



1 LOCATION PLAN  
SP-01 SCALE: NTS

**SITE STATISTICS**

Total Site Area: 40,318.7 m<sup>2</sup>  
Project Area: 719 m<sup>2</sup>

Zoning: AM10 (1418) / AM10(2217)

**Building Areas (Existing and Proposed)**

Lot Area: 12,189.9 m<sup>2</sup>  
Gas Bar: 30.2 m<sup>2</sup>  
Royal Bank of Canada: 323 m<sup>2</sup>  
Bank of Montreal: 371.6 m<sup>2</sup>  
A&W - Proposed: 153.11 m<sup>2</sup>  
TOTAL AREA: 13,268 m<sup>2</sup>  
Building Coverage: 33%

**Parking**

Required Parking: 479 spaces  
2 Bay/30m<sup>2</sup>  
Parking Proposed: 496 spaces

**Disabled Parking**

Required Parking: 6 spaces  
Parking Proposed: 9 spaces

**Bicycle Parking**

Required Parking: 0 spaces  
Parking Proposed: 6 spaces

**Loading Spaces**

Required Parking: 2 spaces  
Loading Proposed: 3 spaces  
Total Landscape Area: 52%

TOPOGRAPHIC PLAN OF SURVEY OF  
PART OF LOTS 16  
REGISTERED PLAN 30  
CITY OF OTTAWA  
FAIRHALL, MOFFATT & WOODLAND LIMITED

SURVEY INFO  
SCALE: NTS

**LEGEND**

- Property Line
- Building Entry / Exit
- New Poured Concrete Sidewalk
- New Catch Basin
- New Manhole (Storm)
- New Manhole (Sanitary)
- Ornamental Fence
- Ecoloxia Garbage + Enclosure
- Patio Furniture
- Bus Stop
- Bollard
- Landscape Area

STATISTICS  
SCALE: NTS

LEGEND  
SCALE: NTS

GENERAL ARCHITECTURAL NOTES:

- This drawing is the property of the Architect and may not be reproduced or used without the expressed consent of the Architect.
- Drawings are not to be scaled. The Contractor is responsible for checking and verifying all levels and dimensions and shall report all discrepancies to the Architect and obtain clarification prior to commencing work.
- Upon notice in writing, the Architect will provide written/graphic clarification or supplementary information regarding the intent of the Contract Documents.
- The Architectural drawings are to be read in conjunction with all other Contract Documents including Project Manuals and the Structural, Mechanical and Electrical Drawings.
- Positions of exposed or finished Mechanical or Electrical devices, fittings and fixtures are indicated on the Architectural Drawings. Locations shown on the Architectural Drawings shall govern over Mechanical and Electrical Drawings. Mechanical and Electrical items not clearly located will be located as directed by the Architect.
- These documents are not to be used for construction unless specifically noted for such purpose.

REVISION RECORD

SUBMITTED FOR CITY COMMENTS	2018-02-14
SUBMITTED FOR CITY COMMENTS	2017-11-04
SUBMITTED FOR CITY COMMENTS	2017-10-23
SUBMITTED FOR CITY COMMENTS	2017-09-21
ISSUED FOR SITE PLAN CONTROL	2017-05-01

ISSUE RECORD



1460 MERIVALE ROAD  
1460 Merivale Road  
Ottawa, ON

PROJ	SCALE	DRAWN	REVIEWED
1716	NOTED	DP	RMK

SITE PLAN

SP-01

2 SITE PLAN  
SP-01 SCALE: 1:200