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DOUGLAS JAMES, MCIP, RPP  
MANAGER, DEVELOPMENT REVIEW - CENTRAL  
PLANNING, INFRASTRUCTURE & ECONOMIC  
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

APPROVED

By Jamesdo at 10:58 am, Jul 30, 2019

SPATIAL SEPARATION CALCULATION  
MAX. AREA OF EXPOSING BLDG FACE NORTH : 982 SQ.FT  
LIMITING DISTANCE : 28'-6" (8.69m)  
AREA OF ALLOWABLE U.P.O. : 549.92 SQ.FT  
AREA OF PROPOSED U.P.O. : 361.3 SQ.FT  
% ALLOWABLE U.P.O. : 56%  
% PROPOSED U.P.O. : 36.8%  
REQUIRED CONSTRUCTION  
(FRR-CONSTRUCTION-CLADDING):  
-45min-COMBUSTIBLE-COMBUSTIBLE-

MATERIAL LEGEND

- 1 RED BRICK VENEER
- 2 LIGHT & DARK GRAY CEMENT BOARD
- 3 CEMENT PARGING

SPATIAL SEPARATION CALCULATION  
MAX. AREA OF EXPOSING BLDNG FACE WEST (W1) : 1300 SQ.FT  
LIMITING DISTANCE : 0'-4" (0.102m)  
AREA OF ALLOWABLE U.P.O. : 0 SQ.FT  
AREA OF PROPOSED U.P.O. : 0 SQ.FT  
% ALLOWABLE U.P.O. : 0%  
% PROPOSED U.P.O. : 0%  
REQUIRED CONSTRUCTION  
(FRR-CONSTRUCTION-CLADDING):  
-1HR-NONCOMBUSTIBLE-NONCOMBUSTIBLE-

SPATIAL SEPARATION CALCULATION  
MAX. AREA OF EXPOSING BLDNG FACE WEST (W2) : 845 SQ.FT  
LIMITING DISTANCE : 10'-1" (3.073m)  
AREA OF ALLOWABLE U.P.O. : 109.85 SQ.FT  
AREA OF PROPOSED U.P.O. : 101.8 SQ.FT  
% ALLOWABLE U.P.O. : 13%  
% PROPOSED U.P.O. : 12%  
REQUIRED CONSTRUCTION  
(FRR-CONSTRUCTION-CLADDING):  
-1HR-COMBUSTIBLE-NONCOMBUSTIBLE-



OTTAWA CARLETON  
Construction Ltd.

OTTAWA CARLETON CONSTRUCTION  
GROUP LTD. - BCN# 112762  
337 SUNNYSIDE AVE, SUITE 101,  
OTTAWA, ON K1S 0P9

FERNANDO MATOS - BCN# 22431  
613-584-4405

QUALIFICATION INFO  
SMALL BUILDINGS  
The undersigned has reviewed and takes  
responsibility for this design, and has the  
qualifications and meets the requirements  
set out in the Ontario Building Code to be a  
designer.

RESPONSIBILITIES:  
ALL DESIGN AND CONSTRUCTION TO BE IN  
ACCORDANCE WITH THE ONTARIO BUILDING CODE  
WITH ALL LAWS, REGULATIONS AND BYLAWS  
HAVING JURISDICTION

IT IS THE RESPONSIBILITY OF THE APPROPRIATE  
CONTRACTOR TO ORDER AND VERIFY ALL  
DIMENSIONS ON SITE AND REPORT ALL ERRORS  
AND OMISSIONS TO THE ARCHITECT/DESIGNER  
COPYRIGHT RESERVED

GENERAL NOTES:

384 FRANK STREET  
NEW 3 STOREY  
LOW-RISE RESIDENTIAL

CONSULTANTS  
STRUCTURAL -  
MECHANICAL -  
ELECTRICAL -

8		MDY
7		
6		
5		
4		
3		
2	REVISIONS FOR: SPC	02/07/18
1	ISSUED FOR PERMIT	24/06/18
NO.	REVISION/ISSUE	DATE

PROJECT:  
384 FRANK STREET  
NEW 3 STOREY RESIDENTIAL  
384 FRANK ST.  
OTTAWA, ON K1P 1Y6

ELEVATIONS

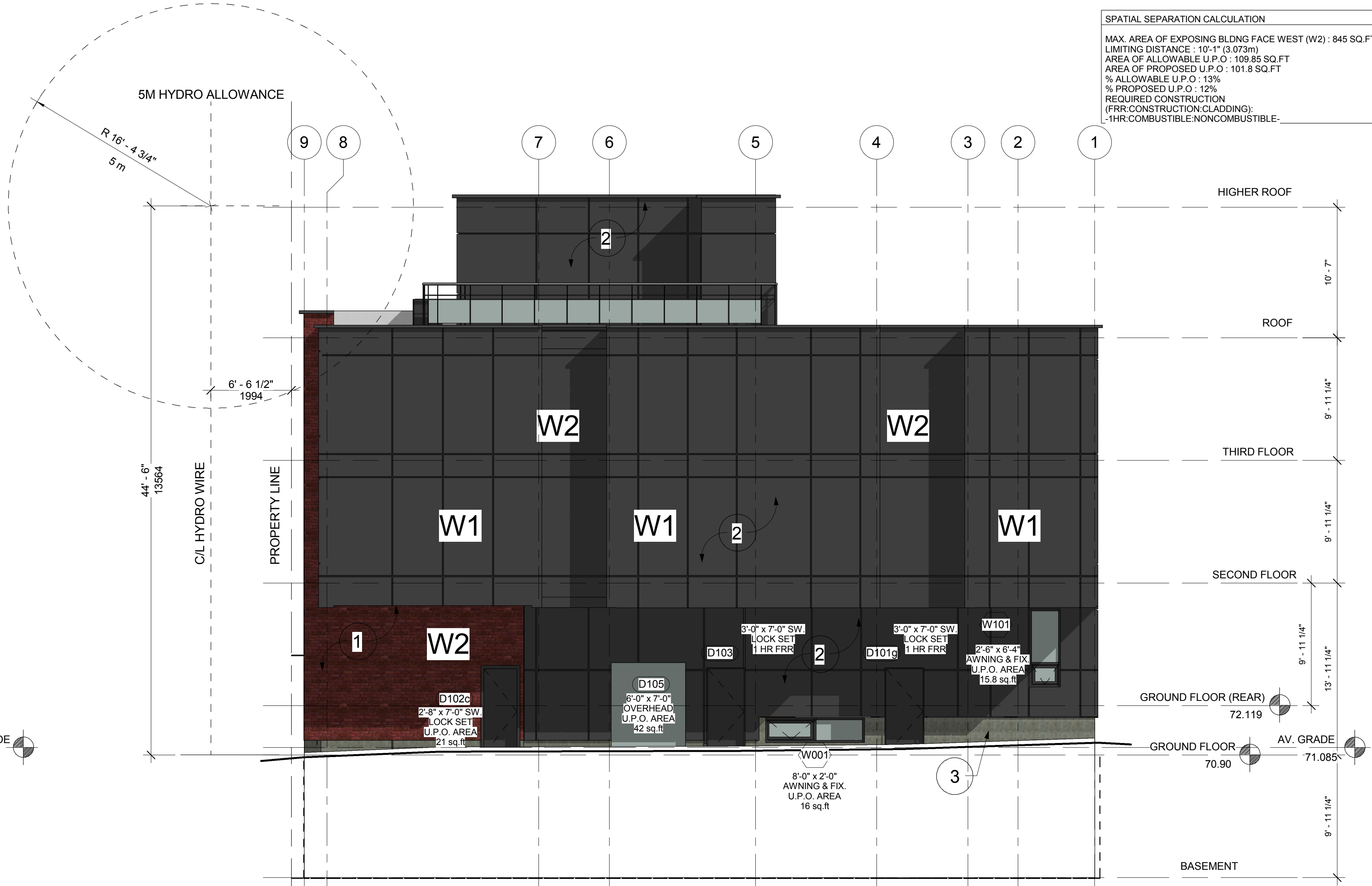
DRAWN BY: L.T.  
DATE: DEC 10, 2018  
SCALE: AS NOTED

SHEET:  
A5

#17959



1 NORTH (FRONT)  
ELEVATION  
3/16" = 1'-0"



2 WEST (SIDE) ELEVATION  
3/16" = 1'-0"