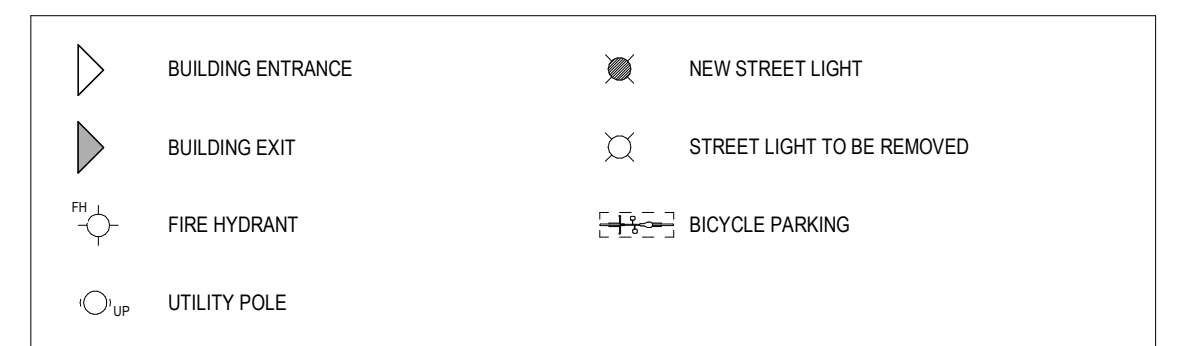


4 LOCATION PLAN
 SP-1 SCALE: N.T.S.



3 SITE PLAN SYMBOLES LEGEND
 SP-1 SCALE: N.T.S.

S1	DEPRESSED CURB. REFER TO CIVIL	S13	PERGOLA OR PRIVACY SCREENING. REFER TO LANDSCAPE
S2	NEW CONCRETE SIDEWALK	S14	CONCRETE RETAINING WALL. REFER TO STRUCTURE
S3	INTERLOCKING STONE WALKWAY	S15	LINE OF BALCONY ABOVE
S4	SOFT LANDSCAPE. REFER TO LANDSCAPE	S16	EXISTING BUS STOP
S5	RAISED PLANTER. REFER TO LANDSCAPE	S17	CONCRETE STAIRS OR METAL HANDRAIL
S6	GARDEN BED. REFER TO LANDSCAPE	S18	LINE OF BUILDING BELOW
S7	LANDSCAPE WALL. REFER TO LANDSCAPE	S19	GRASS
S8	SOFT LANDSCAPING OVER PARKADE ROOF	S20	FENCE. REFER TO LANDSCAPE
S9	PAVERS OVER PARKADE ROOF	S21	FENCE & GATE. REFER TO LANDSCAPE
S10	CONCRETE WALKWAY OVER PARKADE ROOF		
S11	LINE OF UNDERGROUND PARKING STRUCTURE		
S12	PRIVATE TERRACE		

2 SITE PLAN KEYNOTES
 SP-1 SCALE: N.T.S.

PROJECT & SITE STATISTICS	
General	
Address	1185 Beaverwood Road
Survey Information	Block C Plan 5R-3519 Part 1 PIN 04587 - 0025
Lot Width	40.39m
Total Lot Area	2,353.4m ²
Number of Proposed Residential Units	27

Zoning			
Zoning Mechanism	Existing Zoning [V1P]	Proposed Zoning [V3I]	Provided
Min. Lot Area	1,390m ²	3,645m ² [135m ² / unit]	2,355.4m ²
Min. Lot Width	30m	30m	40.39m
Min. Interior Side Yard Setback	3m	6m	16.58m
Min. Corner Side Yard Setback	6m	9m	6m
Min. Landscape Area [%]	N/A	30%	50%
Max. Lot Coverage [%]	25%	30%	28%
Maximum Building Height	11m	11m	10.6m
Max. Density [Units / Hectare]	N/A	N/A	170 units / hectare

Parking			
Zoning Mechanism	Required	Provided	
Min. Parking Space Rates [Section 101]	Area D Rural - 1 parking space / unit	27	29
Visitor Parking [Section 102]	0.1 spaces / unit beyond 12 units	5	5
Bicycle Parking [Section 111] Table 111A(b)(i)	0.5 spaces / unit	14	17

Amenity Area			
Zoning Mechanism	Required	Provided	
Total Amenity Area [Table 137]	6m ² / unit	162m ²	459m ²
Communal Amenity Area	Min. 50% of Total Req. Amenity Area	81m ²	221m ²
Private Amenity Area	-	-	238m ²

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- ISSUED FOR COORDINATION 22-06-10
- ISSUED FOR REVIEW 22-04-22
- ISSUED FOR COORDINATION 22-04-19
- ISSUED FOR COORDINATION 22-03-28
- ISSUED FOR COORDINATION 22-03-04
- ISSUED FOR COORDINATION 22-02-18

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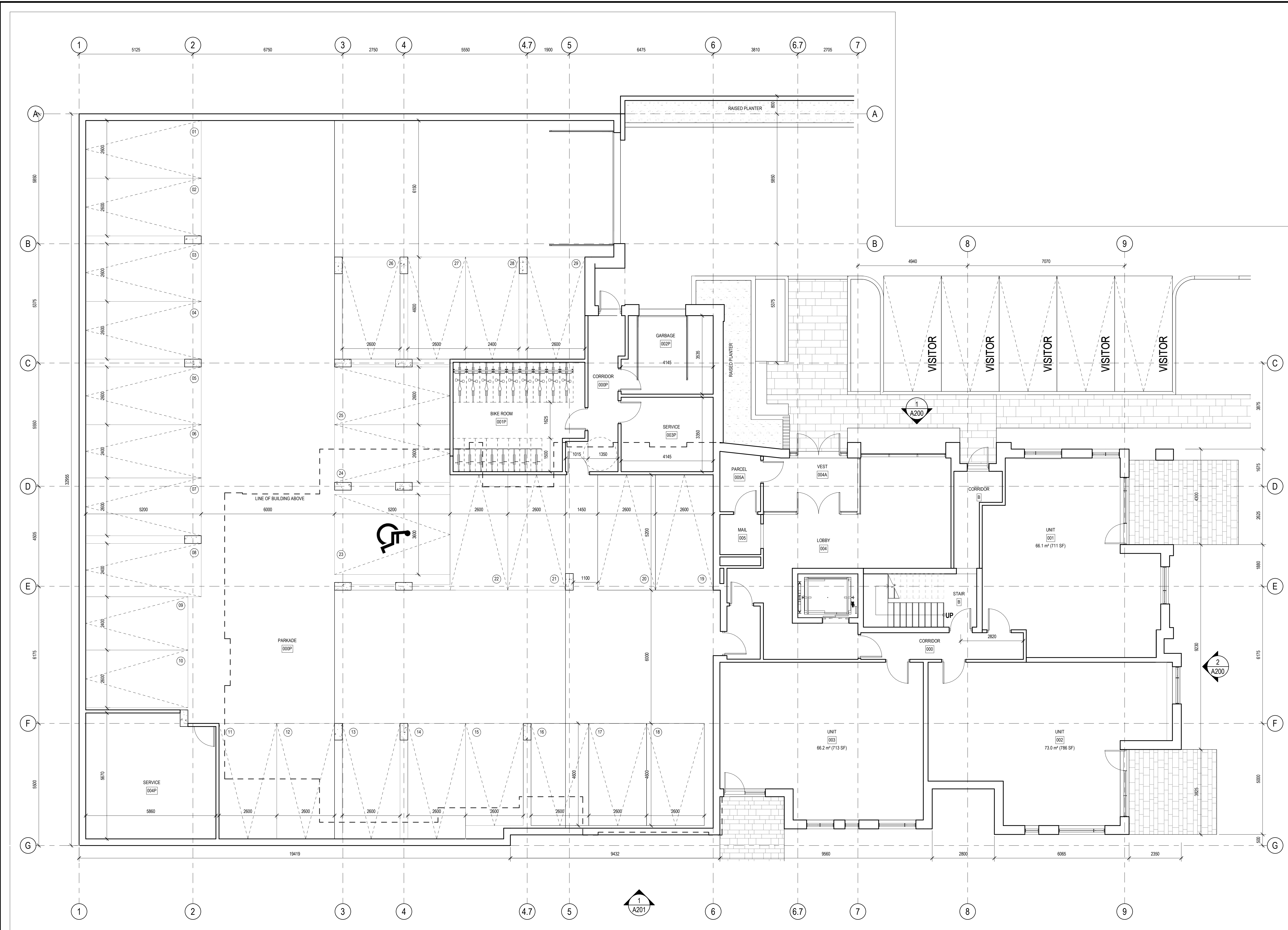
1185 BEAVERWOOD
 1185 Beaverwood Road
 Ottawa ON

PROJ	SCALE	DRAWN	REVIEWED
2119	NOTED	LP	RMK

SITE PLAN

SP-01

1 SITE PLAN
 SP-01 SCALE: 1 : 150



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1	ISSUED FOR COORDINATION	22-03-04

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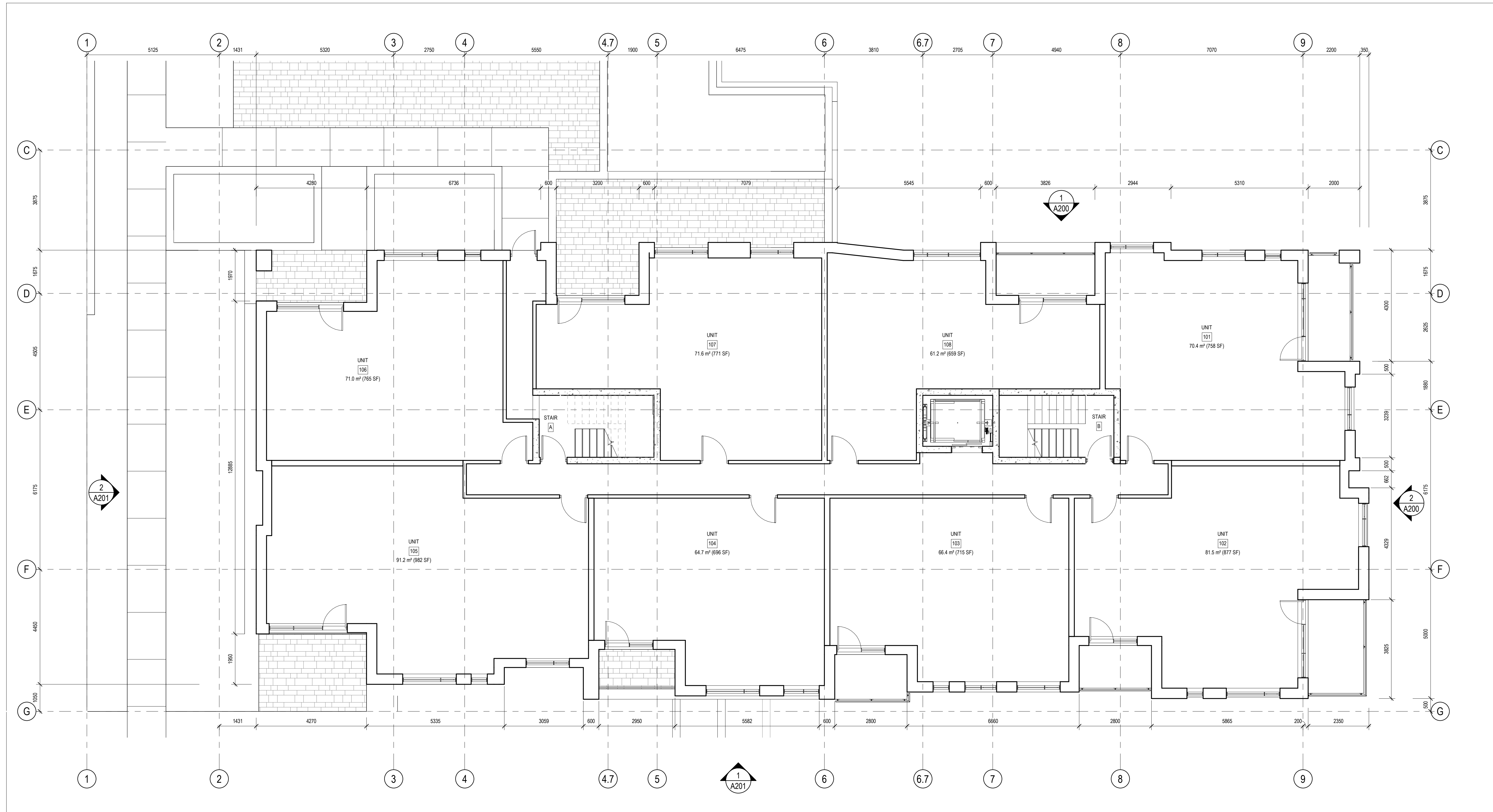
PROJ	SCALE	DRAWN	REVIEWED
2119	1 : 75	LP	RMK

LEVEL 00 - FLOOR PLAN

A100

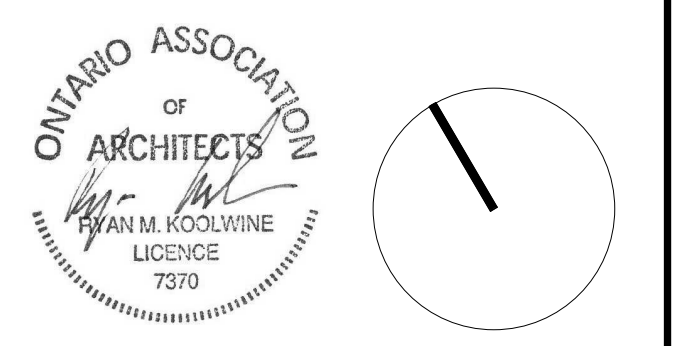
1 LEVEL 00 - FLOOR PLAN
 A100 SCALE: 1 : 75

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1	ISSUED FOR REVIEW	22-04-22

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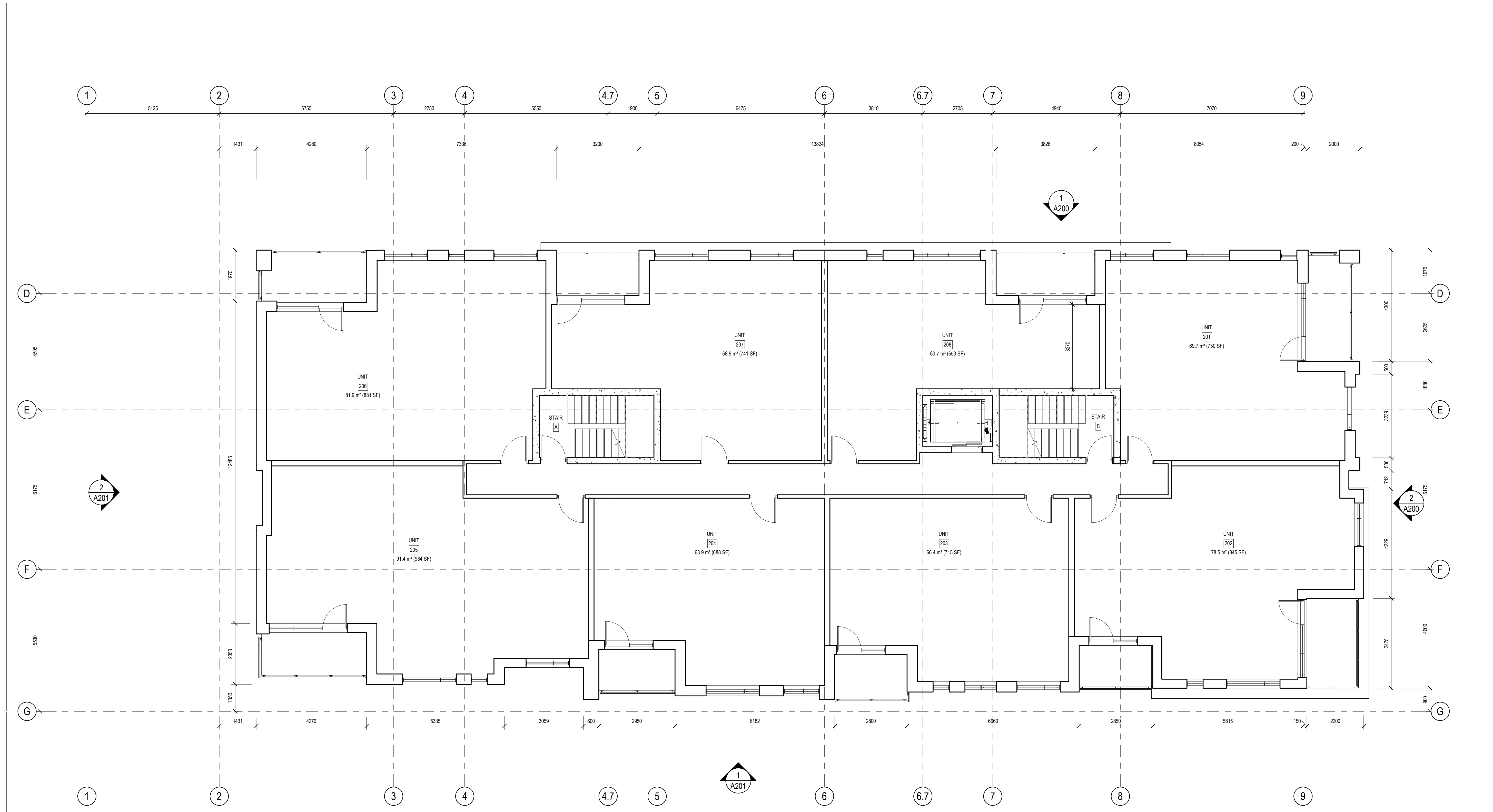
PROJ	SCALE	DRAWN	REVIEWED
2119	1 : 75	LP	RMK

LEVEL 01 - FLOOR PLAN

A101

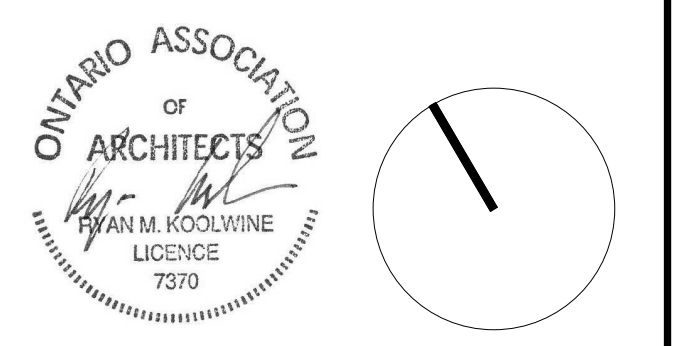
1 LEVEL 01 - FLOOR PLAN
 A101 SCALE: 1 : 75

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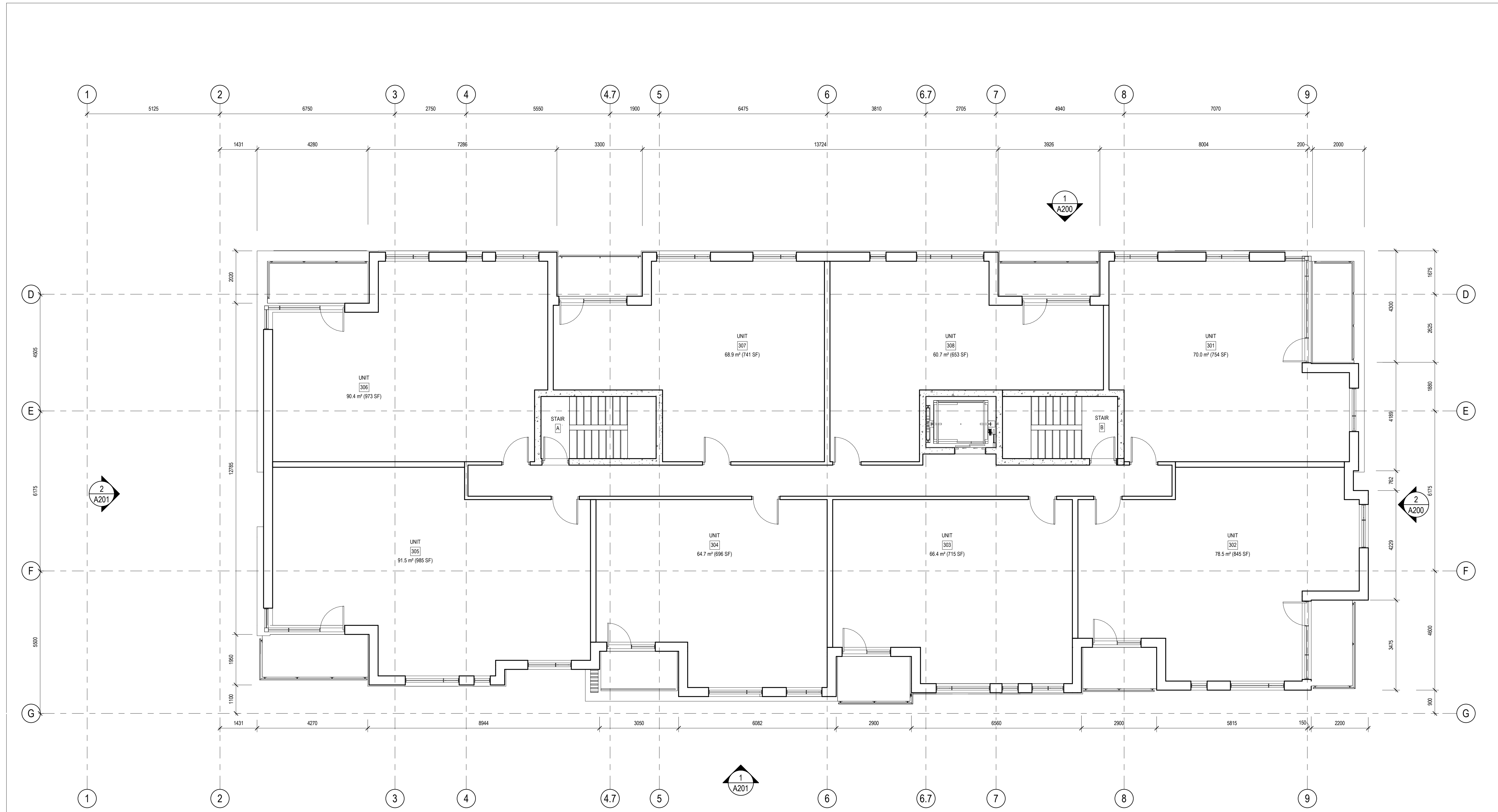
PROJ	SCALE	DRAWN	REVIEWED
2119	1 : 75	LP	RMK

LEVEL 02 - FLOOR PLAN

A102

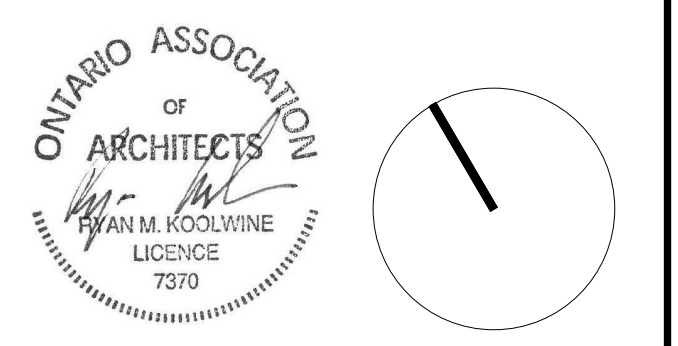
1 LEVEL 02 - FLOOR PLAN
 A102 SCALE: 1 : 75

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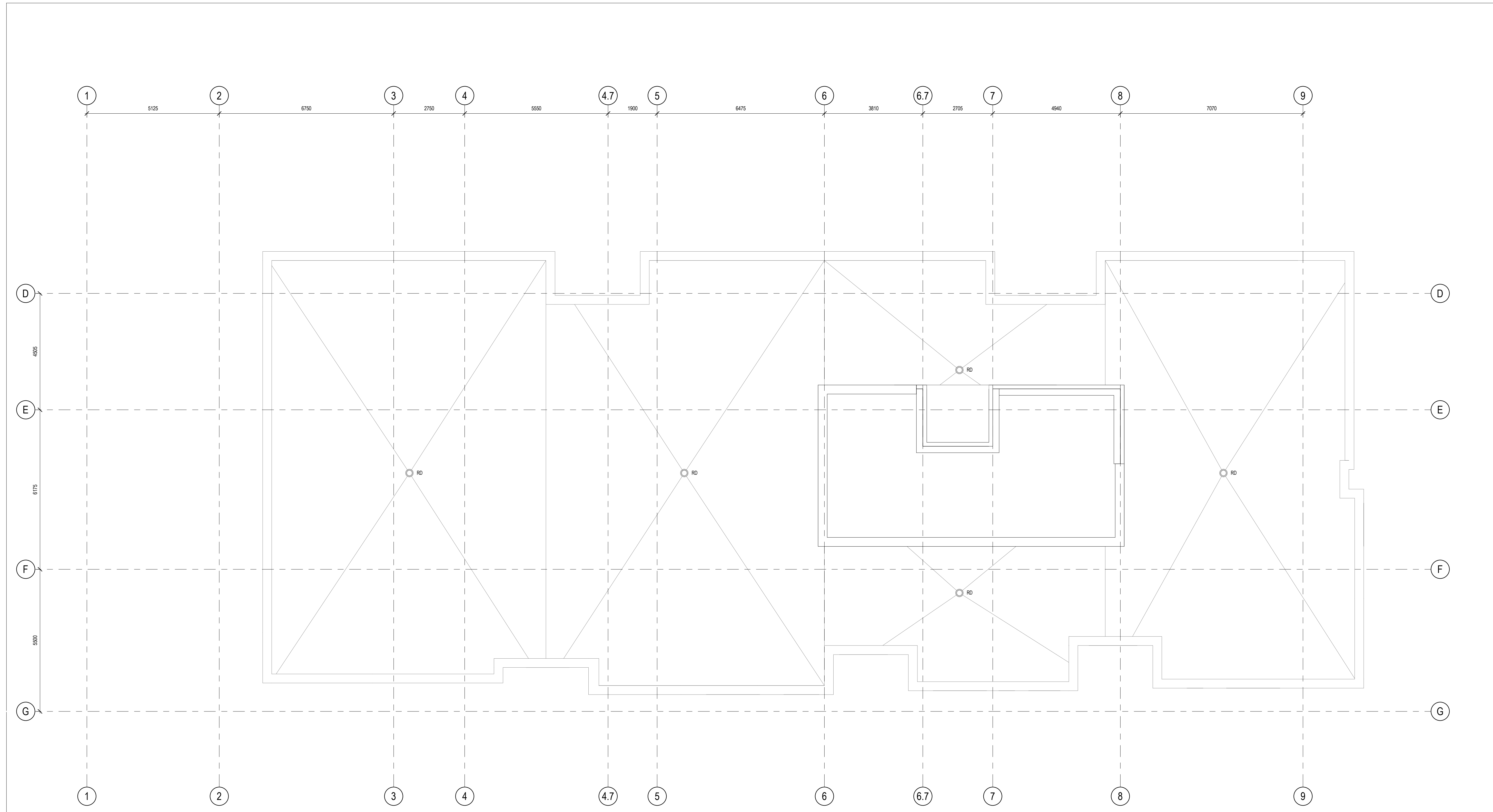
PROJ	SCALE	DRAWN	REVIEWED
2119	1 : 75	LP	RMK

LEVEL 03 - FLOOR PLAN

A103

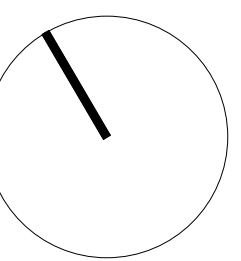
1 LEVEL 03 - FLOOR PLAN
 A103 SCALE: 1 : 75

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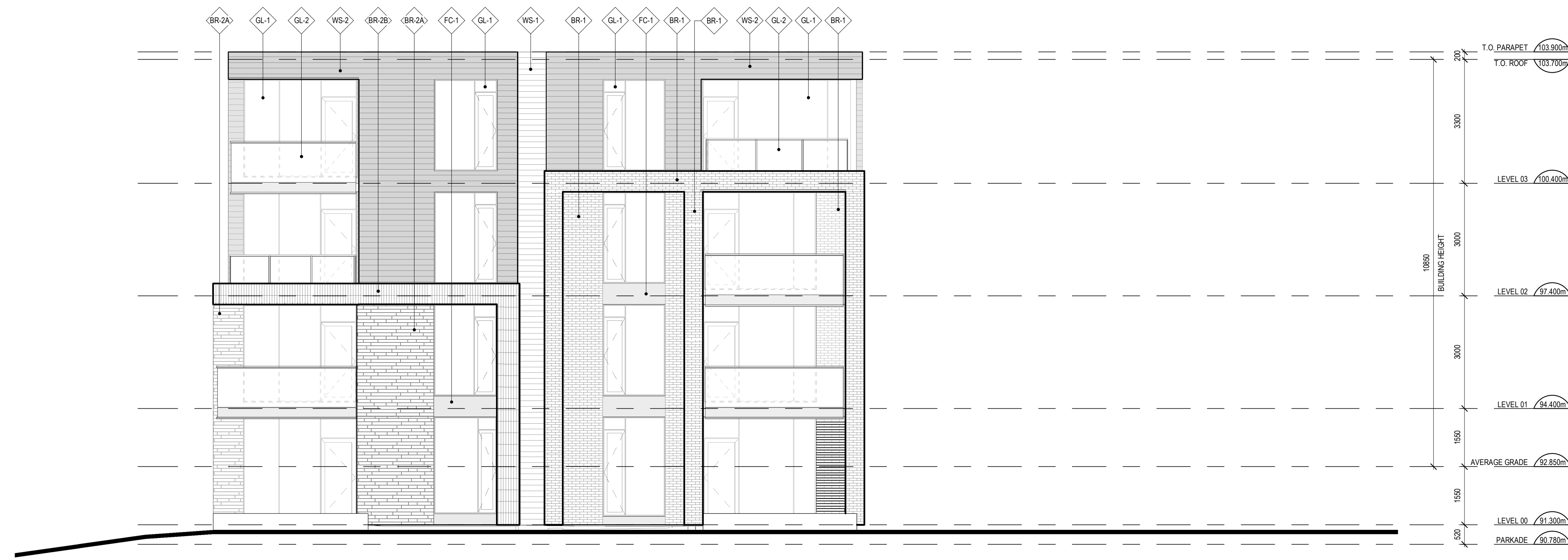
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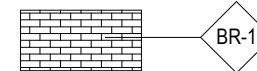


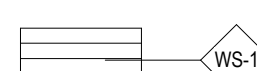




PROJ	SCALE	DRAWN	REVIEWED
2119	1 : 75	LP	RMK

PENTHOUSE & ROOF PLAN

A104



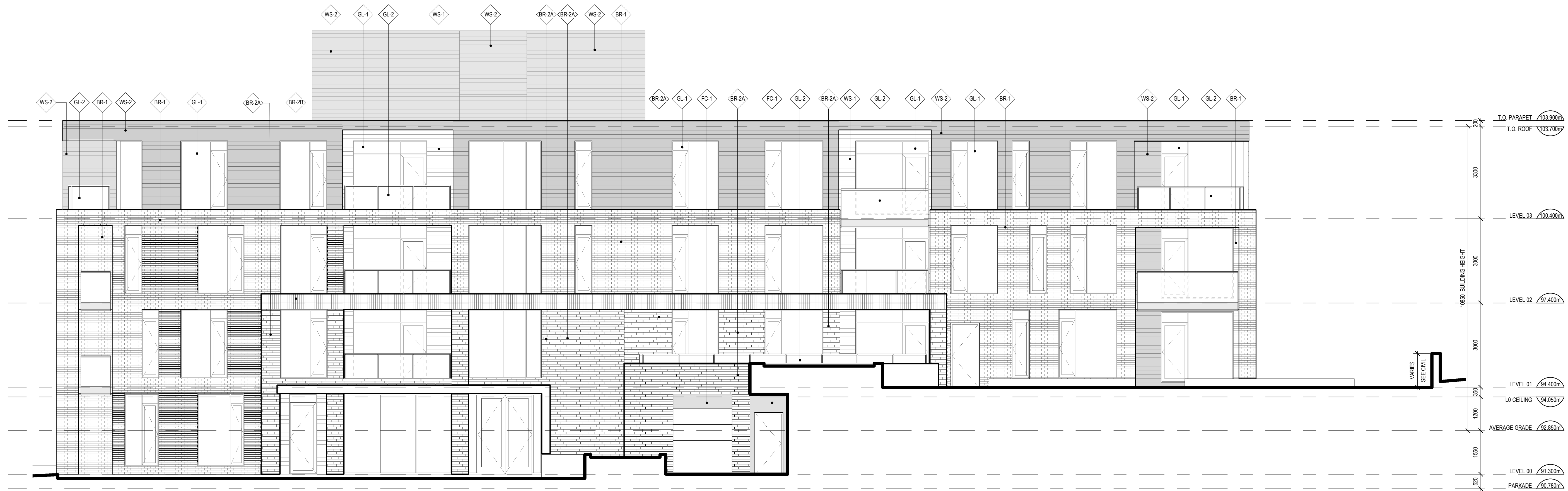
CLADDING LEGEND:

-  BR-1 RED CLAY BRICK
FORMAT: MODULAR
BOND: RUNNING
-  BR-2A WHITE SILICATE BRICK
FORMAT: RANDOM LENGTH
BOND: RUNNING
-  BR-2B WHITE SILICATE BRICK
FORMAT: RANDOM LENGTH
BOND: SOLDIER
-  WS-1 PRESSED WOOD SIDING
NATURAL STAIN
-  WS-2 PRESSED WOOD SIDING
COLOUR: DARK GREY
-  FC-1 FIBRE CEMENT PANEL
COLOUR: DARK GREY
-  GL-1 ALUMINUM WINDOW SYSTEM
FRAME: DARK GREY
GLASS: CLEAR
-  GL-2 ALUMINUM GUARD SYSTEM
FRAME: DARK GREY
GLASS PANELS: CLEAR

CLADDING LEGEND
SCALE: 1 : 75

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2 EAST ELEVATION
SCALE: 1 : 75



1 NORTH ELEVATION
SCALE: 1 : 75

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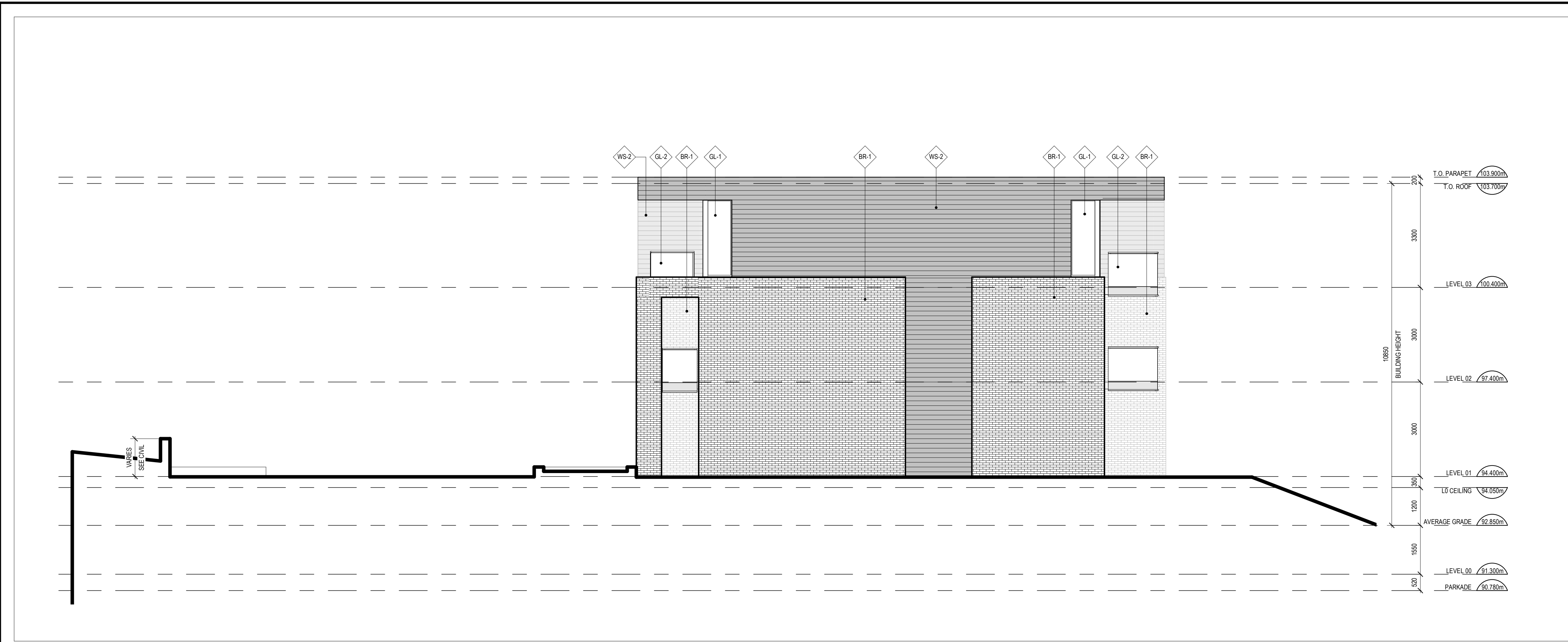
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2119	NOTED	LP	RMK

NORTH & EAST ELEVATIONS

A200



CLADDING LEGEND:

	BR-1	RED CLAY BRICK FORMAT: MODULAR BOND: RUNNING
	BR-2A	WHITE SILICATE BRICK FORMAT: RANDOM LENGTH BOND: RUNNING
	BR-2B	WHITE SILICATE BRICK FORMAT: RANDOM LENGTH BOND: SOLDIER
	WS-1	PRESSED WOOD SIDING NATURAL STAIN
	WS-2	PRESSED WOOD SIDING COLOUR: DARK GREY
	FC-1	FIBRE CEMENT PANEL COLOUR: DARK GREY
	GL-1	ALUMINUM WINDOW SYSTEM FRAME: DARK GREY GLASS: CLEAR
	GL-2	ALUMINUM GUARD SYSTEM FRAME: DARK GREY GLASS PANELS: CLEAR

CLADDING LEGEND
SCALE: 1:75

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2 WEST ELEVATION
A201 SCALE: 1:75



1 SOUTH ELEVATION
A201 SCALE: 1:75

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2119	NOTED	LP	RMK

SOUTH & WEST ELEVATIONS

A201