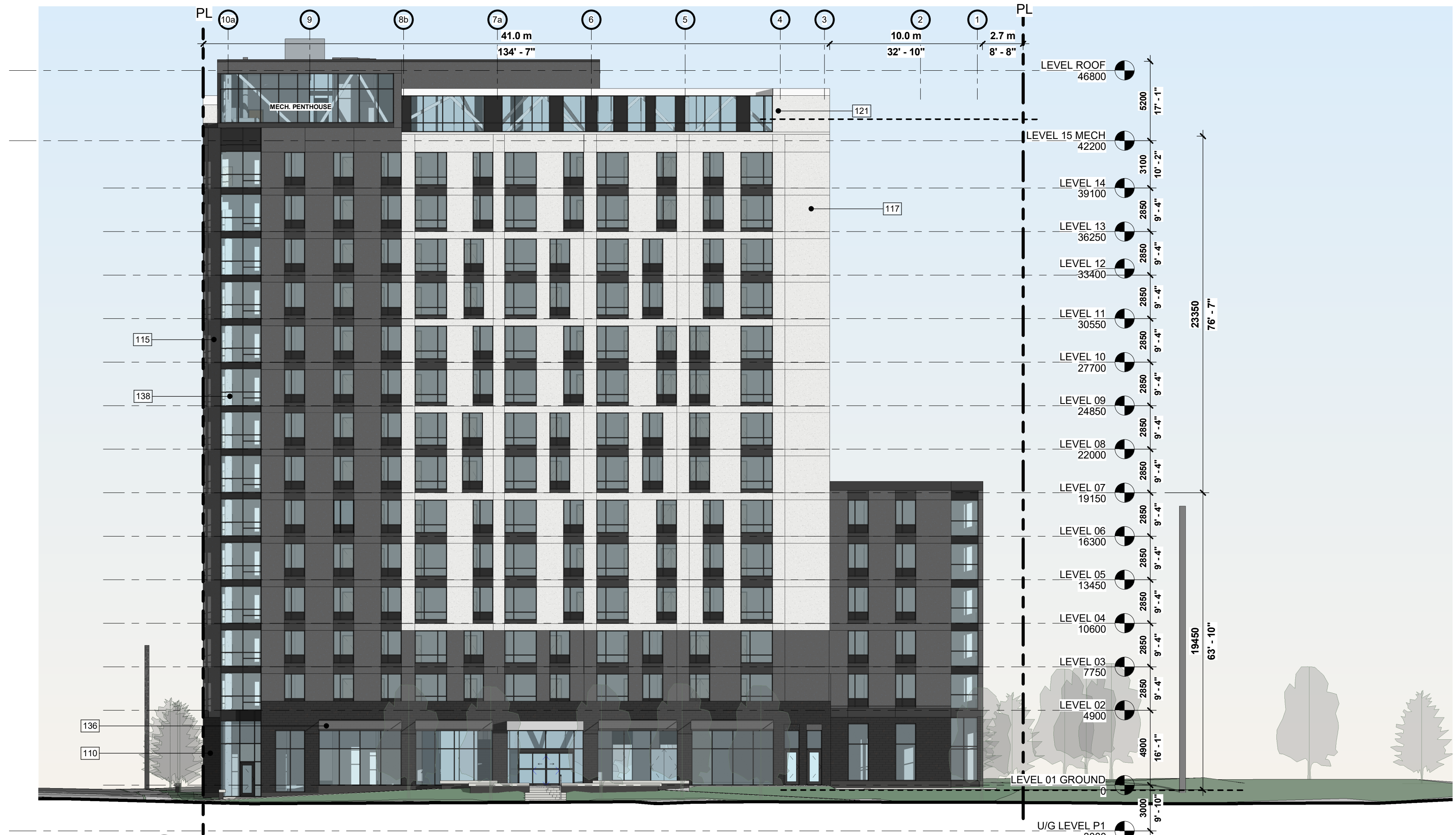
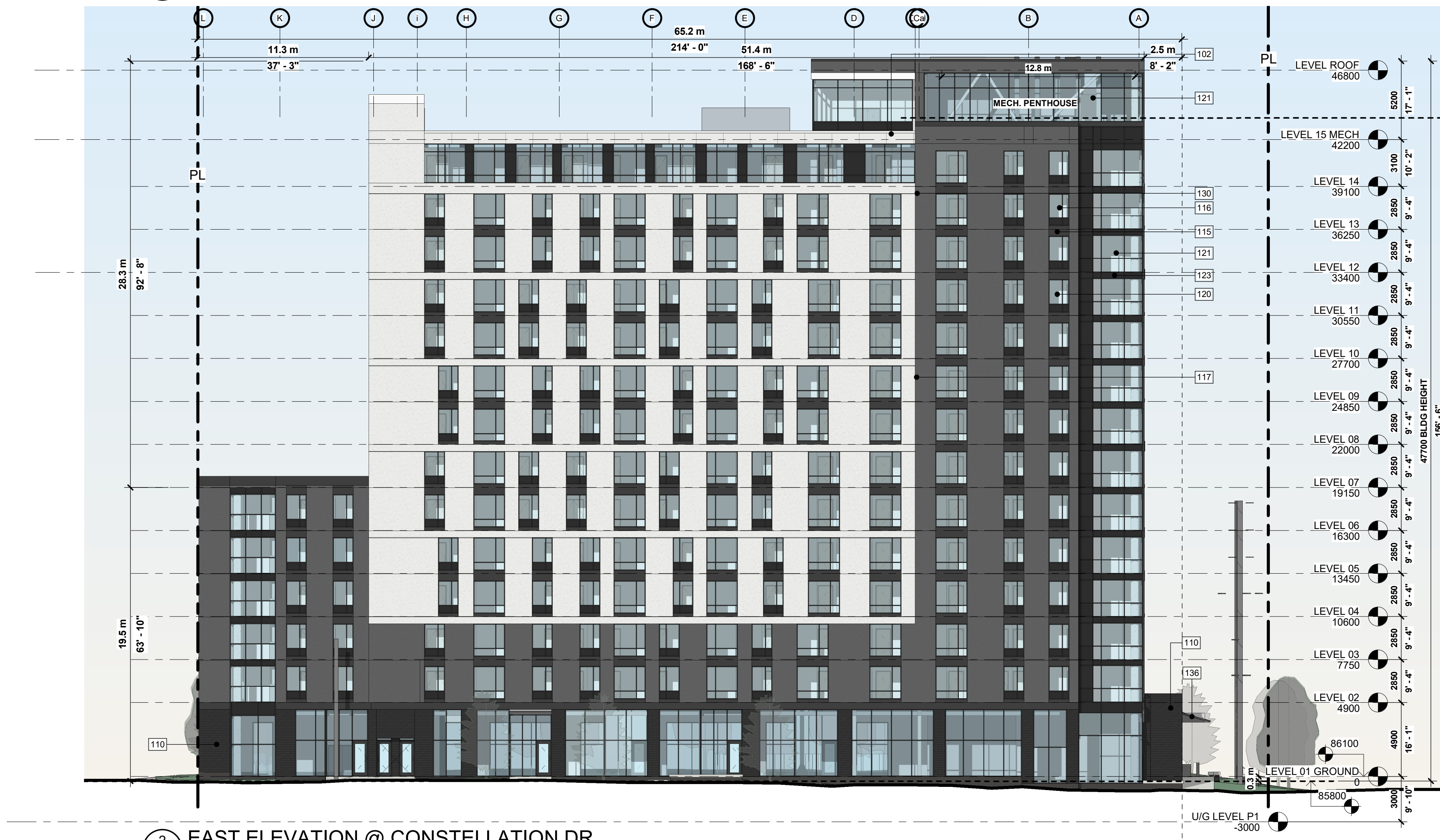




1 NORTH ELEVATION @ BASELINE RD
A301 1 : 200



2 EAST ELEVATION @ CONSTELLATION DR
A301 1 : 200

GLAZING AREAS

CATEGORY	AREAS (m ²)				
	N	E	W	S	TOTAL
FACADE AREA - TOTAL	2118.4	2552.0	2586.1	2118.4	9374.1
WINDOW	533.5	615.5	622.7	367.9	2139.6
WINDOW WALL- CLEAR GLAZING	196.1	260.6	283.7	330.3	1070.7
WINDOW WALL- SPANDREL	43.2	192.3	52.1	204.4	492.0
STOREFRONT	139.6	109.9	101.5	100.7	451.7
TOTAL	912.4	1178.3	1060.0	990.6	

EXTERIOR ELEVATION LEGEND

- 102 ALUMINUM PANEL (COLOUR: LIGHT GREY)
- 110 DARK MANGANESE IRONSPOT BRICK (COLOUR: DARK GREY, MATCH EIFS)
- 115 PREFAB. PANELIZED EXTERIOR INSULATED FINISH SYSTEM (EIFS)(COLOUR: DARK GREY)(DURABOND FINISH SANDSTONE COLOUR BM2120-20))
- 116 PREFAB. PANELIZED EXTERIOR INSULATED FINISH SYSTEM (EIFS)(COLOUR: GREY)(DURABOND FINISH WALNUT BEIGE OR APPROVED EQUIVALENT))
- 117 PREFAB. PANELIZED EXTERIOR INSULATED FINISH SYSTEM (EIFS)(COLOUR: WHITE)(DURABOND FINISH ATHABASCA SANDS OR APPROVED EQUIVALENT))
- 120 ALUMINUM WINDOW (COLOUR: DARK GREY)
- 121 ALUMINUM WINDOW WALL (COLOUR: DARK GREY)
- 123 ALUMINUM WINDOW WALL SPANDREL (COLOUR: DARK GREY)
- 130 PREFINISHED METAL COPING (COLOUR: MATCH ADJACENT)
- 136 AWNINGS/CANOPY
- 138 CAST IN PLACE CONCRETE

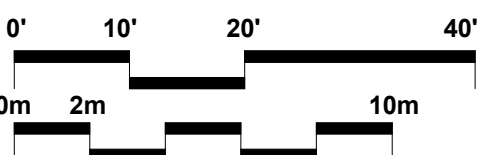
EIFS FINISHES

Product	SANDSTONE	Colour	WALNUT BEIGE	Colour	ATHABASCA SANDS
Colour	BM2120-20	Primer	4020-2D	Primer	2019-1L

FINISHES PHOTOS - SHADOW CONDITION



FINISHES PHOTOS - SUN CONDITION



APPROVED ☒ REFUSED ☐

THIS 9 DAY OF April, 2020

ERIN O'CONNELL, MCIP, RPP, MANAGER (A)
DEVELOPMENT REVIEW, WEST
PLANNING, INFRASTRUCTURE AND ECONOMIC
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

4	ML RE-ISSUED FOR SPA	11DEC2019
3	ML RE-ISSUED FOR SPA	29MAR2019
2	ML RE-ISSUED FOR SPA	18DEC2018
1	ML SITE PLAN APPROVAL	25MAY2018
No. BY	DESCRIPTION	DDMMYY

Revision / Issue Schedule

DO NOT SCALE DRAWINGS. USE ONLY DRAWINGS MARKED
"ISSUED FOR CONSTRUCTION". VERIFY CONFIGURATIONS
& DIMENSIONS ON SITE BEFORE BEGINNING WORK. NOTIFY
ARCHITECT IMMEDIATELY OF ANY ERRORS, OMISSIONS OR
DISCREPANCIES.

DEVELOPMENT CONSULTANT:
1464 CORNWALL RD.
OAKVILLE, ONTARIO L6J 7W4



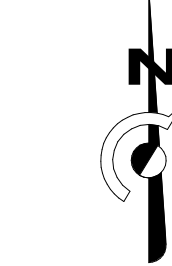
ARCHITECT:

FABIANI
ARCHITECT LTD.
1464 CORNWALL RD.
OAKVILLE, ONTARIO L6J 7W4

CLIENT:

Baseline Constellation Partnership Inc.

Theberge Homes
904 Lady Ellen Place
Ottawa, ON K1Z 5L5



PROFESSIONAL CERTIFICATION

PROJECT

OTTAWA RENTAL
APARTMENT

2140 Baseline Rd, Nepean
(Ottawa) ON, K2G 6E2

DRAWING TITLE

EXTERIOR
ELEVATIONS

BY: MLUZF
CHECK: FF
ISSUED FOR: RE-ISSUED FOR SPA
PROJECT NO.: S18-012
SHEET NO.:
SCALE: As indicated
ISSUE DATE: 11DEC2019

A301

4
SHEET
REVISION

#17540

007-12-18-0084