

SGH 1083 MERIVALE

1083 Merivale Road
Ottawa, ON K1Z 6A9

ISSUED FOR SITE PLAN CONTROL: 2023-06-02

SPC DRAWING LIST

ARCHITECTURAL

| No. | NAME |
|-------|--------------------------------|
| A.000 | COVER SHEET |
| A.100 | SITE PLAN |
| A.101 | SITE PLAN DETAILS |
| A.200 | BASEMENT & LEVEL 1 LAYOUT PLAN |
| A.300 | ELEVATIONS |
| A.301 | ELEVATIONS |
| A.302 | STREET LEVEL ELEVATIONS |

CONSULTANT

| No. | NAME |
|-------|--|
| CIVIL | |
| C102 | SITE SEVICING PLAN |
| C101 | GRADING, DRAINAGE, EROSION & SEDIMENT CONTROL PLAN |

LANDSCAPE

| | |
|-----|---|
| L.1 | TREE CONSERVATION REPORT & LANDSCAPE PLAN |
|-----|---|



3 CONTEXT MAP
A.000 | NTS



1 PERSPECTIVE VIEW LOOKING SOUTH
A.000



2 PERSPECTIVE VIEW LOOKING NORTH
A.000

CSV ARCHITECTS

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613.564.8118 190 O Connor Street, Suite 100
www.csv.ca Ottawa, Ontario, K2P 2R3

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Ottawa, ON K2L 4B9
613-991-1533

MECHANICAL ENGINEER
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1600 Carling Ave Suite 530
Ottawa, ON K1Z 1G3
613 230 1186

ELECTRICAL ENGINEER
SMITH + ANDERSEN
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Ottawa, ON K1Z 1G3
613 230 1186

CIVIL ENGINEER
MCINTOSH PERRY
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Carp, ON
K0A 1L0
613 857 0784

LANDSCAPE ARCHITECT
JAMES B. LENNOX &
ASSOCIATES INC.
3332 Carling Ave.
Ottawa, ON K2H 5A8
613 722 5168



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| REV | DATE | ISSUE |
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| 1 | 2023-06-02 | ISSUED FOR SITE PLAN CONTROL |

NOTES

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CLIENT

SHEPHERDS OF GOOD HOPE
OTTAWA
ONTARIO, CANADA

PROJECT

SGH 1083 MERIVALE

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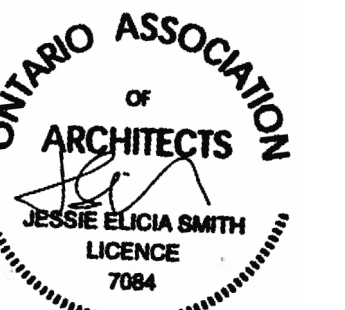
TITLE

COVER SHEET

PROJECT NO: 2021-0111
DRAWN: Author
APPROVED: Approver
SCALE: NTS
DATE PRINTED: 2023-06-02 4:34:00 PM

REV DRAWING NO.

1 A.000



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SGH 1083 MERIVALE

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Ottawa, ON K1Z 6A9

TITLE

SITE PLAN

PROJECT NO: 2021-0111
DRAWN: SF
APPROVED: JS
SCALE: 1:200
DATE PRINTED: 2023-06-02 4:34:25 PM

REV DRAWING NO.

1 **A.100**

SITE PLAN GENERAL NOTES:

1. ALL GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM EXISTING PLANS AND SURVEYS
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SITE PLAN KEYNOTES:

- 1 EXISTING GAS PAD
- 2 EXISTING TRANSFORMER
- 3 EXISTING SCUPPER
- 4 FRENCH DRAIN TO LANDSCAPE
- 5 PLANTER - SEE LANDSCAPE
- 6 COVERED WALKWAY
- 7 ENTRANCE CANOPY
- 8 GAZEBO
- 9 BICYCLE RACK
- 10 GUARDRAIL AND HANDRAIL PER OBC
- 11 NEW RETAINING WALL - SEE CIVIL
- 12 HIGH-ALBEDO ROOF

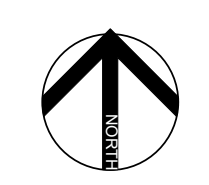
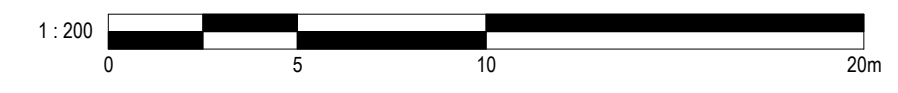
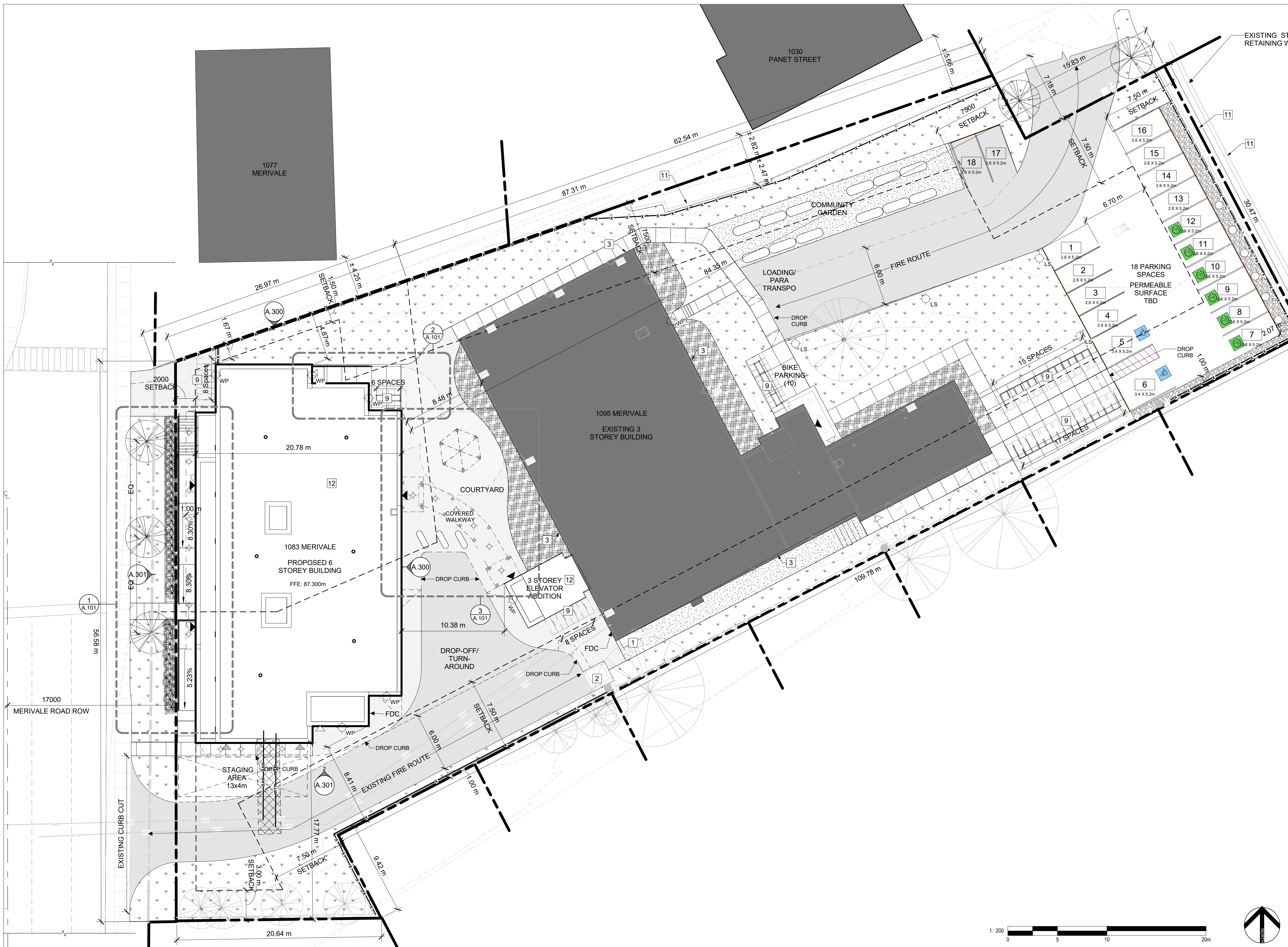
SITE PLAN LEGEND:

- EXISTING ELEMENT
- ASPHALT PAVING
- GRASS
- CONCRETE SIDEWALK
- CONCRETE PAD
- MULCH/PLANTING - SEE LANDSCAPE
- GRAVEL /RIVERSTONE/ MAINTENANCE STRIP
- STONE DUST/SAND
- PERMEABLE PAVERS TYPE 1 - SEE LANDSCAPE
- PERMEABLE PAVERS TYPE 2 - SEE LANDSCAPE

- EMERGENCY EXIT
- SERVICE DOORS
- BUILDING ENTRANCE
- PROPERTY LINE
- FENCE PER LANDSCAPE
- DOMESTIC WATER
- SANITARY
- STORM
- ELECTRICAL SERVICE (BELOW GRADE)
- GAS
- INTERNET SERVICE PROVIDER

- CB CATCH BASIN
- LS SITE LIGHTING: LIGHT STANDARD
- WP SITE LIGHTING: WALL PACK
- S SITE LIGHTING: SOFFIT
- FH FIRE HYDRANT
- MH MANHOLE
- UP UTILITY POLE
- EV EV CHARGING STATION
- FDC FIRE DEPARTMENT CONNECTION

- TREE
- SHRUB



1 SPC SITE
A.100 1:200

LEGAL DESCRIPTION:
PART OF LOTS 15 AND 93 REGISTERED PLAN 294 AND PART OF LOT 'L' CONCESSION 'A' (RIDEAU FRONT)

REFERENCE SURVEY:
2021-08-16
92-A(RF)NP

MUNICIPAL ADDRESS:
1083 MERIVALE ROAD,
OTTAWA, ON K1Z 6A9

SITE AREA: 5,007 m²

BUILDING AREA: 732 m²

GROSS FLOOR AREA: 4,244 m²

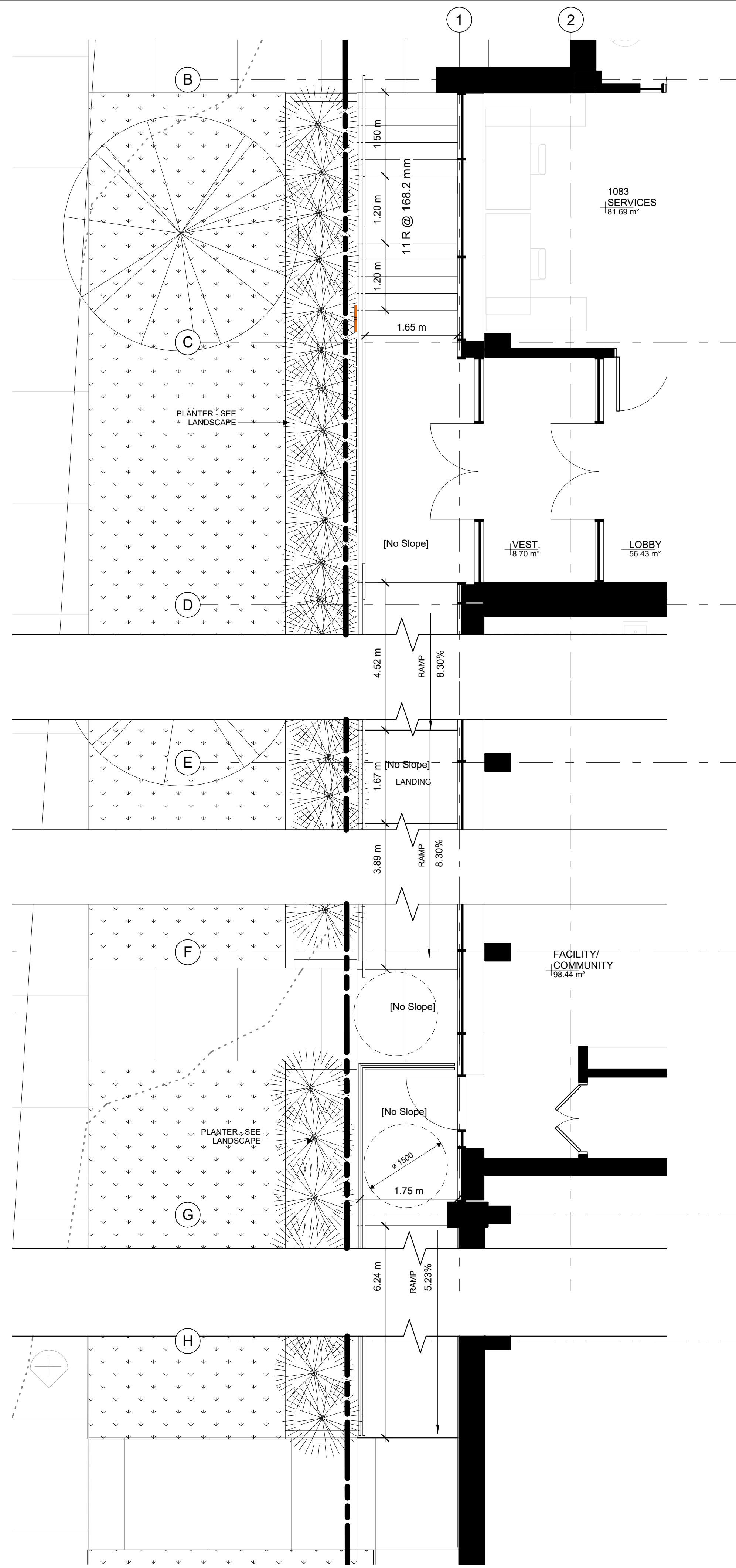
BUILDING HEIGHT: 20 m 6 STOREYS

ZONE: TM12

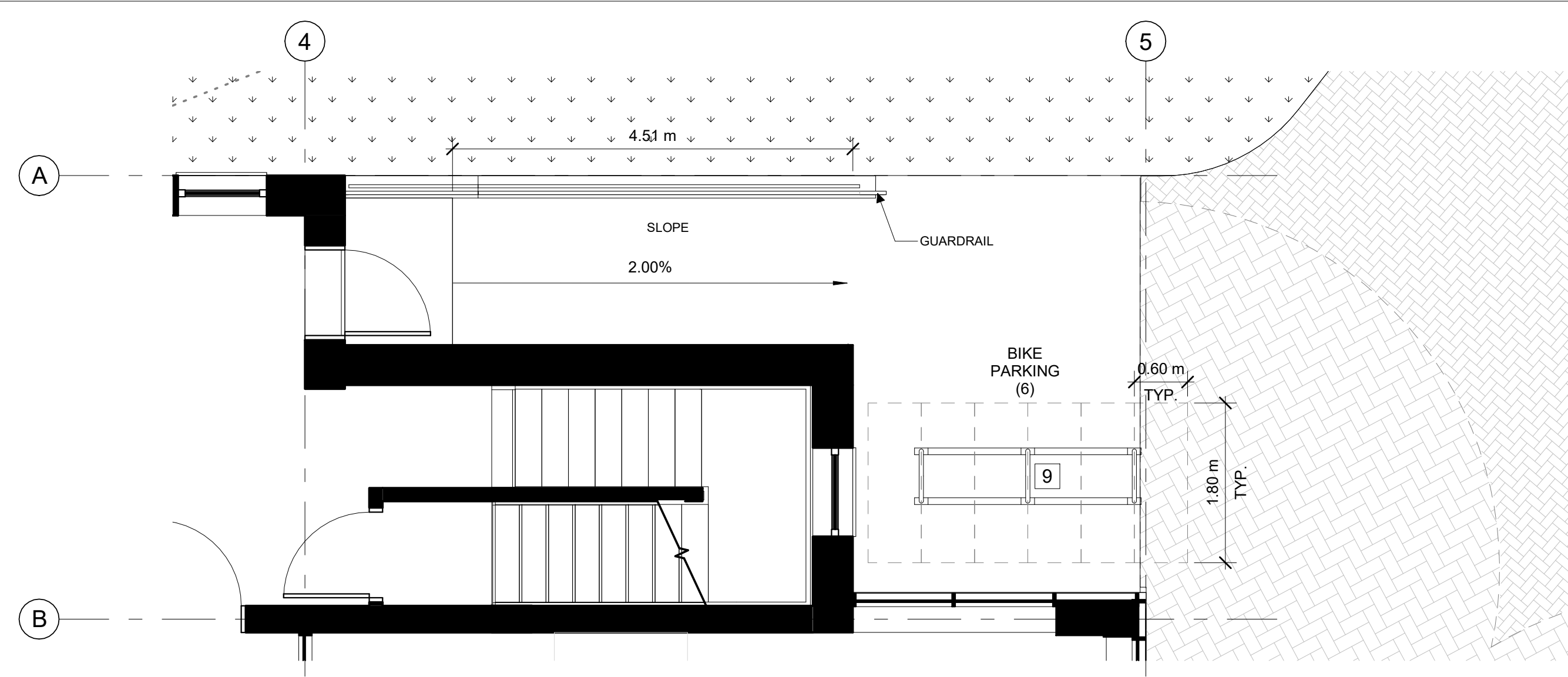
SCHEDULE 1: AREA B

SCHEDULE 1A: AREA X - INNER URBAN

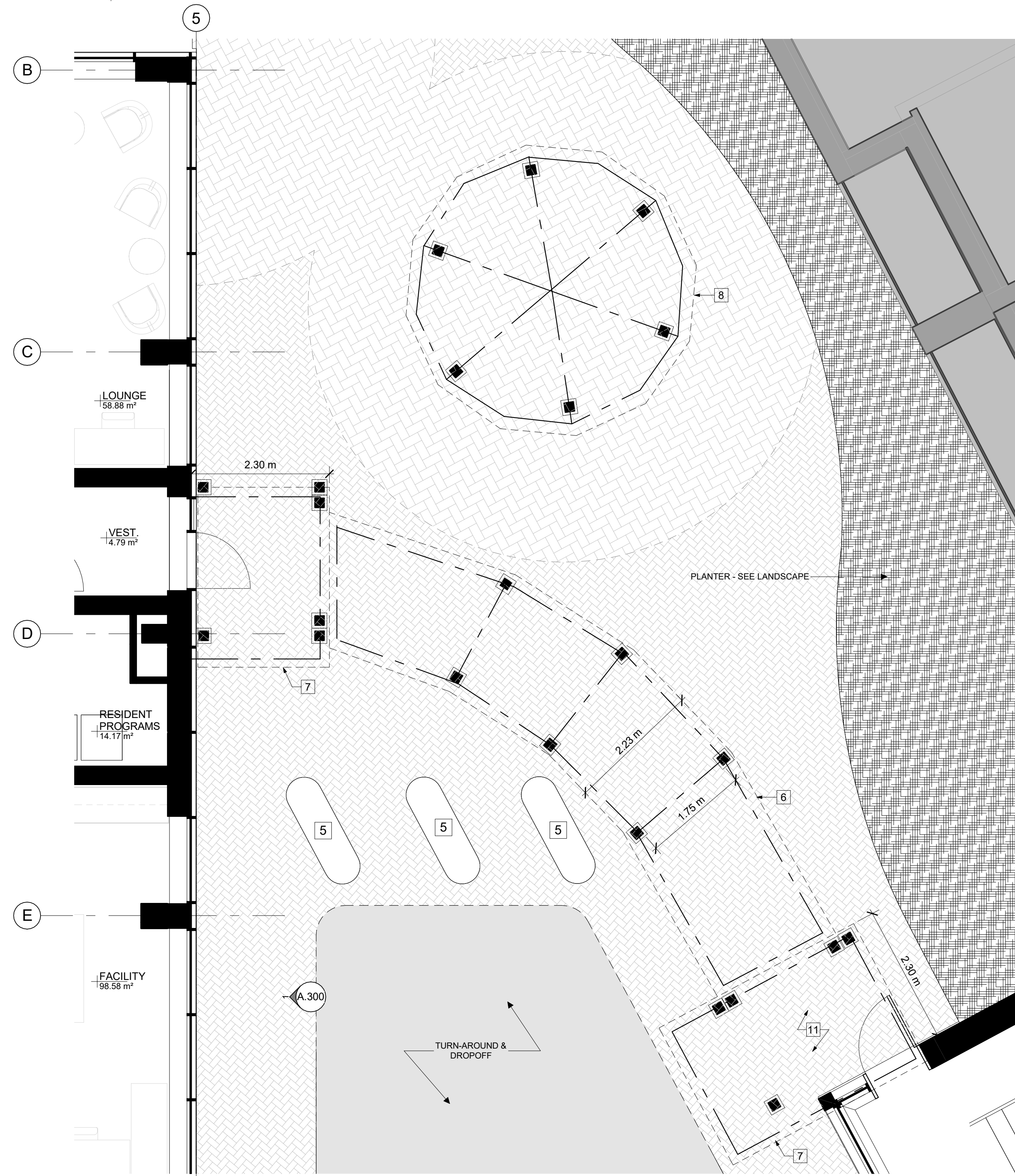
| ZONING PROVISION | REQUIRED | PROVIDED | PARKING QUEING + LOADING | REQUIRED | PROVIDED | AMENITY SPACE BREAKDOWN |
|----------------------------|------------|----------|--------------------------|----------|----------|--|
| MIN. LOT WIDTH | NO MINIMUM | N/A | RESIDENTIAL SPACES 1083 | 9 | 9 | GFA 1095 SUITES: 1,560m ² |
| MIN. LOT AREA | NO MINIMUM | N/A | RESIDENTIAL SPACES 1095 | 7 | 7 | GFA 1083 SUITES: 2,898m ² |
| MIN. FRONT YARD SETBACK | 2 m | 2 m | OFFICE SPACES 1083 | 2 | 2 | AMENITY AREA IN 1095: 148m ² |
| MIN. CORNER YARD SETBACK | 3 m | N/A | VISITOR SPACES | 0 | 0 | AMENITY AREA IN 1083: 58m ² |
| MIN. REAR YARD SETBACK | 7.5 m | 84 m | TOTAL PARKING | 18 | 18 | AMENITY AREA EXTERIOR: 490m ² |
| MIN. INTERIOR YARD SETBACK | 1.2 m | 1.5 m | ACCESSIBLE PARKING | 2 | 2 | REQUIRED AMENITY AREA: 446m ² |
| MAX. HEIGHT | 20m | 20m | BICYCLE PARKING | 62 | 64 | PROPOSED AMENITY AREA: 696m ² |
| LANDSCAPED AREA | NO MINIMUM | N/A | REFUSE COLLECTION | 16 cu yd | 16 cu yd | |
| | | | GARBAGE COLLECTION | 8cu yd | 8 cu yd | |



1 SPC SITE - MAIN ENTRANCE ACCESS
A.101 1:50



2 SPC SITE - RAMP AT NORTH EXIT
A.101 1:50



3 SPC SITE - COVERED WALKWAY & COURTYARD
A.101 1:50

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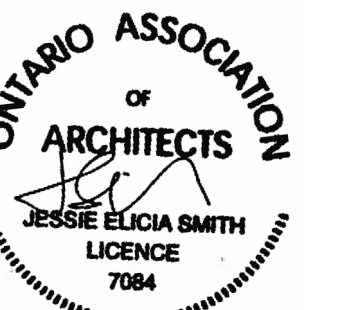
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613 722 5168



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OTTAWA
ONTARIO, CANADA

PROJECT

SGH 1083 MERIVALE

1083 Merivale Road
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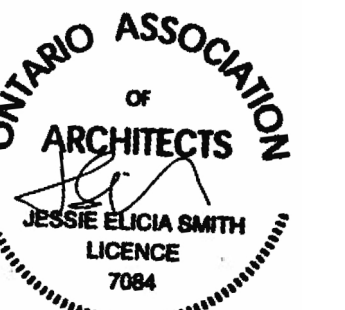
TITLE

SITE PLAN DETAILS

PROJECT NO: 2021-0111
DRAWN: SF
APPROVED: JS
SCALE: As indicated
DATE PRINTED: 2023-06-02 4:34:28 PM

REV DRAWING NO.

1 A.101



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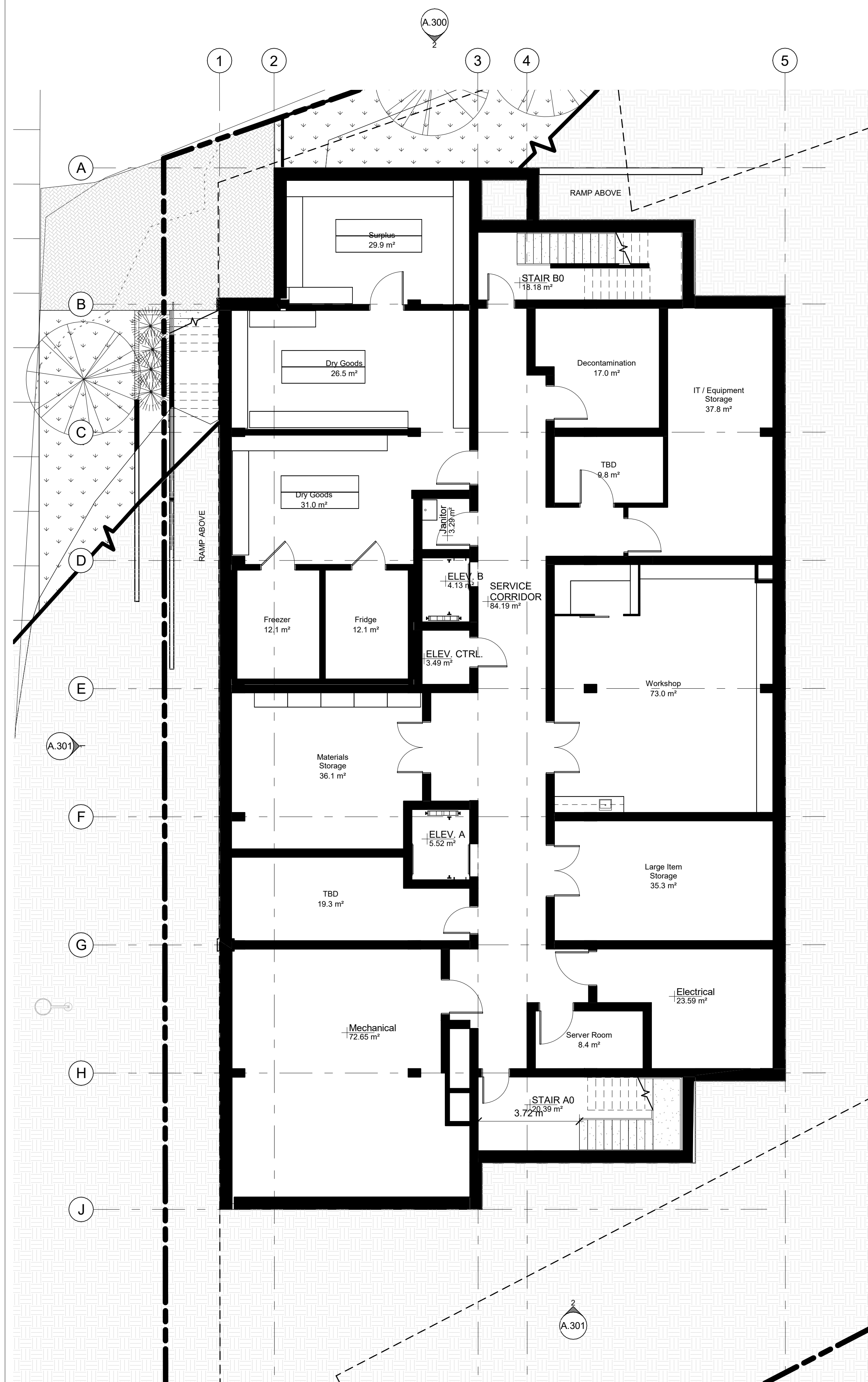
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**BASEMENT & LEVEL 1
LAYOUT PLAN**

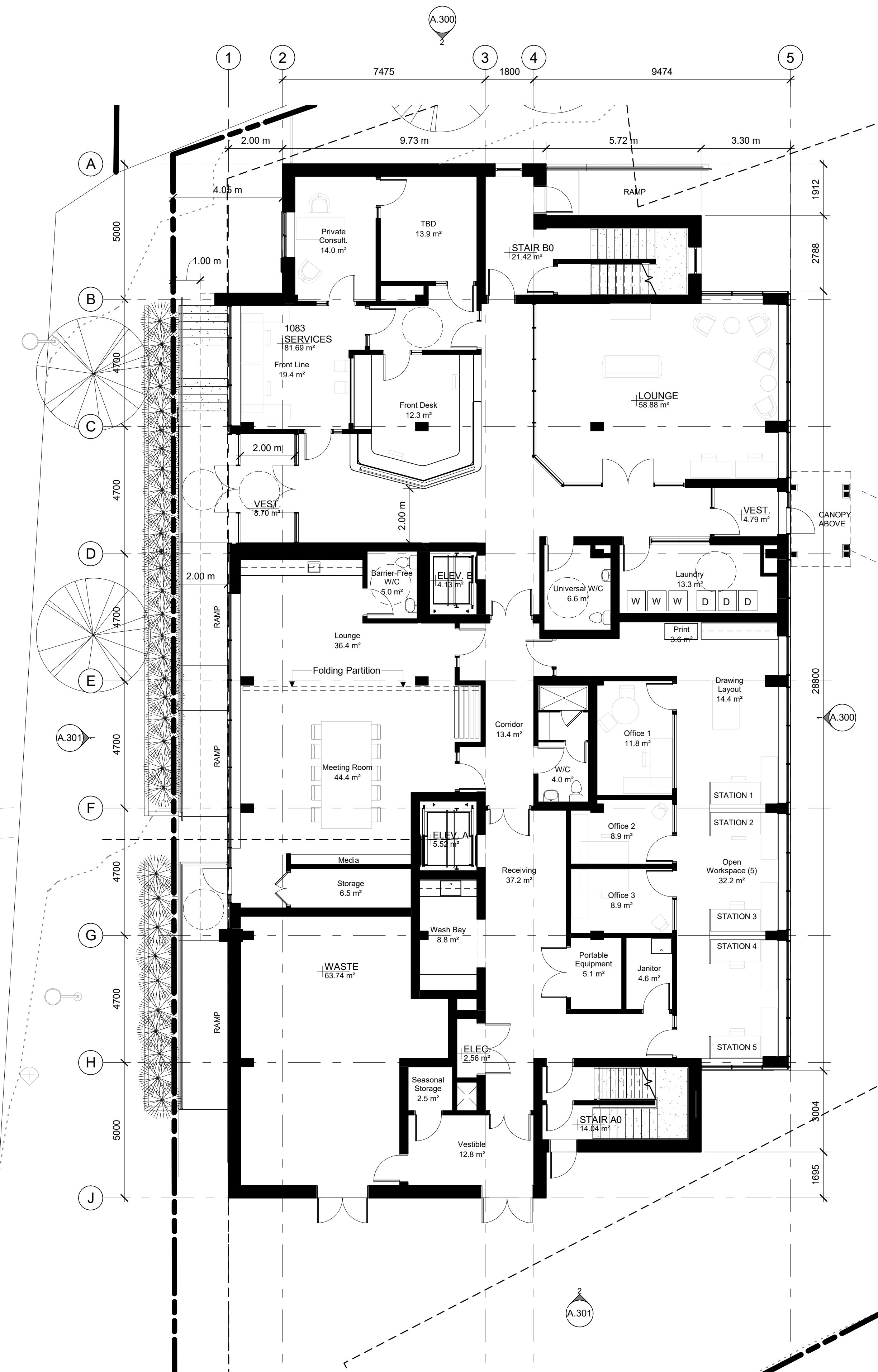
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DRAWN: SF
APPROVED: JS
SCALE: 1 : 100
DATE PRINTED: 2023-06-02 4:34:31 PM

REV DRAWING NO.

1 A.200



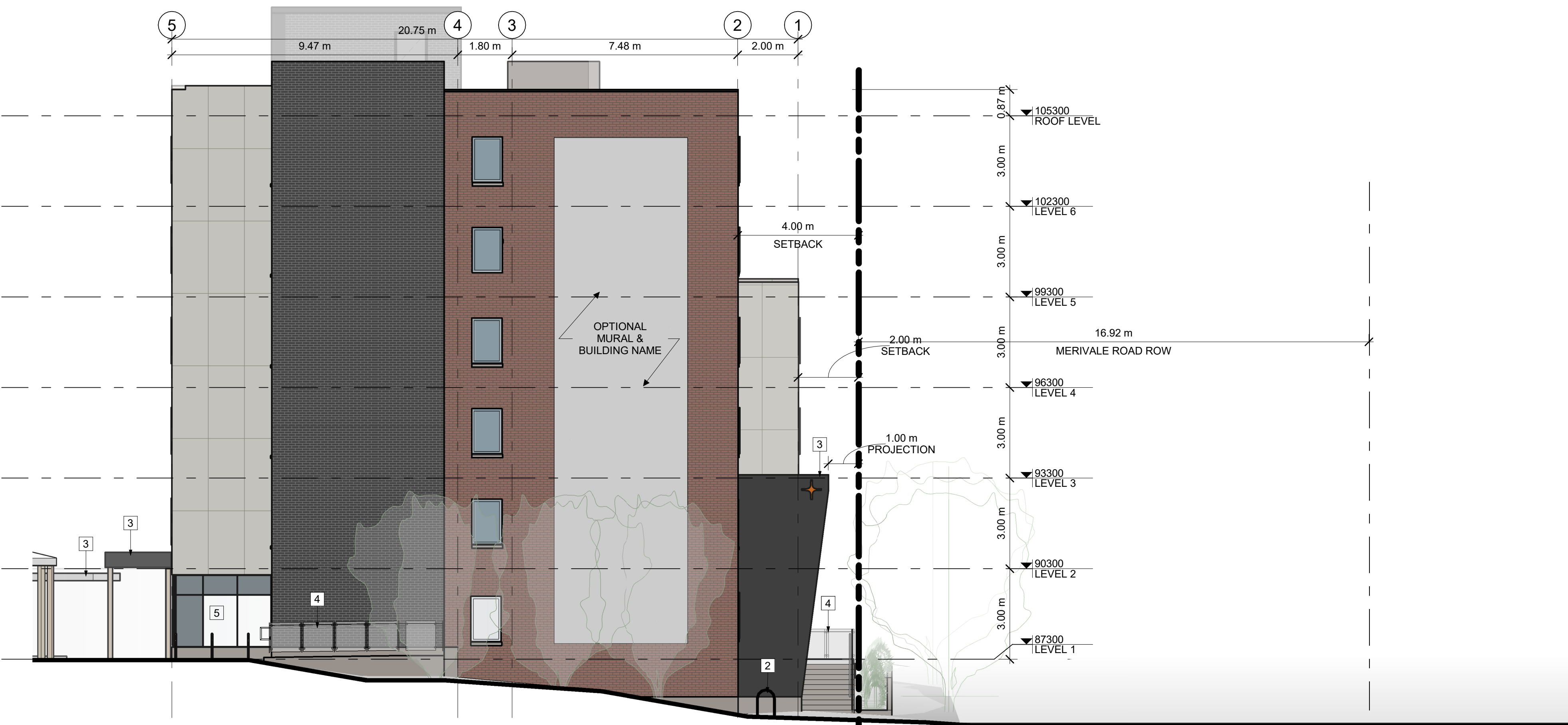
2 SPC BASEMENT
A.200 | 1:100



1 SPC LEVEL 1
A.200 | 1:100



1 SPC EAST ELEVATION
A.300 | 1:100



2 SPC NORTH ELEVATION
A.300 | 1:100

ELEVATION NOTES:

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ELEVATION KEYNOTES:

- 1 EXTERIOR LIGHTING
- 2 BICYCLE PARKING
- 3 CANOPY
- 4 GUARDRAIL
- 5 CURTAINWALL GLAZING - SPANDREL AND VISION

ELEVATION LEGEND:

HATCH PATTERNS SHOWN ARE FOR GRAPHIC PURPOSES ONLY AND SHOULD BE COORDINATED WITH ACTUAL SPECIFIED MATERIALS.

| HATCH | SYMBOL | DESCRIPTION |
|-------|--------|--|
| | | BRICK VENEER MANUFACTURER: TBD COLOUR(S): MEDIUM RED, DARK GREY |
| | | METAL SIDING MANUFACTURER: TBD COLOUR: GRAPHITE |
| | | FIBERCEMENT CLADDING MANUFACTURER: TBD COLOUR: OFF-WHITE |
| | | ACCENT PANEL MANUFACTURER: TBS COLOUR(S): LIGHT BLUE, MEDIUM BLUE, NAVY BLUE |



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1 A.300



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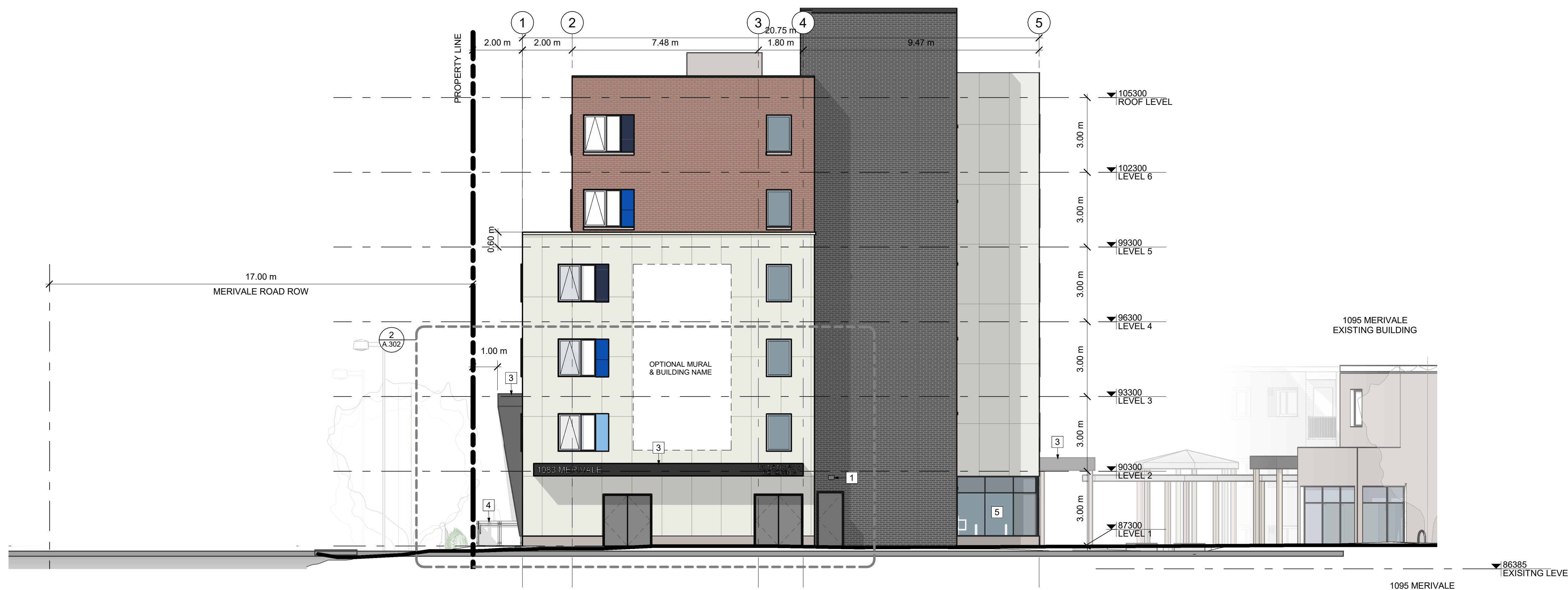
REV DRAWING NO.

1

A.301



1 SPC WEST ELEVATION
A.301 1:100



2 SPC SOUTH ELEVATION
A.301 1:100



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Ottawa, ON K1Z 6A9

TITLE

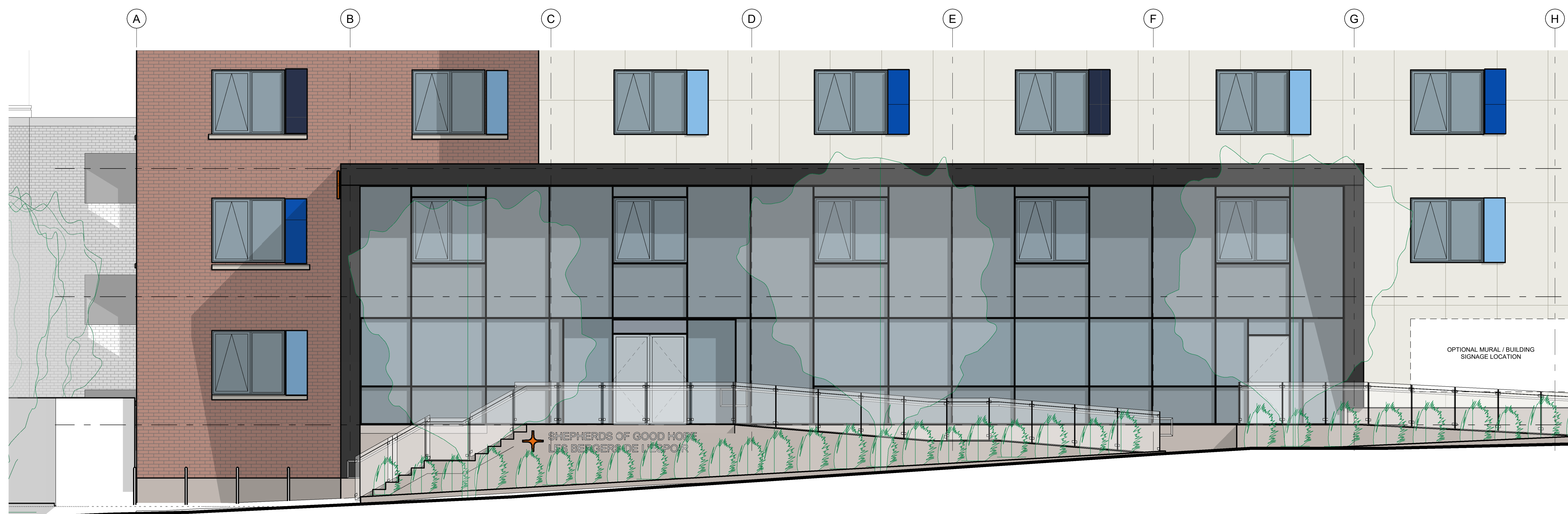
STREET LEVEL ELEVATIONS

PROJECT NO: 2021-0111
DRAWN: SF
APPROVED: JS
SCALE: 1:50
DATE PRINTED: 2023-06-02 4:35:03 PM

REV DRAWING NO.

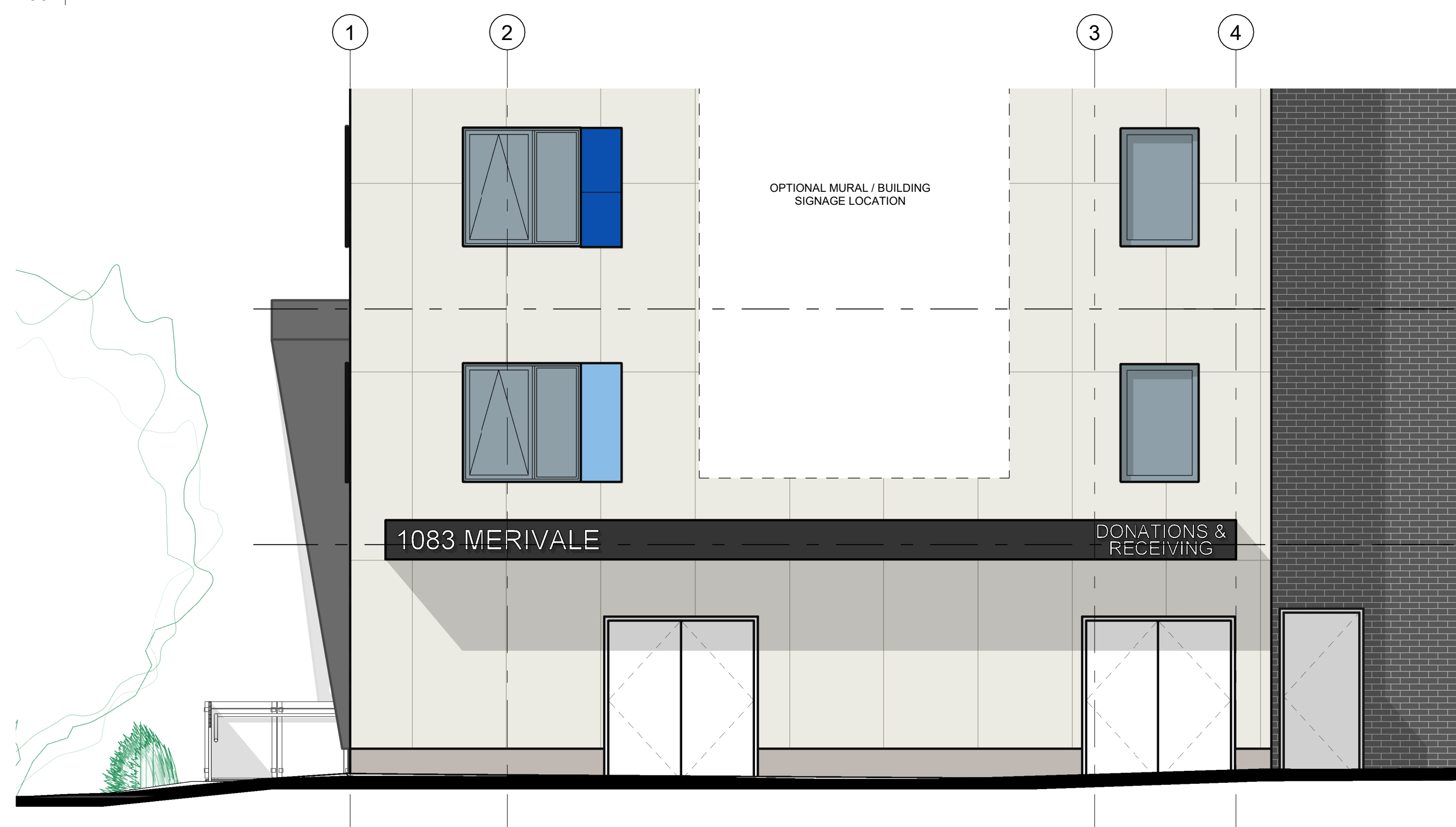
1

A.302



1 SPC WEST ELEVATION - MERIVALE ENTRANCE

A.302 1:50



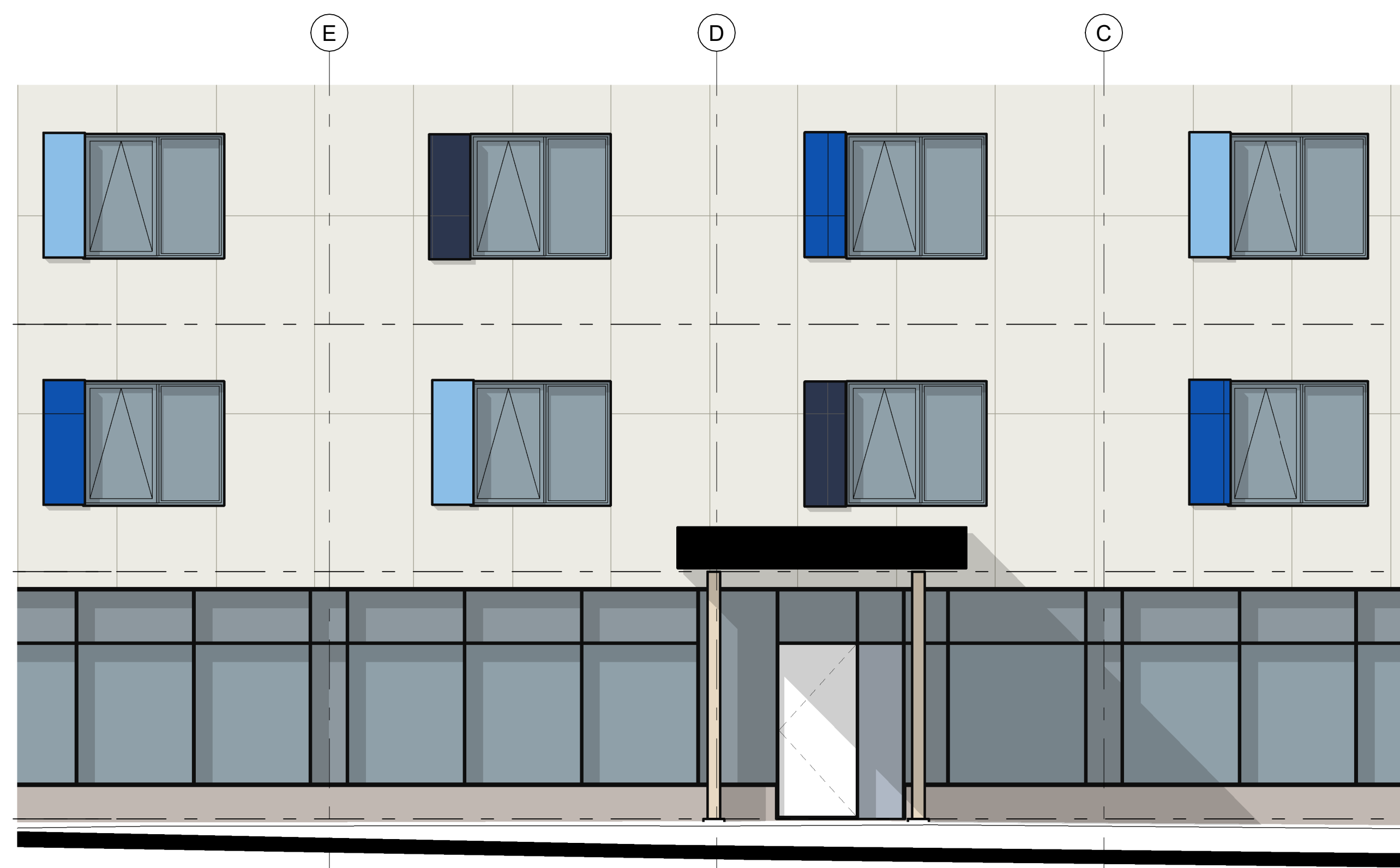
2 SPC SOUTH ELEVATION - RECEIVING ENTRANCE

A.302 1:50

ELEVATION NOTES:

CONTRACTOR TO COORDINATE WITH MANUFACTURER'S SPECIFICATIONS AND INSTALLATIONS GUIDELINES FOR ALL MATERIAL SEALING, TRANSITIONS, SEPARATIONS, FLASHING DETAILS, CONNECTIONS, ANCHORAGES, ETC. CONTRACTOR TO PROVIDE DETAIL DRAWINGS OR MOCK-UP FOR ARCHITECT'S REVIEW AND APPROVAL FOR ALL SPECIAL CONDITIONS NOT SHOWN IN THE CONTRACT DOCUMENTS.

HATCH PATTERNS SHOWN ARE FOR GRAPHIC PURPOSES ONLY AND SHOULD BE COORDINATED WITH ACTUAL SPECIFIED MATERIALS.



3 SPC EAST ELEVATION - COURTYARD ENTRANCE

A.302 1:50