

DEVELOPMENT STATISTICS		
ZONED: AM(210) H(18.5) ARTERIAL MAINSTREET ZONE DESIGNATION: EVOLVING NEIGHBOURHOOD, MAINSTREET CORRIDOR		
	EXISTING	PROPOSED
SITE AREA	6.43 HECTARE	NO CHANGE
**EXISTING GAS STATION BUILDING AREA	93 SQ.M.	NO CHANGE
*EXISTING GROCERY STORE BUILDING AREA	14,402.20 SQ.M.	NO CHANGE
*EXISTING GROCERY STORE MEZZANINE	1,989.80 SQ.M.	NO CHANGE
*EXISTING BUILDING COVERAGE	16,485 SQ.M. (25.64%)	NO CHANGE
PROPOSED CHICK-FIL-A BUILDING AREA		462.75 SQ.M.
TOTAL BUILDING COVERAGE	16,485 SQ.M. (25.64%)	16,946.94 SQ.M. (26.36%)
PROPOSED CFA LEASE AREA		4,741.81 SQ.M.
**TOTAL GAS STATION PARKING	11 + 1 BF = 12	NO CHANGE
***TOTAL GROCERY STORE PARKING	1,026 + 20 BF = 1, 046	-99 = 927 + 20 BF = 947
CFA LEASE AREA PARKING	98 +0 BF = 98	44 + 2 BF = 46
***TOTAL SITE PARKING	1,058	983 + 23 BF = 1,006
***TOTAL SITE LANDSCAPE	5,382.50 SQ.M. (8.39%)	5,557.07 SQ.M. (8.64%)
CFA LEASE AREA LANDSCAPE	1,011.28 SQ.M.	1,175.85 SQ.M.
TOTAL SITE HARDSCAPE	42,422.5 SQ.M.(66%)	41,795.99 SQ.M. (65%)
BICYCLE PARKING - MOBIL		0 EXISTING
BICYCLE PARKING - RCSS		2 EXISTING RACKS WITH 6 SPOTS EACH = 12
REFER TO DRAWING A100 FOR ADDITIONAL CFA SITE STATISTICS		
**INFORMATION FROM HARDCOPY ON FILE WITH CITY STAMPED JULY 19, 2004.		
*INFORMATION FROM LANDLORD PROVIDED DRAWING A1-22B DATED MARCH 7, 2005.		
***INFORMATION OBTAINED FROM VARIOUS SOURCES AND SITE COUNTS.		
BF = BARRIER-FREE		

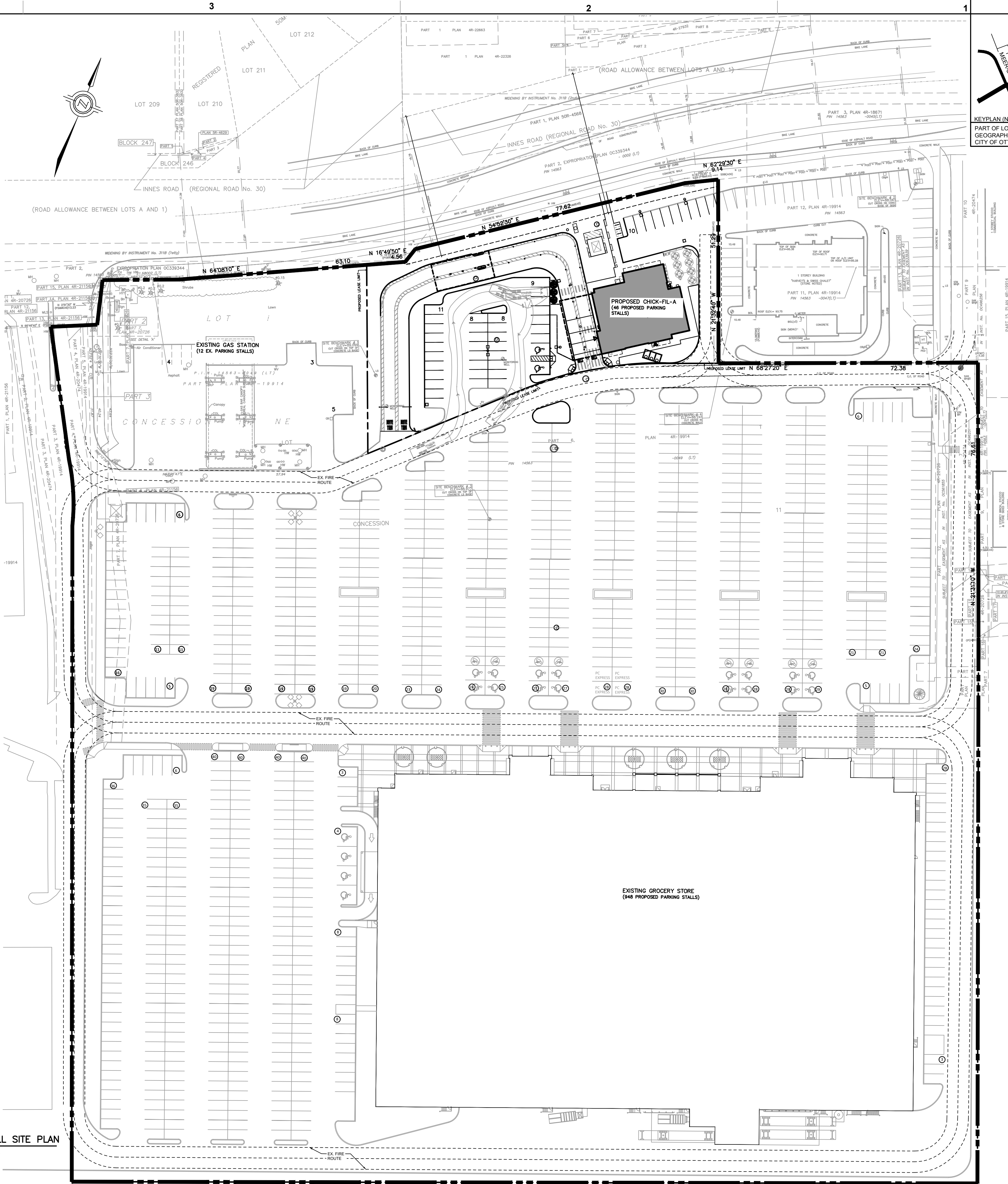
GENERAL NOTES:

- DO NOT SCALE DRAWINGS
- ALL ELEVATIONS ARE IN METRES, UNLESS NOTED OTHERWISE.
- ALL DIMENSIONS ARE IN MILLIMETRES, UNLESS NOTED OTHERWISE.
- ALL DIMENSIONS MUST BE VERIFIED BY THE GC PRIOR TO CONSTRUCTION. ANY DISCREPANCIES MUST BE BROUGHT TO THE ATTENTION OF CHICK-FIL-A'S REPRESENTATIVE.
- ALL WORK TO BE DONE BY THE GC UNLESS NOTED OTHERWISE.
- DRAWINGS ARE TO BE USED IN CONJUNCTION WITH SPECIFICATIONS.
- ALL WORK IS TO BE COMPLETED AS PER PROVINCIAL AND LOCAL REGULATIONS.
- MAKE GOOD ALL AREA'S DISTURBED DURING CONSTRUCTION.
- GC IS RESPONSIBLE FOR ALL LOCATES BEFORE CONSTRUCTION START.

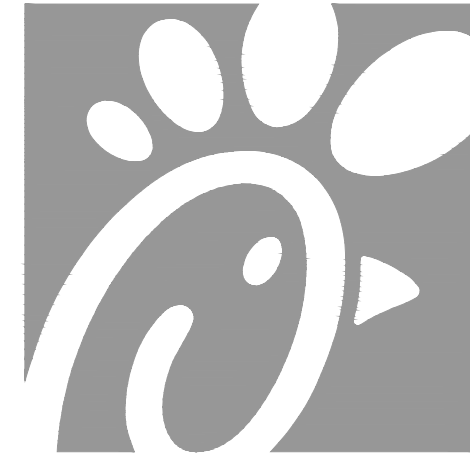
LEGEND

- | | |
|-----------|--|
| ■ | SURVEY MONUMENT FOUND |
| □ | SURVEY MONUMENT SET |
| SSIB | SHORT STANDARD IRON BAR |
| CP | CONCRETE PIN |
| PB | PLASTIC BAR |
| CC | CUT CROSS |
| WIT | WITNESS |
| MEAS | MEASURED |
| P1 | PLAN 4R-19914 |
| P2 | PLAN 4R-21156 |
| P3 | SURVEYOR'S REAL PROPERTY REPORT BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD., DATED MAY 30, 2006 |
| JDB | J.D. BARNES LIMITED |
| AOG | ANNIS, O'SULLIVAN, VOLLEBEKK LTD. |
| * G METER | EX. GAS METER |
| ■ HW | EX. HANDWELL |
| ● BOL | EX. BOLLARD |
| ○ SV | EX. SPRINKLER VALVE |
| □ CB | EX. CATCHBASIN |
| □ DSICB | EX. DOUBLE SIDED INLET CATCHBASIN |
| Y H | EX. HYDRANT |
| ↗ WV | EX. WATER VALVE |
| □ HT | EX. HYDRO TRANSFORMER |
| ● LS | EX. YARD LIGHT |
| ■ PED | EX. PHONE PEDESTAL |
| └ | EX. END CAP |
| —FO— | EX. UNDERGROUND FIBRE OPTICS |
| —ST— | EX. STORM SEWER |
| —S— | EX. SANITARY SEWER |
| —W— | EX. WATER MAINS |
| —G— | EX. NATURAL GAS |
| —OH— | EX. OVERHEAD HYDRO |
| —UB— | EX. UNDERGROUND TELEPHONE |
| —OB— | EX. OVERHEAD TELEPHONE |
| ---- | ROW LINE |
| ===== | PROPERTY LINE |
| ===== | EX. CONC. CURB |
| ===== | NEW CONC. CURB |
| ===== | NEW CURB CUT/DEPRESSED CURB |
| ▲ | MAIN ENTRANCE |
| ▲ | ALTERNATE ENTRANCE |
| △ | EMPLOYEE ONLY ACCESS POINTS |

OVERALL SITE PLAN
SCALE NTS



KEYPLAN (NTS)
PART OF LOT 1 CONCESSION 11
GEOGRAPHIC TOWNSHIP OF CUMBERLAND
CITY OF OTTAWA



Chick-fil-A

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CHICK-FIL-A
ORLEANS
4280 Innes Road
Ottawa, ON

FSR#30042

BUILDING TYPE / SIZE: IP01 SE
RELEASE: XXXXXXXXX

REVISION SCHEDULE		
NO.	DATE	DESCRIPTION
A	2024-10-04	FOR SPA
B	2025-01-23	REISSUED FOR SPA
C	2025-04-16	REISSUED FOR SPA

CONSULTANT PROJECT # BRM0023002042-H0
PROJECT STATUS SPA
DATE SEPTEMBER 2024
DRAWN BY T.M.

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SHEET
OVERALL SITE PLAN

SHEET NUMBER

A101

City File: D07-12-24-0131 & Plan: 17597