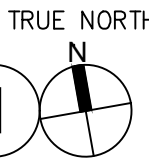


OVERALL SITE PLAN

SCALE: 1:2000



SITE STATISTICS TABLE

ITEM	PROPOSED RH/RH[818]	REQUIRED RH/RH[818]
ZONING CATEGORY	38.97 ha (389,766 SM)	8,000 m ² MINIMUM (0.8 ha)
GROUND FLOOR AREA (SQ. M)	95,061.9	N/A
WAREHOUSE	24.4	
GUARDHOUSE	75.5	
NORTH SMOKE SHELTER	94.6	
SOUTH SMOKE SHELTER		
GROSS FLOOR AREA (SQ. M)	95,086	N/A
LOT COVERAGE (NET)	24.39%	50% MAX.
FRONT YARD SETBACK (M)	108.75m	15.0m (West)
REAR YARD SETBACK (M)	82.06m	15.0m (North)
INT. SIDE YARD SETBACK (M)	64.02m	10.0m (South)
LANDSCAPE COVERAGE	193,518.1m (49.66%)	
PAVING AREA	101,186m (25.95%)	
NUMBER OF PARKING SPACES 0.8 space per 100 SM GFA	1008 STALLS	756 STALLS
NUMBER OF HANDICAPPED PARKING SPACES	22 STALLS	22 STALLS
NUMBER OF LOADING SPACES	99	
PARKING STALL DIMENSIONS (M)	2.74m X 5.48m	2.6m X 5.2m
HANDICAPPED PARKING STALL DIMENSIONS	A: 3.5m X 5.2m (TYP.) B: 2.74m X 5.2m	A: 3.4m X 5.2m (TYP.) B: 2.4m X 5.2m
BUILDING HEIGHT	13.65	15.00
WAREHOUSE	3.00	
GUARDHOUSE	5.70	
NORTH SMOKE SHELTER	4.83	
SOUTH SMOKE SHELTER		

GENERAL NOTES

- PROPERTY LINE
- 2743x5486 PARKING STALL, PAINTED PARKING STRIPPING PER CITY STANDARDS.
- PRINCIPLE ENTRY
- TYPICAL SHARED ACCESSIBLE PARKING STALLS, PAINTED PARKING STRIPPING PER CITY STANDARDS. TO HAVE (2) TYPE B (3743x6221) STALLS WITH 1500mm PATH STRIP BETWEEN - REFER TO CITY OF OTTAWA ACCESSIBLE PARKING STANDARDS.
- 150mm WIDE CURB TYPICAL
- 1500mm WIDE SIDEWALK TYPICAL U.N.O
- PARKING ENTRY
- TRUCK COURT ENTRY
- TRAILER PARKING
- FIRE DEPARTMENT CONNECTION / SIAMESE

- FIRE HYDRANT AND VALVE. PROVIDE 4 BOLLARD - REFER TO CIVIL DWG'S
- 8'-0" CHAIN LINK SECURITY FENCE W/ BLACK VINYL COATING
- CONCRETE APRON
- LANDSCAPE AREA - SEE LANDSCAPE DWGS.
- EXTERIOR GALVANIZED STEEL STAIRS W/ TUBE STEEL GUARDRAIL, TYP.
- GAS METER LOCATION
- LOADING SPACE - L.S. (3.5m x 9m)
- FIRE ACCESS ROUTE W/ 12.0M TURNING RADIUS (-----)
- PROPOSED ELECTRICAL ROOM
- PROPOSED SPRINKLER ROOM
- CONCRETE DOLLY PAD
- PATHWAY PAINTED LINES

- HATCHED AREA DENOTES HEAVY DUTY ASPHALT. TYPICAL FOR ALL AREAS REQUIRING FIRE TRUCK OR TRACTOR TRUCK ACCESS - REFER TO CIVIL DWG'S
- RAMP GUARDRAIL - SEE DET. 5/A1.6
- LINE OF ROOF ABOVE
- SINGLE 19'-0"Wx 8'-0"H BLACK VINYL COATED MANUAL SWING GATE WITH DROP ROD AND LOCKING HARDWARE.
- PROPOSED STOP SIGN LOCATION
- TYPICAL CURB RAMP - SEE DET. 6/A1.6
- FUTURE SECONDARY TRUCK ACCESS
- GUARDHOUSE WITH TRUCK QUEUING
- FLEXIBLE DELINEATOR POSTS & DEPRESSED CURB
- PROPOSED TOWER NEW LOCATION
- PUMP HOUSE
- RESERVOIR

- 0'-6" DEEP GRAVEL BED (TYP.)
- PREFABRICATED SHELTER & DROP-OFF AREA
- GRAVEL FIRE LANE
- SANITARY PUMP STATION
- SANITARY TREATMENT PLANT
- STORMWATER RETENTION - REFER TO CIVIL DWG'S
- YETI SNOW REMOVAL
- TYPICAL 1070 MM GUARDRAIL
- CONCRETE STAIR
- BF SIGNAGE AS PER CITY OF OTTAWA STANDARD

SITE LEGEND

- NEW HEAVY DUTY PAVEMENT (HATCHED) REFER TO CIVIL DWG'S
- NEW LANDSCAPED AREA (HATCHED) REFER TO LANDSCAPE DWG'S
- FIRE ACCESS ROUTE WITH 12.0M TURNING RADIUS
- TRUCK LOADING DOCK DOOR
- DRIVE IN DOOR
- MAN DOOR ENTRY
- FIRE DEPT CONNECTION (VERIFY LOCATION WITH CIVIL DRAWINGS)
- PROPOSED FIRE HYDRANT (VERIFY LOCATION WITH CIVIL DRAWINGS)
- EXISTING FIRE HYDRANT (VERIFY LOCATION WITH CIVIL DRAWINGS)
- D.C. 1500mm WIDE DEPRESSED CURB FOR ACCESSIBLE PARKING AND PEDESTRIAN ACCESS - REFER TO DETAIL 2/A1.0
- MH DENOTES MANHOLE
- NEW STOP SIGN

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**ONTARIO ASSOCIATION
OF ARCHITECTS**
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INDUSTRIAL BUILDING
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OTTAWA, ONTARIO

DATE	REMARKS
16/03/2018	PRELIMINARY DESIGN PACKAGE
09/04/2018	ISSUED FOR SPA

PA / PM: C.R.
DRAWN BY:
JOB NO.:

A1.0