

TRAFFIC CALMING SYMBOLS LEGEND:

	PERMANENT SPEED BUMP
	PAINTED GORE AREA
	PAINTED CENTERLINE
	PAINTED STOP LINE
	TRAFFIC SIGNS

SYMBOLS LEGEND:

	MAIN ENTRANCE/EXIT
	COMMERCIAL TENANT ENTRANCE
	COMMERCIAL LOADING ENTRANCE
	FIRE HYDRANT
	PAINTED CIRCULATION ARROW
	BICYCLE PARKING SPACE
	ACCESSIBLE PARKING SPACE
	CAR SHARE PARKING SPACE

PATTERN LEGEND:

	ASPHALT - MULTI-USE PATHWAY
	CONCRETE SIDEWALK
	PAINTED - CROSS-WALK
	PAVERS - PEDESTRIAN CIRCULATION
	PAVERS - COMMERCIAL TERRACE/CIRCULATION

PARKING IDENTIFICATION LEGEND

TYPE:

- R - RESIDENTIAL
- V - VISITOR
- C - COMMERCIAL

DEDICATED TO:

- T3 - TOWER 3
- T4 - TOWER 4
- T5a - TOWER 5a
- T5b - TOWER 5b

TOPOGRAPHIC INFORMATION
 PROVIDED BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD
 DATED JULY 20, 2018

Appendix A
 Petrie's Landing One Tower 4: R5A (2327)H(109.4)A.S.L. Zoning Compliance Chart

Applicable sections from Bylaw 2008-250, 2008-341, 2014-292	Requirement	Proposed	Notes
Table 165A for Apartment Dwelling Mid High Rise			
Minimum Lot Width (m)	25	Irregular	Tower 4 site area only
Minimum Lot Area (sq. m)	1200	6112.402	
Maximum Building Height (m)	128.45 A.S.L.	128.45 A.S.L.	
Minimum Front Yard Setback (m)	6	min. 7.5	
Minimum Corner Side Yard Setback (m)	4.5	min. 7.5	All setbacks are to be considered interior side yards
Minimum Interior Side Yard Setback (m)	7.5	min. 7.5	with a minimum 7.5m setback
Minimum Rear Yard Setback (m)	7.5	min. 7.5	
Section 168(9)			
Minimum landscape area (% of site)	30%	79%	Tower 4 site area only
Section 101 and 102 (Area C - Table 101)			
Minimum No. of parking spaces per unit	1.2	1.1	287 spaces
Minimum No. of visitor parking spaces per unit	0.2	0.2	37 spaces
Section 106			
Parking space width (m)	2.4 min 3.1 max	2.6	
Minimum parking space depth (m)	5.2	5.2	
Reduced parking space width (m)	6.7 parallel	6.7	
Reduced parking space width (m)	2.4	2.4	
	4.6	4.6	
Section 107			
Drive way access - min width (m) one way	3	N/A	
Drive way access - min width (m) two way	6.7	7.1	
Drive way access - parking garage min width (m) two way	6	6	
Section 110			
Minimum landscape area of parking lot (%)	15	60%	Tower 4 site area only
Minimum landscape buffer width of parking lot not abutting street (m)	1.5/3.0 to 100 spaces; 3.0m or more than 100 spaces	1.5/3	1.5
Minimum landscape buffer width of parking lot abutting street (m)	3	N/A	
Outdoor loading and refuse collection area within parking lot	3	N/A	
min. distance abutting public street (m)	3	N/A	
min. distance abutting any other lot line (m)	3	6.9	Refuse Collection area in parking garage.
Screened with 2m high opaque screen (m)	2	2	
Section 111			
Bicycle Parking Space Provisions (number per unit)	0.5	0.5	121 spaces
Section 137			
Total amenity area (6 m ² per unit)	(6m ² x 242 units = 1452 m ²)	+4370 m ²	Tower 4 site landscape area only. Interior amenity area additional to proposed.
Communal amenity area: % of total required total amenity area	50	100.0	Tower 4 site landscape area only. Interior amenity area additional to proposed.
Layout of Communal Amenity Area (m ²)	54	+4370 m ²	Tower 4 site landscape area only. Interior amenity area additional to proposed.

NOTES GÉNÉRALES / General Notes

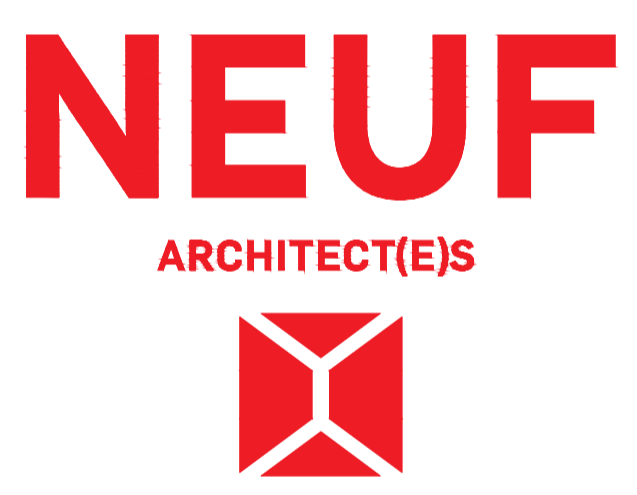
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OUVRAGE Project
PETRIE'S LANDING I - PHASES 3 - 5
 EMPLACEMENT Location NO PROJET No.
 OTTAWA, ONTARIO 11467

NO	RÉVISION	DATE (aa.mm.jj)
A	FOR SPA-CITY COMMENTS	2018.07.18
B	FOR SPA-CITY COMMENTS-REV1	2018.07.19
C	FOR SPA-CITY COMMENTS-REV2	2018.08.07
D	FOR COORDINATION	2019.04.04
E	FOR SPA-CITY COMMENTS-REV3	2019.05.21
F	FOR COMMENTS	2019.06.27
G	FOR SPA-CITY COMMENTS-REV4	2019.07.19
H	FOR SPA-CITY COMMENTS-REV5	2019.09.04
J	FOR SPA-REVISION 6	2019.12.18
K	FOR SPA REVIEW	2024.08.26
L	FOR SPA-CITY COMMENTS-REV6	2025.01.28

DESSINÉ PAR Drawn by
 OC

VÉRIFIÉ PAR Checked by
 ANT. C / F P

DATE (aa.mm.jj)
 25.01.29

ÉCHELLE Scale
 1:250

TITRE DU DESSIN Drawing Title
SITE PLAN - TOWER 4

REVISION Revision NO. DESSIN Dwg Number
L A100a
 #14602

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