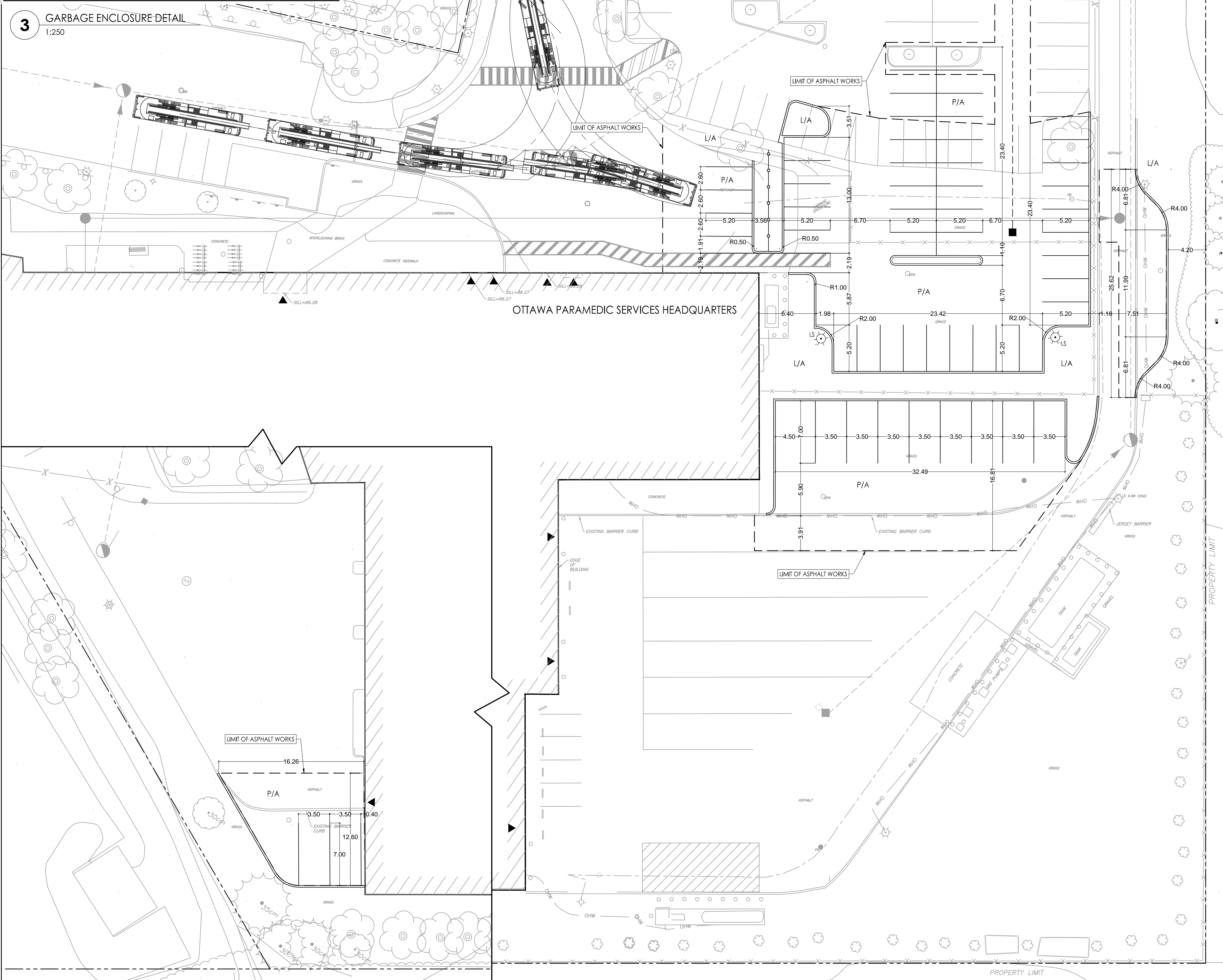
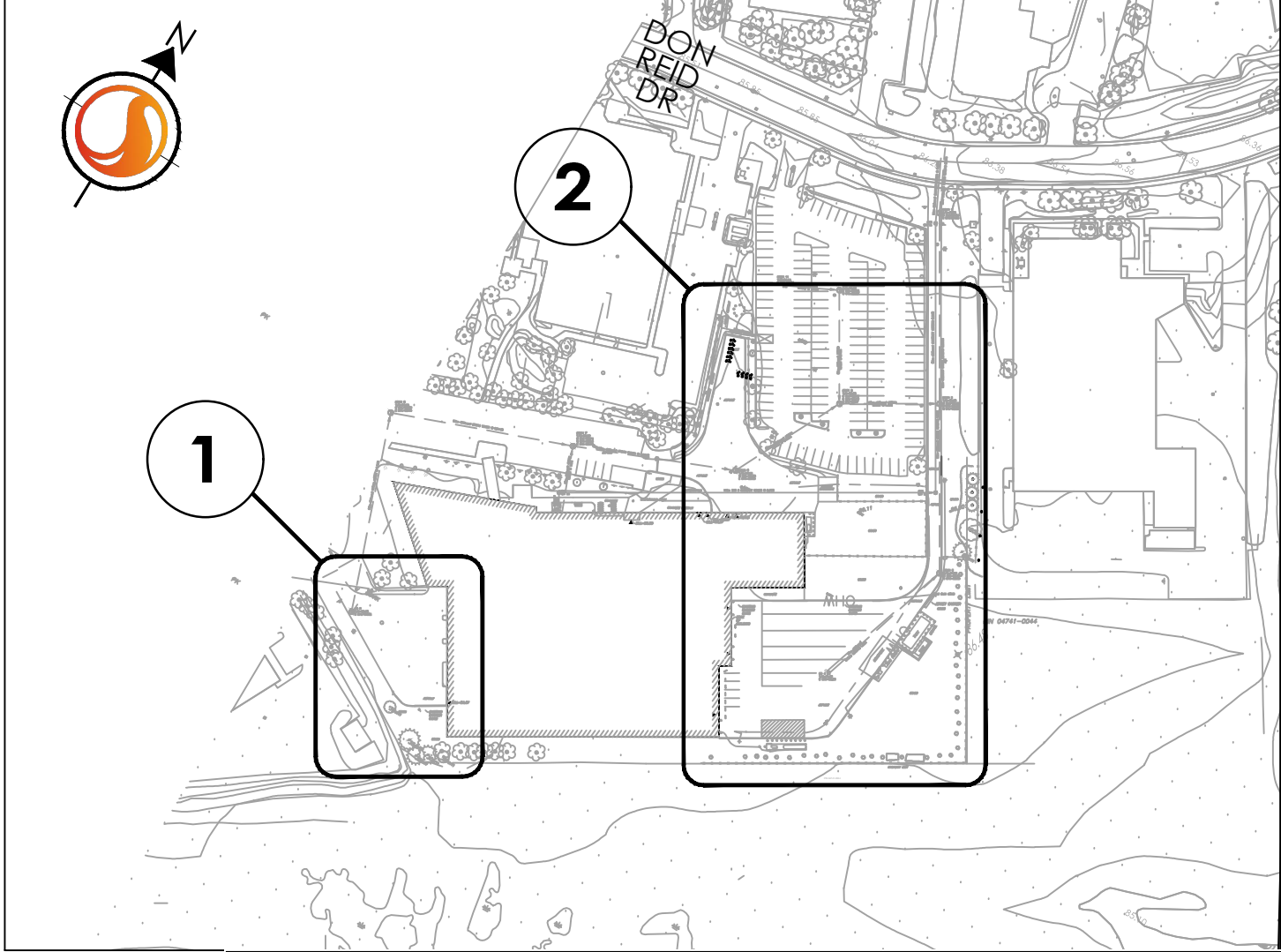


3 GARBAGE ENCLOSURE DETAIL
1:250



1 WEST SIDE PARKING EXTENSION
1:250

2 EAST SIDE PARKING EXTENSION
1:250



Provision	Required / Permitted	Existing (no proposed changes)	By-law
Min. lot area	2,000 m ²	27,410 m ²	203(3)(a)
Min. lot width	No minimum	NA	203(3)(b)
Max. lot coverage	65%	± 25%	203(3)(c)
Min. front yard and corner side yard setback	7.5 m	± 25 m	203(3)(d)
Min. interior side yard setback	All other cases	7.5 m ± 14 m (shortest = SW side yard)	203(3)(e)(i)
Min. rear yard setback	abutting hydro or railway right-of-way	3.5 m ± 9 m	203(3)(f)(ii)
Max. floor space index	2	0.3	203(3)(g)
Max. building height	All other cases	18 m 9.98 m (from top of parapet)	203(3)(h)(ii)
Min. width of landscaped area	Abutting a street	3 m ± 10 m	203(3)(i)(ii)
	In all other cases	No minimum	203(3)(i)(iii)

Type	Required & Existing / Proposed	By-Law
Use	Emergency Service	
Rate	1 per 100 m ² of GFA	
Required Spaces	9,465 m ² / 100 = 94.65	
Existing Spaces	95 spaces	
Removing	Existing (155 secure & 55 visitor)	Table 101 & 106(5)
Adding	210 (5 regular & 10 small (5 regular divided in half))	
TOTAL	239 regular and 10 small (for motorcycles)	
Use	All other non-residential uses	
Rate	0 - 999 m ² = 0 1000 - 1999 m ² = 1 ≥ 2000 m ² = 2	113(4)(d)
Required Spaces	9,465 m ² = 2	
Existing Spaces	2 existing	
Use	All other non-residential uses	
Rate	1 per 1500 m ² of GFA	
Required Spaces	9,465 m ² / 1500 = 6.31	111(2)(i)
Existing Spaces	6 spaces	
Required Spaces	12 existing (outdoor & covered with non-permanent canopy)	
Existing Spaces	200-299 provided vehicle spaces = 3 spaces	
By-law	2017-301	

Space / Aisle Type	Provision	Required / Permitted	By-law
Vehicle	Space dimensions	Regular Min. width = 2.6 m Max. width = 3.1 m Min. length = 5.2 m Parallel Min. width = 2.6 m Min. length = 5.2 m	106(1)
	Min. width for a traffic lane providing access to a parking lot or parking garage	Single traffic lane Double traffic lane	107(1)(a)
	Minimum Width in metres of Driveway Accessing Loading Space	Single traffic lane Double traffic lane	113(5)(a)
	Minimum Width in metres of Aisle Accessing Loading Space, by Angle of Loading Space	45° or less Between 45° and 60° 60° to 90°	113(5)(b)
	Min. space dimensions	Parallel width = 3.5 m length = 9 m width = 3.5 m length = 7 m Other cases	113(5)(c)(d)
	Min. vertical clearance	4.2 m	113(5)(e)
	Permitted location	all locations, including partly or wholly within a building or structure, other than in a required front yard or required corner side yard, or in a required yard abutting a residential zone	113(3) and 113(5)(f)
Bicycle	Min. space dimensions	Horizontal width = 0.6 m length = 1.8 m Vertical width = 0.5 m length = 1.5 m	111(8)(a) 111(8)(b)
	Min. width of aisle accessing parking	1.5 m	111(9)
	Max. amount of vertical spaces	50% of required spaces	111(11)
	Where four or more bicycle parking spaces are provided in a common parking area, each bicycle parking space must contain a parking rack that is securely anchored to the ground and attached to a heavy base such as concrete.		111(10)
Accessible	Min. space dimensions	width = 3.66 m length = 5.2 m	106(2) & By-law 2017-301
Small vehicles (proposed motorcycle parking)			106(5)

(5) Despite subsection (1), a parking space complying with the provisions of the section may be divided into two spaces for small vehicles provided:

(a) the parking space is not parking required by this by-law;

(b) the parking space is not parking required by this by-law;

(c) not more than 5% of total number of parking spaces are divided into spaces for small vehicles.

(d) the parking space must be located in a parking lot. (By-law 2008-462)

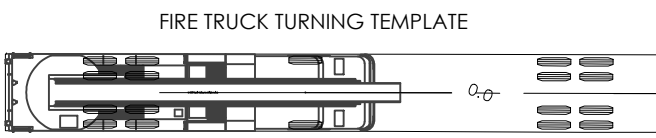
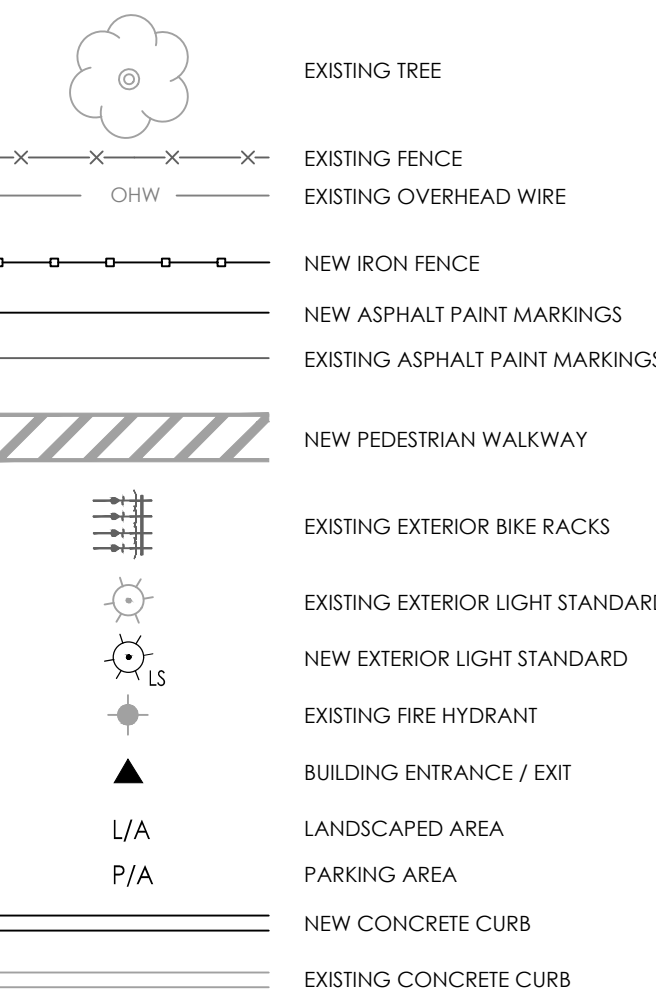


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Legend



Notes

1. TOPOGRAPHIC SURVEY SUPPLIED BY STANTEC GEOMATICS LTD. DATED NOVEMBER 28th, 2019.
2. SNOW STORAGE TO BE REMOVED OFF SITE DURING WINTER MONTHS

1	ISSUED FOR CLIENT REVIEW	AJ	KS	20.02.21
		By	Appd.	YY.MM.DD

Revision

File Name:	163601309-DB	AJ	KS	AJ	20.02.19
		Dwn.	Chkd.	Dsgn.	YY.MM.DD

Permit-Seal

Client/Project

OTTAWA PARAMEDIC SERVICES HEADQUARTERS
2495 DON REID DRIVE

EXTERIOR PARKING LOT EXTENSION

Ottawa, ON

Title

SITE PLAN

Project No.	163601309	Scale	0 2.5 7.5 12.5m
Drawing No.	Sheet	Revision	

SP-1

2 of 4

1