

LOCATION PLAN

SITE INFORMATION

LEGAL DESCRIPTION: PART OF LOT 11 CONCESSION 2 GEOGRAPHIC TOWNSHIP OF HUNTLEY CITY OF OTTAWA R15(19x) AND RC(120x)

ZONING: Required (R15) Provided (RC)

LOT AREA (min.) 10,000 sq. m. 481,421.7 sq. m.

LOT WIDTH (min.) 75 m. 1,069.1 m.

SETBACKS:

REAR	10.0 m	201.9 m
CORNER SIDE YD	4.0 m	367.6 m
FRONT YARD	4.0 m	490.9 m (RC)
MAX. BLDG. HT.	12.0 m	4.3 m
LOT COVERAGE	30% Max	0.2%
LANDSCAPE AREA	20% Min	96.0%

GROSS FLOOR AREA (PER ZONING BYLAW)

BASEMENT	4133 sq. m.
GROUND FLOOR	660.86 sq. m.
TOTAL	10238 sq. m.

PARKING REQUIRED: 1 space/100 sq. m. of GFA

TOTAL (T X 102/100) 49 SPACES

PARKING PROVIDED 84 SPACES

LOADING SPACES REQUIRED:

- 0 - Phase One (Less than 1000 sq. m.)
- 1 - Phase Two (1000-1999 sq. m.)

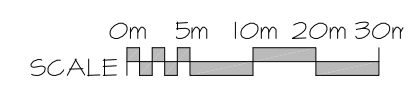
LOADING SPACES PROVIDED: 1 - (To serve Phase One and Phase Two)

BICYCLE SPACES REQUIRED: 1/1500 sq. m. GFA

0 SPACES (Site is outside Village of Carp)

DEVELOPMENT AREA:

BUILDING FOOTPRINT	1/214.0 sq. m.
PARKING FOOTPRINT	3/143.35 sq. m.
TOTAL	4/212.75 sq. m.

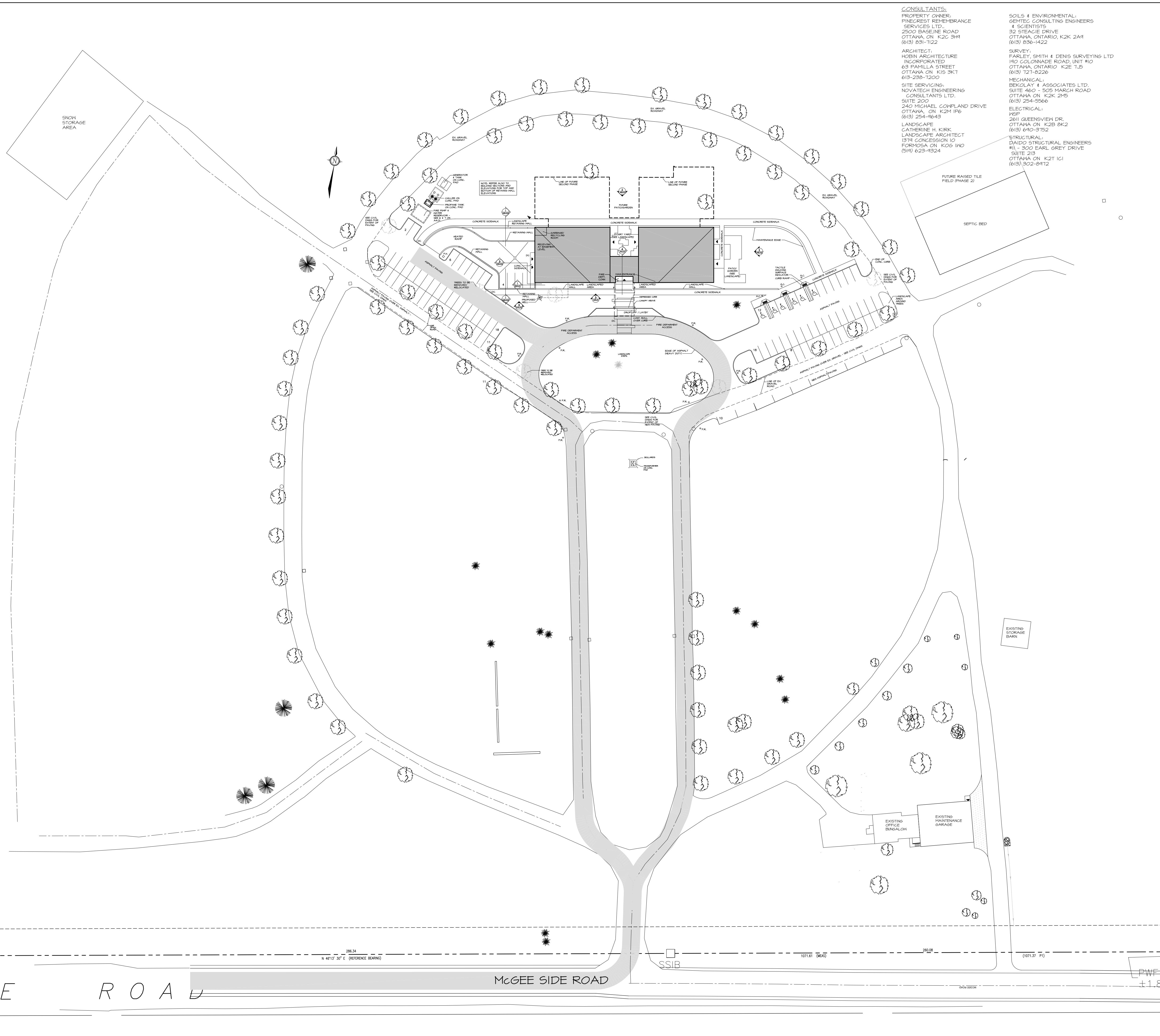


LEGAL SURVEY INFORMATION TAKEN FROM:

PLAN OF SURVEY OF PART OF LOT 11 CONCESSION 2 GEOGRAPHIC TOWNSHIP OF HUNTLEY CITY OF OTTAWA FARLEY, SMITH & DENIS SURVEYING LTD. 2018

TOPOLOGICAL SURVEY INFORMATION TAKEN FROM: GRADING AND SERVICING PLAN 2037 MCGEE SIDE ROAD, CITY OF OTTAWA PINECREST REMEMBRANCE SERVICES HIGHLAND PARK REMEMBRANCE

NOVATECH ENGINEERING



CONSULTANTS:

PROPERTY OWNER: PINECREST REMEMBRANCE SERVICES LTD. 2500 BASELINE ROAD OTTAWA, ON K2C 3H1 (613) 831-7122

ARCHITECT: HOBIN ARCHITECTURE INCORPORATED 63 PAMILLA STREET OTTAWA ON K1S 3K7 (613) 238-7200

SITE SERVICING: NOVATECH ENGINEERING CONSULTANTS LTD. SUITE 200 240 MICHAEL COXPLAND DRIVE OTTAWA, ON K2M 1P6 (613) 294-9643

LANDSCAPE ARCHITECT: CATHERINE H. KIRK LANDSCAPE ARCHITECT 1374 CONCESSION 10 FORMOSA ON K0G 1K0 (519) 623-1524

SOILS & ENVIRONMENTAL: GEMTEC CONSULTING ENGINEERS & SCIENTISTS 32 STEADIE DRIVE OTTAWA, ONTARIO, K2K 2A9 (613) 836-1422

SURVEY: FARLEY, SMITH & DENIS SURVEYING LTD 190 COLONNADE ROAD, UNIT #10 OTTAWA, ONTARIO K2E 1L5 (613) 121-8226

MECHANICAL: BERGLAY & ASSOCIATES LTD. SUITE 460 - 505 MARCH ROAD OTTAWA ON K2K 2M5 (613) 254-5566

ELECTRICAL: REP 2611 QUEENSWAY DR. OTTAWA ON K2B 8K2 (613) 640-3752

STRUCTURAL: DAIDO STRUCTURAL ENGINEERS #11 - 300 EARL GREY DRIVE SUITE 215 OTTAWA ON K2T 1C1 (613) 302-8412



6	NOV. 20/19	RE-ISSUED - SITE PLAN CTRL.
5	AUG. 29/19	RE-ISSUED - SITE PLAN CTRL.
4	JUN. 24/19	ISSUED FOR BUDGETING
3	JUNE 17/19	ISSUED - SITE PLAN CONTROL
2	MAY 1/19	ISSUED FOR INFORMATION
1	AUG. 31/18	ISSUED FOR COSTING
no.	date	revision

It is the responsibility of the appropriate contractor to check and verify all dimensions on site and report all errors and/or omissions to the architect.

All contractors must comply with all pertinent codes and by-laws.

Do not scale drawings.

This drawing may not be used for construction until signed.

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HOBIN
ARCHITECTURE

PROJECT/LOCATION: HIGHLAND PARK REMEMBRANCE 2037 MCGEE SIDE RD

DRAWING TITLE: SITE CONTEXT PLAN

DRAWN BY: 88	DATE: 17/12/07	SCALE: 1:600
PROJECT: 1513		DRAWING NO.: A1.01
PROJECT NORTH		REVISION NO.:

A1.01 Site Plan

FILE No. D07-12-19-01112