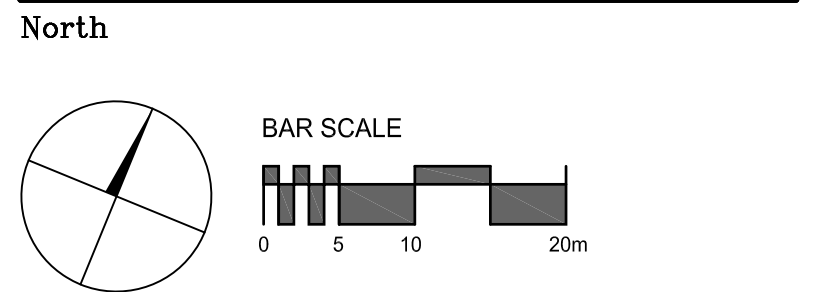


APPROVED
By Jeff McEwen at 11:52 am, May 06, 2019

JEFF MCEWEN P.ENG.
MANAGER, DEVELOPMENT REVIEW EAST BRANCH
PLANNING, INFRASTRUCTURE & ECONOMIC
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA



| No. | By | Description | Date |
|-----|-----|----------------------|-------------|
| 01 | JAS | ISSUED FOR REVIEW | 17 JAN 2018 |
| 02 | JAS | REVISED FOR REVIEW | 16 FEB 2018 |
| 03 | JAS | REVISED AS REQUESTED | 28 FEB 2018 |
| 04 | JAS | ISSUED FOR SPA | 31 OCT 2018 |
| 05 | JAS | REVISED FOR SPA | 06 FEB 2019 |
| 06 | JAS | 2ND REVISION FOR SPA | 20 MAR 2019 |

CONTROLEX CORPORATION

100-223 Colonnade Rd South
Ottawa, ON K2E 7K3

Project

RETAIL BUILDING F 1501 INNES ROAD

OTTAWA, ONTARIO

Drawing

SITE PLAN

Scale 1:500 Stamp

Drawn JAS

Checked

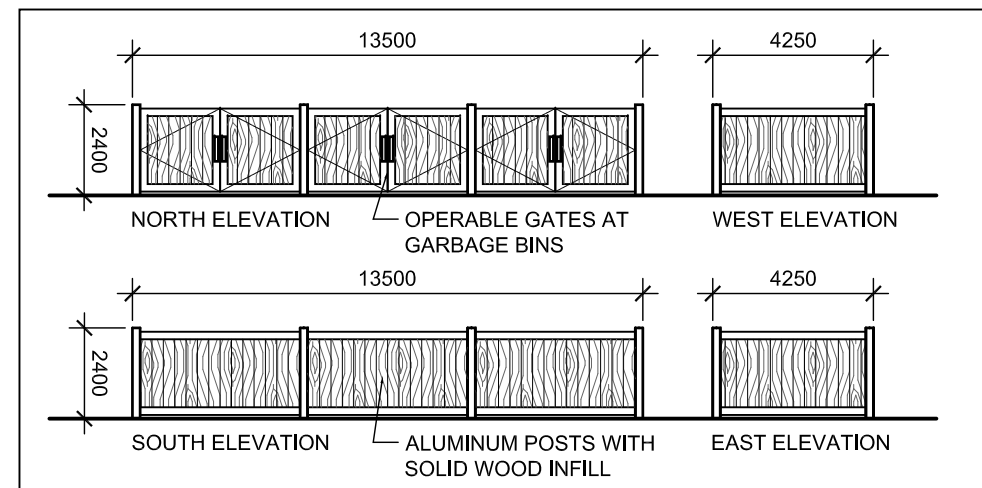
Project No.

Date JANUARY 2018

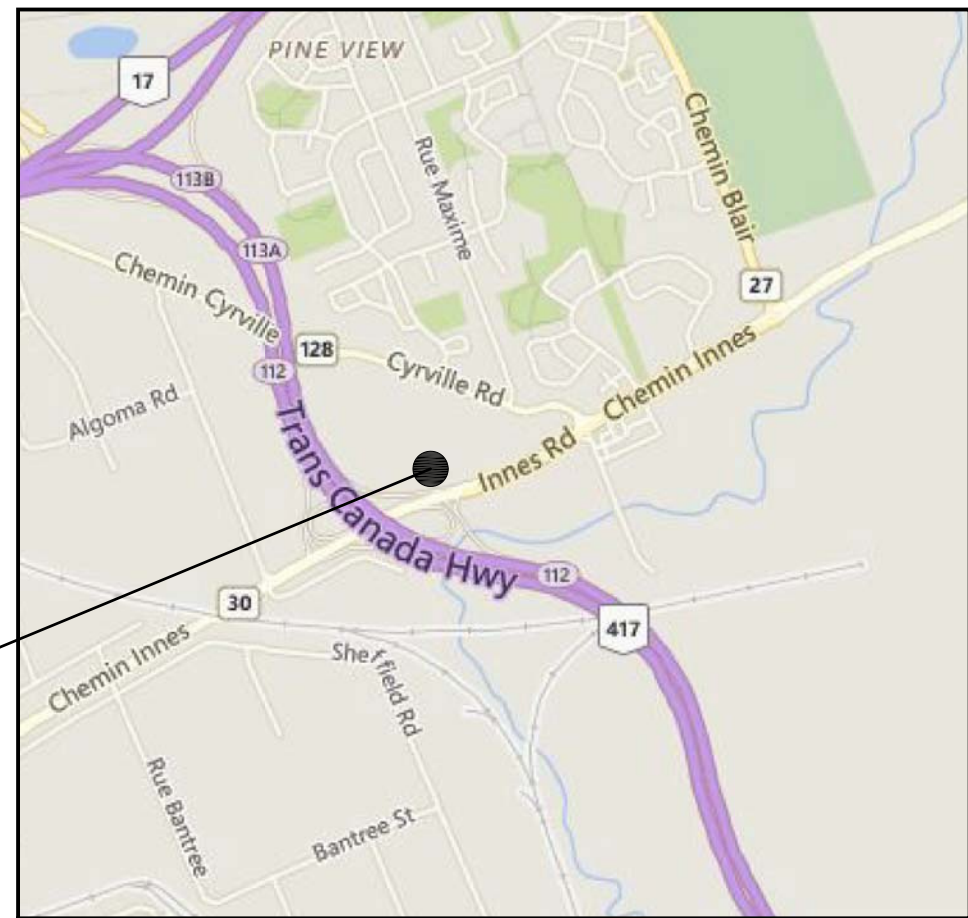
Drawing No.

SP-A01

#16736



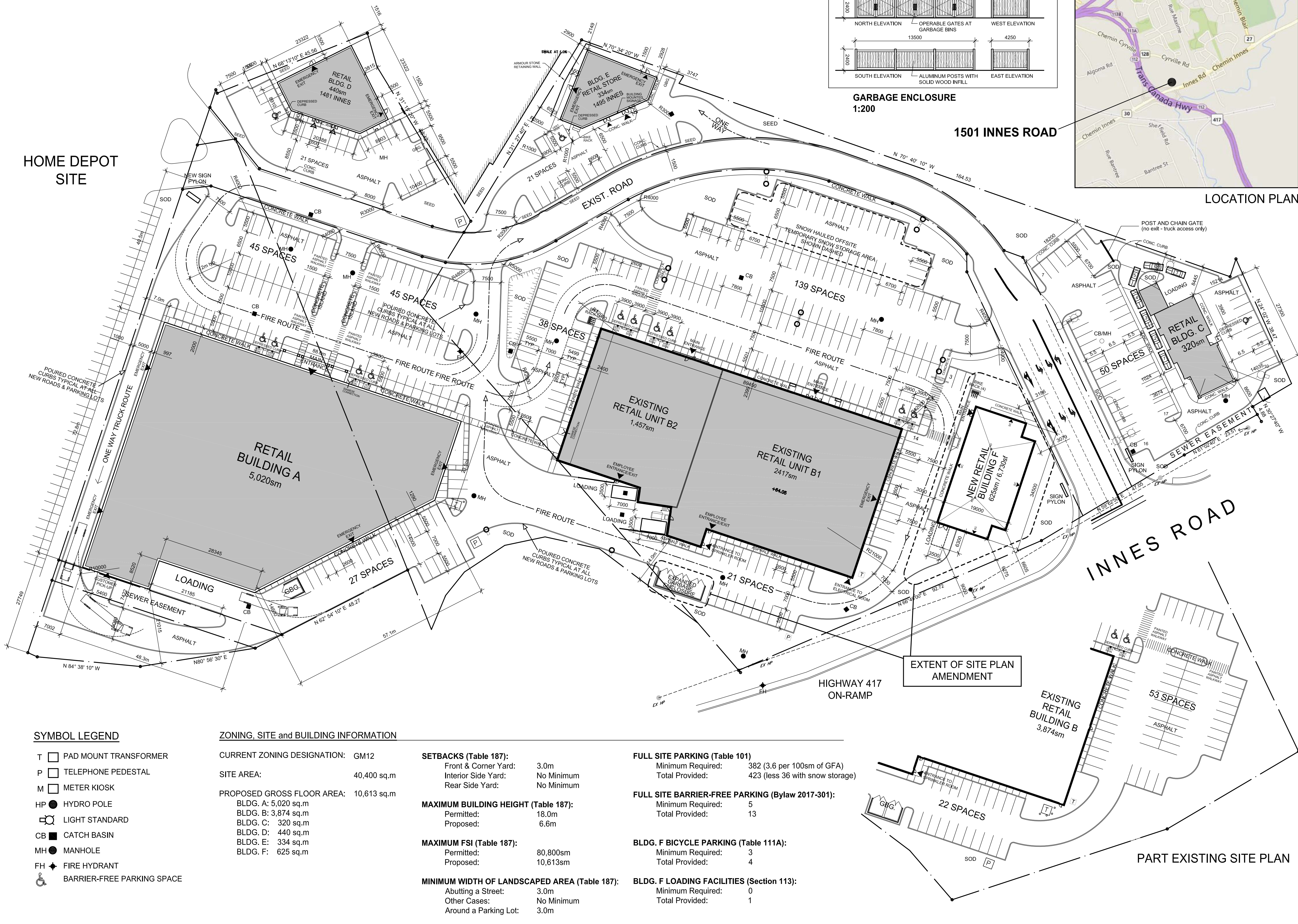
GARBAGE ENCLOSURE
1:200



LOCATION PLAN

HOME DEPOT
SITE

1501 INNES ROAD



SYMBOL LEGEND

- T PAD MOUNT TRANSFORMER
- P TELEPHONE PEDESTAL
- M METER KIOSK
- HP HYDRO POLE
- LIGHT STANDARD
- CB CATCH BASIN
- MH MANHOLE
- FH FIRE HYDRANT
- BARRIER-FREE PARKING SPACE

ZONING, SITE and BUILDING INFORMATION

CURRENT ZONING DESIGNATION: GM12

SITE AREA: 40,400 sq.m

PROPOSED GROSS FLOOR AREA: 10,613 sq.m

BLDG. A: 5,020 sq.m

BLDG. B: 3,874 sq.m

BLDG. C: 320 sq.m

BLDG. D: 440 sq.m

BLDG. E: 334 sq.m

BLDG. F: 625 sq.m

SETBACKS (Table 187):

Front & Corner Yard: 3.0m

Interior Side Yard: No Minimum

Rear Side Yard: No Minimum

MAXIMUM BUILDING HEIGHT (Table 187):

Permitted: 18.0m

Proposed: 6.6m

MAXIMUM FSI (Table 187):

Permitted: 80,800sm

Proposed: 10,613sm

MINIMUM WIDTH OF LANDSCAPED AREA (Table 187):

Abutting a Street: 3.0m

Other Cases: No Minimum

Around a Parking Lot: 3.0m

FULL SITE PARKING (Table 101)

Minimum Required: 382 (3.6 per 100sm of GFA)

Total Provided: 423 (less 36 with snow storage)

FULL SITE BARRIER-FREE PARKING (Bylaw 2017-301):

Minimum Required: 5

Total Provided: 13

BLDG. F BICYCLE PARKING (Table 111A):

Minimum Required: 3

Total Provided: 4

BLDG. F LOADING FACILITIES (Section 113):

Minimum Required: 0

Total Provided: 1

01 SITE PLAN
SP-A01 SCALE: 1:500