

1 PROPOSED SITE PLAN - PHASE (1)
A1.0 SCALE 1:200

ZONING DATA (BASED ON ZONING BY-LAWS 2008-250 & 2018-18)

MUNICIPAL ADDRESS:
351 SANDHILL ROAD, OTTAWA, ONTARIO, CANADA

LEGAL DESCRIPTION:
PIN #: 045170006, PART OF LOT 10, CONCESSION 4, GEOGRAPHIC
TOWNSHIP OF MARCH/CITY OF OTTAWA

PROPOSED ZONING DESIGNATION:
MINOR INSTITUTIONAL ZONE (I1A) - AREA C SUBURBAN

LOT AREA:
8,103.80 SQ. M. (2.0 ACRES)

LOT DEVELOPMENT BREAKDOWN:
EXISTING BLDG. FOOTPRINT: 496 SQ. M. (6.1%)
GRASS/LANDSCAPING: 2,220.6 SQ. M. (27.4%)
HARD SURFACES/WALKWAYS: 284.9 SQ. M. (3.5%)
ASPHALT: 5,102.3 SQ. M. (63%)

BUILDING FOOTPRINT:
• NEW BUILDING: 0 SQ. M.
• EXISTING MODIFIED BUILDING: 496 SQ. M.
• GROSS BUILDING AREA: 496 SQ. M.

LOT COVERAGE:
(496/8,103.80) X 100 = 6.1%

EXISTING BUILDING USE FLOOR AREA BREAKDOWN:

- BASEMENT LEVEL:
 - STORAGE, WASHROOMS AND BUILDING SERVICES ONLY
- FIRST FLOOR LEVEL:
 - MEN'S PRAYER HALL: 82 SQ. M.
 - WOMEN'S PRAYER HALL: 56 SQ. M.
 - MEETING ROOM: 19 SQ. M.
 - OFFICE: 21 SQ. M.
 - SWIMMING POOL, WASHROOMS, ETC.: N/A

I1A ZONING PROVISIONS

ZONING MECHANISM	REQUIRED	PROVIDED
LOT LOT WIDTH LOT AREA	15M (min.) 400 SQ. M. (min.)	61M 8,103.80 SQ. M.
SETBACKS FRONT YARD SETBACK REAR YARD SETBACK INTERIOR SIDE YARD SETBACK	1.5M (min.) 7.5M (min.) 7.5M (min.) - ABUTTING A RESIDENTIAL ZONE 3M (min.) - ALL OTHER CASES	± 40M ± 73.5M ± 12.6M ± 14.3M
BUILDING HEIGHT MAX. PERMITTED HEIGHT	15M	± 6M
PARKING PLACE OF WORSHIP	$9.5/100 \text{ SQ. M. } (178/100 \times 9.5) =$ TOTAL REQUIRED: 16.91	124
DISABLED PARKING SPACES	1	2
BICYCLE PARKING	$1/1,500 \text{ SQ. M. GFA}$ EXISTING BUILDING GFA: 496 SQ. M. TOTAL GFA: 496 SQ. M.	2
LOADING SPACE	1	1
PARKING LOT LANDSCAPE BUFFER	0.8M (min.)	1.2M

SITE PLAN LEGEND

	REPRESENTS LOT/PROPERTY LINE		FIRE DEPARTMENT CONNECTION
	REPRESENTS EXISTING BUILDING/STRUCTURE TO REMAIN		NEW TREE. REFER TO THE LANDSCAPE PLAN
	REPRESENTS NEW BUILDING/STRUCTURE IN PHASE (2)		NEW SHRUBS/PERENNIALS. REFER TO THE LANDSCAPE PLAN
	REPRESENTS EXISTING/NEW GRASS. REFER TO THE LANDSCAPE PLAN		
	REPRESENTS HEAVY-DUTY ASPHALT FOR FIRE-TRUCK ACCESS ROUTE. REFER TO THE CIVIL DRAWINGS		
	REPRESENTS EXISTING CEDAR HEDGE TO REMAIN AND NEW CEDAR HEDGE TO MATCH EXISTING		
	REPRESENTS NEW CONCRETE SIDEWALK		
	REPRESENTS STANDARD ASPHALT MARKING		
	REPRESENTS NEW BRICK PAVERS		
	REPRESENTS NEW 150mm CONCRETE CURB. REFER TO THE CIVIL DRAWINGS		
	REPRESENTS BICYCLE PARKING SPACES/PARKING RACKS		
	REPRESENTS ACCESSIBLE PARKING VERTICAL SIGNAGE (PER CITY OF OTTAWA ACCESSIBILITY DESIGN STANDARD)		

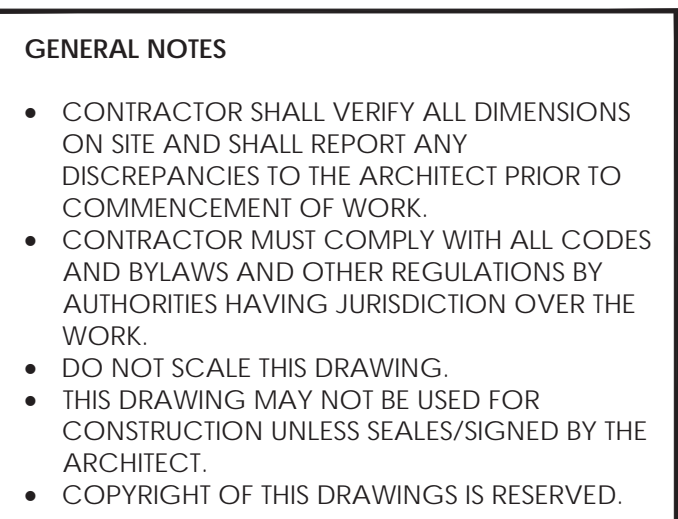
GENERAL NOTES

- CONTRACTOR SHALL VERIFY ALL DIMENSIONS ON SITE AND SHALL REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO COMMENCEMENT OF WORK.
- CONTRACTOR MUST COMPLY WITH ALL CODES AND BYLAWS AND OTHER REGULATIONS BY AUTHORITIES HAVING JURISDICTION OVER THE WORK.
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SURVEY PLAN DISCLAIMER

THIS ARCHITECTURAL SITE PLAN DRAWING IS PREPARED BASED ON A SURVEY PLAN PROVIDED TO A+ ARCHITECTURE INC. OF EXISTING LAND FEATURES, INCLUDING BUT NOT LIMITED TO, EXISTING LEGAL BOUNDARIES, LOT LINES, GRADES, TOPOGRAPHY, VEGETATION ETC., SHOWN ON THIS DRAWING FOR COORDINATION PURPOSES ONLY AND ARE BASED ON THE SURVEY PLAN PREPARED BY FAIRHALL, MOFATT & WOODLAND, ONTARIO LAND SURVEYOR, DATED DECEMBER, 2016.

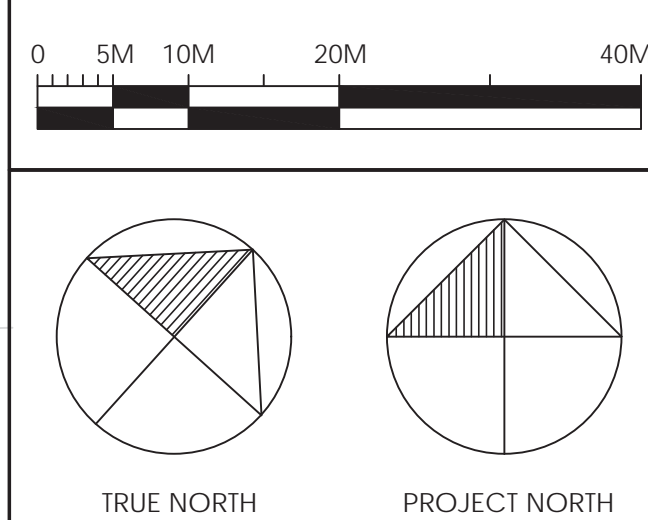
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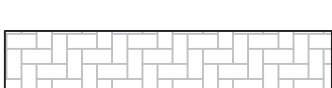

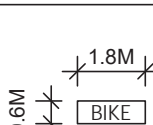


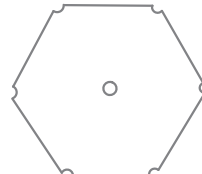

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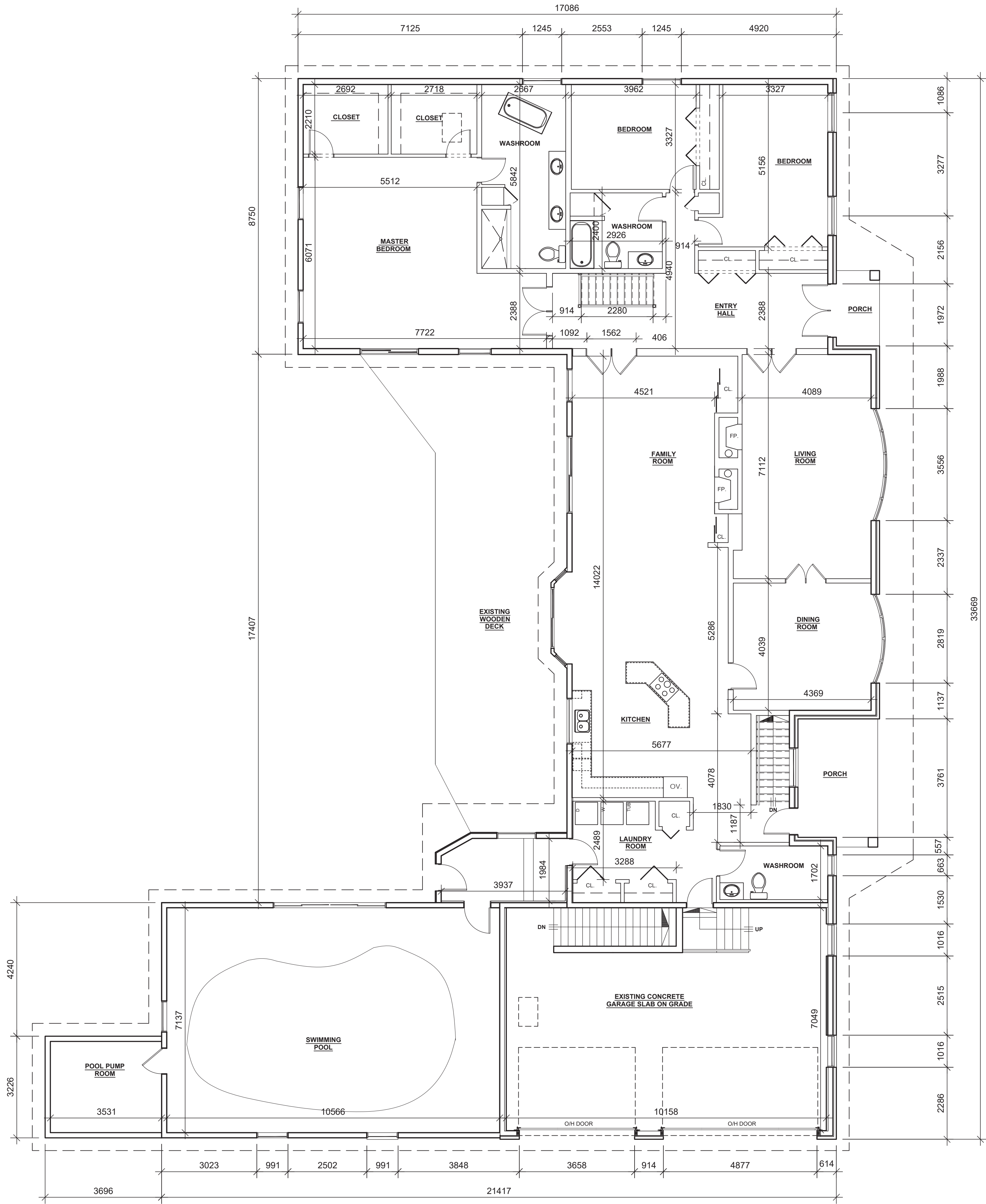
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00	ISSUED FOR RE-ZONING/SITE PLAN CONTROL APPLICATION	2017/08/30
NO.	ISSUE	DATE (YYYY/MM/DD)



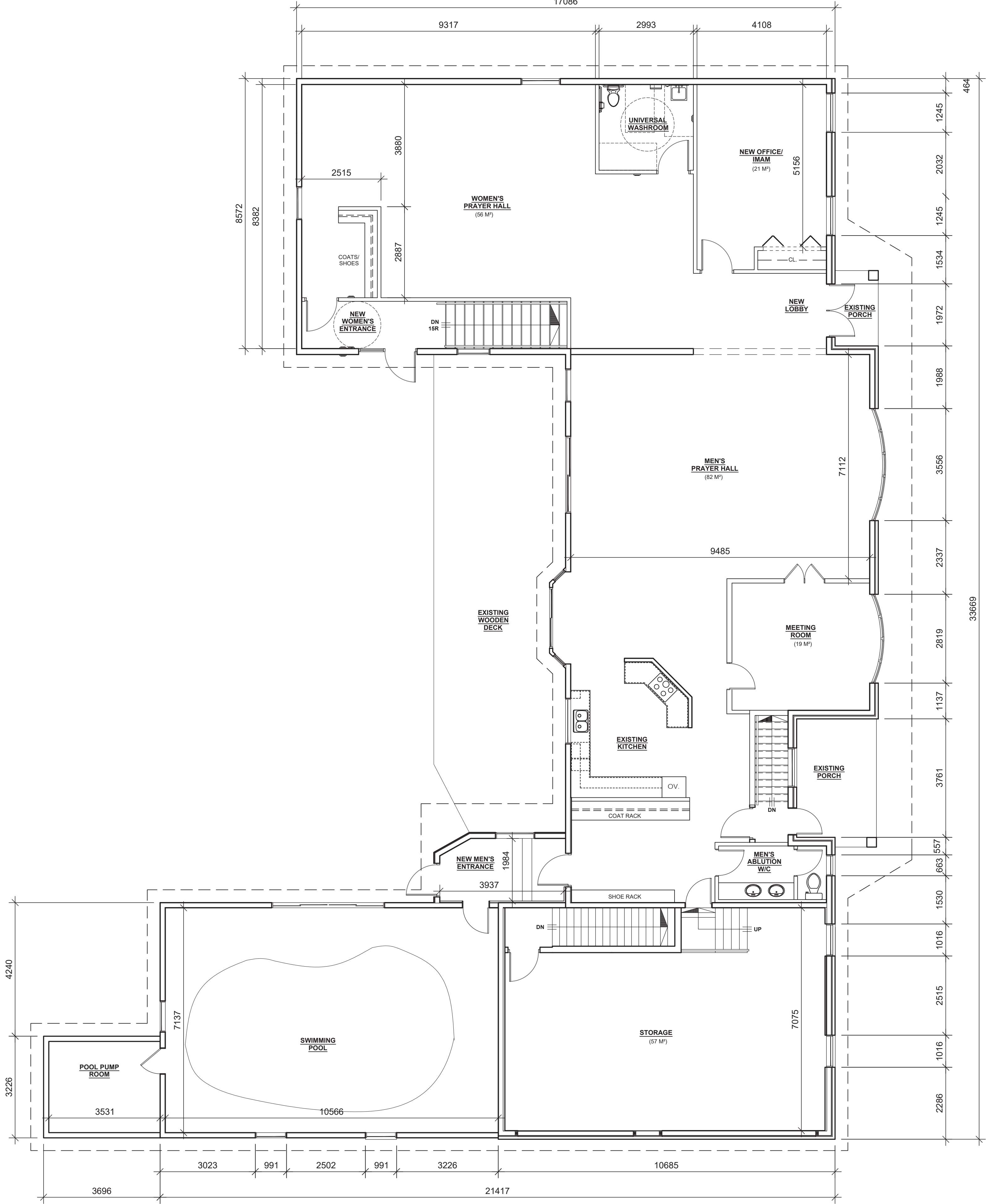
A1.1) SCALE 1:200

SITE PLAN LEGEND	
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	REPRESENTS NEW BUILDING/STRUCTURE IN PHASE (2)
	REPRESENTS EXISTING/NEW GRASS. REFER TO THE LANDSCAPE PLAN
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	REPRESENTS ACCESSIBLE PARKING VERTICAL SIGNAGE (PER CITY OF OTTAWA ACCESSIBILITY DESIGN STANDARD)
	FIRE DEPARTMENT CONNECTION
	NEW TREE. REFER TO THE LANDSCAPE PLAN
	NEW SHRUBS/PERENNIALS. REFER TO THE LANDSCAPE PLAN

D07-12-17-0119



1 EXISTING 1ST FLOOR PLAN
A2.0 SCALE 1:75



2 NEW 1ST FLOOR PLAN - PHASE (1)
A2.0 SCALE 1:75

GENERAL NOTES

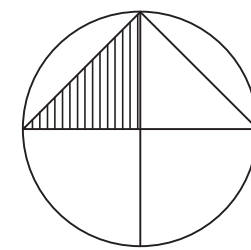
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REVISIONS

ORIENTATION



PROJECT NORTH

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**KANATA MUSLIM
ASSOCIATION**

PROJECT

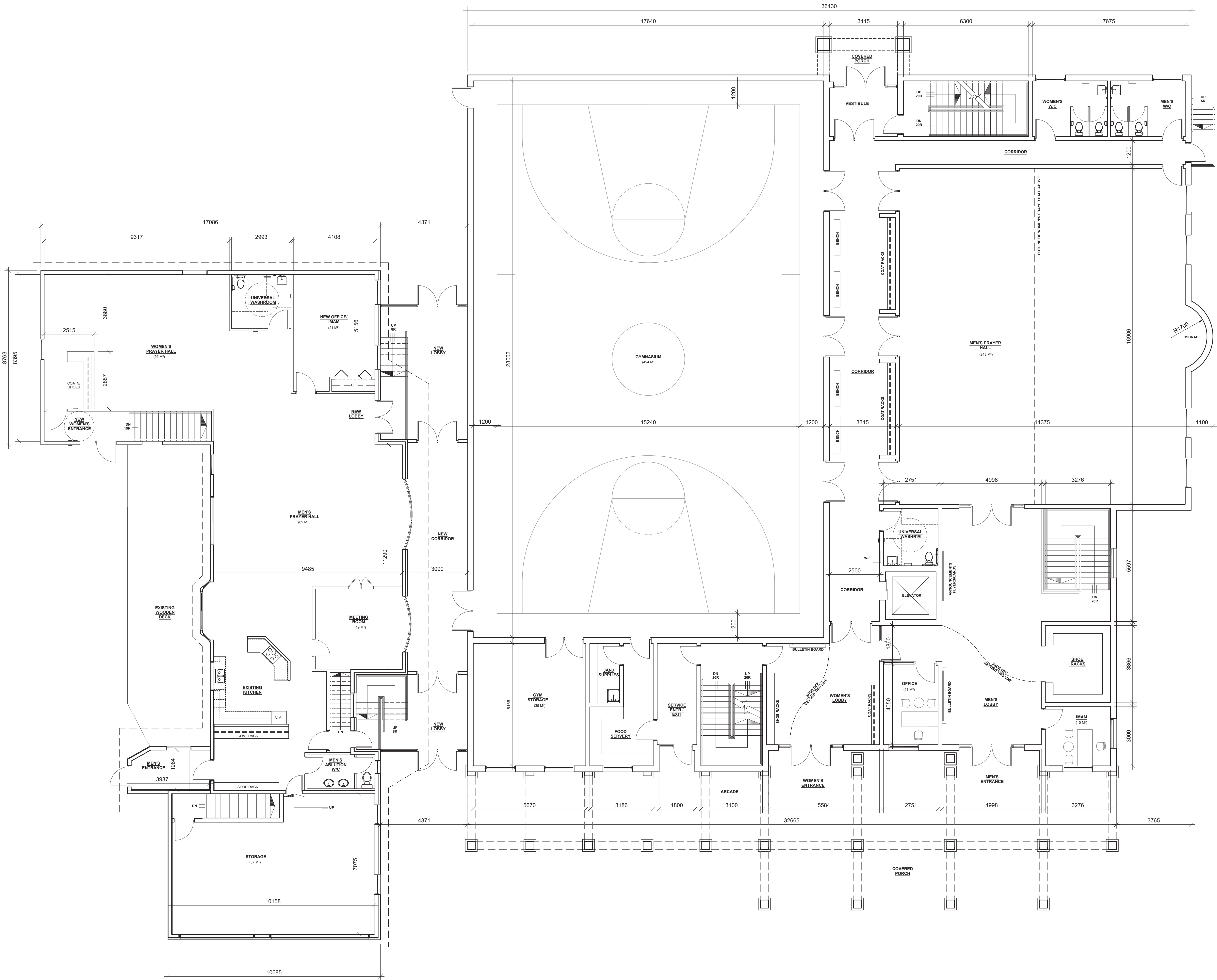
**KMA MOSQUE AND
COMMUNITY CENTER**

351 SANDHILL ROAD
KANATA, ON K2K 1X7

DRAWING TITLE

**EXISTING 1ST FLOOR PLAN
NEW 1ST FLOOR PLAN -
PHASE (1)**

DRAWN BY	CM/JO	DRAWING NO.	A2.0
REVIEWED BY	AA		
START DATE	2016/11/23		
PROJECT NO.	16010	REVISION NO.	



GENERAL NOTES

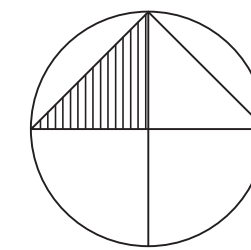
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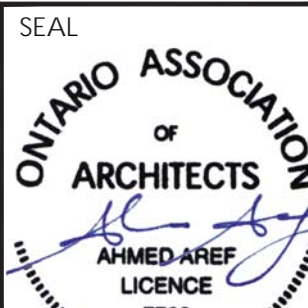
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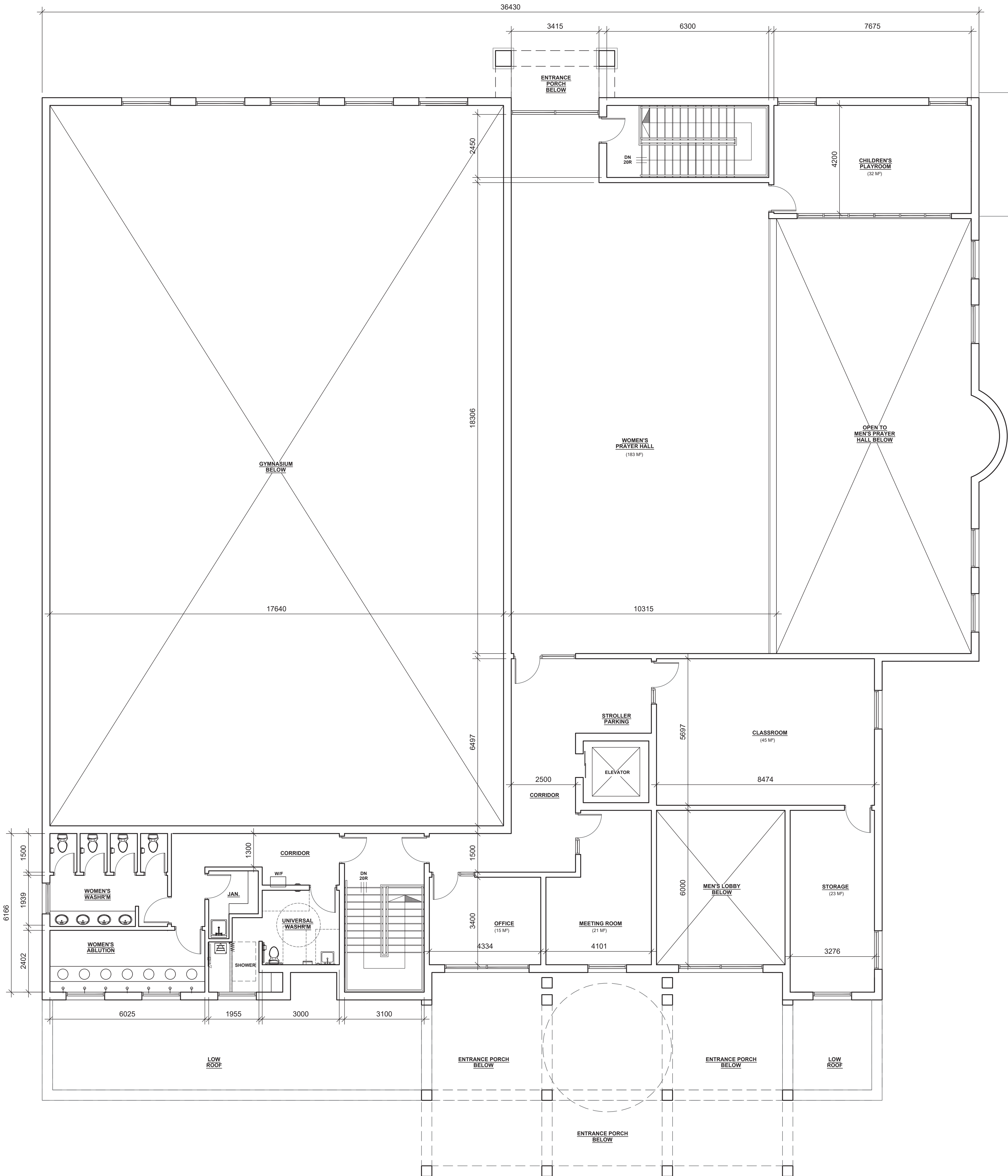
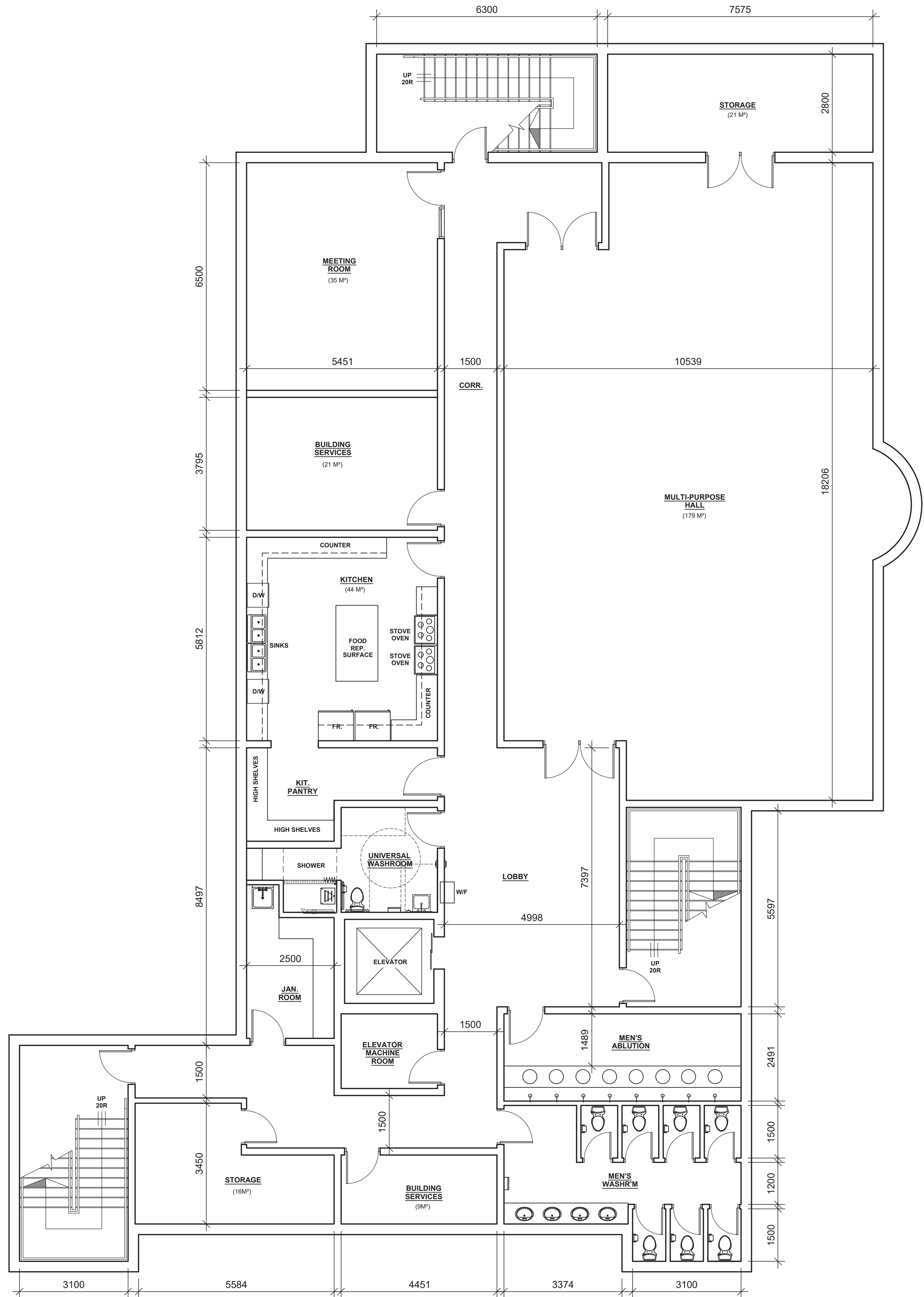
**NEW 1ST FLOOR PLAN -
PHASE (2)**

DRAWN BY	CM/JO	DRAWING NO.	
REVIEWED BY	AA		
START DATE	2016/11/23		
PROJECT NO.	16010	REVISION NO.	01

A2.1

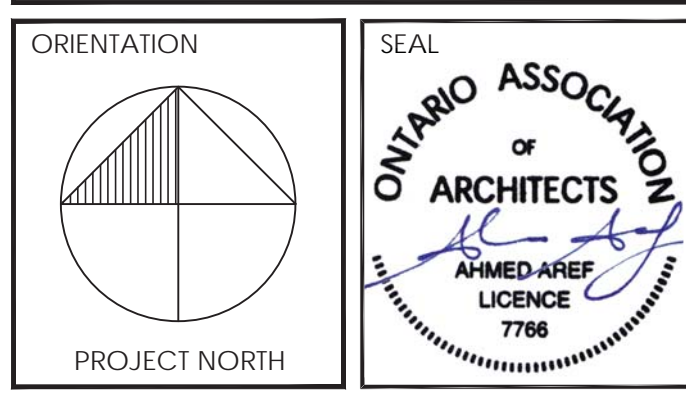
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A2.1

PROPOSED 1ST FLOOR PLAN - PHASE (2)
SCALE 1:75



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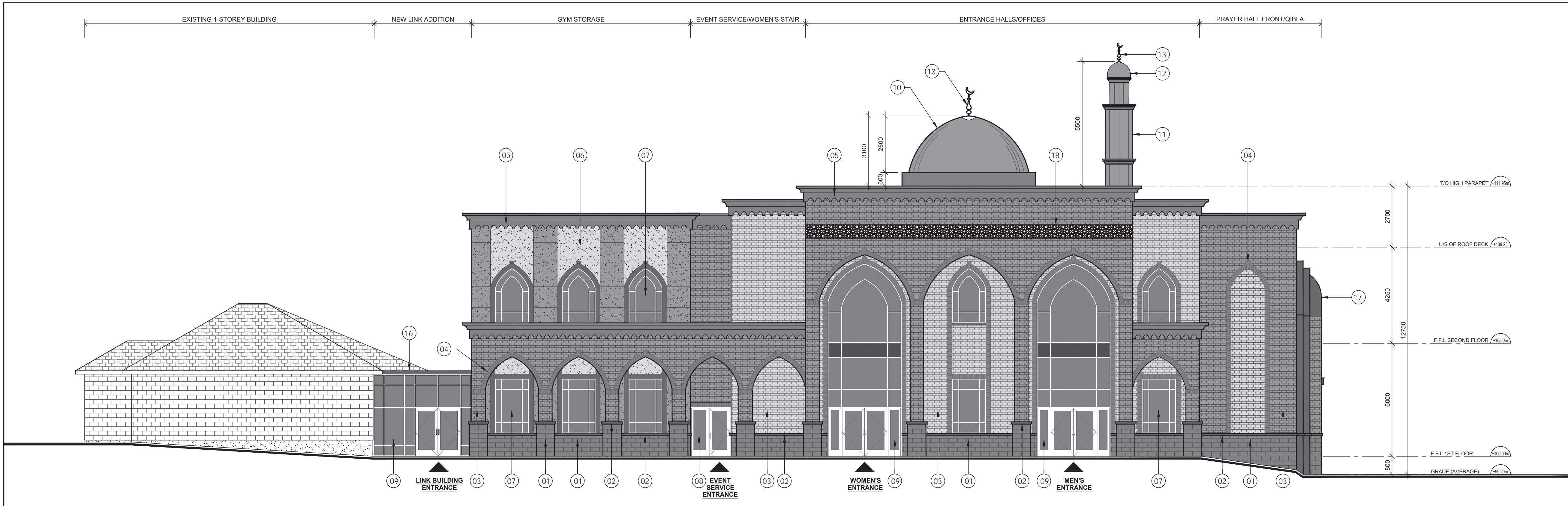
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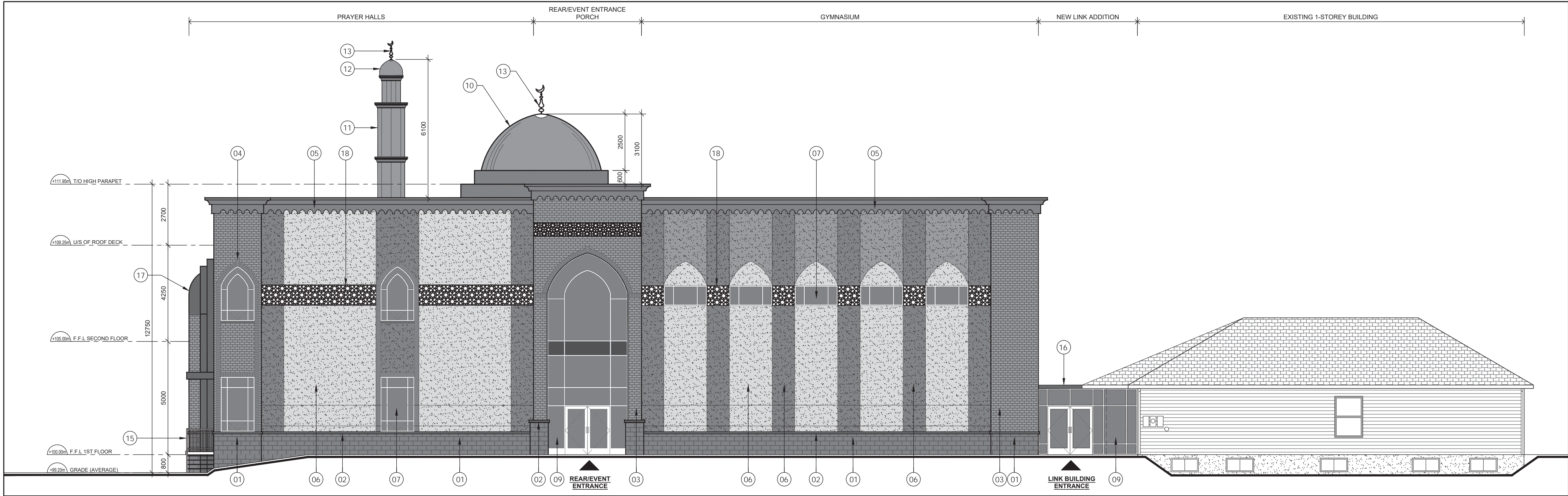
NEW BASEMENT & 2ND FLOOR PLANS - PHASE (2)

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REVIEWED BY	AA		
START DATE	2016/11/23		
PROJECT NO.	16010	REVISION NO.	01

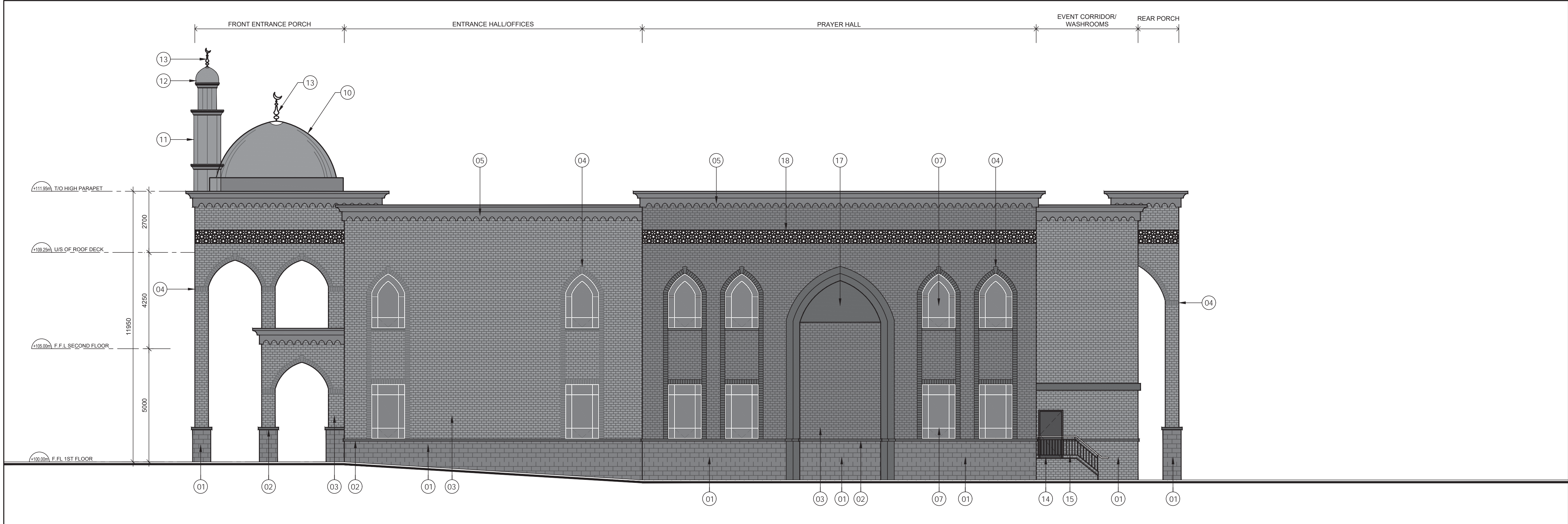
A2.2



1 PROPOSED SOUTH ELEVATION - PHASE (2)
A3.1 SCALE 1:100



2 PROPOSED NORTH ELEVATION - PHASE (2)
A3.1 SCALE 1:100



3 PROPOSED EAST ELEVATION - PHASE (2)
A3.1 SCALE 1:100

EXTERIOR ELEVATIONS LEGEND/NOTES

- 190mm X 390mm ARCHITECTURAL CONCRETE BLOCK, SPLIT FACE.
- ARCHITECTURAL PRECAST CONCRETE SILL/CAP c/w DRIP EDGE.
- 90mm X 190mm METRIC MODULAR BRICK VENEER (TYP.).
- SOLDER BRICK COURSE/ARCH BRICKWORK (TYP.).
- GYPSUM/FIBREGLASS EXTERIOR CROWN MOULDING (TYP.).
- EXTERIOR INSULATED FINISH SYSTEM - STUCCO FINISH.
- THERMALLY BROKEN, INSULATED, CLEAR GLASS IN ALUMINUM FRAME WINDOW.
- EXTERIOR INSULATED ALUMINUM STOREFRONT DOOR c/w SIDEWIGHT AND TRANSOM.
- ALUMINUM CURTAIN WALL SYSTEM WITH CLEAR GLASS.
- PRE-FABRICATED FIBERGLASS DOME.
- OCTAGONAL-BASED, PRE-CAST CONCRETE/CEMENT BOARD CLADDED MINARET.
- PRE-FINISHED METAL PAN ON PRE-MANUFACTURED METAL DOME.
- PRE-FINISHED METAL CRESCENT c/w PRE-FINISHED, PRE-MOULDDED METAL FINIAL BASE.
- EXTERIOR INSULATED STEEL DOOR AND FRAME.
- PAINTED STEEL EXIT STAIR GUARD AND HANDRAIL.
- PRE-FINISHED METAL CAP FLASHING.
- PRE-FINISHED METAL DOME CLADDING.
- DECORATIVE GYPSUM/FIBREGLASS ENFORCED CALLIGRAPHY/ENGRAVING BAND (TYP.).

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