

MICROTEL HOTEL KANATA
 340 HUNTMAR DRIVE
 OTTAWA, ONTARIO

OWNER / APPLICANT: ACTIVAR INC.
 2-107 FOURTH AVE.
 OTTAWA, ON. K1S 2L1

ARCHITECTURE: DREDGE LEAHY ARCHITECTS INC.
 25 HOLLAND AVE. SUITE 100
 OTTAWA, ON. K1Y 4R9

SURVEYORS: MCINTOSH PERRY
 115 WALGREEN RD., RR3
 CARP, ON. K0A 110

CIVIL ENGINEERING: MCINTOSH PERRY

PLANNING: MCINTOSH PERRY

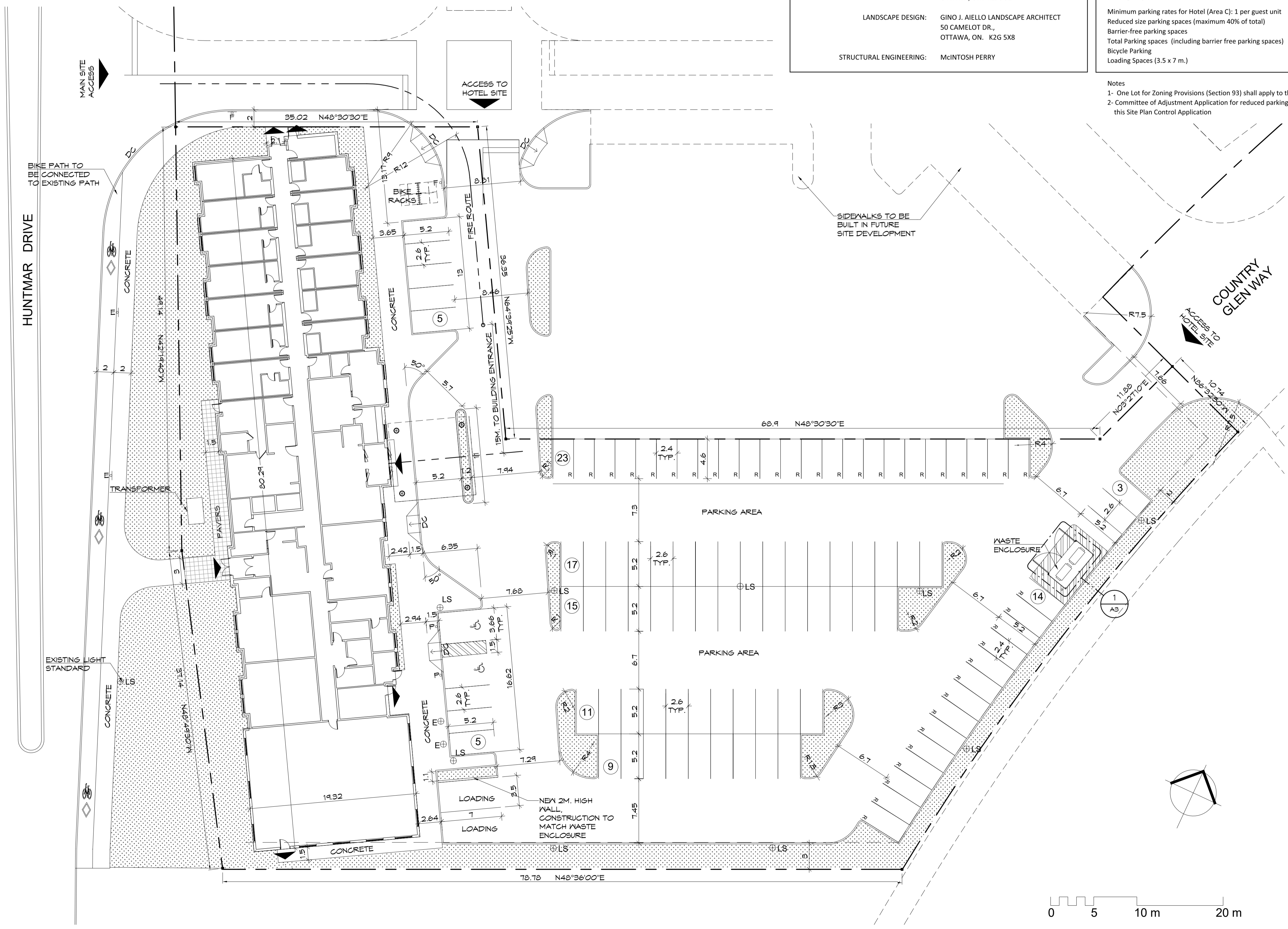
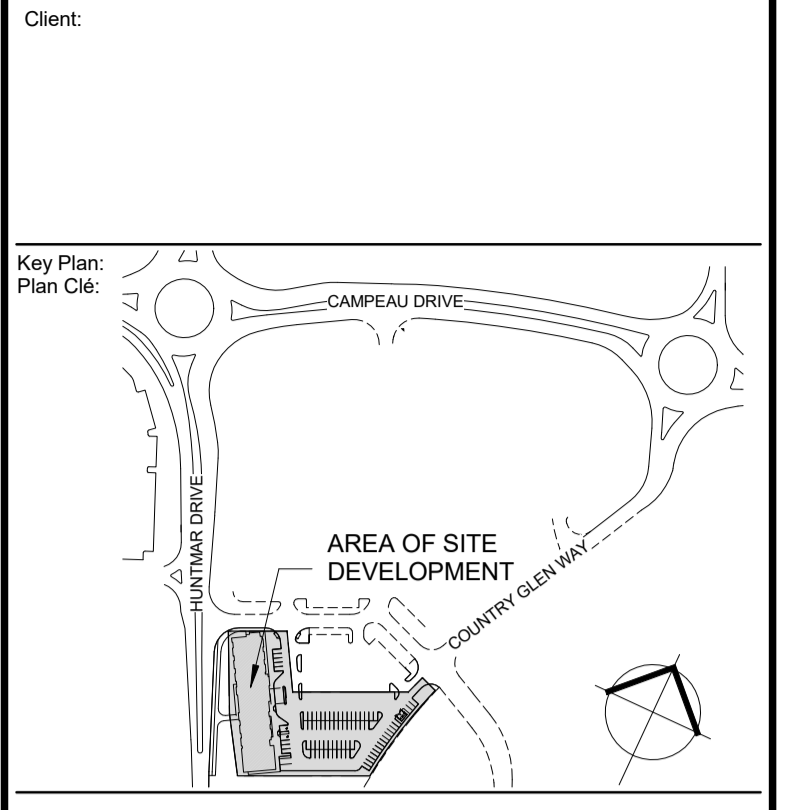
ELECTRICAL / MECH. ENGINEERING: LRL ENGINEERING
 5430 CANOTEK RD.
 OTTAWA, ON. K1J 9G2

LANDSCAPE DESIGN: GINO J. AIELLO LANDSCAPE ARCHITECT
 50 CAMELOT DR.,
 OTTAWA, ON. K2G 5X8

STRUCTURAL ENGINEERING: MCINTOSH PERRY

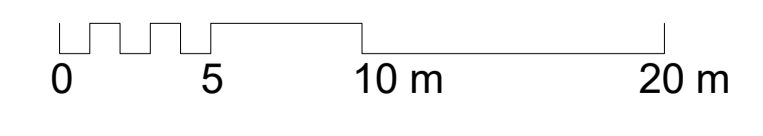
ZONING COMPLIANCE TABLE		
Project: Microtel Kanata		
Address: 340 Huntmar Drive, Ottawa, ON		
Zoning: MC H(45)		
Property Identification Number : 045100966		
Existing Lot Area : 6,350 m ²		
Site Development Area Frontage: 10.74 m Country Glen Way / 86.3 m Huntmar Dr.		
Building Gross Floor Area: 4,035 m ²		
	REQUIRED	PROVIDED
Minimum Lot Area	no minimum	6,350 m ²
Minimum Lot Width	no minimum	119 m
Minimum Front Yard	no minimum	2 m
Minimum Interior Side Yard	no minimum	3 m
Minimum Rear Yard	no minimum	2 m
Maximum Building Height	45 m	17 m
Minimum width of landscaping abutting a street	no minimum	>3 m
Minimum width of landscaping: parking to lot line not abutting a street (100 or more spaces)	3 m	3 m
Minimum % of landscape area	15 %	15 %
Parking Requirements		
Minimum parking rates for Hotel (Area C): 1 per guest unit	108	102
Reduced size parking spaces (maximum 40% of total)	37	37
Barrier-free parking spaces	2	2
Total Parking spaces (including barrier free parking spaces)	108	102
Bicycle Parking	5	6
Loading Spaces (3.5 x 7 m.)	2	2

Notes
 1- One Lot for Zoning Provisions (Section 93) shall apply to this site and the adjacent Arcadia Retail Complex
 2- Committee of Adjustment Application for reduced parking will be submitted concurrently with this Site Plan Control Application



SITE PLAN LEGEND	
SYMBOL	DESCRIPTION
---	PROPERTY LINE
- - -	SETBACK LINE
---	NEW CURB
DC	NEW DEPRESSED CURB
▲	ENTRANCE / EXIT
⊕ LS	LIGHT STANDARD (REFER TO LIGHTING PLAN)
⊕ E	ELECTRIC CAR CHARGING STATION
E	EXISTING SIGN
P	ACCESSIBLE PARKING SIGN
F	FIRE ROUTE SIGN
♿	ACCESSIBLE PARKING SPACE
□	STANDARD PARKING SPACE (2.6 X 5.2 M.)
⊗	REDUCED SIZE PARKING SPACE C/V SIGNAGE (2.4 X 5.2 M. OR 2.4 X 4.6M.)
⌘	NEW BIKE RACK
▨	LANDSCAPED AREA
▨	PAINTED LINES

1 SITE PLAN
 A1 SCALE: 1 : 250



Client:

ISSUED FOR SITE PLAN APPLICATION OCT 27, 2017

Issue: Date:

Prime Consultant:
 Expert-Conseil:

DREDGE LEAHY ARCHITECTS INC.
 100 - 25 Holland Ave.
 Ottawa, ON K1Y 4R9
 613.724.9865
 dl-arch.ca

Sub Consultant:
 Expert-Conseil:

Project:
 Project: **MICROTEL KANATA**

340 HUNTMAR DRIVE, KANATA, ON

Drawing:
 Dessin: **SITE PLAN**

Drawn by:
 Dessiné par: **S.G.**

Scale:
 Echelle: **As indicated**

Designed by:
 Conçu par: **S.G. / M.D.**

Date: **10/25/17**

Approved by:
 Approuvé par: **M.D.**

Client Project No.
 No. du Projet du Client:

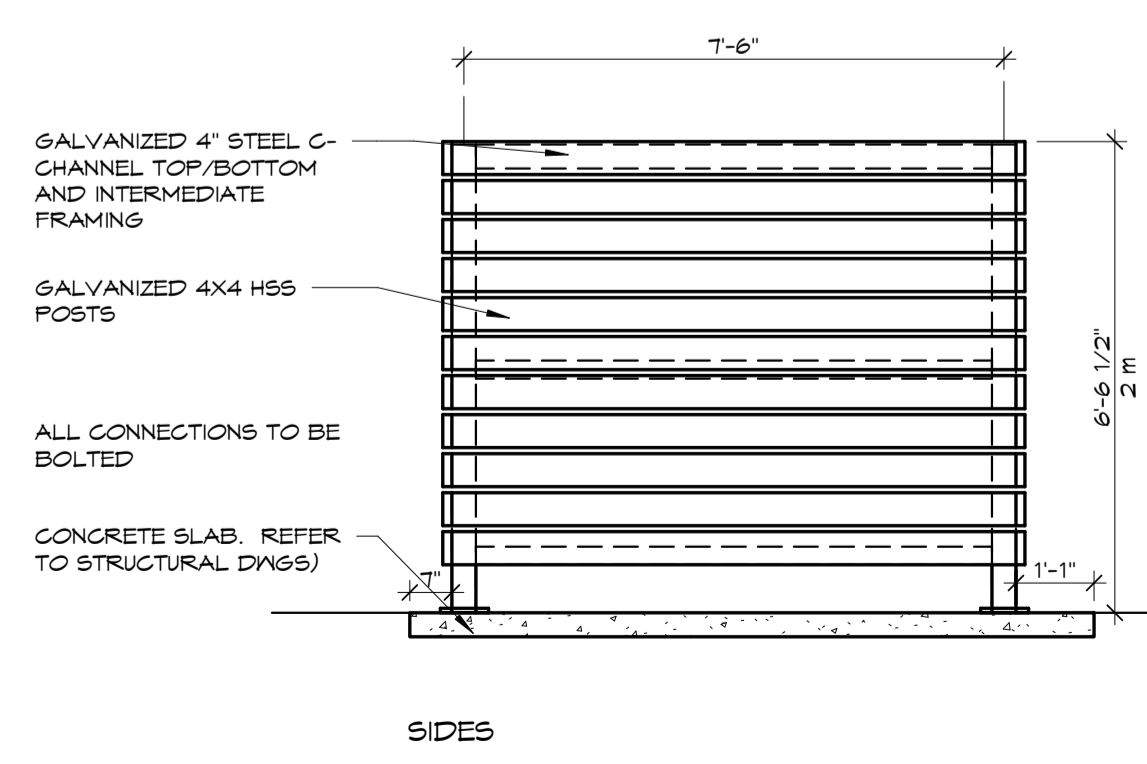
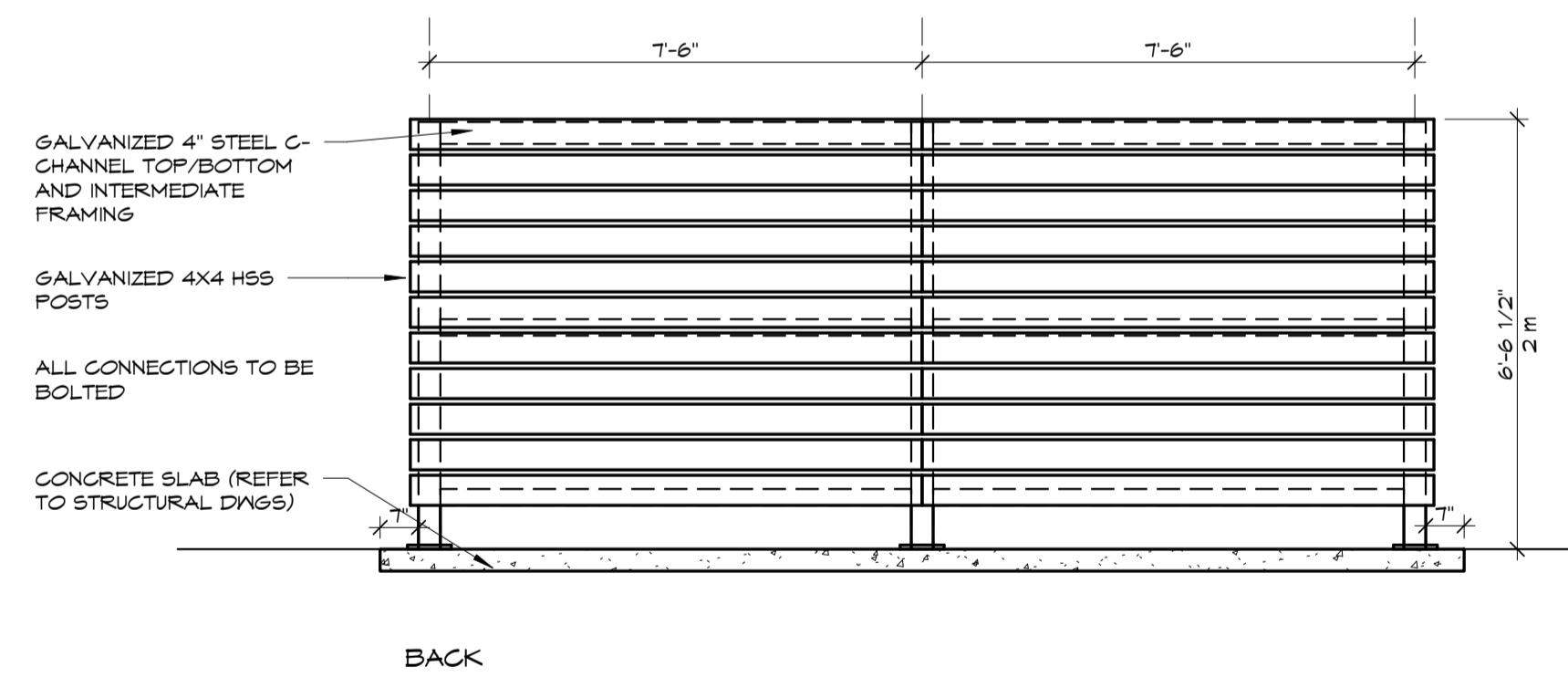
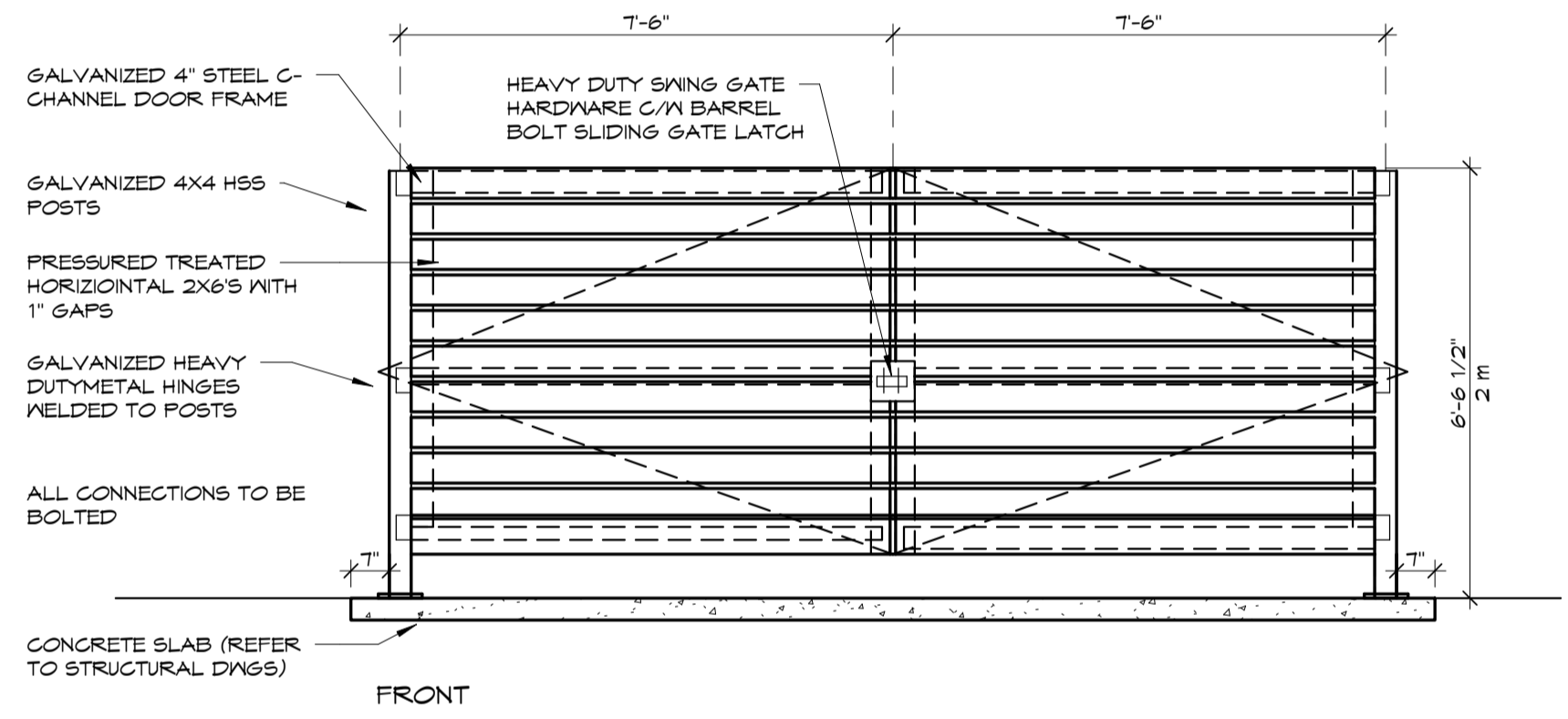
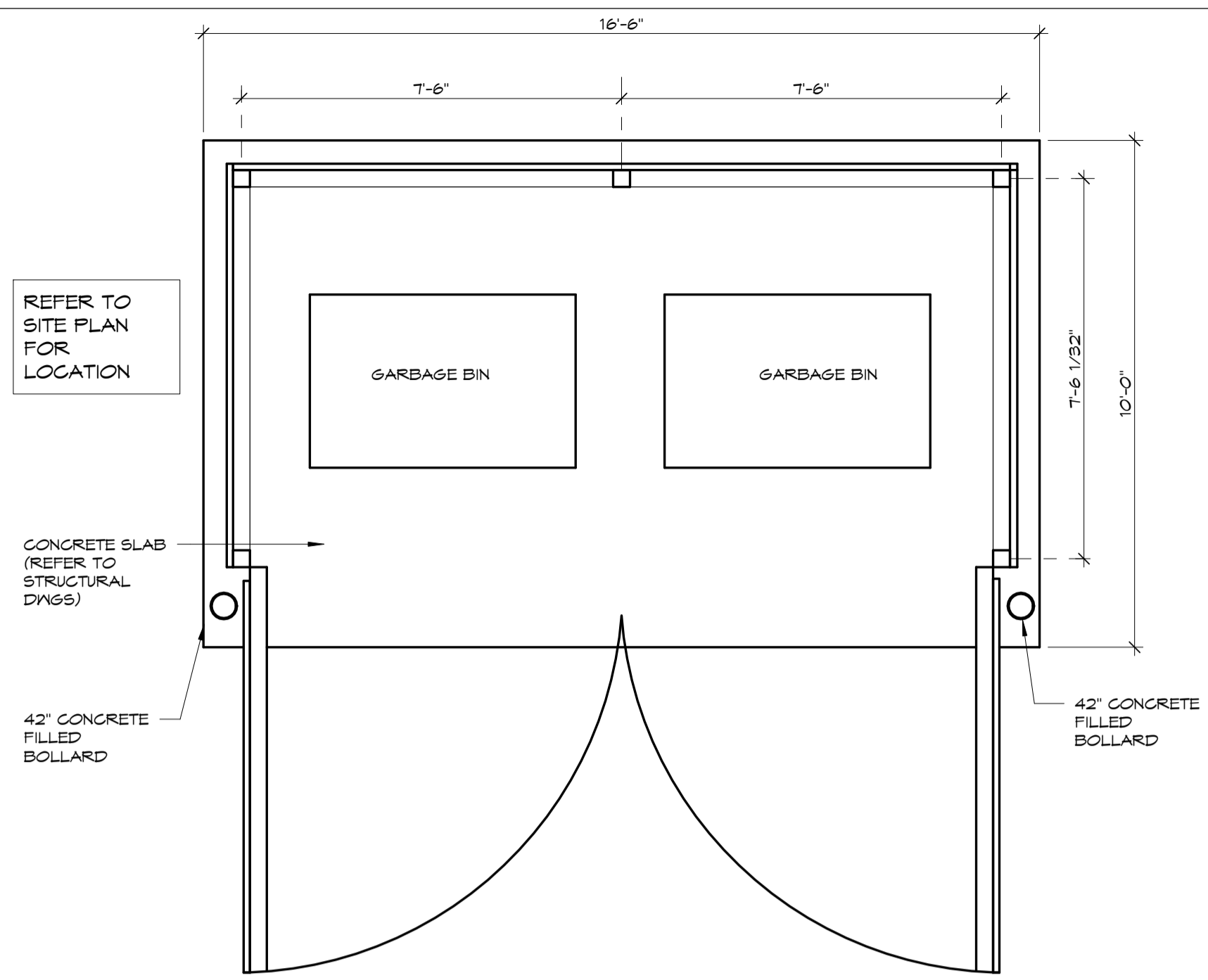
Project No.:
 No. du Projet: **1394**

Sheet No.:
 No. de la feuille: **A1**

ONTARIO ASSOCIATION OF ARCHITECTS
 MICHELE L. DREDGE
 LICENCE 4098

Client:

Key Plan:
Plan Clé:



1 GARBAGE ENCLOSURE
A3 SCALE: 3/8" = 1'-0"

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Expert-Conseil:

DREDGE LEAHY ARCHITECTS INC.
100-25 Holland Ave.
Ottawa, ON K1Y 4R9
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Sub Consultant:
Expert-Conseil:

Project:
Project: MICROTREL KANATA
340 HUNTMAR DRIVE, KANATA, ON

Drawing:
Dessin: GARBAGE ENCLOSURE

Drawn by:
Dessiné par: BH
Scale:
Echelle: 3/8" = 1'-0"

Designed by:
Conçu par: BH
Date: 10/25/17

Approved by:
Approuvé par: MD
Client Project No.
No. du Projet du Client:

Seal:
Scellé: ONTARIO ASSOCIATION OF ARCHITECTS
MICHELE L. DREDGE
LICENCE 4998
Project No.:
No. du Projet: 1394
Sheet No.:
No. de la feuille:

A3