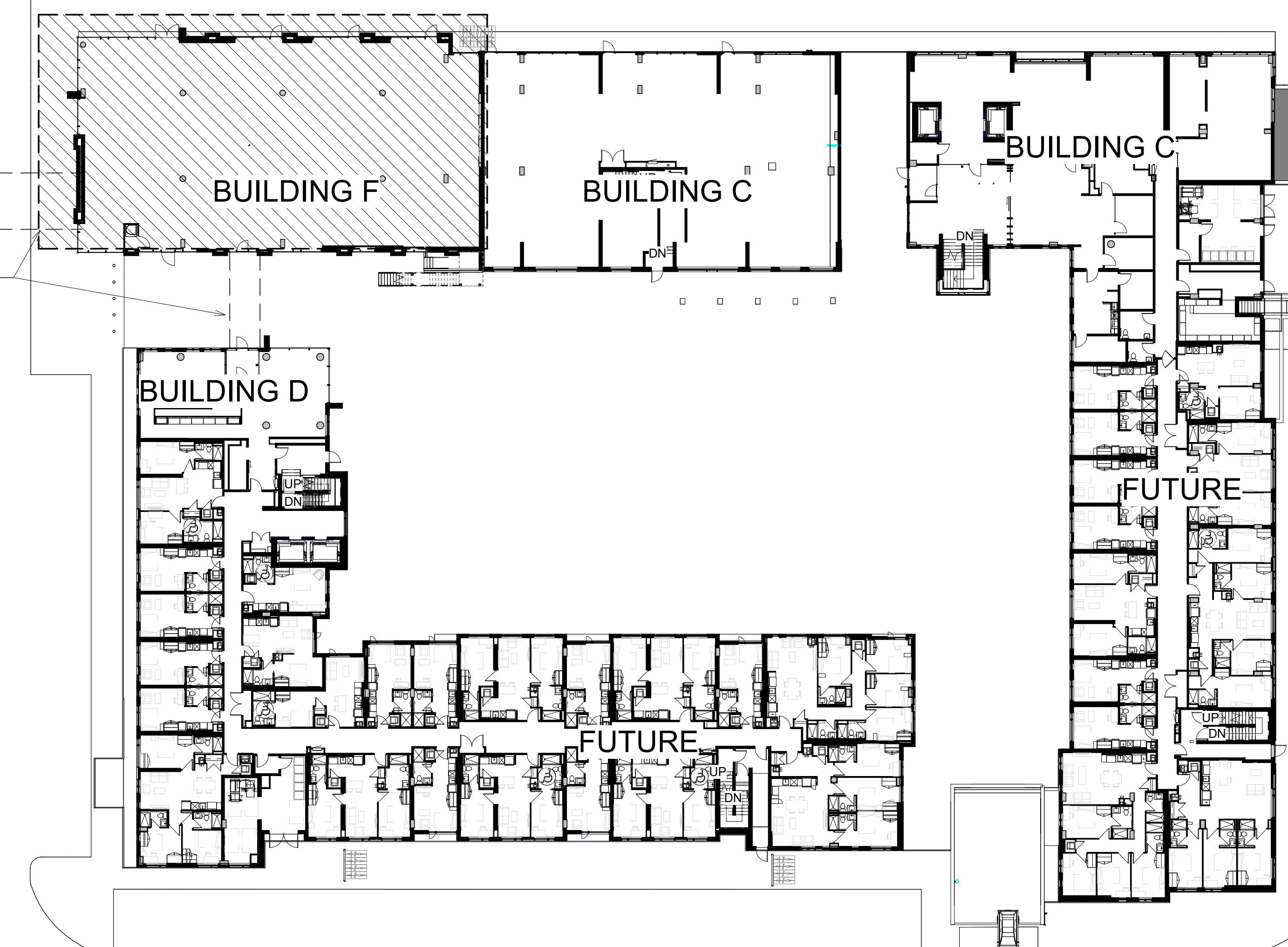
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PROJECT: 1741
DRAWING NO.: A1.00



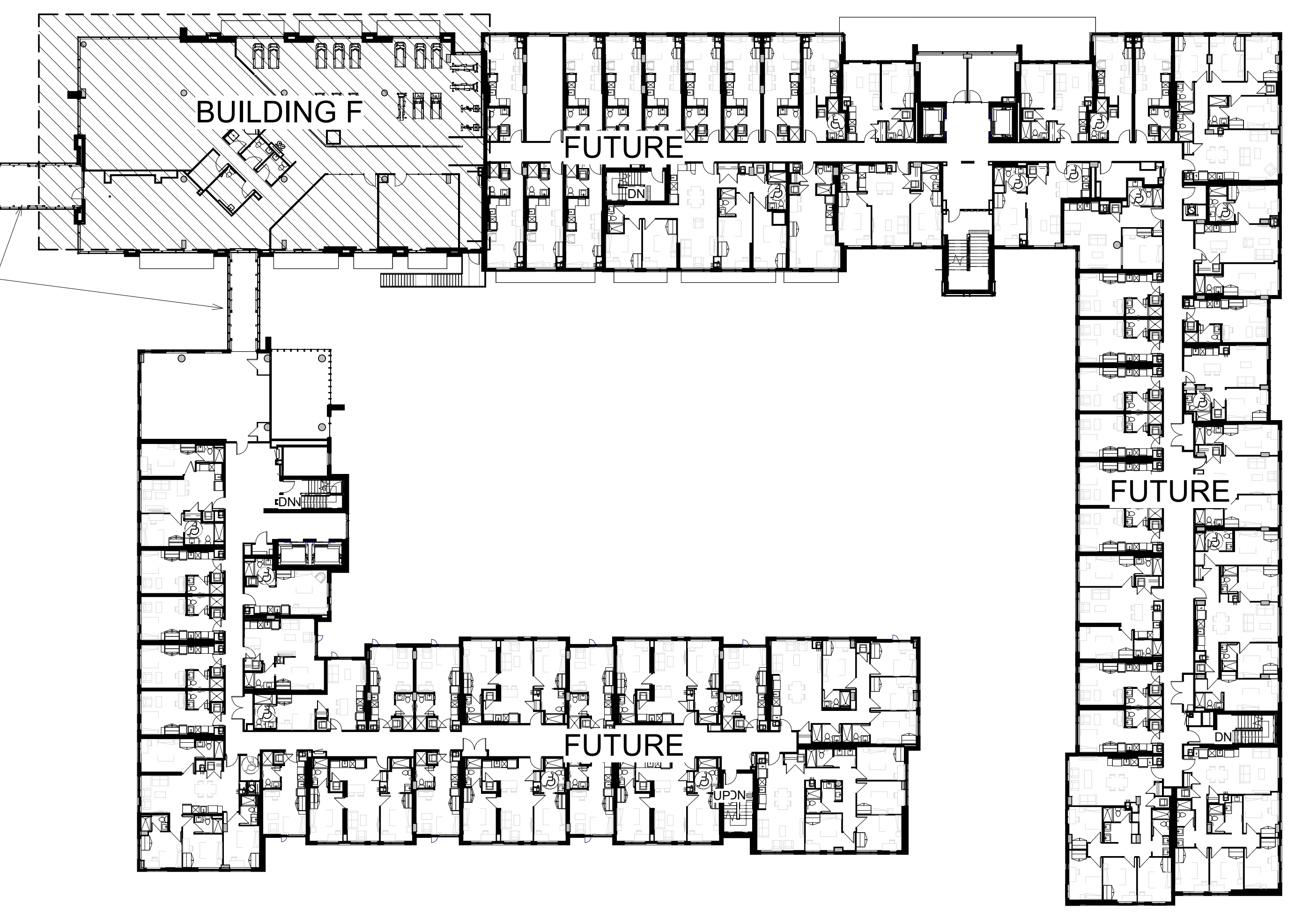
C4 0.1-BASEMENT-OVERALL PLAN
A1.51 SCALE: 1 : 300



B4 01-LEVEL 1-PLAN OVERALL
A1.51 SCALE: 1 : 300



A4 02-LEVEL 2-OVERALL PLAN
A1.51 SCALE: 1 : 300



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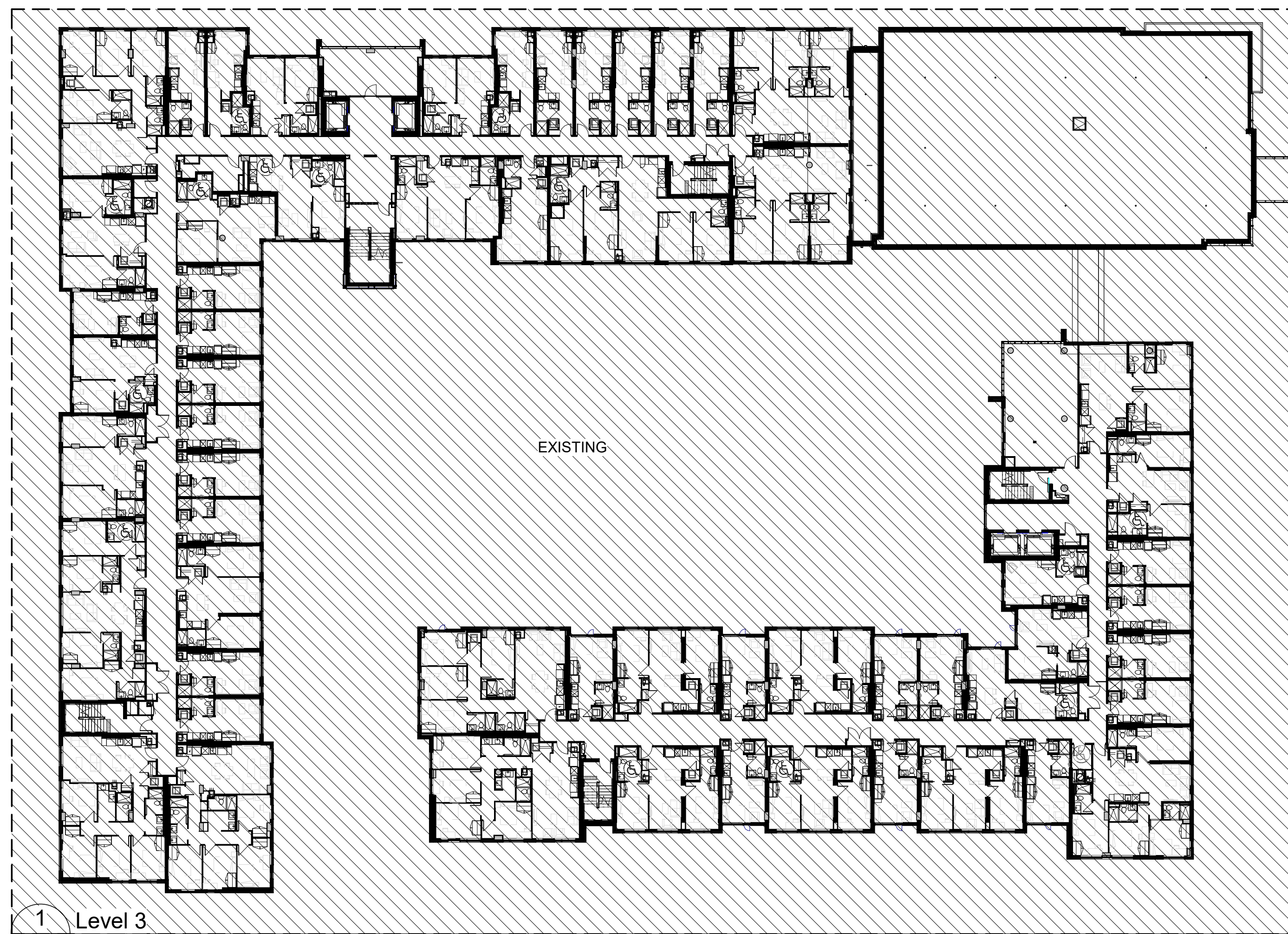
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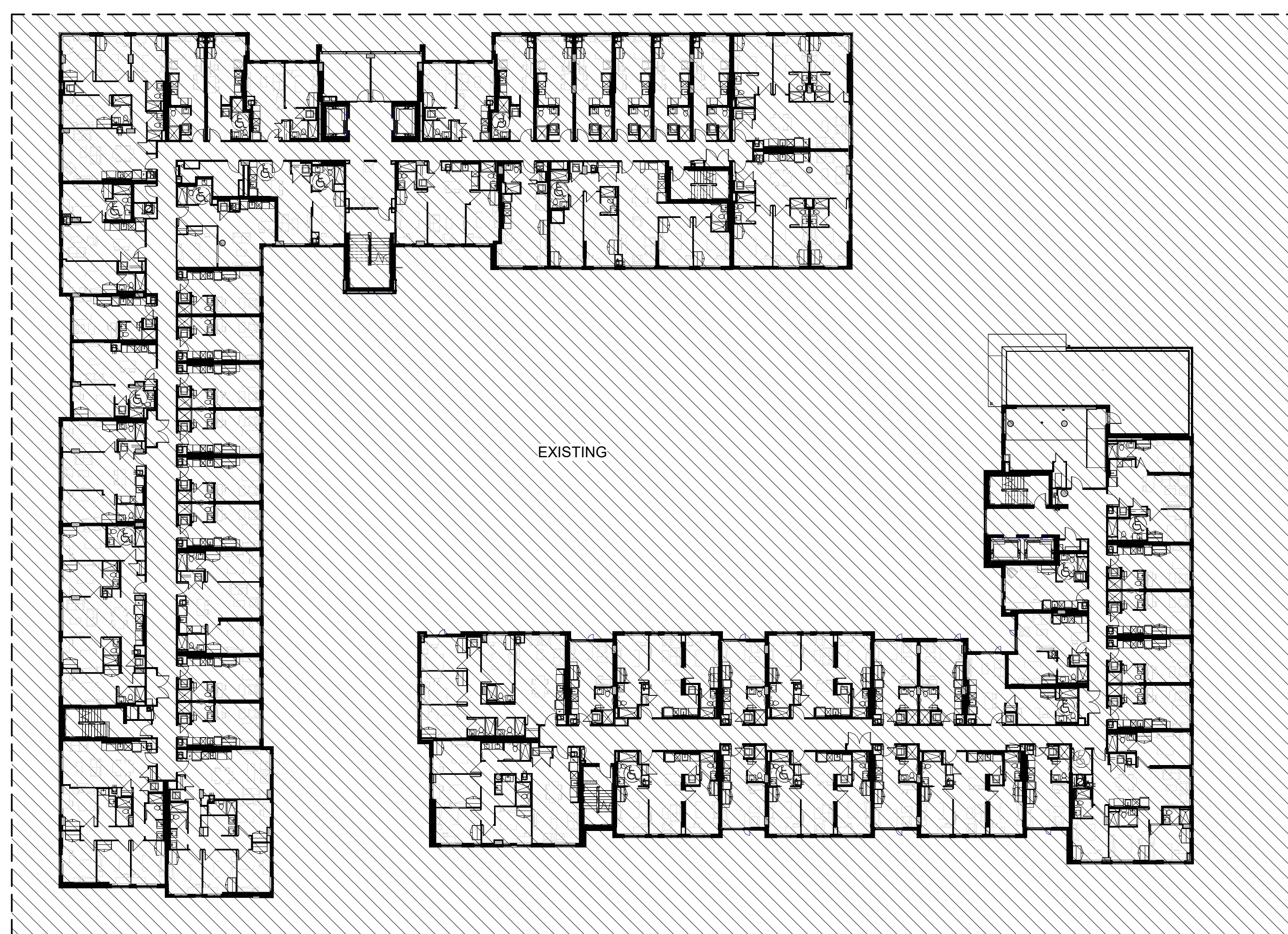
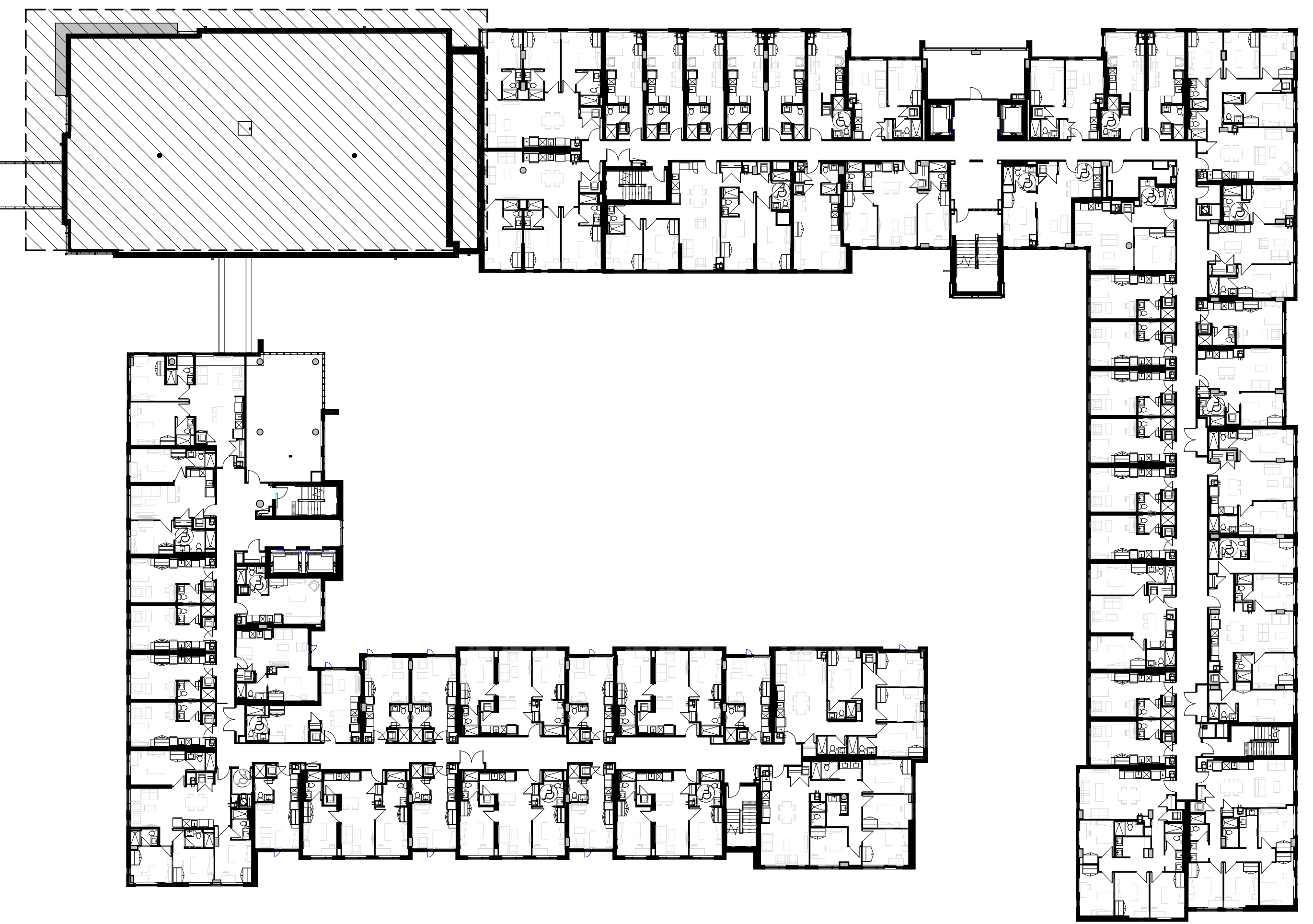
770 BROOKFIELD PHASE 2
770 BROOKFIELD, OTTAWA, ON.
DRAWING TITLE
OVERALL FLOOR PLANS

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PROJECT		1741
DRAWING NO.		A1.51

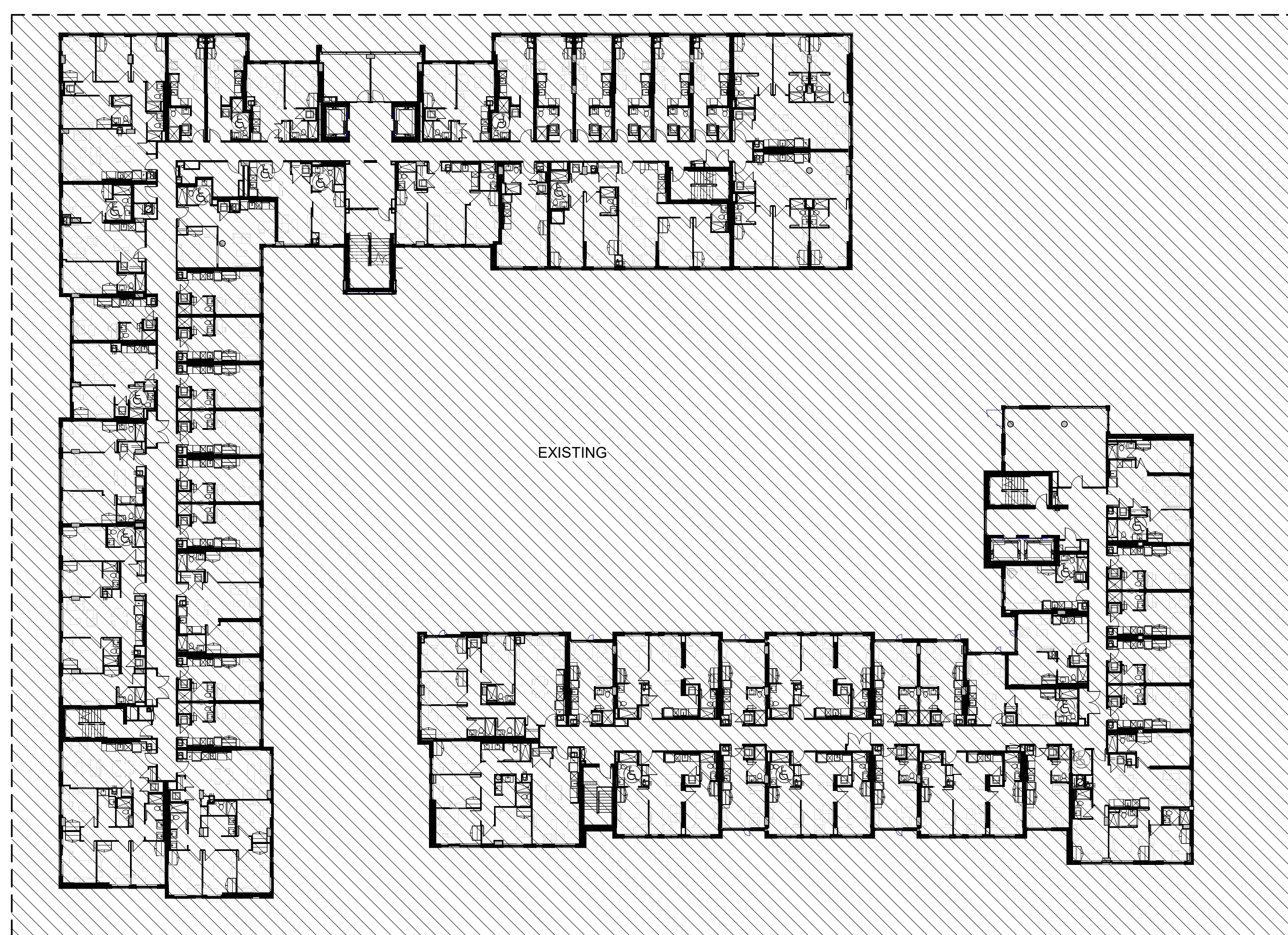
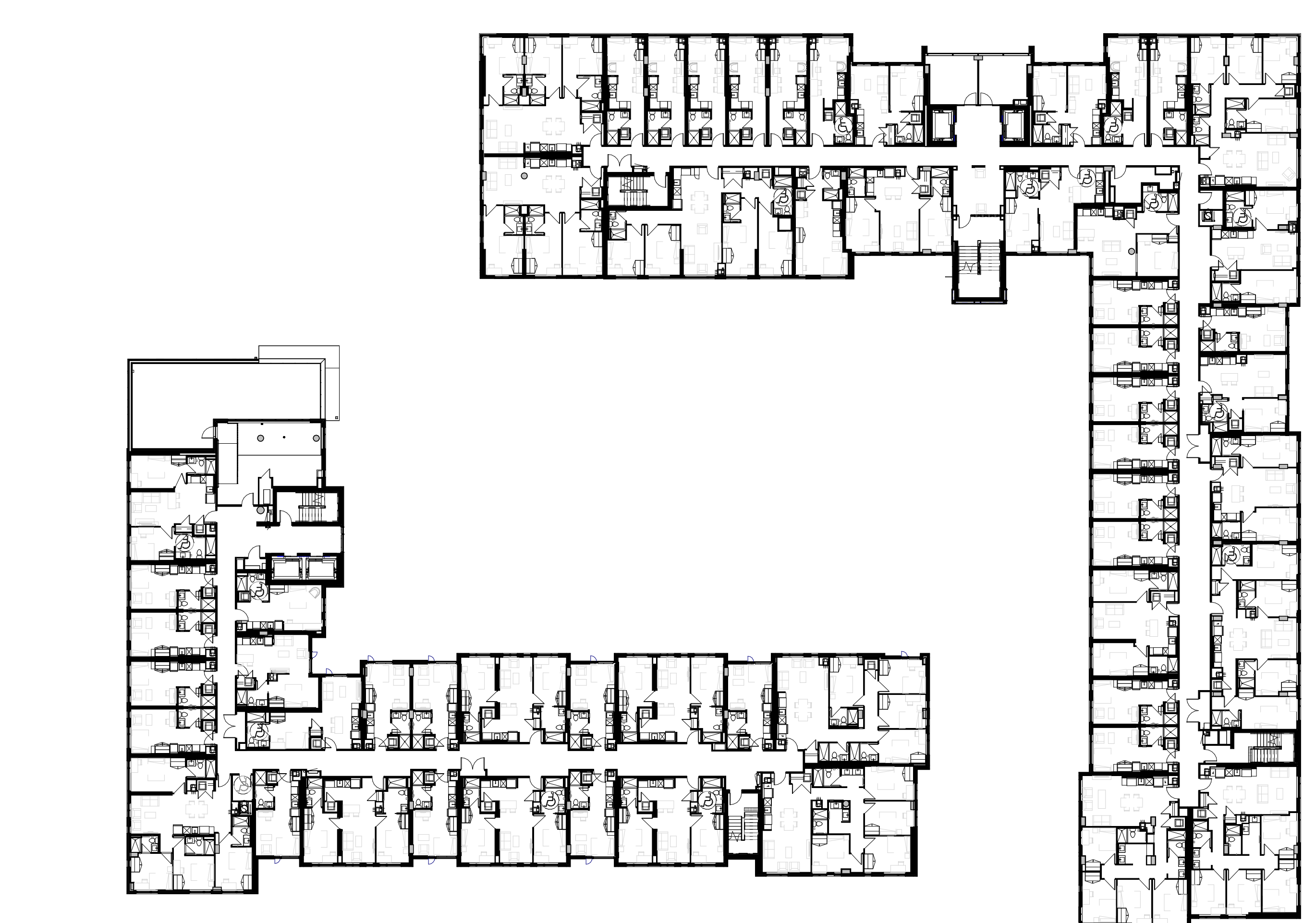
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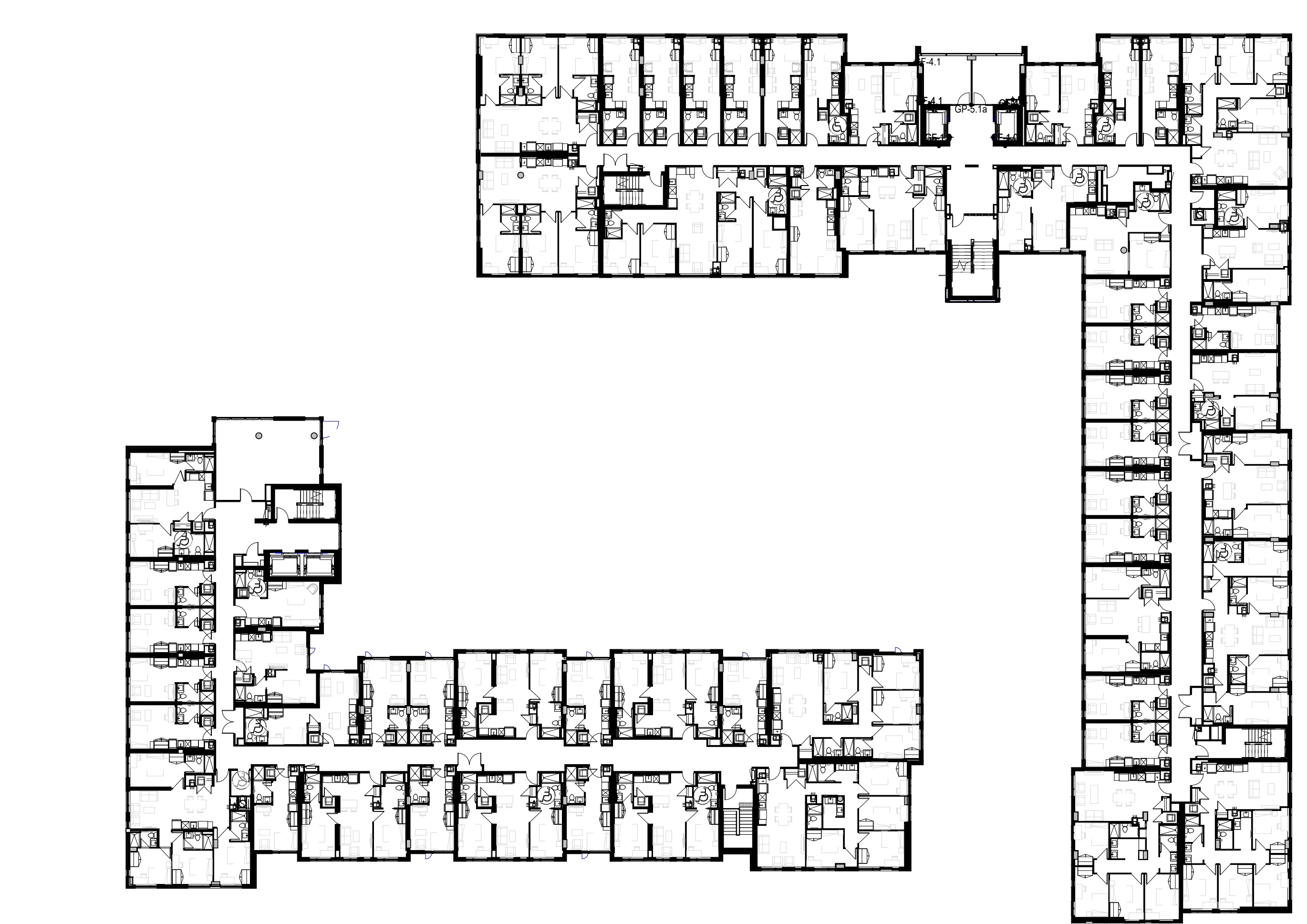
1 Level 3
SCALE: 1 : 300
A1.52



2 Level 4
SCALE: 1 : 300
A1.52



3 Level 5 & 6
SCALE: 1 : 300
A1.52



NO.	DATE	REVISION

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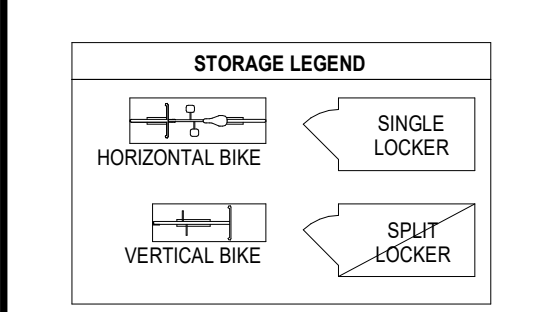
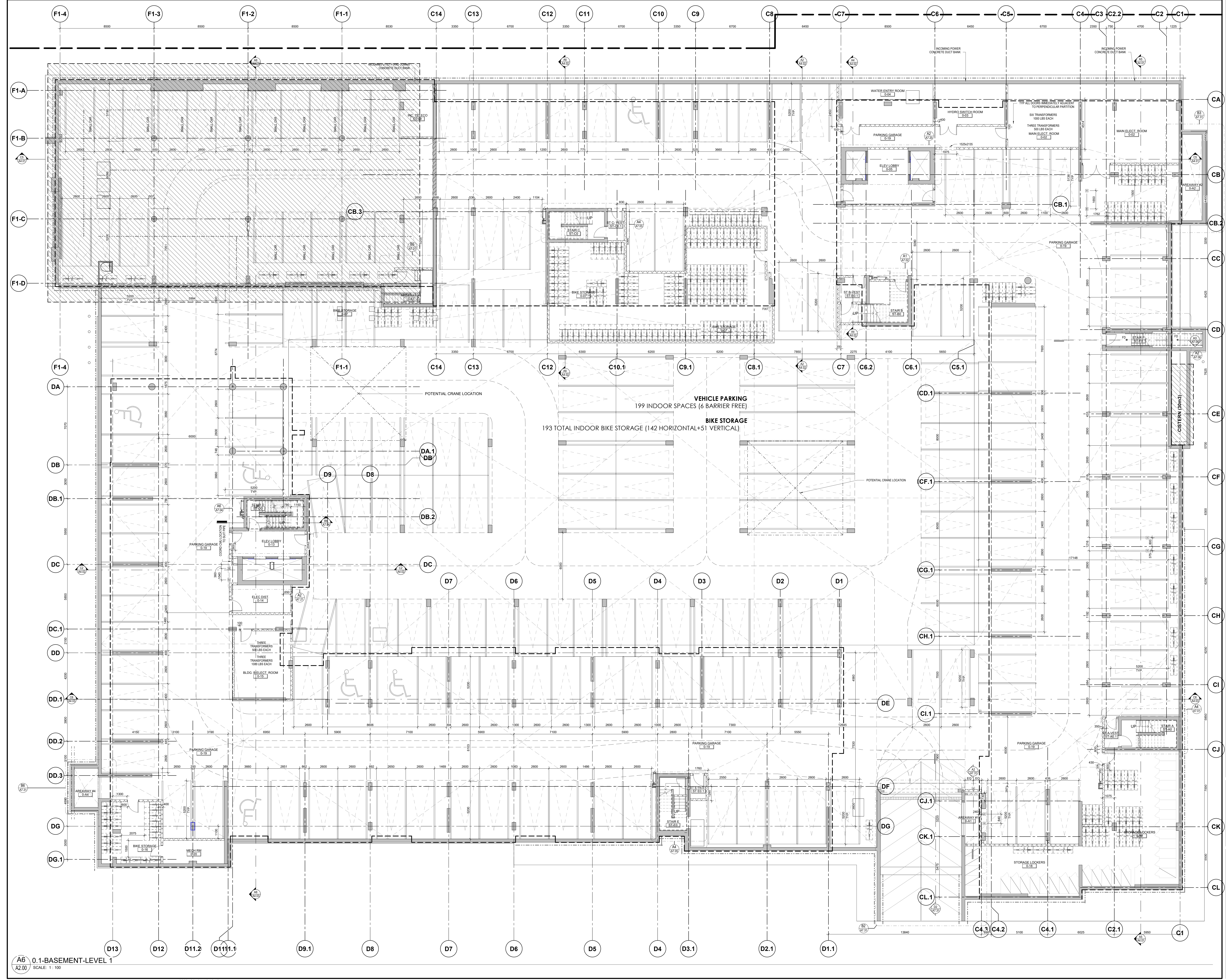
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DRAWING TITLE
OVERALL FLOOR PLANS

DATE	REV	SCALE
08/23/22		1 : 500

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A1.52



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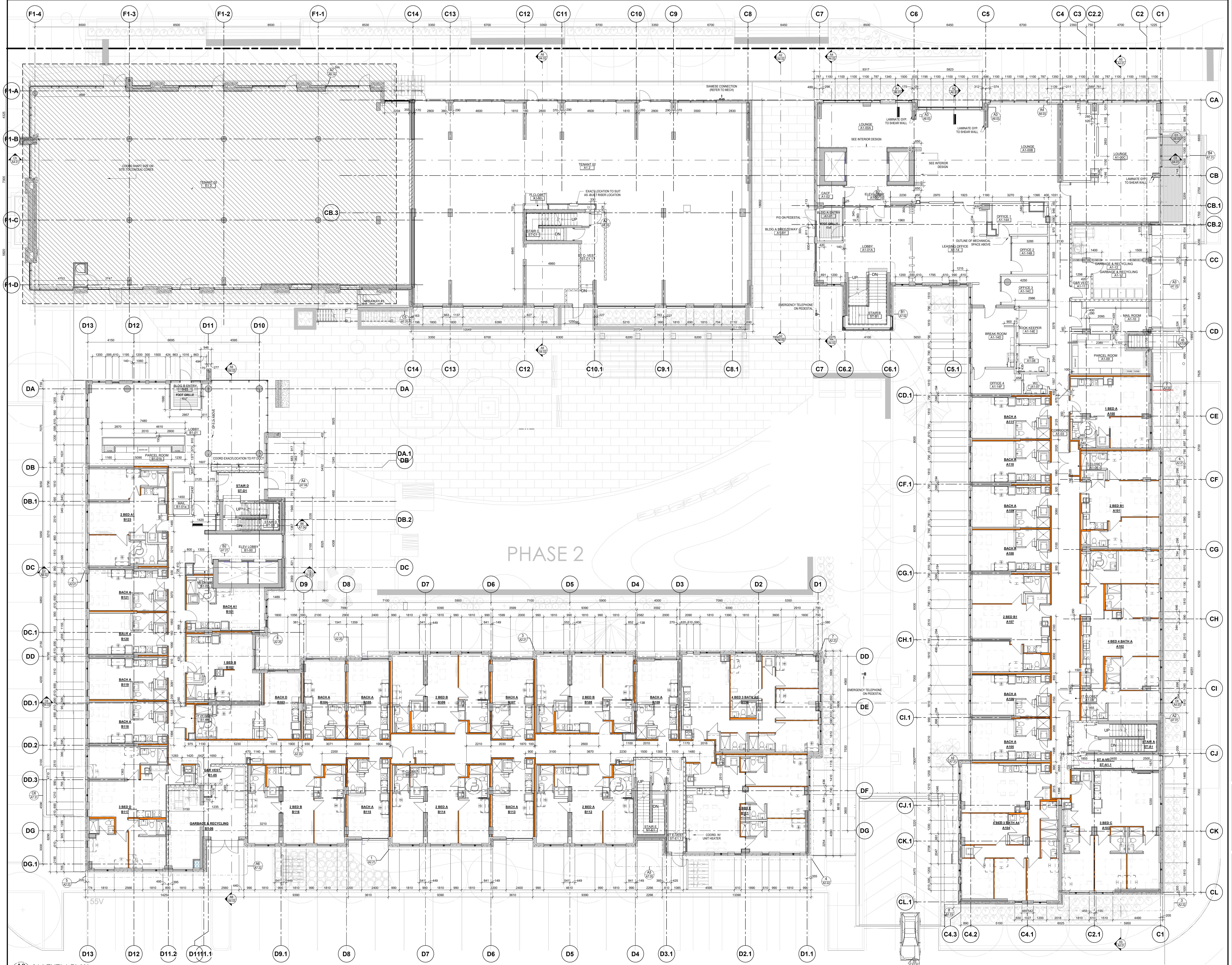
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770 BROOKFIELD PHASE 2
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LEVEL P1 - PARKING

DATE: 05/17/21 SCALE: 1:100
 SHEET: A2.00 PROJECT: 1741
 DRAWING NO.: 1741
A2.00

A6 0.1-BASEMENT-LEVEL 1
 A2.00 SCALE: 1:100



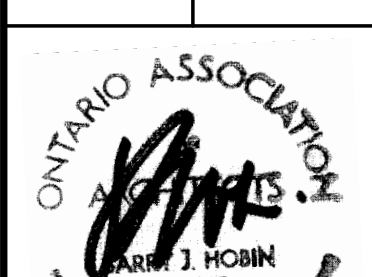
GENERAL NOTES
 ROOM PLACEMENT: (SEE SHEET A01 DOOR GENERAL NOTES)

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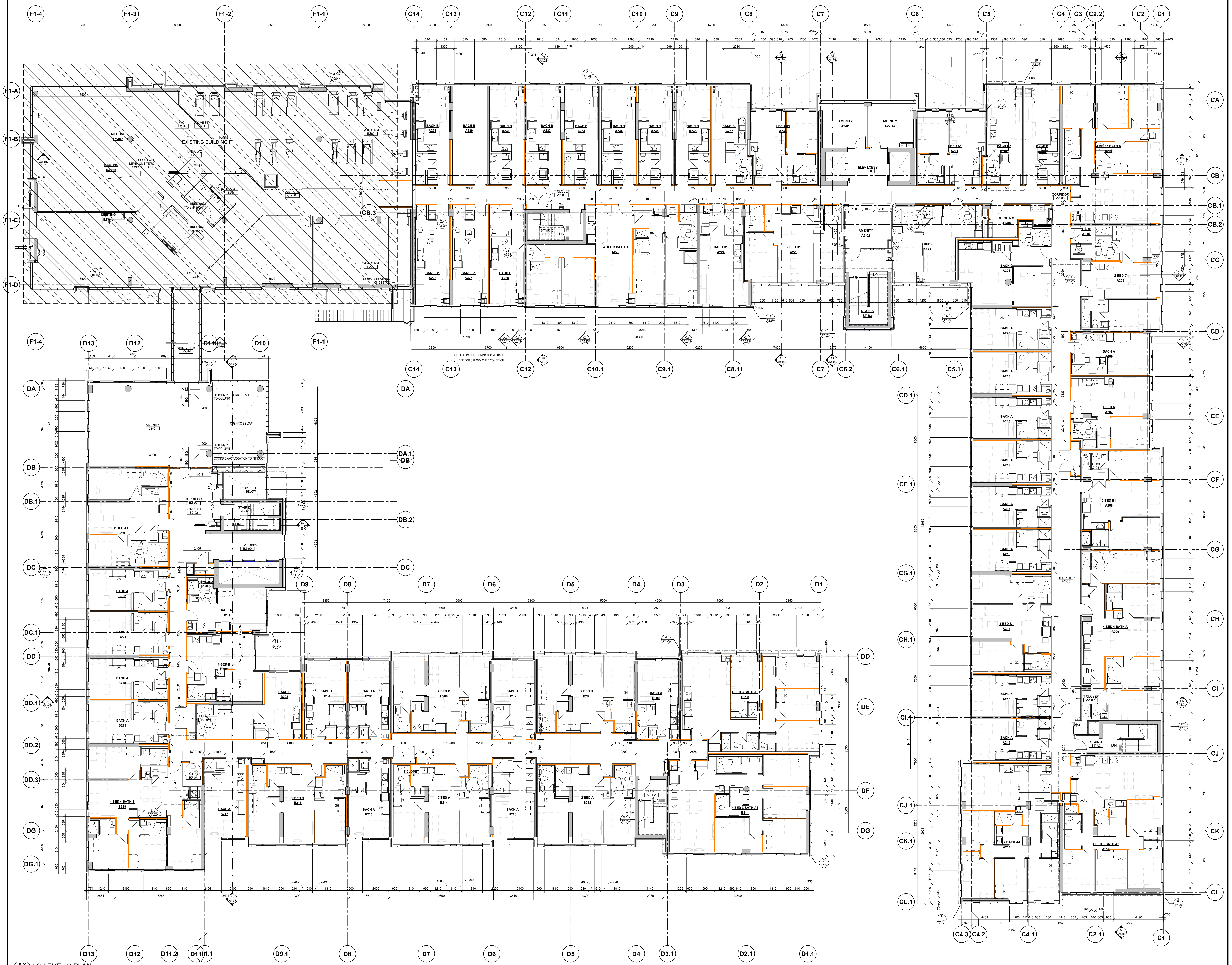


770 BROOKFIELD PHASE 2
 770 BROOKFIELD, OTTAWA, ON.
 DRAWING TITLE
 LEVEL 1 GROUND FLOOR PLAN

DATE: 05/25/21 SCALE: 1:100
 DRAWN BY: [Signature] PROJECT: 1741
 CHECKED BY: [Signature] DRAWING NO.: [Signature]


A2.01

A6 01-LEVEL 1-PLAN
 A2.01 SCALE: 1:100



GENERAL NOTES
 ROOM PLACEMENT: (SEE SHEET A01 GENERAL NOTES)


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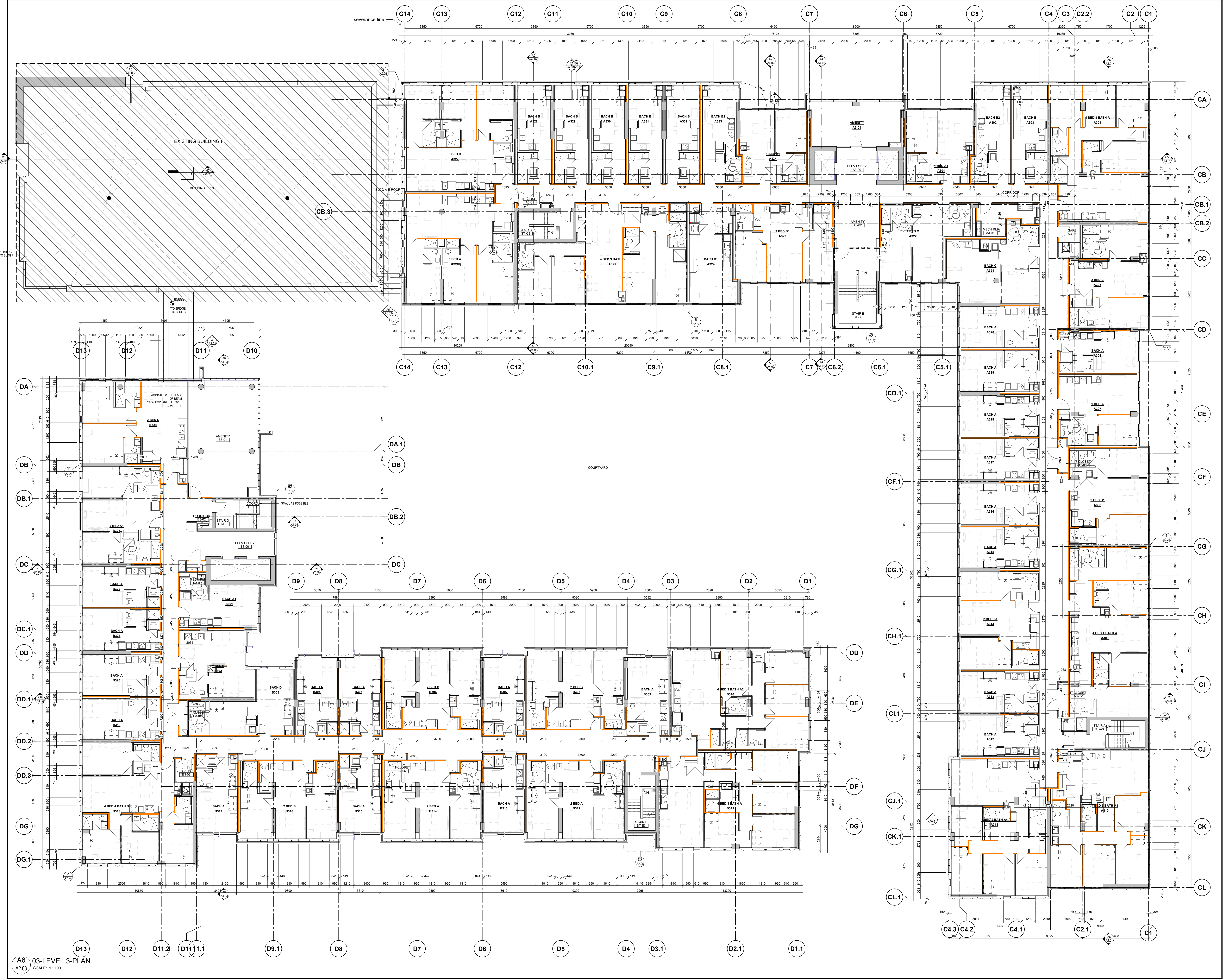


770 BROOKFIELD PHASE 2
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 DRAWING TITLE
LEVEL 2 FLOOR PLAN

DATE: 01/25/21 SCALE: 1:100
 SHEET: 1741
 PROJECT: 1741
 DRAWING NO.: A2.02



A6 02-LEVEL 2-PLAN
 A2.02 SCALE: 1:100



A6 03-LEVEL 3-PLAN
A2.03 SCALE: 1:100

GENERAL NOTES
DOOR PLACEMENT: (SEE SHEET A0.51 DOOR GENERAL NOTES)

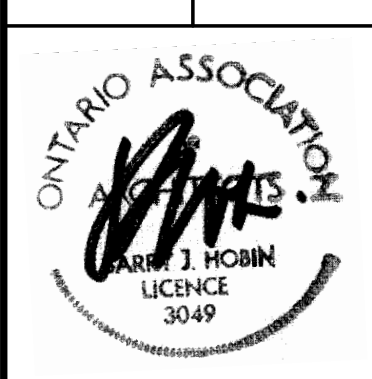
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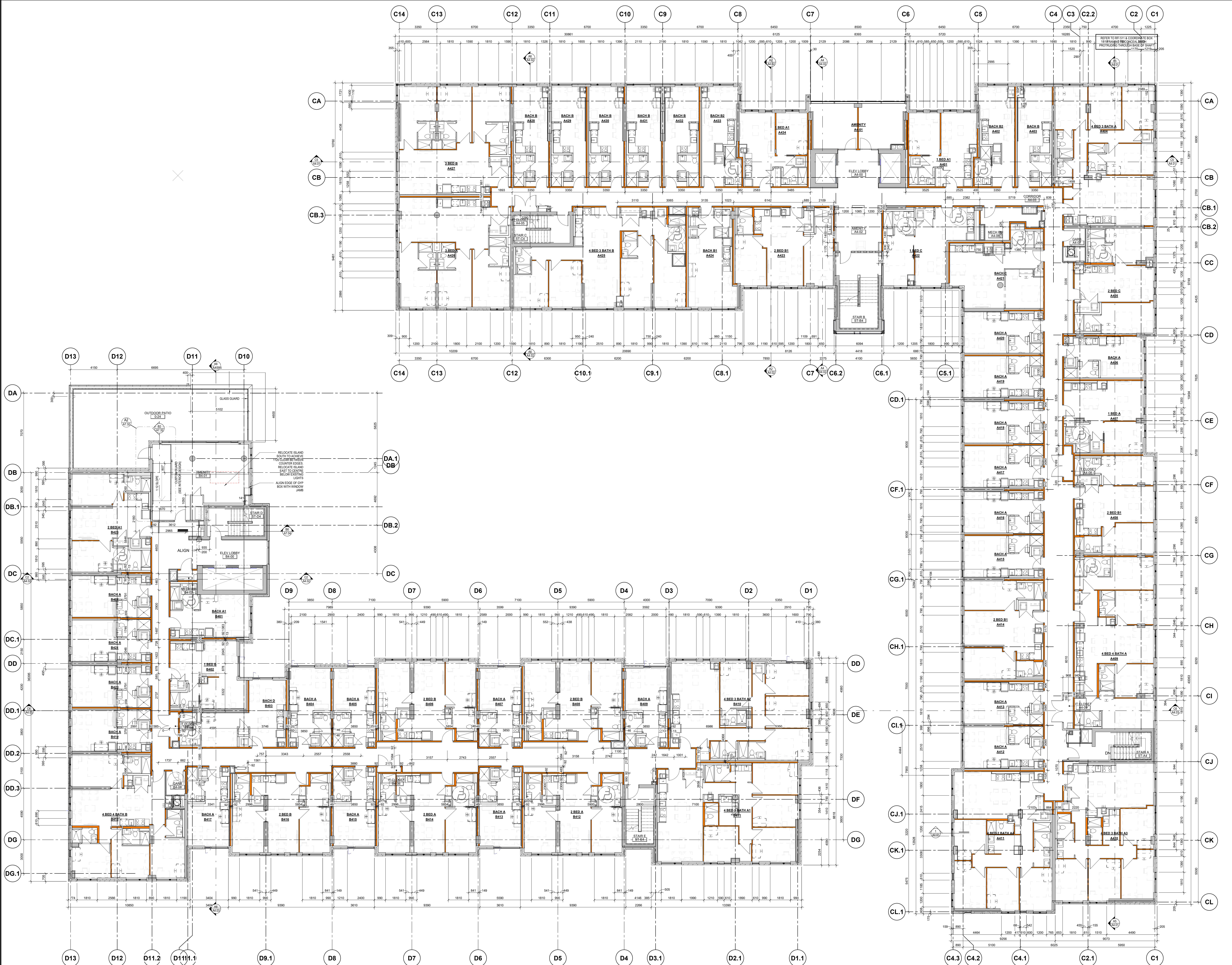
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770 BROOKFIELD PHASE 2
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DRAWING TITLE
LEVEL 3 FLOOR PLAN

DATE: 05/28/21 SCALE: 1:100
SHEET: 1741
PROJECT: 1741
DRAWING NO.: A2.03





A6 04-LEVEL 4-PLAN
A2.04 SCALE: 1:100

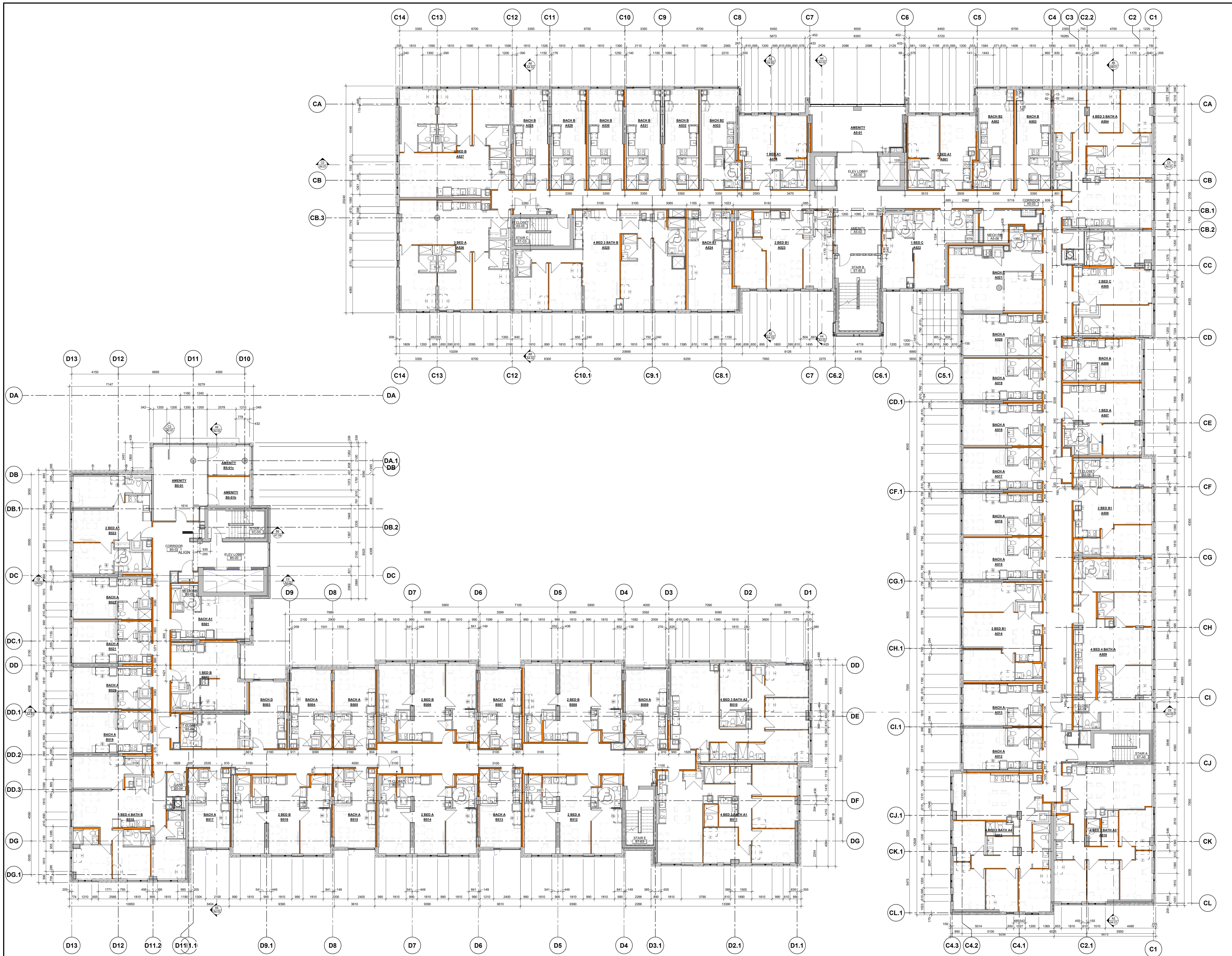
770 BROOKFIELD PHASE 2
770 BROOKFIELD, OTTAWA, ON.
LEVEL 4 FLOOR PLAN

DATE: 05/28/21
SCALE: 1:100
PROJECT: 1741
DRAWING NO: A2.04

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A6 05-LEVEL 5-PLAN
 A2.05 SCALE: 1:100

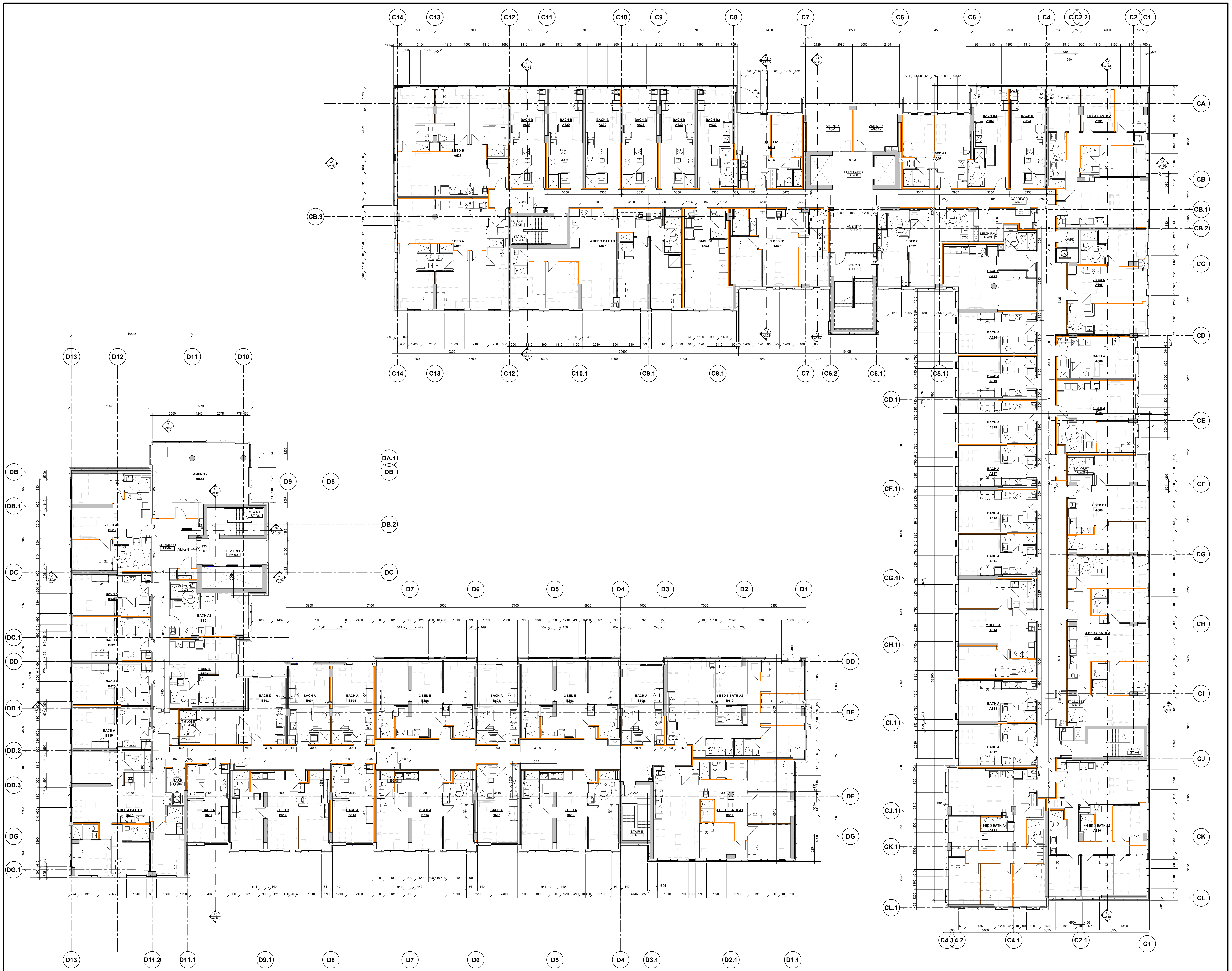
1.1110 Revision
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 DRAWING TITLE
LEVEL 5 FLOOR PLAN

REV.	DATE	SCALE
01	05/25/21	1:100

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A2.05



1. Title Revision
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HOBIN ARCHITECTURE

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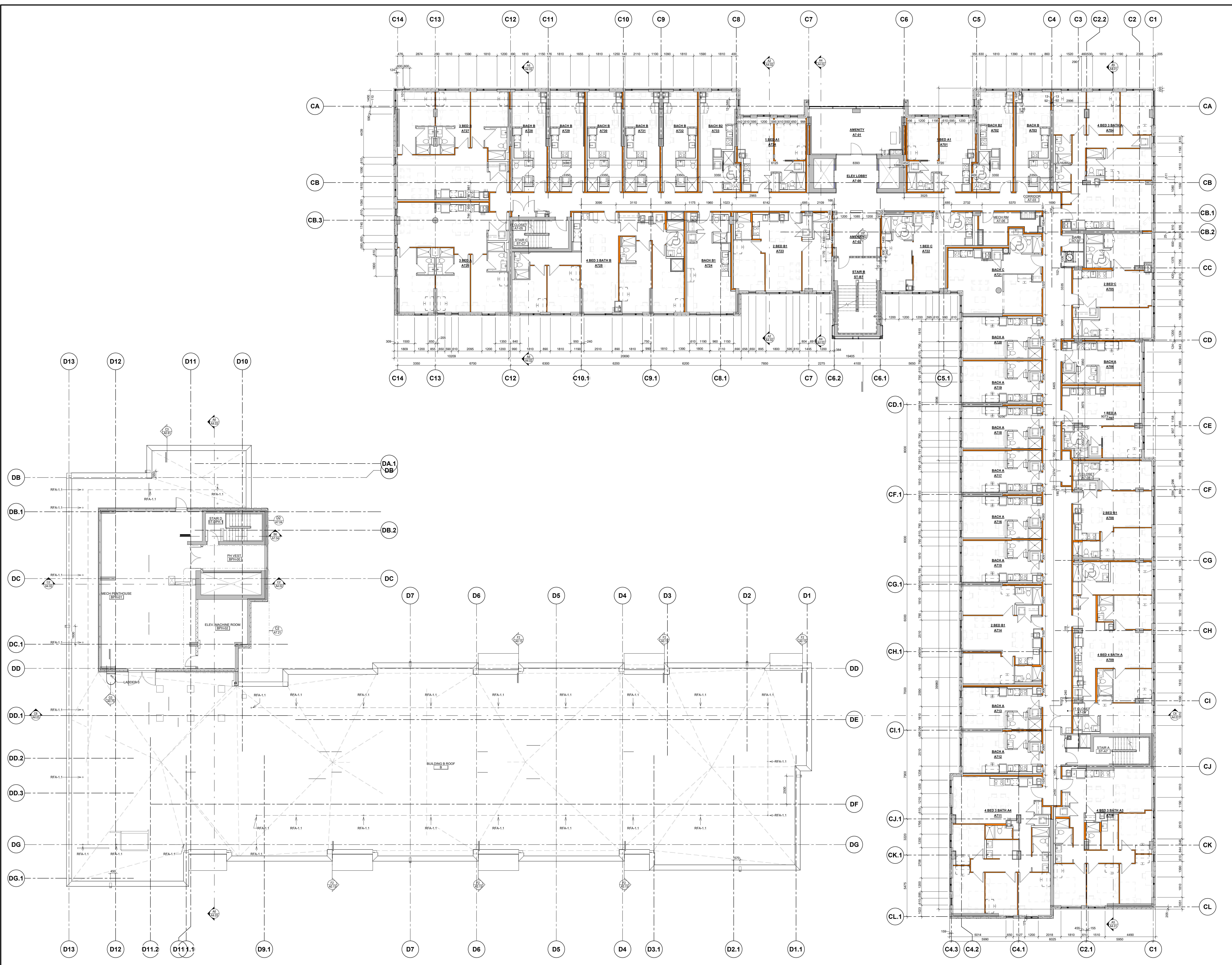
DRAWING TITLE
LEVEL 6 FLOOR PLAN

DATE	REV	SCALE
09/29/21	1	1:100

ONTARIO ASSOCIATION OF ARCHITECTS
 LICENCE 3049

A2.06

REFER TO LEVEL 6 FLOOR PLAN IF REQUIRED
 DIMENSION IS NOT PRESENT ON THIS SHEET
 (COORDINATE WITH ELEVATIONS)



A6 07-LEVEL 7-PLAN
A2.07 SCALE: 1:100

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<p>770 BROOKFIELD PHASE 2 770 BROOKFIELD, OTTAWA, ON.</p>	
<p>DRAWING TITLE LEVEL 7 FLOOR PLAN, BUILDING D PENTHOUSE</p>	
<p>DATE: 04/12/21</p>	<p>SCALE: 1:100</p>
<p>PROJECT: 1741</p>	<p>DRAWING NO: A2.07</p>



C6 NORTH ELEVATION - BLDG C


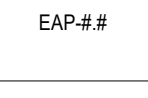
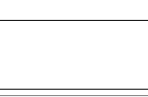
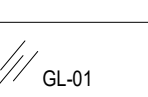
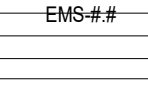

A3.01 SCALE: 1:100



A5 WEST ELEVATION - BLDG C

A3.01 SCALE: 1:100

MATERIAL TAG LEGEND

-  **BM-1** MASONRY GLAZING, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
-  **EAP-#** ALUMINUM PANEL ASSEMBLY, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
-  **SP#** SPANDREL GLASS, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
-  **LV** ALUMINUM LOUVER (PREFINISHED)
-  **GL-1** GLASS - REFER TO SPECS
-  **EMS-#** METAL SIDING, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
- LINTEL** LOOSE LINTEL PER STRU DETAILS
- DBA** DROP-BELF ANGLE (SEE TYP STRUCTURAL DETAILS)
- CSA** CAST-IN BELF ANGLE (CAST-IN PLACE) (SEE TYP STRUCTURAL DETAILS)
- CJ** CONTROL JOINT

NO.	DATE	REVISION


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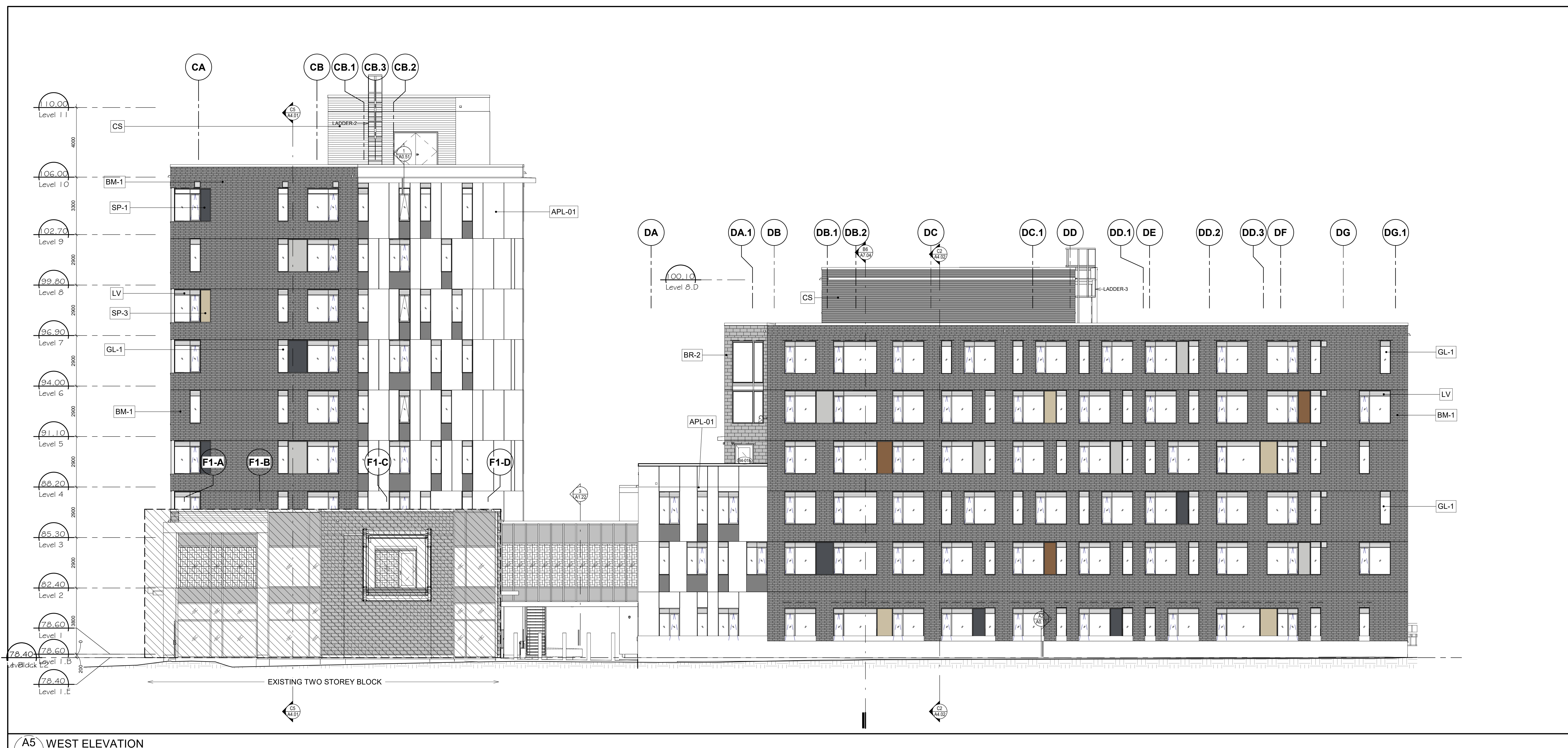
770 BROOKFIELD PHASE 2
 770 BROOKFIELD, OTTAWA, ON.
 DRAWING TITLE
ELEVATIONS - NORTH, WEST BLDG C

DATE: 08/28/21 SCALE: 1:100
 PROJECT: 1741
 DRAWING NO: **A3.01**

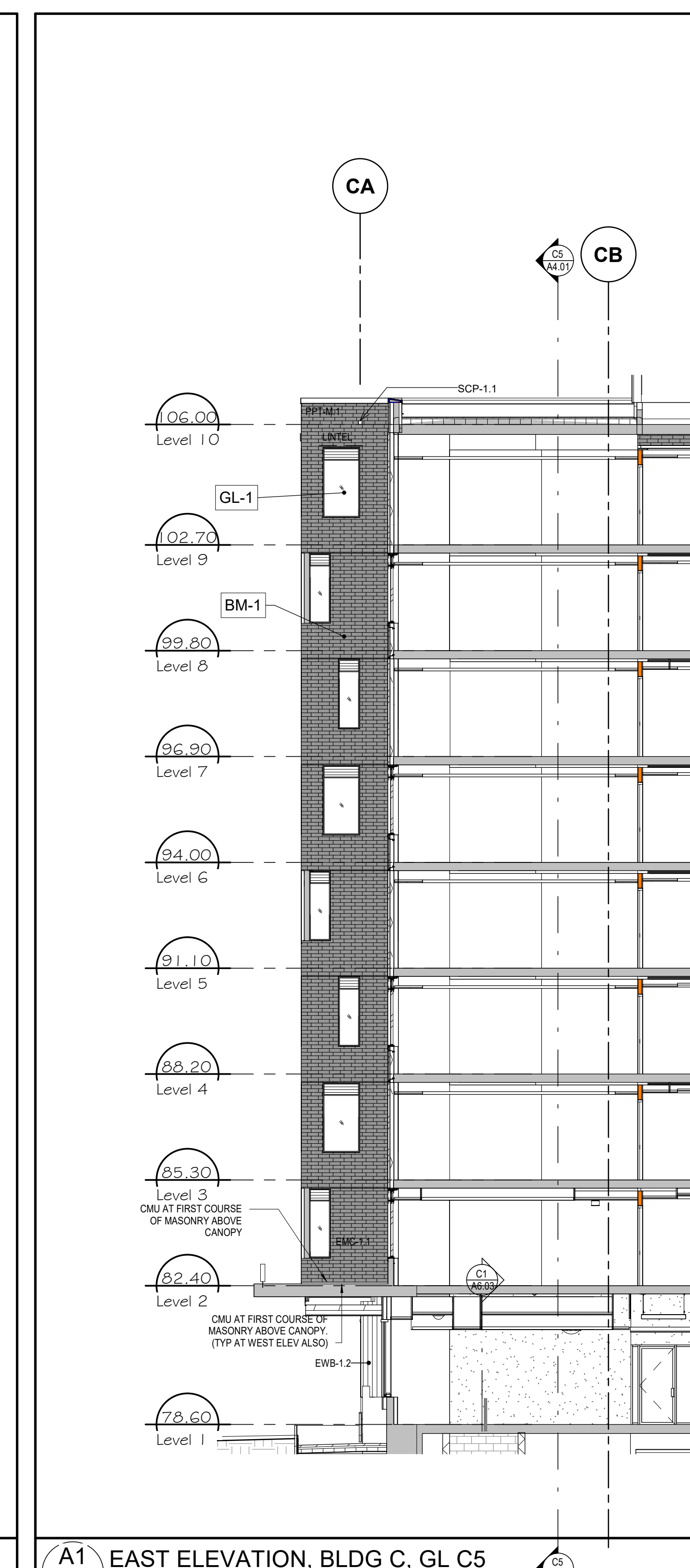




C6 SOUTH ELEVATION - BLDG C AND BLDG D
A3.02 SCALE: 1:100



A5 WEST ELEVATION
A3.02 SCALE: 1:100



A1 EAST ELEVATION, BLDG C, GL C5
A3.02 SCALE: 1:100

MATERIAL TAG LEGEND

- BM MASONRY CLADDING, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
- EAP# ALUMINUM PANEL ASSEMBLY, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
- SP# SPANDREL GLASS, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
- LVR ALUMINUM COVER (PREFINISHED)
- GL-1 GLASS - REFER TO SPEC
- EMS# METAL SOWING, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
- UNTEL LOOSE UNTEL PER STRU DETAILS
- DBA DROP-SHELF ANGLE (SEE TYP STRU DETAILS)
- CSA CAST-IN-SHELF ANGLE (SEE TYP STRU DETAILS)
- CJ CONTROL JOINT

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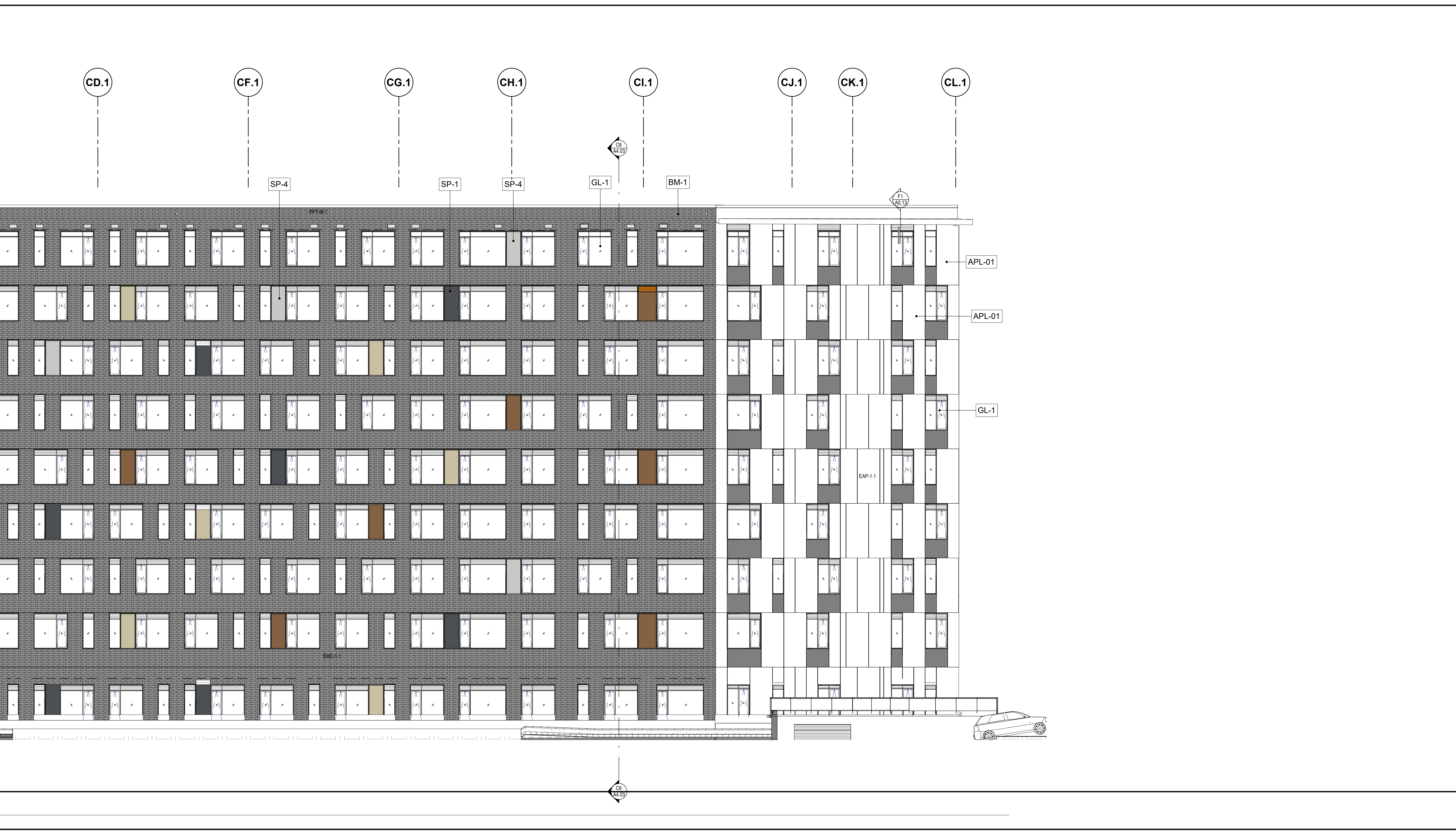
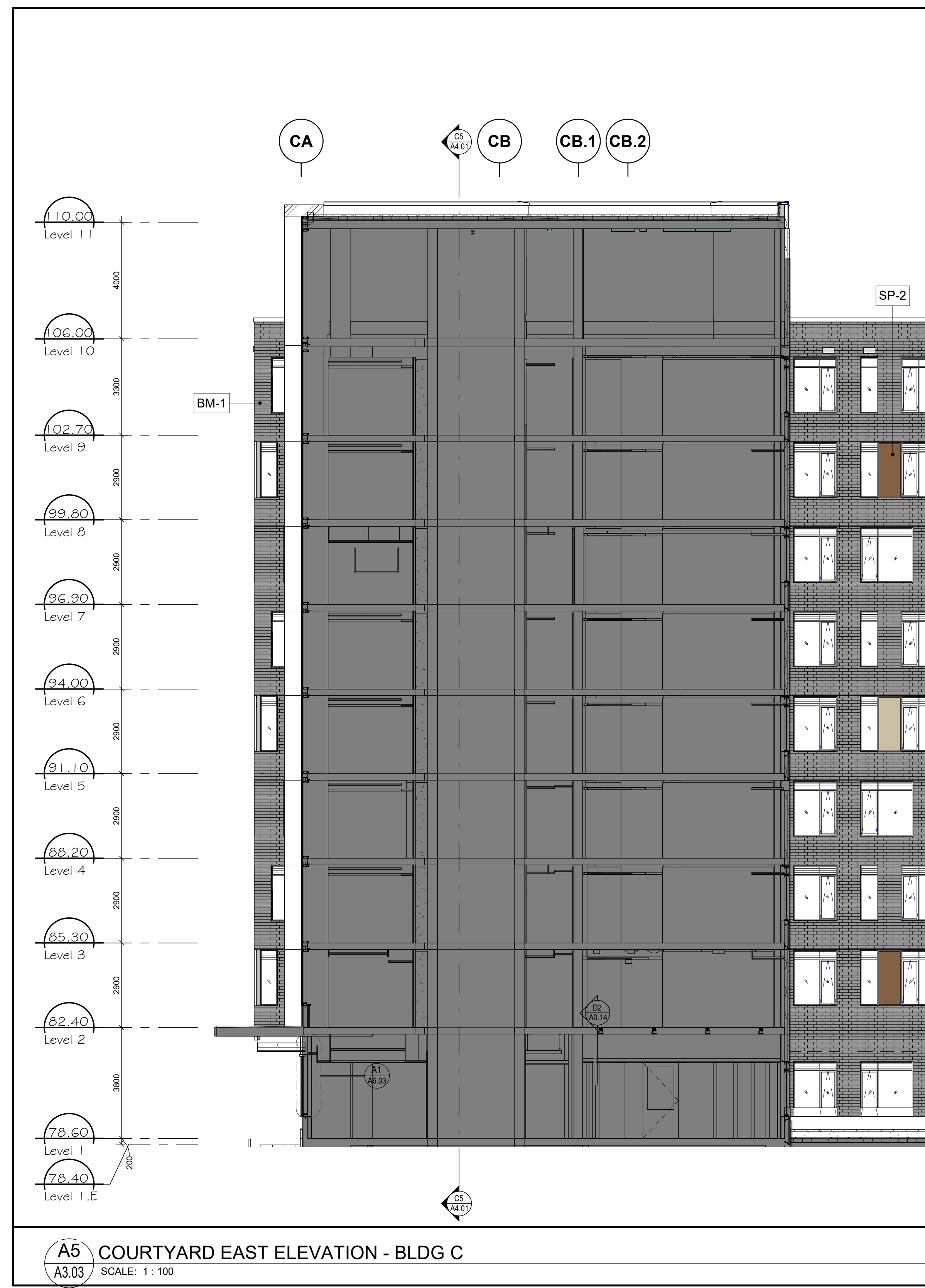
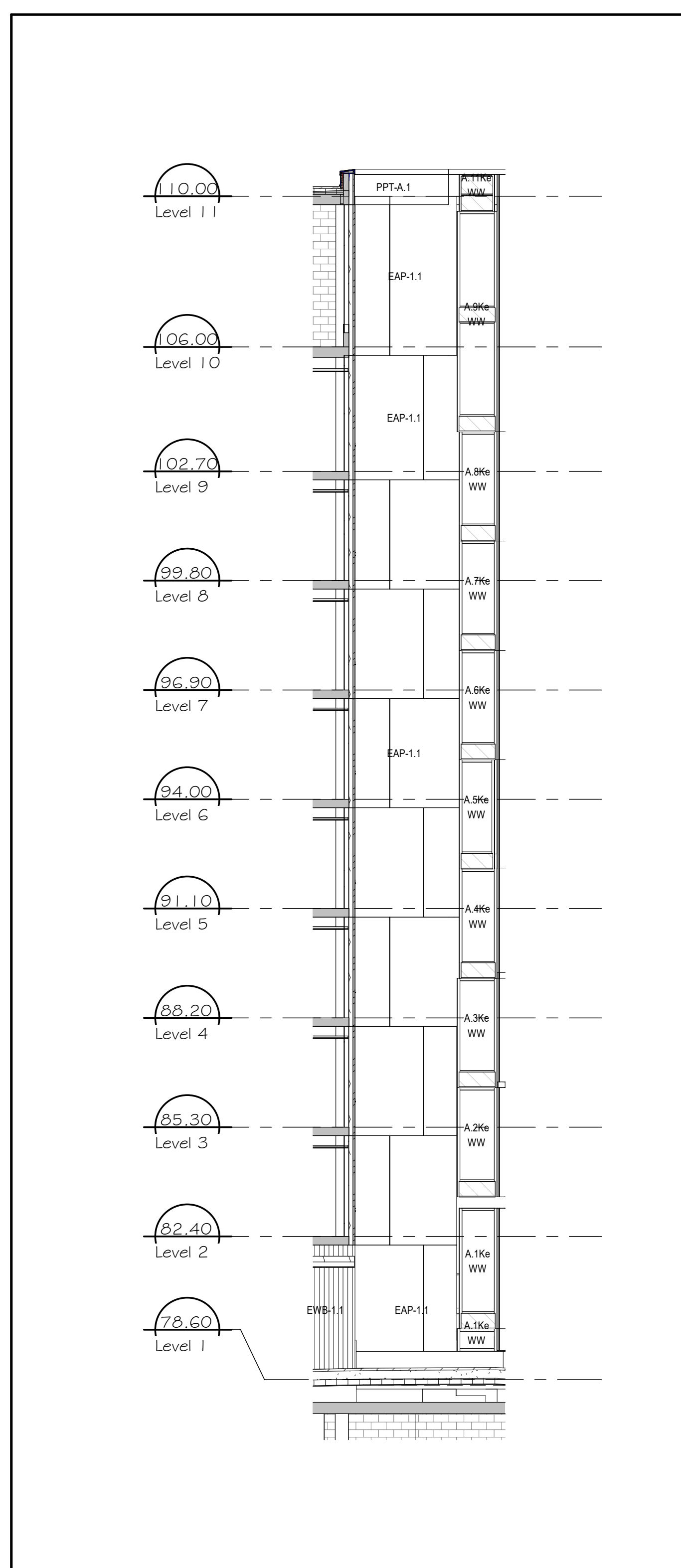
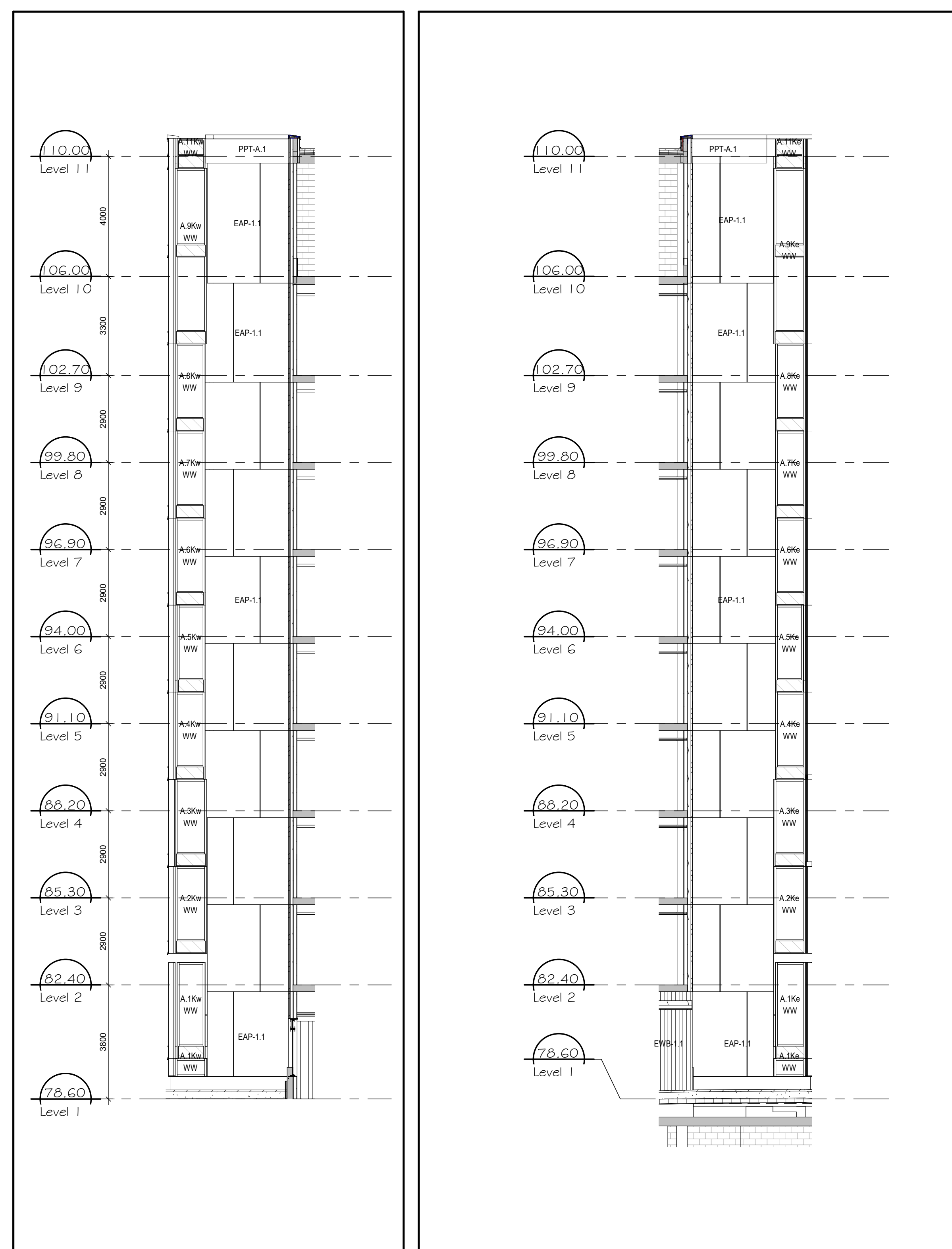
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DRAWING TITLE
**ELEVATIONS - SOUTH,
WEST BLDGS C/D**

DATE: 08/28/21 SCALE: 1:100
PROJECT: 1741
DRAWING NO: A3.02



MATERIAL TAG LEGEND

BR	MASONRY CLADDING, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
EAP-#	ALUMINUM PANEL ASSEMBLY, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
SPG-#	SPANDREL GLASS, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
LVR	ALUMINUM LOUVER (PRE-FINISHED)
GL-1	GLASS - REFER TO SPEC
EMS-#	METAL SCILING, TYPE AND VARIATIONS PER SPEC AND SCHEDULE
LINTEL	LOOSE LINTEL PER STRU DETAILS
DBA	DBP SHELF ANGLE (SEE TYP STRUCTURAL DETAILS)
CSA	CAST-IN SHELF ANGLE (GALVANIZED) (SEE TYP STRUCTURAL DETAILS)
CJ	CONTROL JOINT

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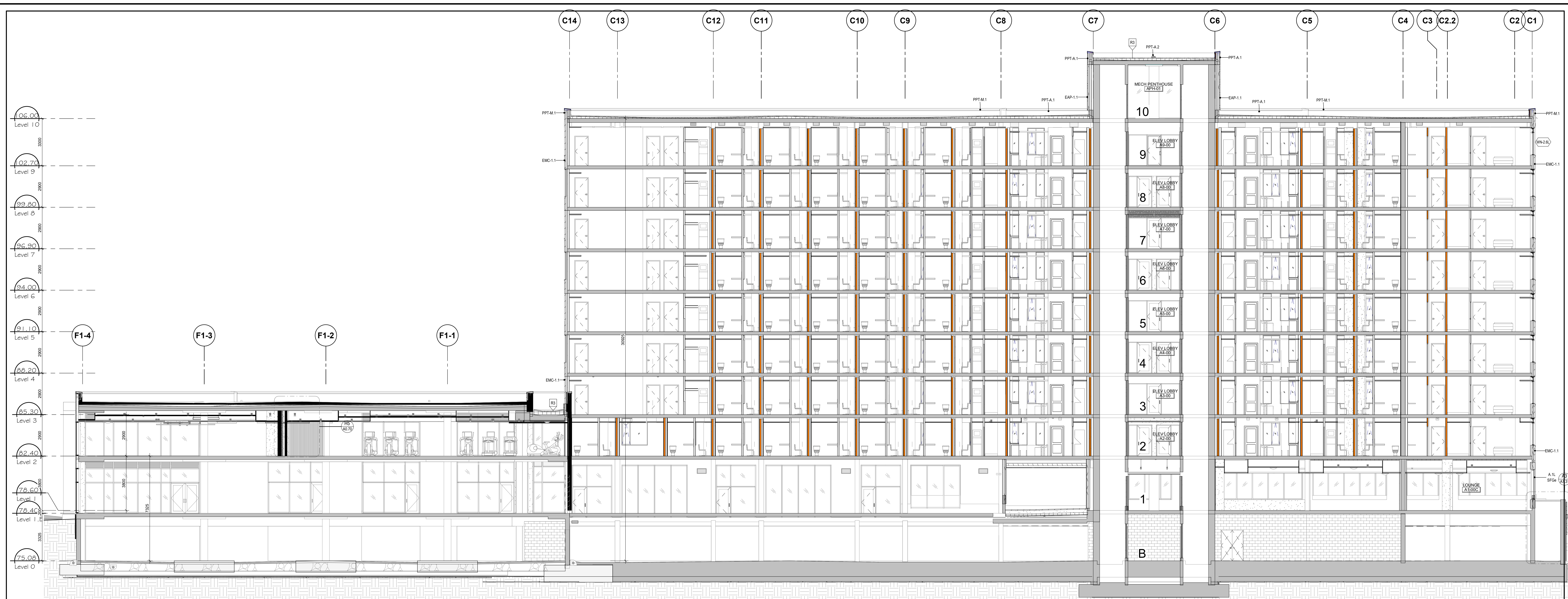
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DRAWING TITLE
ELEVATIONS - COURTYARD NORTH + EAST

DATE: 04/01/21
SCALE: 1:100
PROJECT: 1741
DRAWING NO: **A3.03**



C5 BUILDING SECTION WEST-EAST BLDG C
A4.01 SCALE: 1:100



A5 BUILDING SECTION WEST-EAST BLDG. C
A4.01 SCALE: 1:100

NO.	DATE	REVISION

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HOBIN ARCHITECTURE

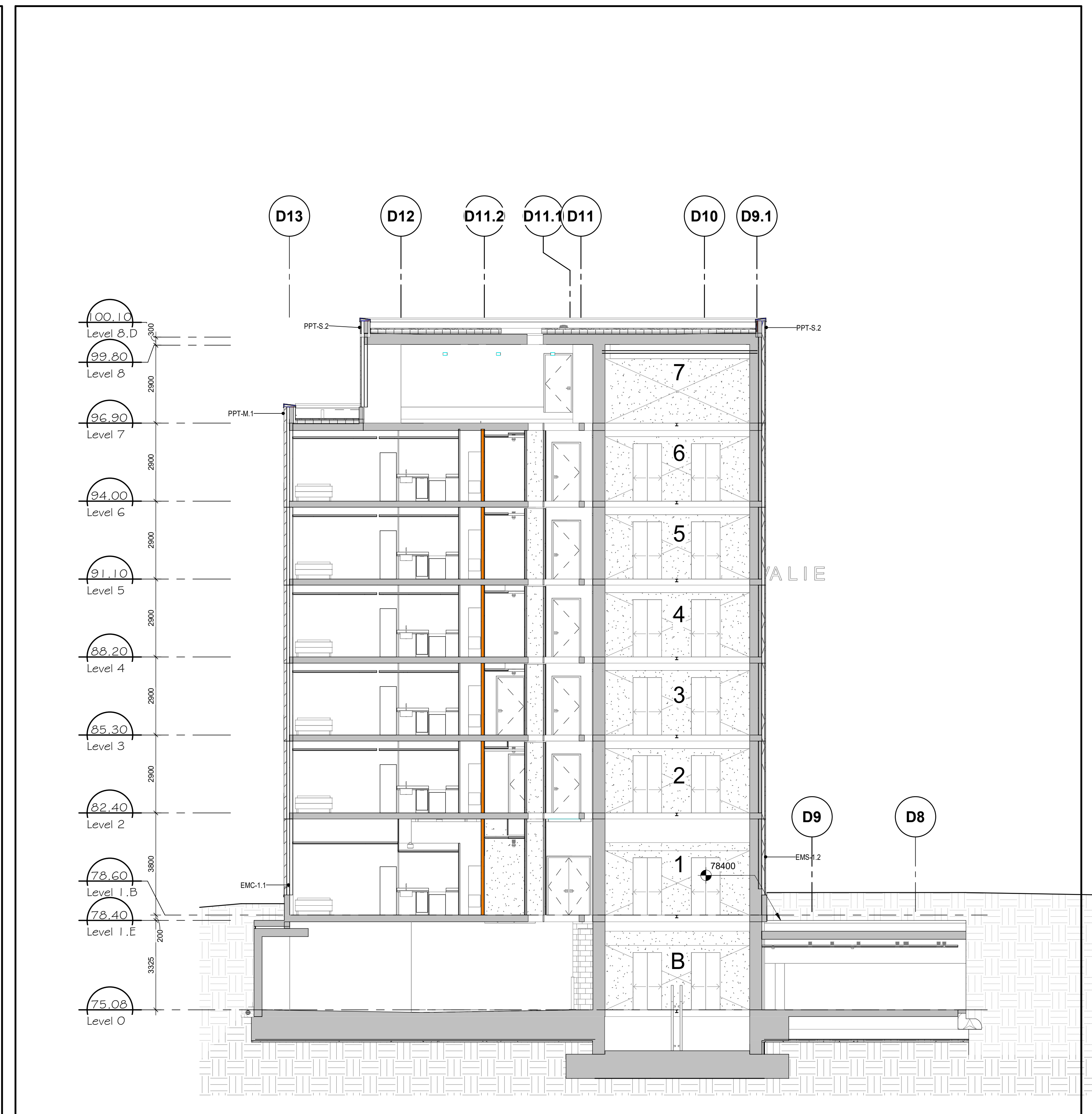
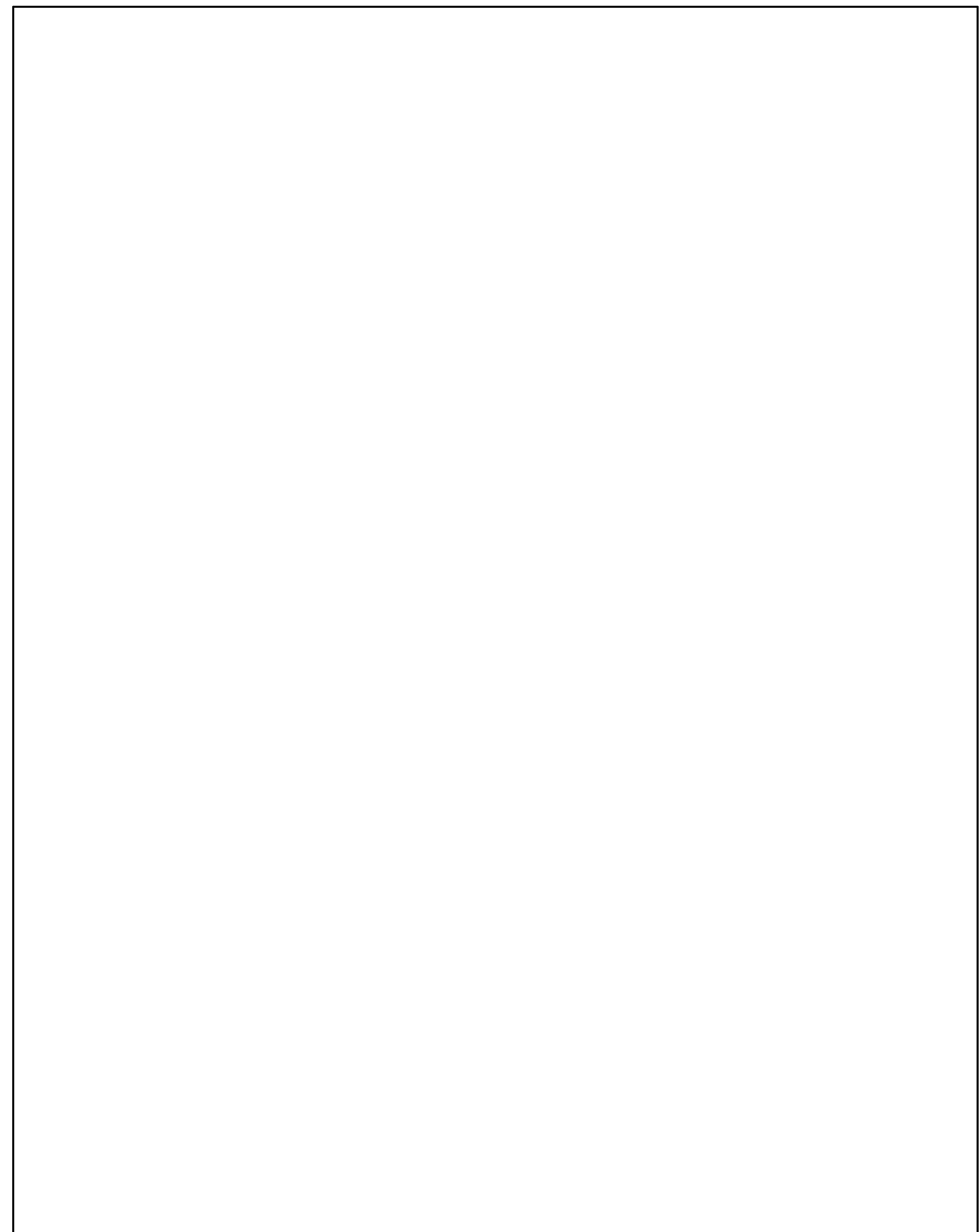
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DRAWING TITLE
BUILDING SECTIONS BLDG C

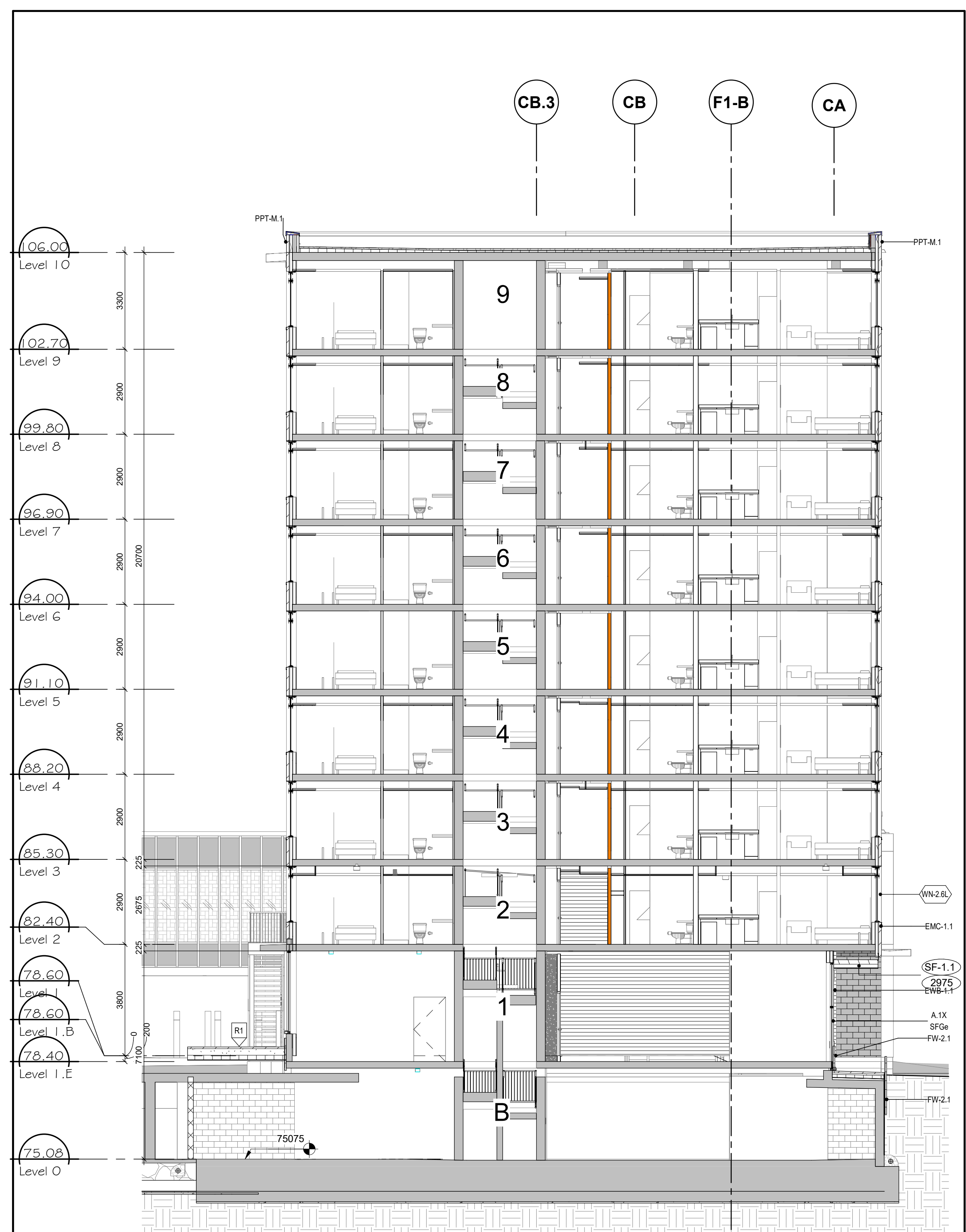
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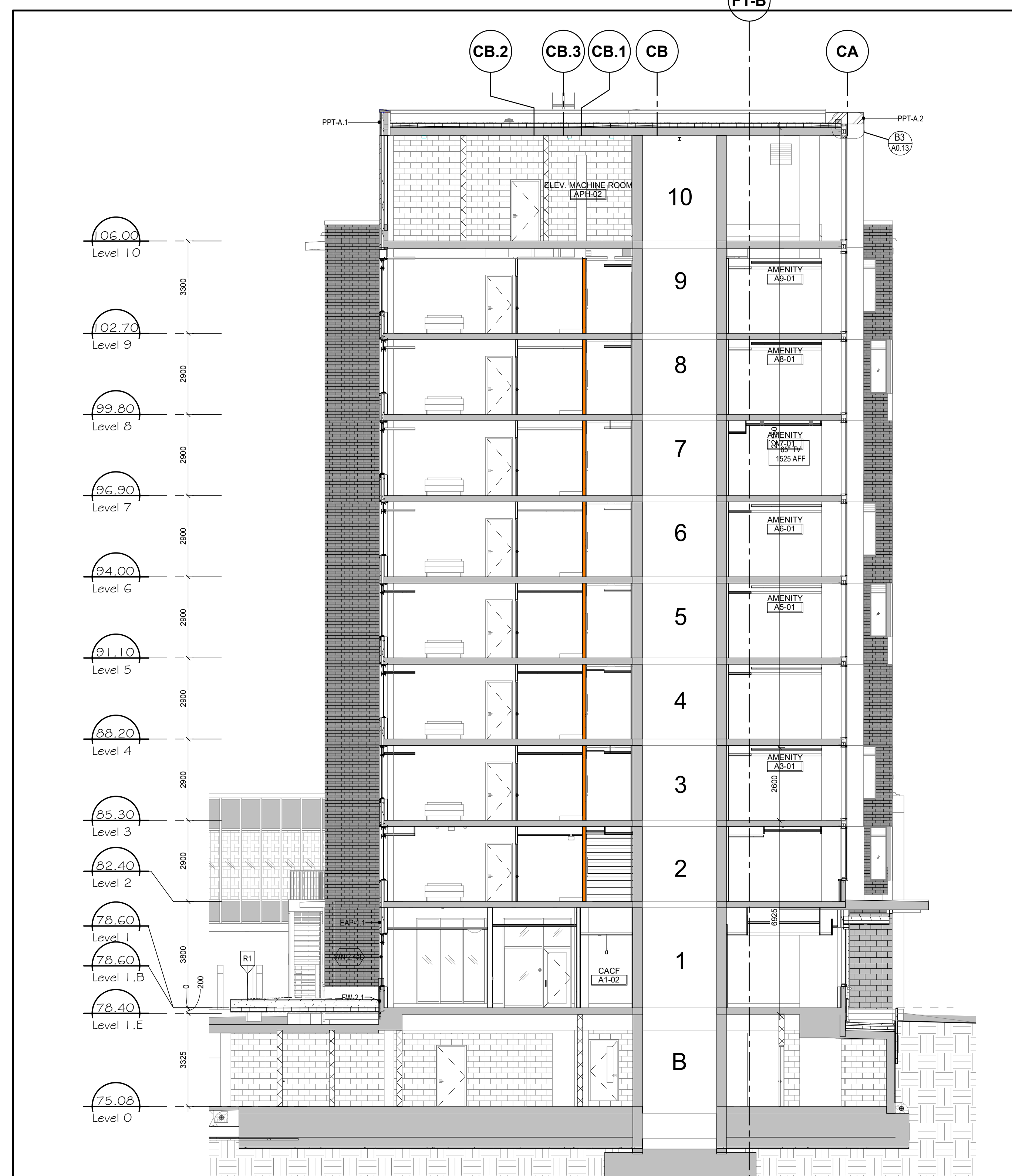
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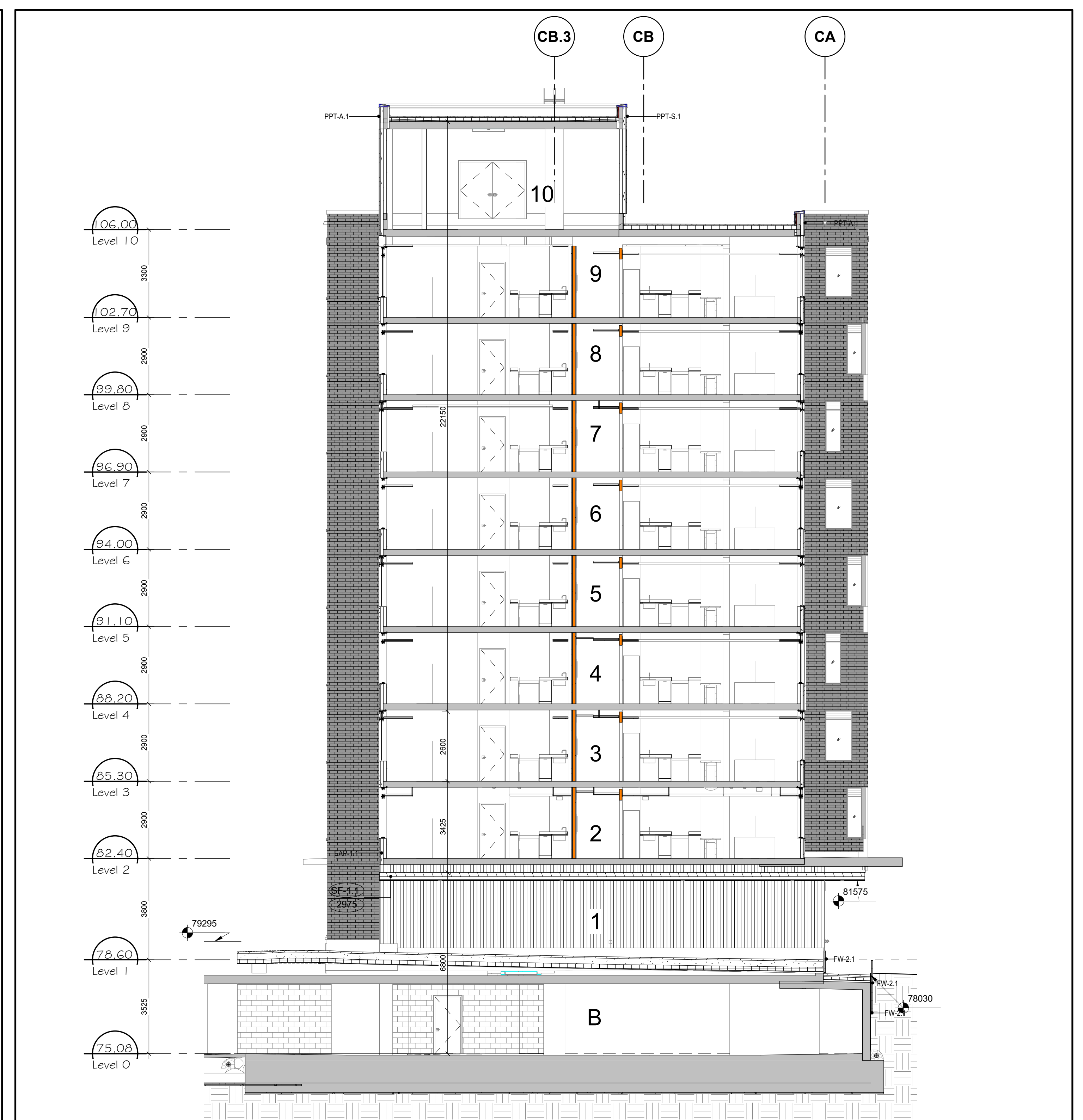
C2 BUILDING SECTION WEST-EAST BLDG D - GL CC
A4.02 SCALE: 1:100



A6 BUILDING SECTION NORTH-SOUTH BLDG A - GL C11-C12
A4.02 SCALE: 1:100



A4 BUILDING SECTION NORTH-SOUTH BLDG C - GL C7
A4.02 SCALE: 1:100



A2 BUILDING SECTION NORTH-SOUTH BLDG C - GL C7-C8
A4.02 SCALE: 1:100

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DRAWING TITLE
BUILDING SECTIONS BLDG C/D

DATE	REV.	SCALE
08/01/21	1	1:100

PROJECT: 1741
 DRAWING NO: A4.02

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