

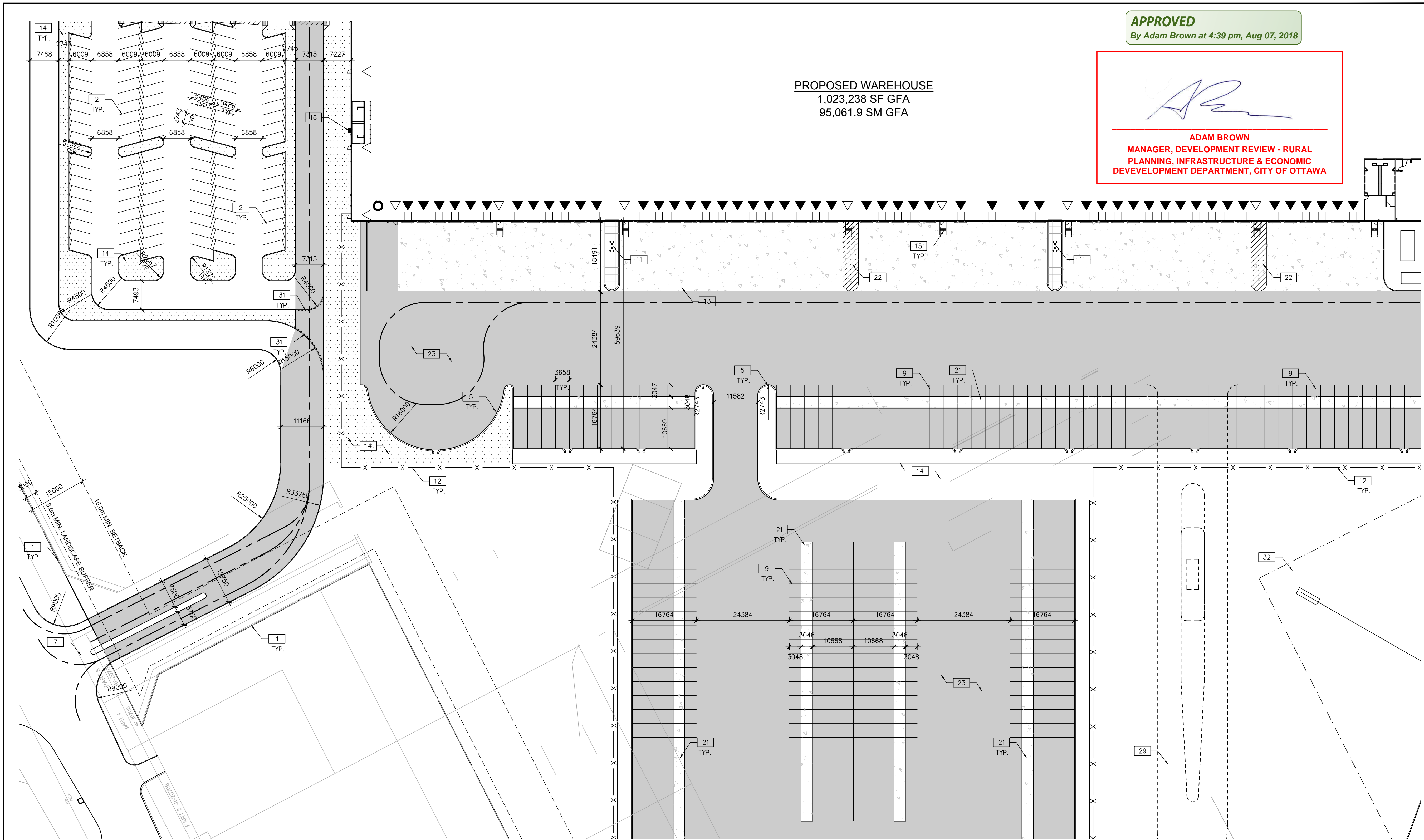
PROPOSED WAREHOUSE
1,023,238 SF GFA
95,061.9 SM GFA

APPROVED

By Adam Brown at 4:39 pm, Aug 07, 2018

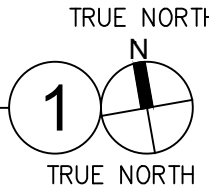
AR

ADAM BROWN
MANAGER, DEVELOPMENT REVIEW - RURAL
PLANNING, INFRASTRUCTURE & ECONOMIC
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA



PARTIAL SITE PLAN

SCALE: 1:500



GENERAL NOTES

- 1

PROPERTY LINE
- 2

2743x5486 PARKING STALL, PAINTED PARKING STRIPPING PER CITY STANDARDS.
- 3

PRINCIPLE ENTRY
- 4

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.
- 5

150mm WIDE CURB TYPICAL
- 6

1500mm WIDE SIDEWALK TYPICAL U.N.O
- 7

PARKING ENTRY
- 8

TRUCK COURT ENTRY
- 9

TRAILER PARKING
- 10

FIRE DEPARTMENT CONNECTION / SIAMESE

11

FIRE HYDRANT AND VALVE. PROVIDE 4 BOLLARD - REFER TO CIVIL DWG'S

12

8'-0" CHAIN LINK SECURITY FENCE W/ BLACK VINYL COATING

13

CONCRETE APRON

14

LANDSCAPE AREA - SEE LANDSCAPE DWGS.

15

EXTERIOR GALVANIZED STEEL STAIRS W/ TUBE STEEL GUARDRAIL, TYP.

16

GAS METER LOCATION

17

LOADING SPACE - L.S. (3.5m x 9m)

18

FIRE ACCESS ROUTE W/ 12.0M TURNING RADIUS (-----)

19

PROPOSED ELECTRICAL ROOM

20

PROPOSED SPRINKLER ROOM

21

CONCRETE DOLLY PAD

22

PATHWAY PAINTED LINES

- 23

HATCHED AREA DENOTES HEAVY DUTY ASPHALT. TYPICAL FOR ALL AREAS REQUIRING FIRE TRUCK OR TRACTOR TRUCK ACCESS - REFER TO CIVIL DWG'S
- 24

RAMP GUARDRAIL - SEE DET. 5/A1.6
- 25

LINE OF ROOF ABOVE
- 26

SINGLE 19'-0"Wx 8'-0"H BLACK VINYL COATED MANUAL SWING GATE WITH DROP ROD AND LOCKING HARDWARE.
- 27

PROPOSED STOP SIGN LOCATION
- 28

TYPICAL CURB RAMP - SEE DET. 6/A1.6
- 29

FUTURE SECONDARY TRUCK ACCESS
- 30

GUARDHOUSE WITH TRUCK QUEUING
- 31

FLEXIBLE DELINEATOR POSTS & DEPRESSED CURB
- 32

PROPOSED TOWER NEW LOCATION
- 33

PUMP HOUSE
- 34

RESERVOIR

- 35

0'-6" DEEP GRAVEL BED (TYP.)
- 36

PREFABRICATED SHELTER & DROP-OFF AREA
- 37

GRAVEL FIRE LANE
- 38

SANITARY PUMP STATION
- 39

SANITARY TREATMENT PLANT
- 40

STORMWATER RETENTION - REFER TO CIVIL DWG'S
- 41

YETI SNOW REMOVAL
- 42

TYPICAL 1070 MM GUARDRAIL
- 43

CONCRETE STAIR
- 44

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
- STOP NEW STOP SIGN

W:\T0R\T07\0107\00\Architectural\04\SD\0107_A1.3.dwg

THESE DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY AND COPYRIGHT OF WARE MALCOMB AND SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH WARE MALCOMB. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS AND SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF WARE MALCOMB PRIOR TO THE COMMENCEMENT OF ANY WORK.

WARE MALCOMB
Leading Design for Commercial Real Estate

Boundary Road Development Inc.
180 Basco pro mill drive unit 103
Mississauga, Ontario L4X 3V4
P: 905.760.1231
F: 905.248.3344

ON TARIO ASSOCIATION
OF ARCHITECTS
ANA CATALINA ROCHA
LICENCE 7268

INDUSTRIAL BUILDING
5371 BOUNDARY RD
OTTAWA, ONTARIO

PARTIAL SITE PLAN

DATE: 16/07/2018
ISSUED FOR SPA

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

A1.3

09 APR 2018 - ISSUED FOR SPA