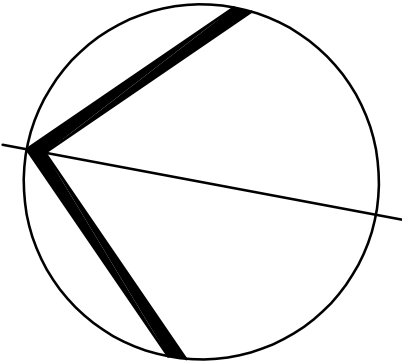


SITE PLAN:
SCALE: 1:200



NORTH ARROW

ZONING NOTES:

CURRENT ZONING: TM

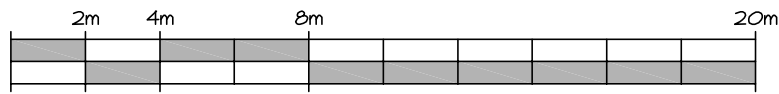
| DEVELOPMENT STATS | APPROVED | PROPOSED |
|------------------------------|-------------|----------------------|
| LOT AREA | | 502.5 m ² |
| LOT WIDTH | | 15 m REGULAR |
| LOT DEPTH | | 33.5m REGULAR |
| TOTAL UNITS | | 12 |
| FRONT YARD SETBACK | Maximum 2 m | 2 m |
| REAR YARD SETBACK | 7.5 m | 10.4 m |
| SIDE YARD SETBACK | 1.2 m | 1.2 m |
| MAXIMUM HEIGHT | 20 m | 10.5 m |
| NUMBER OF STOREYS | | 3 |
| BUILDING AREA | | 214 m ² |
| GROSS FLOOR AREA (city def.) | | m ² |

LEGEND:

- EXISTING BUILDING
- PROPOSED BUILDING
- - - - - PROPERTY LINE
- SETBACK
- Ⓢ PROPOSED DEPRESSED CURB DETAIL TO CITY OF OTTAWA STANDARD SC-7

GRAPHIC SCALE

1 : 200



PARKING REQUIREMENTS

1. REQUIRED PARKING

| LAND USE | REQUIRED | PROVIDED VEHICLE PARKING LOCATED AT GRADE |
|-----------|--|---|
| APARTMENT | 0 SPACE PER UNIT FOR FIRST 12 UNITS 12X0=0 PARKING SPACES | 2 PARKING SPACES PROVIDED FOR 12 UNITS |

2. REQUIRED VISITOR PARKING

| LAND USE | REQUIRED | PROVIDED VISITOR PARKING |
|-----------|--|--|
| APARTMENT | 0.1 SPACE PER UNIT 12(ZONING PROVISION)=0 UNITS 0 X 0.1 =0 VISITOR PARKING SPACES REQUIRED | 0 VISITOR PARKING SPACES PROVIDED FOR 12 UNITS |

3. REQUIRED BYCICLE PARKING

0.5 SPACE/UNIT = 6 SPACES REQUIRED SUPPLIED IN SUB-BASEMENT

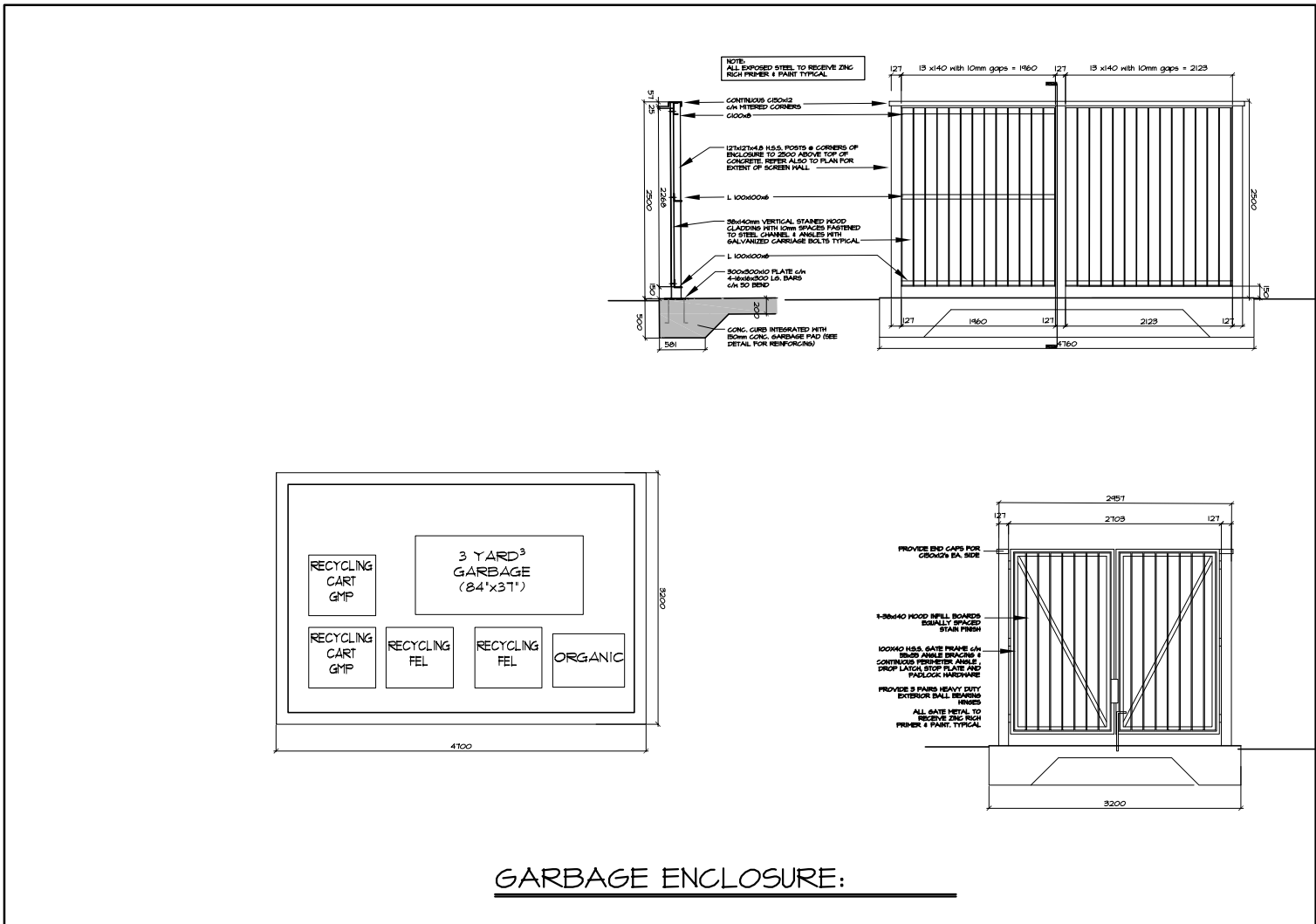
4. AMENITY SPACE REQUIREMENTS

6m² REQUIRED PER UNIT (15 m² REQUIRED PER UNIT FOR FIRST 8 UNITS)

8 UNITS X 15 SQ.M. = 120 SQ.M.

+
4 UNITS X 6 SQ.M. = 24 SQ.M.

144 SQ.M. REQUIRED AMENITY SPACE



GARBAGE ENCLOSURE:

| | | |
|-----|------------|-------------------------|
| 2 | 2020/10/01 | RE-ISSUED FOR SITE PLAN |
| 1 | 2020/07/02 | ISSUED FOR SITE PLAN |
| 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:

455 McArthur Avenue
Ottawa, ON

DRAWING TITLE:

SITE PLAN

| | | |
|-----------|------------|--------|
| DRAWN BY: | DATE: | SCALE: |
| KG | 2020/06/04 | 1:200 |

ONTARIO ASSOCIATION OF ARCHITECTS
CAROL J. HOBIN
LICENCE
3049

PROJECT:
1829
DRAWING NO.:
SD-1