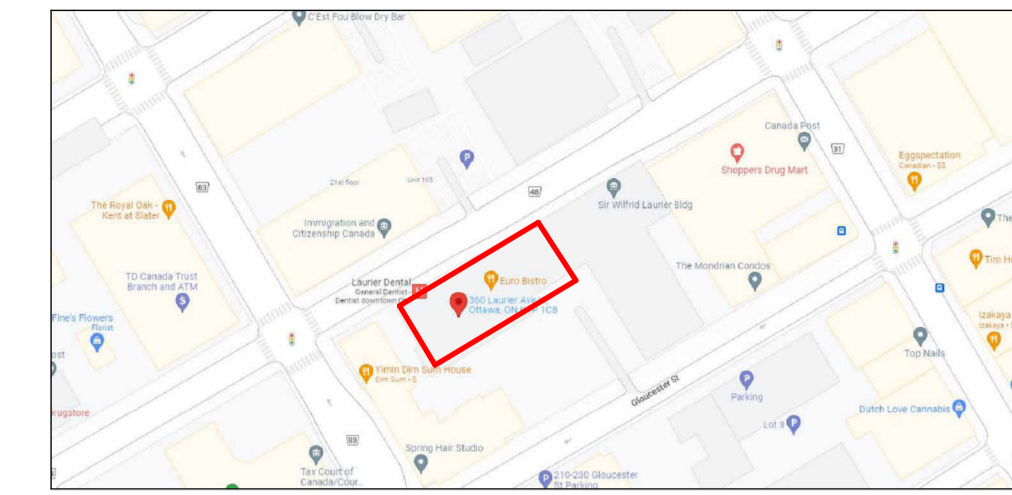


360 LAURIER AVE W

SITE PLAN APPLICATION - ARCHITECTURAL DRAWINGS



client | client



structural engineers | ingénieur structure



MEP engineers | ingénieur MEP



ENGINEERING | INGENIERIE

civil engineers | ingénieur civil



landscape architect | architecte paysagiste

ARCHITECT

Linebox Studio Inc.

Address: 150 Elgin Street, Level 10, Ottawa, ON, K2P 1L4
Tel: 613.216.2609

Architect: Andrew Reeves
Point of Contact: Josée Anne Provonost

STRUCTURAL ENGINEERS

Cleland Jardine Engineering Ltd.

Address: 580 Terry Fox Drive, Kanata, ON, K2L 4B9
Tel: 613.591.1533

Engineer: Bourtos Aoun
Point of Contact: Sharon Hagen

MECHANICAL ENGINEERS

Smith + Andersen

Address: 1600 Carling Avenue #530, Ottawa, ON, K1Z 1G3
Tel: 613.230.1186

Engineer & Point of Contact: Adrienne Mitani

ELECTRICAL ENGINEERS

Smith + Andersen

Address: 1600 Carling Avenue #530, Ottawa, ON, K1Z 1G3
Tel: 613.230.1186

Engineer: Andre Drauin
Point of Contact: Josephine Jordan

CIVIL ENGINEERS

LRL Associates Ltd.

Address: 5430 Canotek Road, Gloucester, ON K1J 9G2
Tel: 613.842.3434

Engineer & Point of Contact: Virginia Johnson

LANDSCAPE ARCHITECT

CSW Landscape Architects Limited.

Address: 319 McRae Avenue, Ottawa, ON K1Z 0B9
Tel: 613.729.4536

Architect & Point of Contact: Christian Matteau

ARCHITECTURAL DRAWING LIST

DWG NO.	DRAWING TITLE
A0 GENERAL	
A0-000	COVER SHEET
A0-801	SITE PLAN
A2 PLANS	
A2-098	P5 BASEMENT FLOOR PLAN
A2-099	P3 AND P4 BASEMENT FLOOR PLAN
A2-100	P1 AND P2 BASEMENT FLOOR PLAN
A2-101	LEVEL 01 FLOOR PLAN
A2-102	LEVEL 02 FLOOR PLAN
A2-103	LEVELS 03 TO 11 (TYPICAL) FLOOR PLAN
A2-112	LEVEL 12 (MAIN ROOF) FLOOR PLAN
A2-113	LEVEL 13 (MECH. PENTHOUSE) FLOOR PLAN
A2-120	ROOF PLAN (LOWER)
A2-121	ROOF PLAN (UPPER)
A4 BUILDING ELEVATIONS	
A4-100	NORTH (LAURIER AVE W) ELEVATION
A4-101	EAST ELEVATION
A4-102	SOUTH ELEVATION
A4-103	WEST ELEVATION
A4-110	ENLARGED ELEVATIONS



ISSUED FOR SITE PLAN CONTROL 230504

no revisions date

stamp | fibre



architect | architecte



general notes | note générale

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project title

360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8

drawing title | titre du dessin

COVER SHEET

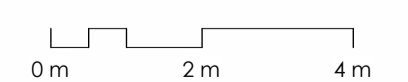
project number | numéro du projet **2225**

drawn | dessiné **JH**

checked | vérifié **JAP / MAR / AR**

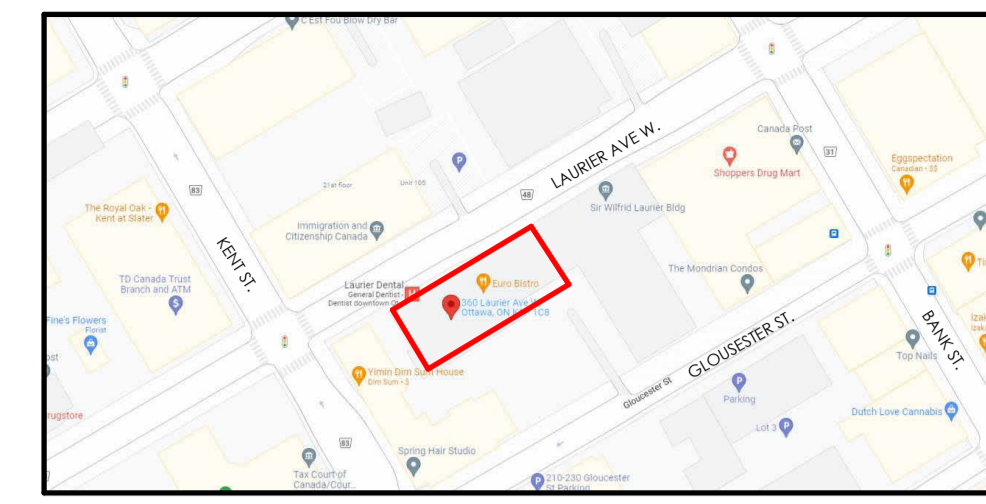
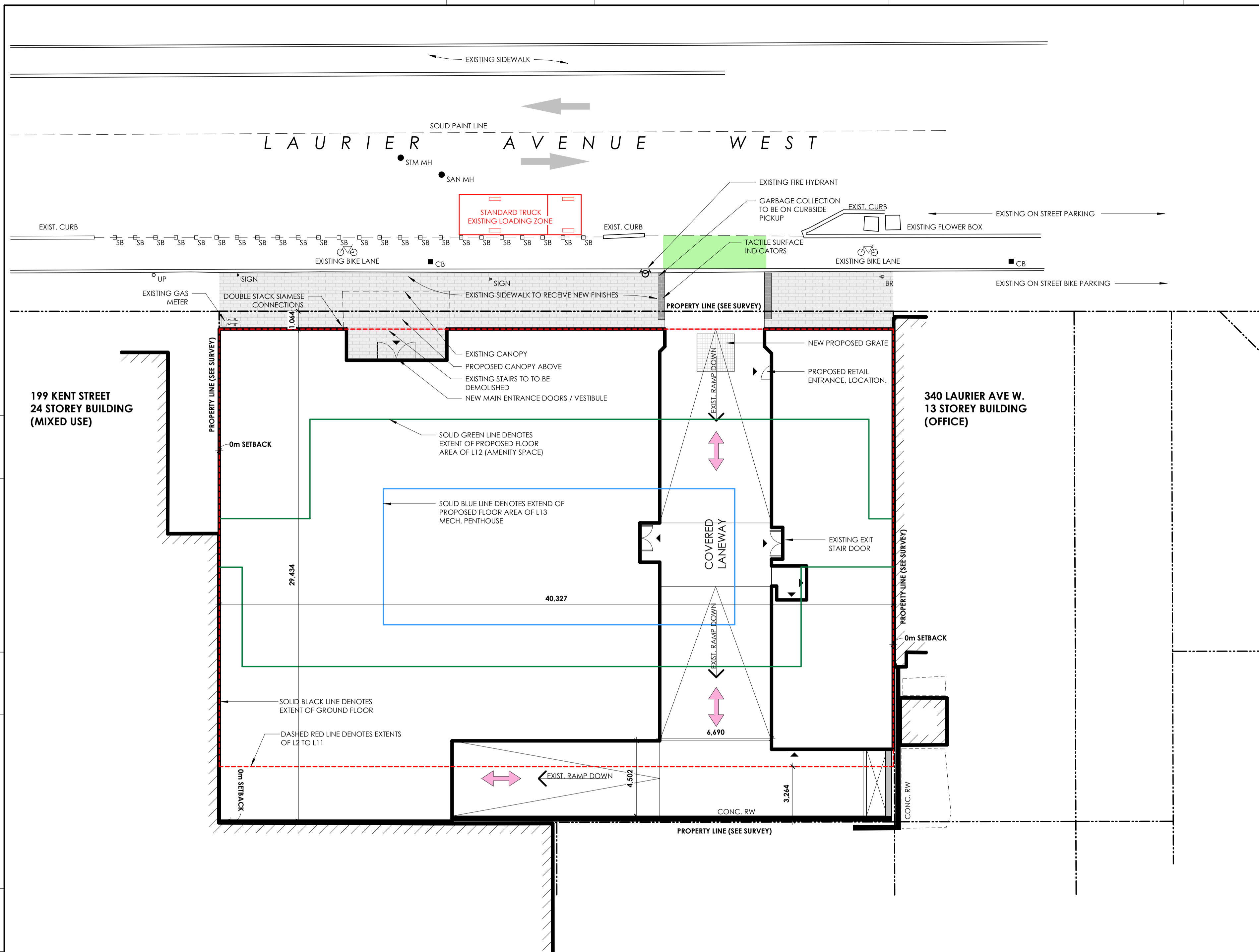
date | date **11/29/22**

scale | échelle



drawing number | numéro du dessin

A0-000



KEY PLAN

SITE PLAN LEGEND

■ CB	CATCH BASIN
● SAN MH	SANITARY MAN HOLE
▲	BUILDING ENTRANCE
○ UP	UTILITY POLE
□ SIGN	TRAFFIC SIGN
⊙	FIRE HYDRANT
⊕ BR	SINGLE BIKE RACK BOLLARD
⊕ SB	COLLAPSIBLE SAFETY BOLLARD 3'-0" - 5'-0" O.C.
🚲	BICYCLE LANE

VEHICLE PARKING PROVIDED (BY FLOOR)

TYPE	COUNT
LEVEL P5 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	6
LEVEL P4 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	4
LEVEL P3 BASEMENT	
ACCESSIBLE (3400x5200)	2
COMPACT (2438x5300)	7
STANDARD (2600x5200)	3
LEVEL P2 BASEMENT	
COMPACT (2438x5300)	6
STANDARD (2600x5200)	3
LEVEL P1 BASEMENT	
ACCESSIBLE (3400x5200)	1
COMPACT (2438x5300)	7
STANDARD (2600x5200)	2
GRAND TOTAL	59

BICYCLE PARKING PROVIDED (BY FLOOR)

TYPE	COUNT
LEVEL P4 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (OPEN PARKING)	2
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL P2 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL 01	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	54
VERTICAL BICYCLE SPACE (SECURE)	10
GRAND TOTAL	78
REQUIRED	70

1 SITE PLAN - PROPOSED
1:150
A0-200

GENERAL NOTES:
UNLESS OTHERWISE NOTED:

- SITE DEMOLITION PLAN AND SITE PLAN TO BE READ IN CONJUNCTION WITH LANDSCAPE AND CIVIL PACKAGE DRAWINGS.
- ALL CONSTRUCTED ELEMENTS ARE TO BE RETAINED.
- PROTECTION MEASURES ARE TO BE TAKEN TO PREVENT DAMAGE TO EXISTING STRUCTURES OR LANDSCAPE FROM OCCURRING.
- ANY PARKING SIGNAGE MOVED OR REMOVED DURING CONSTRUCTION WILL BE REINSTATED.
- SIDEWALK/CURB TO BE REINSTATED WHERE PRIVATE DRIVEWAYS HAVE BEEN DEMOLISHED OR WHERE DAMAGED THROUGH CONSTRUCTION PROCESS.

RESIDENTIAL SUITE COUNTS

TYPE	COUNT
1 BDRM	4
1 BDRM (B.F.)	19
1 BDRM (B.F.) + DEN	19
1 BDRM + DEN	30
2 BDRM	10
2 BDRM (B.F.)	19
2 BDRM + DEN	40
STUDIO	143
TOTAL	143

GFA AREA SCHEDULE

LEVEL	EXISTING AREA	PROPOSED AREA	DIFFERENCE
P5-BASEMENT (PARK./MECH.)	-	-	-
P4-BASEMENT (PARK./MECH.)	-	-	-
P3-BASEMENT (PARK./MECH.)	-	-	-
LEVEL 01 (RETAIL/AMNITY.)	728.31 m ²	569.14 m ²	-159.17 m ²
LEVEL 02 (RESIDENTIAL)	831.90 m ²	807.53 m ²	-24.37 m ²
LEVEL 03 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 04 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 05 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 06 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 07 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 08 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 09 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 10 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 11 (RESIDENTIAL)	916.17 m ²	893.20 m ²	-22.97 m ²
LEVEL 12 (FFL/AMENITIES)	293.40 m ²	404.75 m ²	111.35 m ²
LEVEL 13 (MECH.)	-	-	-
TOTAL	10,099.12 m²	9,820.26 m²	-

RESIDENTIAL SUITE AREAS

TYPE	AREA (SQ.M)	AREA (SF)
LEVEL 02		
SUITE 01 1 BDRM (B.F.) + DEN	54.72 m ²	588.96 ft ²
SUITE 03 2 BDRM	65.54 m ²	705.50 ft ²
SUITE 04 2 BDRM (B.F.)	62.54 m ²	673.13 ft ²
SUITE 05 STUDIO	45.26 m ²	487.16 ft ²
SUITE 06 STUDIO	38.93 m ²	419.04 ft ²
SUITE 07 1 BDRM	47.52 m ²	511.49 ft ²
SUITE 08 1 BDRM + DEN	59.15 m ²	636.69 ft ²
SUITE 09 STUDIO	38.95 m ²	419.30 ft ²
SUITE 10 STUDIO	45.05 m ²	484.91 ft ²
SUITE 11 2 BDRM	62.71 m ²	675.05 ft ²
SUITE 12 2 BDRM	70.20 m ²	755.58 ft ²
SUITE 13 2 BDRM + DEN	72.25 m ²	777.67 ft ²
SUITE 14 1 BDRM (B.F.)	52.31 m ²	563.11 ft ²
LEVEL 03 TO LEVEL 11 (TYPICAL)		
SUITE 01 1 BDRM (B.F.)	52.55 m ²	565.64 ft ²
SUITE 02 2 BDRM + DEN	72.20 m ²	777.17 ft ²
SUITE 03 2 BDRM	70.51 m ²	759.00 ft ²
SUITE 04 2 BDRM (B.F.)	62.54 m ²	673.13 ft ²
SUITE 05 STUDIO	45.26 m ²	487.16 ft ²
SUITE 06 STUDIO	38.93 m ²	419.04 ft ²
SUITE 07 1 BDRM + DEN	56.87 m ²	612.12 ft ²
SUITE 08 1 BDRM + DEN	56.62 m ²	609.44 ft ²
SUITE 09 STUDIO	38.97 m ²	419.42 ft ²
SUITE 10 STUDIO	44.26 m ²	476.41 ft ²
SUITE 11 2 BDRM	63.92 m ²	688.08 ft ²
SUITE 12 2 BDRM	70.48 m ²	758.65 ft ²
SUITE 13 2 BDRM + DEN	72.55 m ²	780.87 ft ²
SUITE 14 1 BDRM (B.F.)	52.59 m ²	566.07 ft ²
TOTAL	8,232.44 m²	88,613.24 ft²

ZONING MATRIX

ITEM	FIELD	DATA	ITEM	FIELD	DATA
1	LEGAL DESCRIPTION	LOTS 28 AND 29 REGISTERED PLAN 2996	9	LOADING ZONE	REQUIRED: PROPOSED: RESIDENTIAL: 0 spaces (min) 1 SHARED LOADING ZONE
2	CURRENT ZONING PERMITTED USES:	MD S25 APARTMENT DWELLINGS (HIGH RISE), RESTAURANT (CONDITIONAL), OFFICE (CURRENT EXCEPTION)	10	PARKING	REQUIRED: PROPOSED: RESIDENTIAL: 0 MAXIMUM: 1.5 PER UNIT = 209 spots VISITOR: 0.1 PER SUITE AFTER FIRST 12 UNITS = 13 spots TOTAL: 13 TOTAL: 59
3	LOT AREA	1,233.35 m ² (EXISTING UNCHANGED)	11	BICYCLE PARKING	REQUIRED: PROPOSED: RESIDENTIAL: 0 0.5 / UNIT = 70 SPACES TOTAL: 70 SPACES + 1 RETAIL SPACES (REFER TO SITE PLAN) TOTAL: 78
4	LOT FRONTAGE	40.32 m (EXISTING UNCHANGED)	12	LANDSCAPED AREAS	REQUIRED: PROPOSED: NONE NOTED FOR THIS SITE
5	BUILDING AREA	1,057.83 m ² (EXISTING UNCHANGED)	13	DRIVE AISLES	REQUIRED: PROPOSED: SEE PLANS SINGLE TRAFFIC LANE: 3m DOUBLE TRAFFIC LANE: MINIMUM: 6m; MAXIMUM: 3.6m FOR LESS THAN 20 PARKING SPACES, 6.7m FOR 20 OR MORE PARKING SPACES
6	BUILDING SETBACKS	FRONT YARD REQUIRED: NO MINIMUM FRONT YARD (EXISTING): 1.02m REAR YARD (REQUIRED): NO MINIMUM REAR YARD (EXISTING): 0m INTERIOR SIDE YARD (REQUIRED): NO MINIMUM INTERIOR SIDE YARD (EXISTING): 0m			
7	AMENITY SPACE	REQUIRED: PROPOSED COMMUNAL AMENITY: 6m ² x 139 DWELLING UNITS = 834 m ² GROUND LEVEL INTERIOR: 238.48 m ² L12 INTERIOR: 424.47 m ² L12 EXTERIOR: 452.60 m ² TOTAL: 1,115.55 m ²			
8	BUILDING HEIGHT	HEIGHTS: PROPOSED CHANGE TO USE AS FOLLOWS: 36.39 m TO TOP OF MAIN ROOF AMENITY 40.26 m TO TOP OF AMENITY PENTHOUSE (L12) 44.75 m TO TOP OF MECHANICAL PENTHOUSE (L13)			

nord actuel
true north

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no revisions date



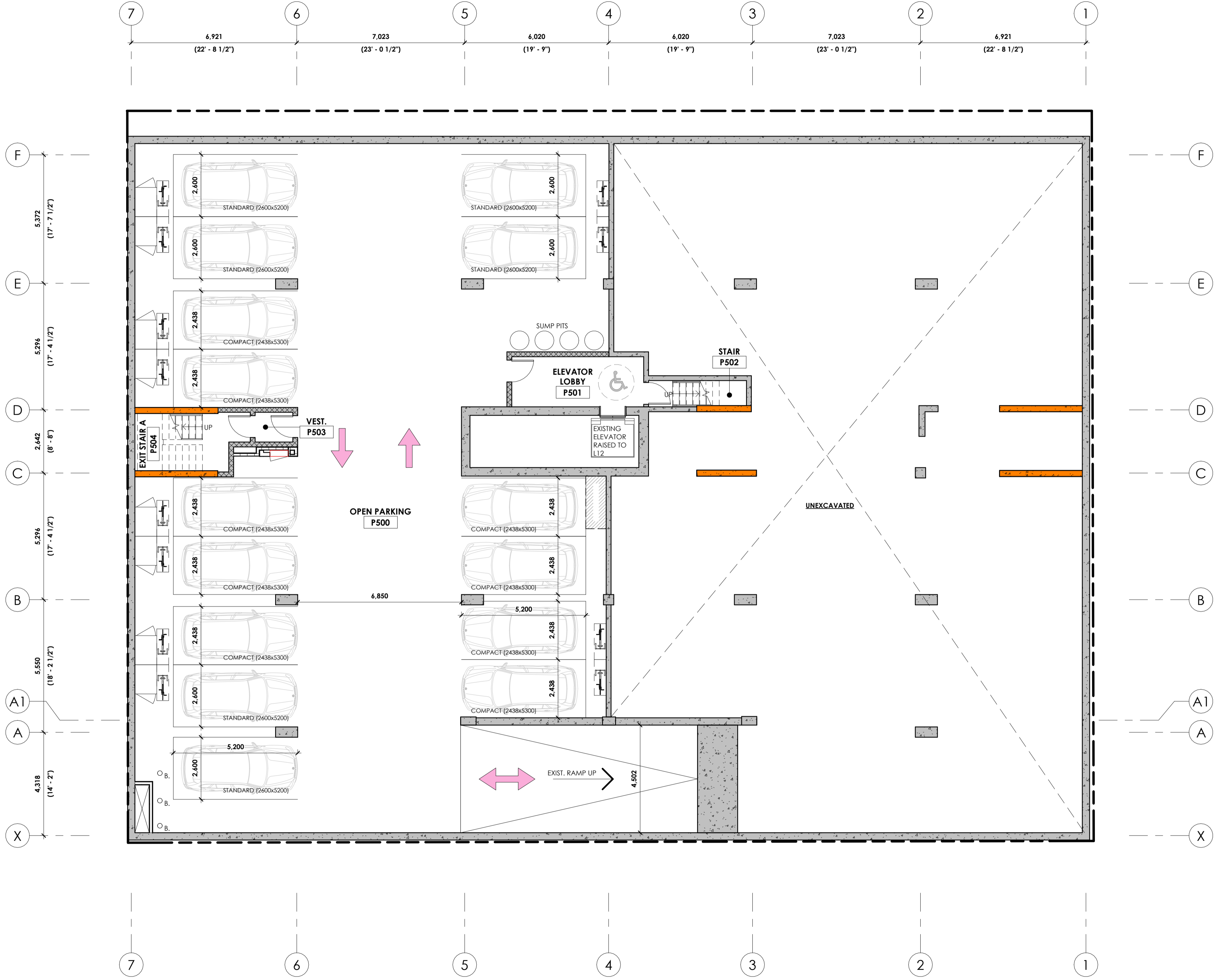
general notes | note générale
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360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION
360 LAURIER AVE W | OTTAWA | ON | K1P 1C8

drawing title | titre du dessin
SITE PLAN
project number | numero du projet **2225**
drawn | dessiné **JAP / MAR / AR**
checked | vérifié **JAP / MAR / AR**
date | date **12/08/22**
scale | échelle **As indicated**

VEHICLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P5 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	6
LEVEL P4 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	4
LEVEL P3 BASEMENT	
ACCESSIBLE (3400x5200)	2
COMPACT (2438x5300)	7
STANDARD (2600x5200)	3
LEVEL P2 BASEMENT	
COMPACT (2438x5300)	6
STANDARD (2600x5200)	3
LEVEL P1 BASEMENT	
ACCESSIBLE (3400x5200)	1
COMPACT (2438x5300)	7
STANDARD (2600x5200)	2
GRAND TOTAL	59

BICYCLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P4 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (OPEN PARKING)	2
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL P2 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL 01	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	54
VERTICAL BICYCLE SPACE (SECURE)	10
GRAND TOTAL	78
REQUIRED	70



EXISTING TO REMAIN
 NEW (PROPOSED)



ISSUED FOR SITE PLAN CONTROL 230504
no revisions date



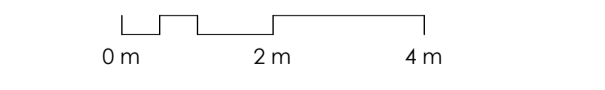
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project title
360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8
drawing title | titre du dessin

P5 BASEMENT FLOOR PLAN

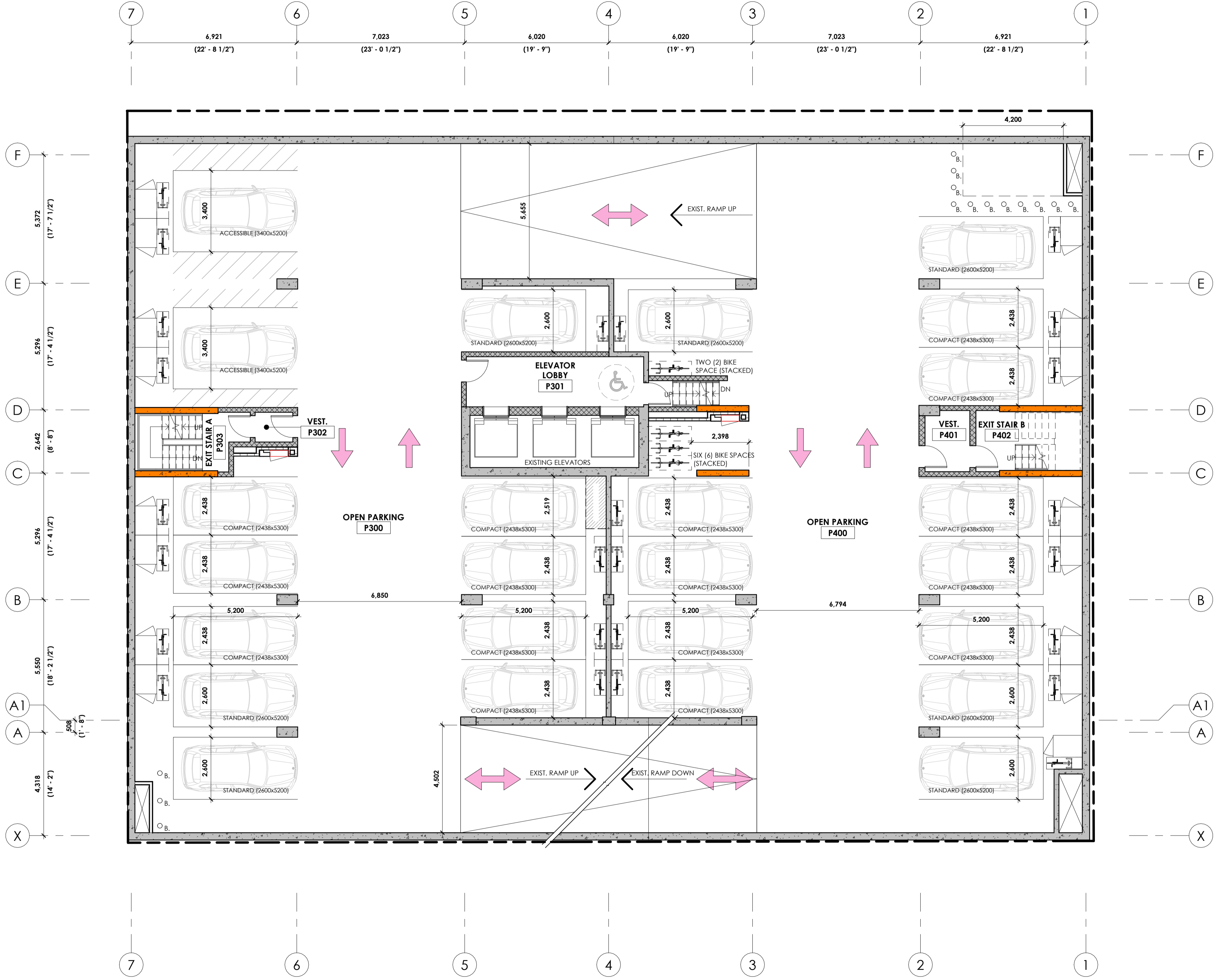
project number | numéro du projet **2225**
drawn | dessiné **JH**
checked | vérifié **JAP / MAR / AR**
date | date **11/28/22**
scale | échelle **1 : 100**



drawing number | numéro du dessin
A2-098

VEHICLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P5 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	6
LEVEL P4 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	4
LEVEL P3 BASEMENT	
ACCESSIBLE (3400x5200)	2
COMPACT (2438x5300)	7
STANDARD (2600x5200)	3
LEVEL P2 BASEMENT	
COMPACT (2438x5300)	6
STANDARD (2600x5200)	3
LEVEL P1 BASEMENT	
ACCESSIBLE (3400x5200)	1
COMPACT (2438x5300)	7
STANDARD (2600x5200)	2
GRAND TOTAL	59

BICYCLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P4 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (OPEN PARKING)	2
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL P2 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL 01	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	54
VERTICAL BICYCLE SPACE (SECURE)	10
GRAND TOTAL	78
REQUIRED	70



EXISTING TO REMAIN
 NEW (PROPOSED)

CLV GROUP DEVELOPMENTS
 485 BANK STREET, SUITE 200, OTTAWA K2P 1Z2
 client | client

CLELAND JARDINE
 ENGINEERING LTD.
 structural engineers | ingénieur structure

Smith + Andersen
 MEP engineers | ingénieur MEP

LRL
 ENGINEERING | INGENIERIE
 civil engineers | ingénieur civil

C S W
 landscape architect | architecte paysagiste

nord actuel
 true north

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 no revisions date

stamp | firme

ONTARIO ASSOCIATION OF ARCHITECTS
 ANDREW REEVES
 LICENCE 6464

architect | architecte

linebox
 STUDIO

general notes | note générale

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360 LAURIER AVE W
 PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8
 drawing title | titre du dessin

P3 AND P4 BASEMENT FLOOR PLAN

project number | numéro du projet 2225
 drawn | dessiné JH
 checked | vérifié JAP / MAR / AR
 date | date 11/28/22
 scale | échelle 1 : 100



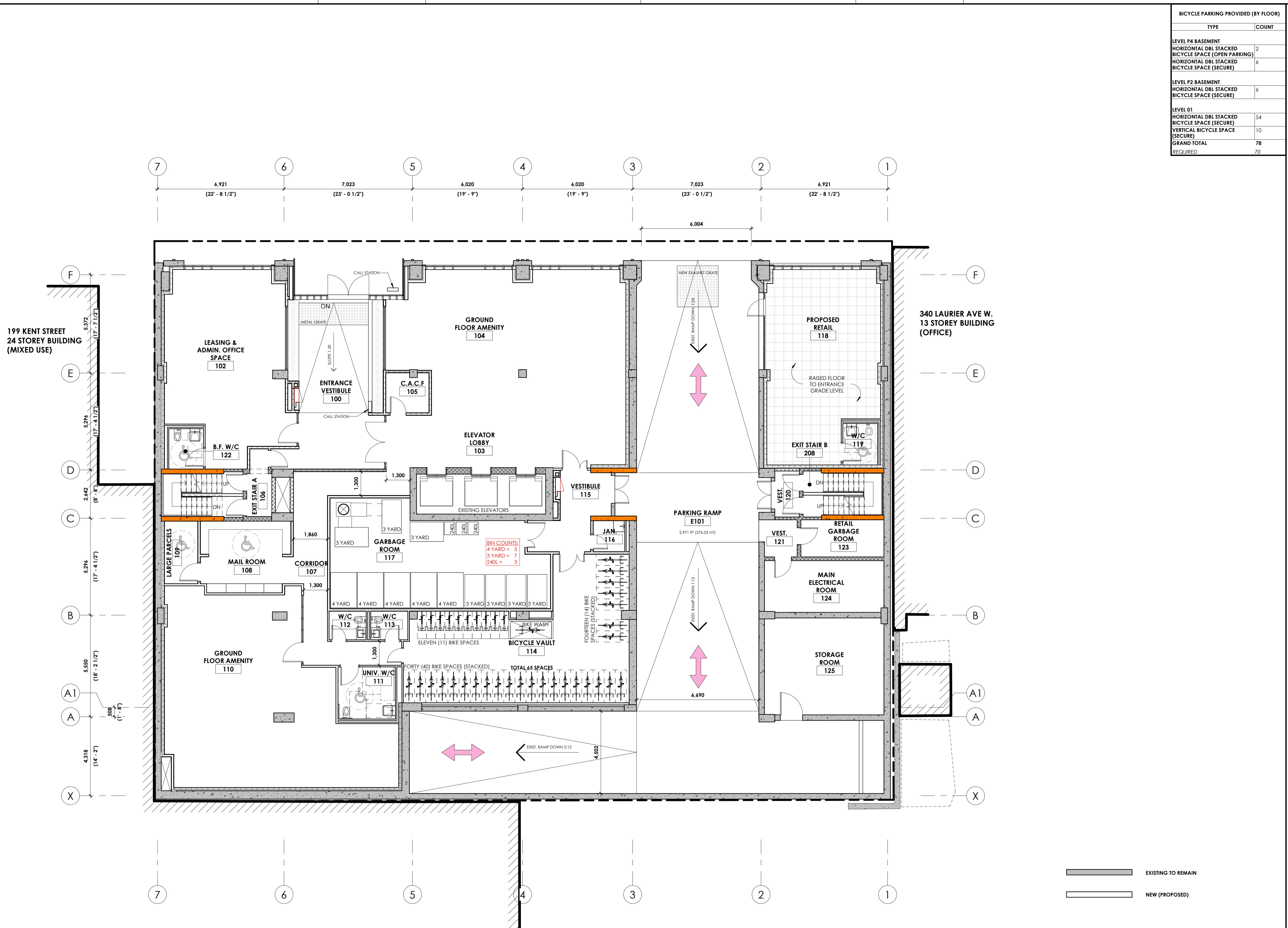
drawing number | numéro du dessin

A2-099

VEHICLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P5 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	6
LEVEL P4 BASEMENT	
COMPACT (2438x5300)	9
STANDARD (2600x5200)	4
LEVEL P3 BASEMENT	
ACCESSIBLE (3400x5200)	2
COMPACT (2438x5300)	7
STANDARD (2600x5200)	3
LEVEL P2 BASEMENT	
COMPACT (2438x5300)	6
STANDARD (2600x5200)	3
LEVEL P1 BASEMENT	
ACCESSIBLE (3400x5200)	1
COMPACT (2438x5300)	7
STANDARD (2600x5200)	2
GRAND TOTAL	59

BICYCLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P4 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (OPEN PARKING)	2
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL P2 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL 01	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	54
VERTICAL BICYCLE SPACE (SECURE)	10
GRAND TOTAL	78
REQUIRED	70





BICYCLE PARKING PROVIDED (BY FLOOR)	
TYPE	COUNT
LEVEL P4 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (OPEN PARKING)	2
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL P2 BASEMENT	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	6
LEVEL 01	
HORIZONTAL DBL STACKED BICYCLE SPACE (SECURE)	54
VERTICAL BICYCLE SPACE (SECURE)	10
GRAND TOTAL	78
REQUIRED	70

CLV GROUP DEVELOPMENTS
485 BANK STREET, SUITE 200, OTTAWA K2P 1Z2
client | client

CLELAND JARDINE ENGINEERING LTD.
PROFESSIONAL ENGINEER
P. ENG. REG. NO. 11533
C. ENG. REG. NO. 11533
structural engineers | ingénieur structure

Smith + Andersen
MEP engineers | ingénieur MEP

LRL ENGINEERING INC.
civil engineers | ingénieur civil

C SW
landscape architect | architecte paysagiste

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true north

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no revisions date

stamp | fibre

ONTARIO ASSOCIATION OF ARCHITECTS
ANDREW REEVES
LICENCE 6464

architect | architecte

linebox STUDIO

general notes | note générale

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360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION

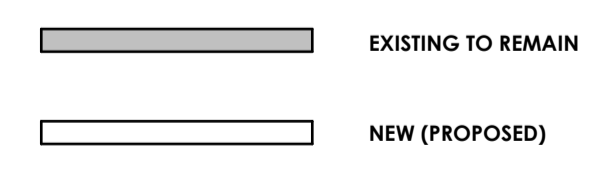
360 LAURIER AVE W | OTTAWA | ON | K1P 1C8
drawing title | titre du dessin

LEVEL 01 FLOOR PLAN

project number | numéro du projet 2225
drawn | dessiné JH
checked | vérifié JAP / MAR / AR
date | date 11/28/22
scale | échelle 1 : 100

0 m 2 m 4 m

drawing number | numéro du dessin



1 LEVEL 01 FLOOR PLAN
A2-101 1:100 A0-200

A2-101

RESIDENTIAL SUITE AREAS			
	TYPE	AREA (SQ.M)	AREA (SF)
LEVEL 02			
SUITE 01	1 BDRM (B.F.) + DEN	54.72 m ²	588.96 ft ²
SUITE 03	2 BDRM	65.54 m ²	705.50 ft ²
SUITE 04	2 BDRM (B.F.)	62.54 m ²	673.13 ft ²
SUITE 05	STUDIO	45.26 m ²	487.16 ft ²
SUITE 06	STUDIO	38.93 m ²	419.04 ft ²
SUITE 07	1 BDRM	47.52 m ²	511.49 ft ²
SUITE 08	1 BDRM + DEN	59.15 m ²	636.69 ft ²
SUITE 09	STUDIO	38.95 m ²	419.30 ft ²
SUITE 10	STUDIO	45.05 m ²	484.91 ft ²
SUITE 11	2 BDRM	62.71 m ²	675.05 ft ²
SUITE 12	2 BDRM	70.20 m ²	755.58 ft ²
SUITE 13	2 BDRM + DEN	72.25 m ²	777.67 ft ²
SUITE 14	1 BDRM (B.F.)	52.31 m ²	563.11 ft ²
LEVEL 03 TO LEVEL 11 (TYPICAL)			
SUITE 01	1 BDRM (B.F.)	52.55 m ²	565.64 ft ²
SUITE 02	2 BDRM + DEN	72.20 m ²	777.17 ft ²
SUITE 03	2 BDRM	70.51 m ²	759.00 ft ²
SUITE 04	2 BDRM (B.F.)	62.54 m ²	673.13 ft ²
SUITE 05	STUDIO	45.26 m ²	487.16 ft ²
SUITE 06	STUDIO	38.93 m ²	419.04 ft ²
SUITE 07	1 BDRM + DEN	56.87 m ²	612.12 ft ²
SUITE 08	1 BDRM + DEN	56.62 m ²	609.44 ft ²
SUITE 09	STUDIO	38.97 m ²	419.42 ft ²
SUITE 10	STUDIO	44.26 m ²	476.41 ft ²
SUITE 11	2 BDRM	63.92 m ²	688.08 ft ²
SUITE 12	2 BDRM	70.48 m ²	758.65 ft ²
SUITE 13	2 BDRM + DEN	72.55 m ²	780.87 ft ²
SUITE 14	1 BDRM (B.F.)	52.59 m ²	566.07 ft ²
TOTAL		8,232.44 m²	88,613.24 ft²

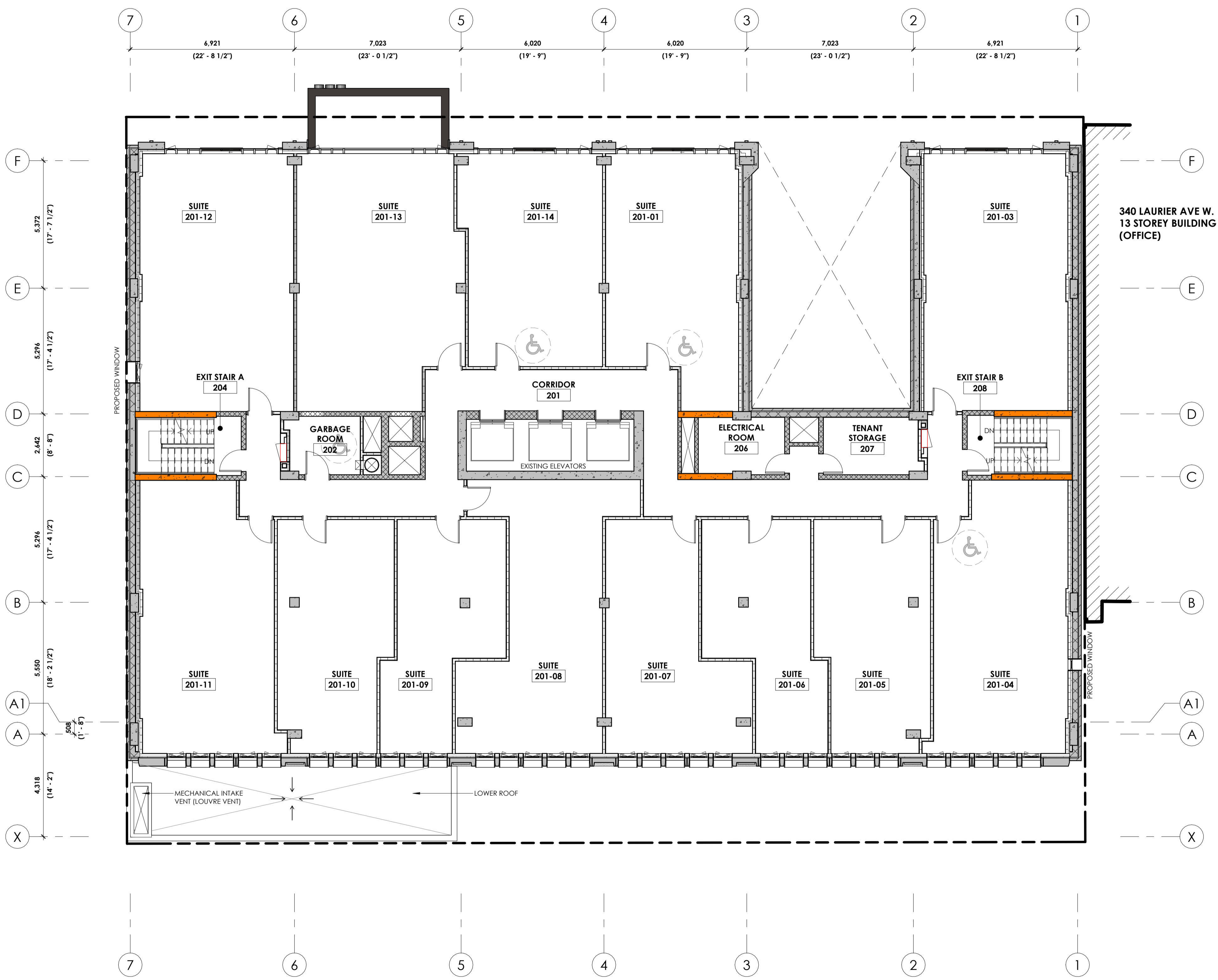
CLV GROUP DEVELOPMENTS
485 BANK STREET, SUITE 200, OTTAWA K2P 1Z2
client | client

CLELAND JARDINE ENGINEERING LTD.
PROFESSIONAL ENGINEER
P. ENG. REG. NO. 11513
structural engineers | ingénieur structure

Smith + Andersen
MEP engineers | ingénieur MEP

LRL ENGINEERING INC.
civil engineers | ingénieur civil

C S W
landscape architect | architecte paysagiste



nord actuel
true north

ISSUED FOR SITE PLAN CONTROL 230504
no revisions date
stamp | timbre

ONTARIO ASSOCIATION OF ARCHITECTS
ANDREW REEVES
LICENCE 6464

architect | architecte

linebox STUDIO

general notes | note générale

- CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ALL ERRORS AND OMISSIONS TO THE ARCHITECT.
- DO NOT SCALE THE DRAWINGS.
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project title

360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8
drawing title | titre du dessin

LEVEL 02 FLOOR PLAN

project number | numéro du projet 2225
drawn | dessiné JH
checked | vérifié JAP / MAR / AR
date | date 11/28/22
scale | échelle 1 : 100

0 m 2 m 4 m

drawing number | numéro du dessin
A2-102

RESIDENTIAL SUITE AREAS			
	TYPE	AREA (SQ.M)	AREA (SF)
LEVEL 02			
SUITE 01	1 BDRM (B.F.) + DEN	54.72 m ²	588.96 ft ²
SUITE 03	2 BDRM	65.54 m ²	705.50 ft ²
SUITE 04	2 BDRM (B.F.)	62.54 m ²	673.13 ft ²
SUITE 05	STUDIO	45.26 m ²	487.16 ft ²
SUITE 06	STUDIO	38.93 m ²	419.04 ft ²
SUITE 07	1 BDRM	47.52 m ²	511.49 ft ²
SUITE 08	1 BDRM + DEN	59.15 m ²	636.69 ft ²
SUITE 09	STUDIO	38.95 m ²	419.30 ft ²
SUITE 10	STUDIO	45.05 m ²	484.91 ft ²
SUITE 11	2 BDRM	62.71 m ²	675.05 ft ²
SUITE 12	2 BDRM	70.20 m ²	755.58 ft ²
SUITE 13	2 BDRM + DEN	72.25 m ²	777.67 ft ²
SUITE 14	1 BDRM (B.F.)	52.31 m ²	563.11 ft ²
LEVEL 03 TO LEVEL 11 (TYPICAL)			
SUITE 01	1 BDRM (B.F.)	52.55 m ²	565.64 ft ²
SUITE 02	2 BDRM + DEN	72.20 m ²	777.17 ft ²
SUITE 03	2 BDRM	70.51 m ²	759.00 ft ²
SUITE 04	2 BDRM (B.F.)	62.54 m ²	673.13 ft ²
SUITE 05	STUDIO	45.26 m ²	487.16 ft ²
SUITE 06	STUDIO	38.93 m ²	419.04 ft ²
SUITE 07	1 BDRM + DEN	56.87 m ²	612.12 ft ²
SUITE 08	1 BDRM + DEN	56.62 m ²	609.44 ft ²
SUITE 09	STUDIO	38.97 m ²	419.42 ft ²
SUITE 10	STUDIO	44.26 m ²	476.41 ft ²
SUITE 11	2 BDRM	63.92 m ²	688.08 ft ²
SUITE 12	2 BDRM	70.48 m ²	758.65 ft ²
SUITE 13	2 BDRM + DEN	72.55 m ²	780.87 ft ²
SUITE 14	1 BDRM (B.F.)	52.59 m ²	566.07 ft ²
TOTAL		8,232.44 m²	88,613.24 ft²

CLV GROUP DEVELOPMENTS
485 BANK STREET, SUITE 200, OTTAWA K2P 1Z2
client | client

CLELAND JARDINE ENGINEERING LTD.
PROFESSIONAL ENGINEER
P. ENG. REG. NO. 11533
structural engineers | ingénieur structure

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ANDREW REEVES
LICENCE 6464

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general notes | note générale

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project title

360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION

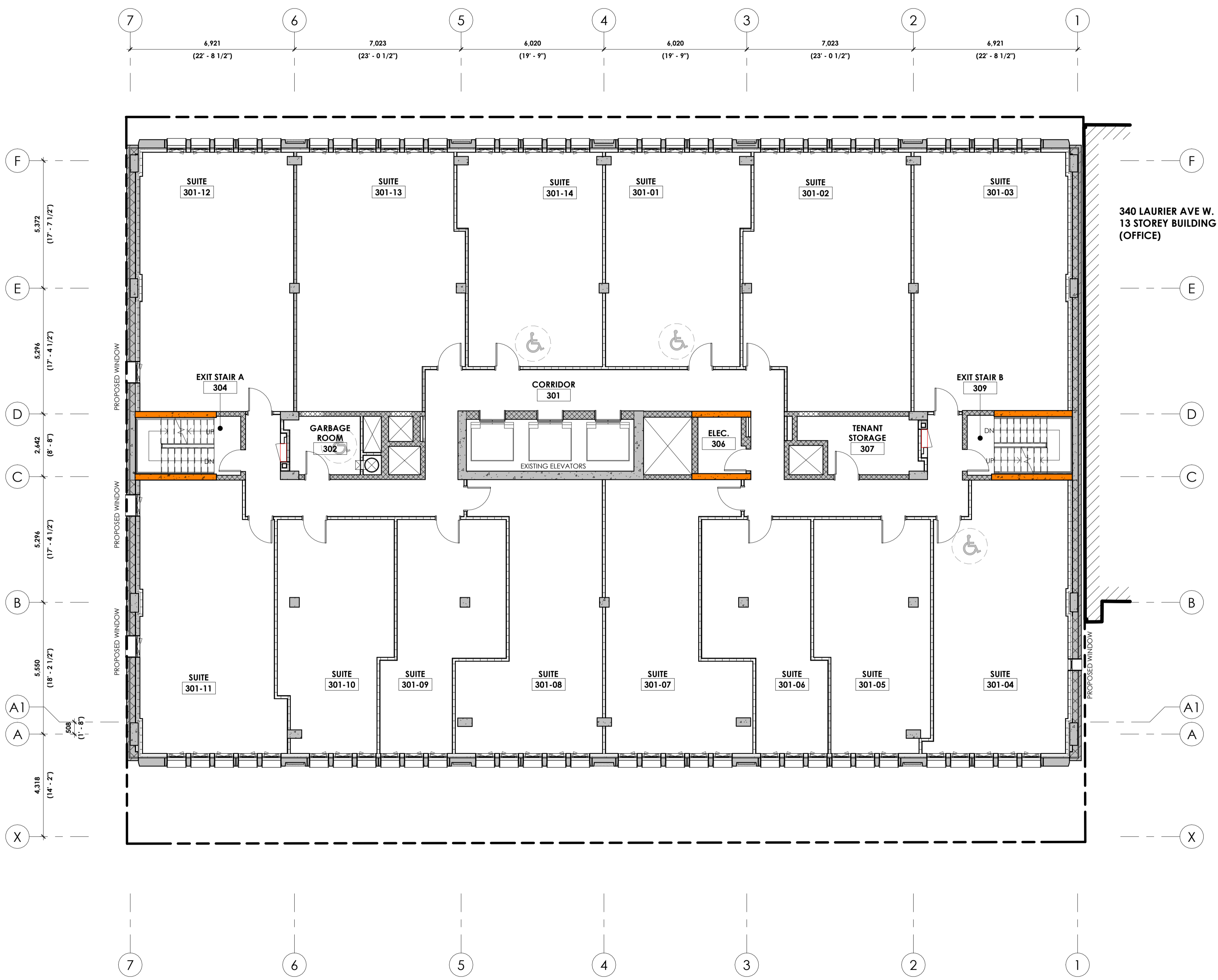
360 LAURIER AVE W | OTTAWA | ON | K1P 1C8
drawing title | titre du dessin

LEVELS 03 TO 11 (TYPICAL) FLOOR PLAN

project number | numéro du projet 2225
drawn | dessiné JH
checked | vérifié JAP / MAR / AR
date | date 11/28/22
scale | échelle 1 : 100

0 m 2 m 4 m

drawing number | numéro du dessin
A2-103

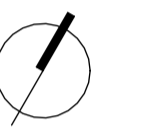


EXISTING TO REMAIN
NEW (PROPOSED)



LRL

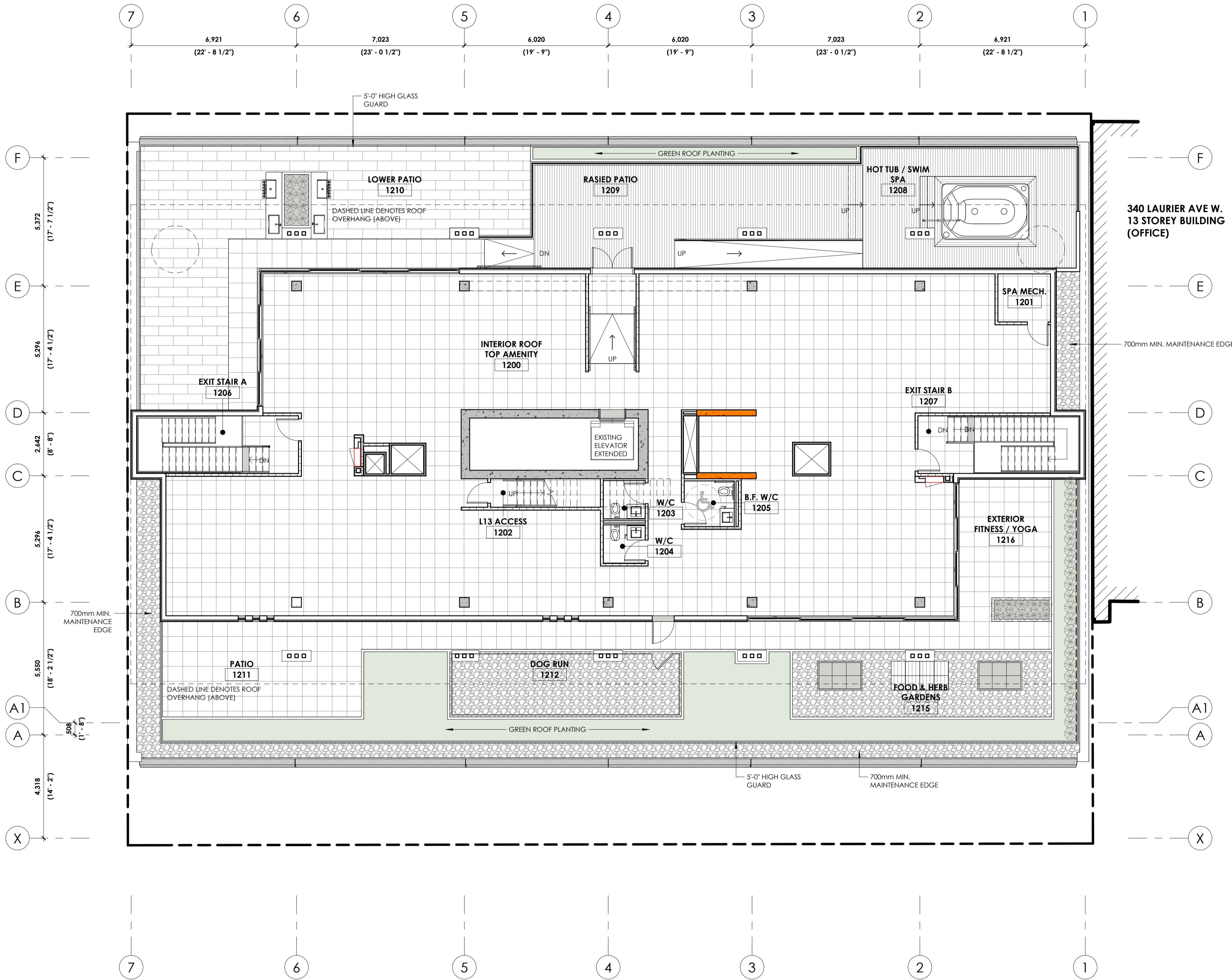
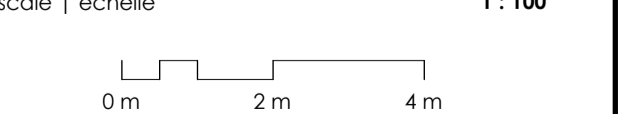
ENGINEERING | INGENIERIE



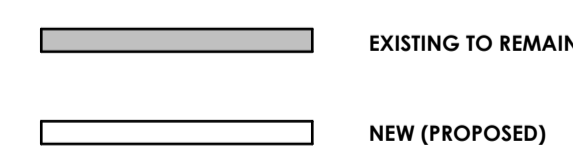
nord actuel
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GENERAL NOTES:
1. REFER TO LANDSCAPE PACKAGE & DRAWINGS FOR ADDITIONAL INFORMATION AND DETAILS.



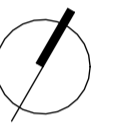


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general notes | note générale

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project title

360 LAURIER AVE W
 PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8

drawing title | titre du dessin

LEVEL 13 (MECH. PENTHOUSE) FLOOR PLAN

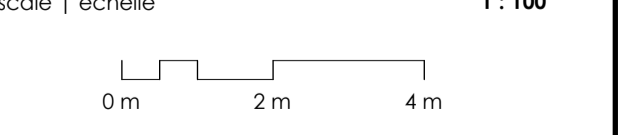
project number | numéro du projet 2225

drawn | dessiné JH

checked | vérifié JAP / MAR / AR

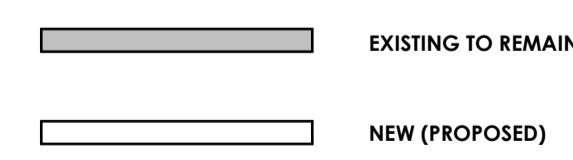
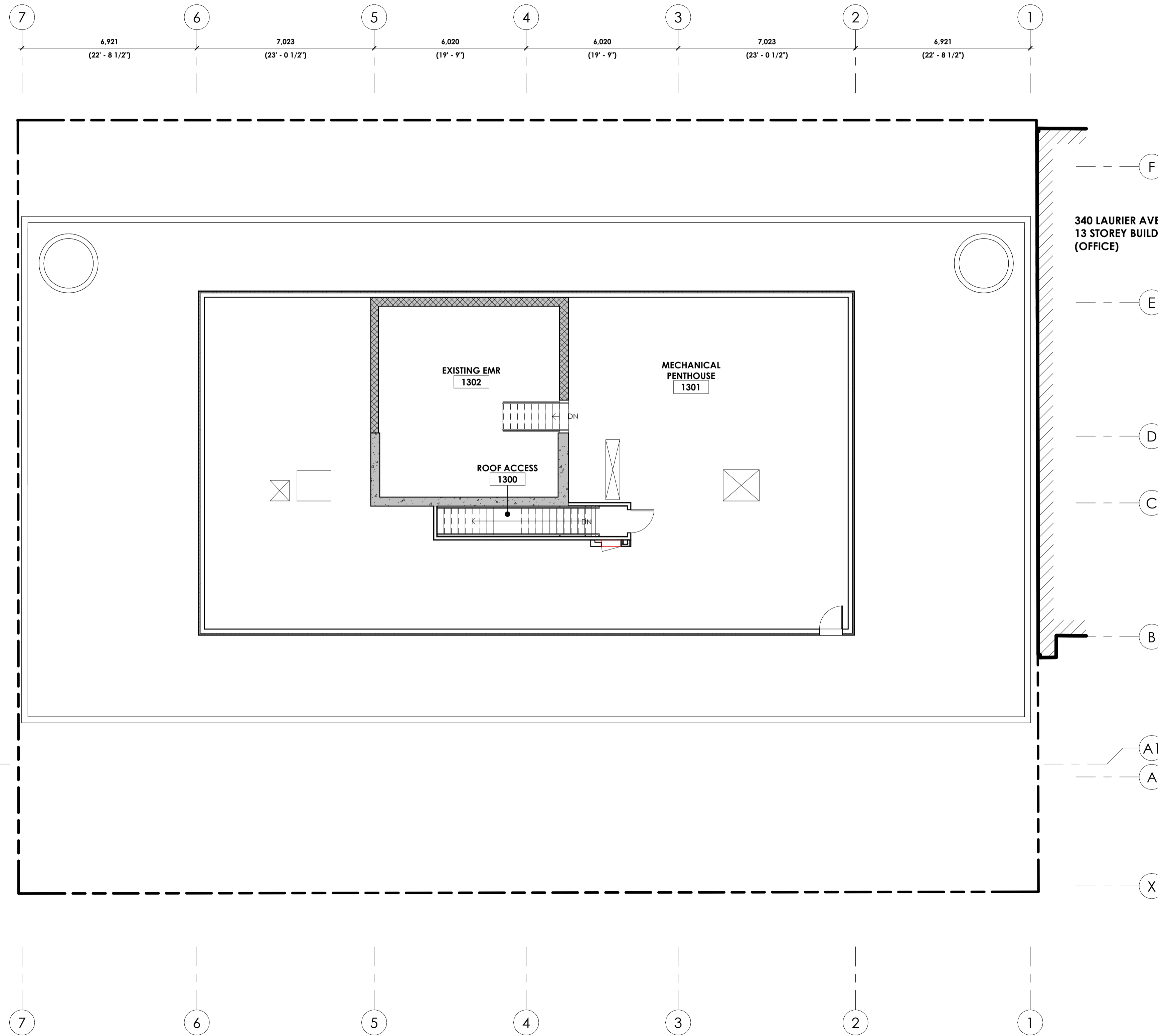
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scale | échelle 1 : 100



drawing number | numéro du dessin

A2-113



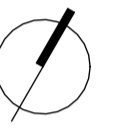


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no revisions date

stamp | empreinte



architect | architecte



general notes | note générale

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project title

360 LAURIER AVE W
 PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8

drawing title | titre du dessin

ROOF PLAN (LOWER)

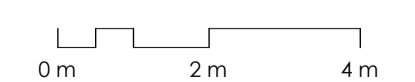
project number | numéro du projet 2225

drawn | dessiné JH

checked | vérifié JAP / MAR / AR

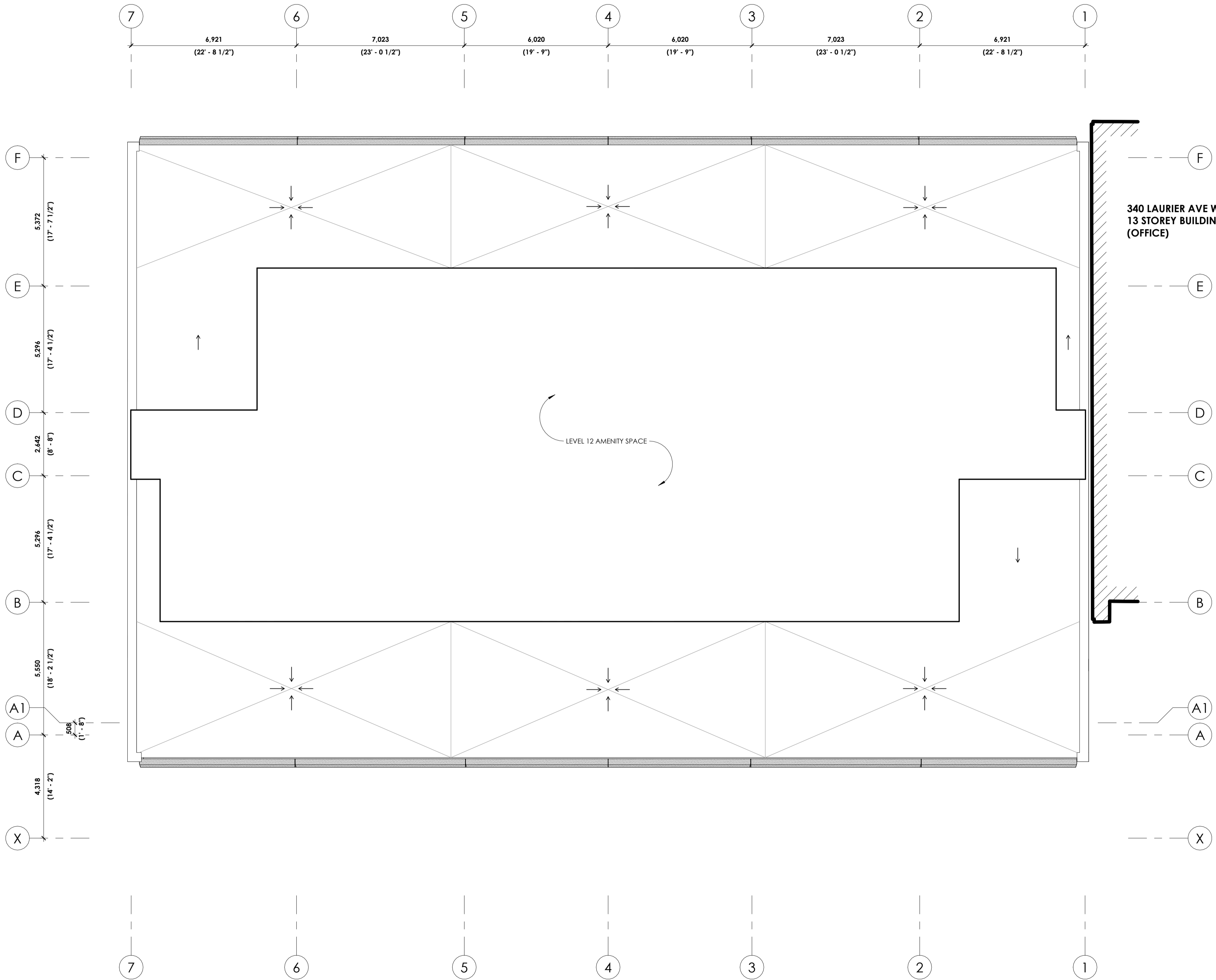
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drawing number | numéro du dessin

A2-120



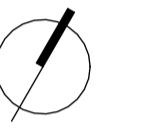


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no revisions date

stamp | empreinte



architect | architecte



general notes | note générale

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project title

360 LAURIER AVE W
 PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8

drawing title | titre du dessin

ROOF PLAN (UPPER)

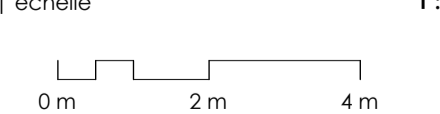
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drawn | dessiné **JH**

checked | vérifié **JAP / MAR / AR**

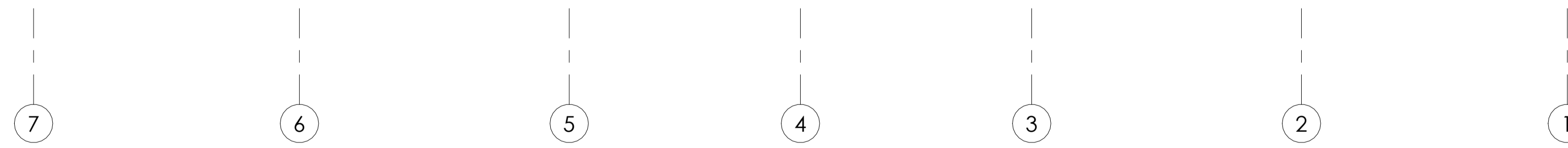
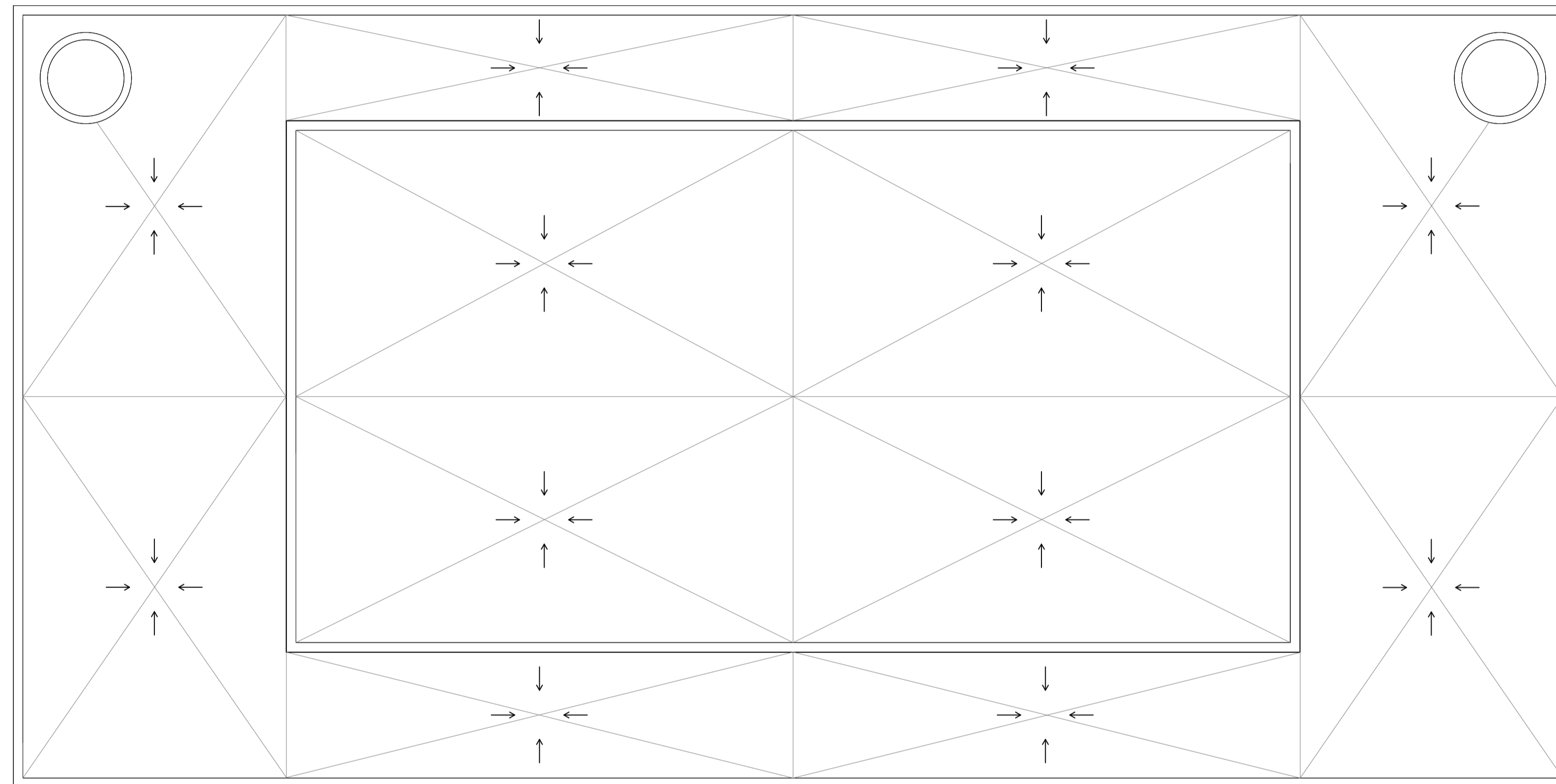
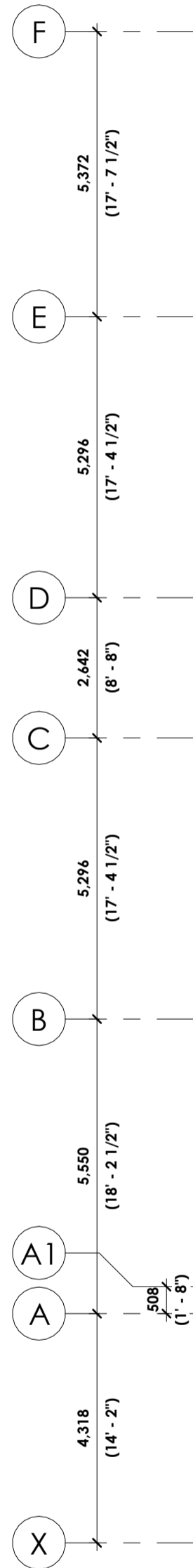
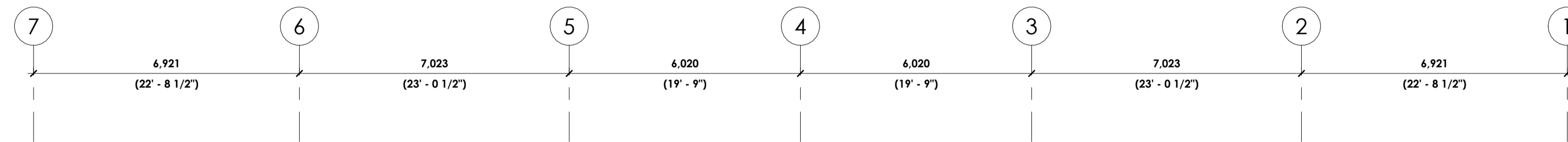
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scale | échelle **1 : 100**



drawing number | numéro du dessin

A2-121





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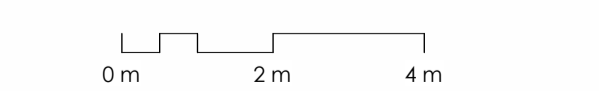


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360 LAURIER AVE W
PROPOSED MIXED-USE RENOVATION

360 LAURIER AVE W | OTTAWA | ON | K1P 1C8

NORTH (LAURIER AVE W) ELEVATION



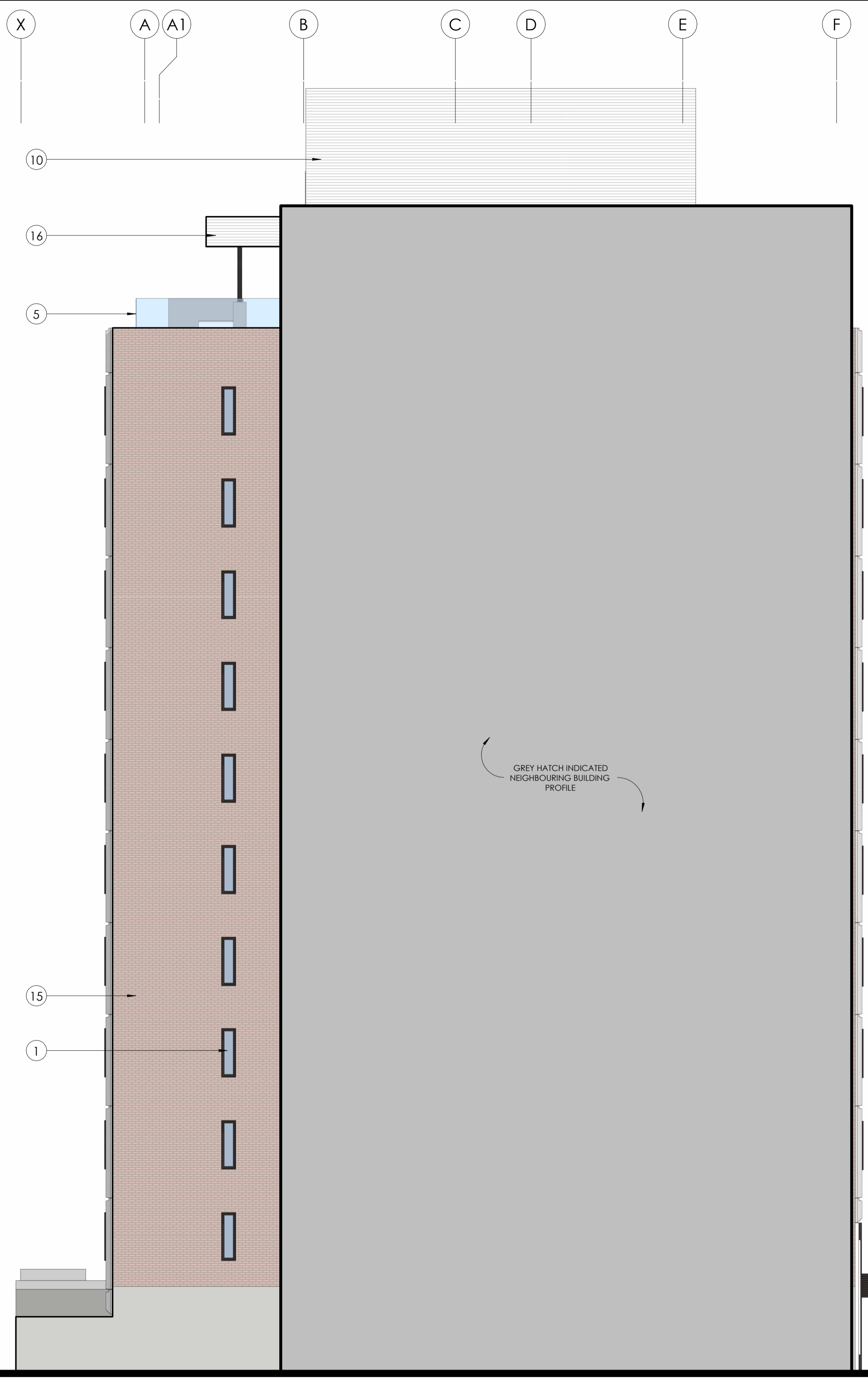
1 NORTH (LAURIER AVE W) ELEVATION
A4-100 1:100

MATERIAL LEGEND

TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION
1	CLEAR GLASS (WINDOW), COLOUR TBD, DOUBLE GLAZED, LOW E COATING	4	ALUMINUM PROFILED CLADDING.	7	NOT USED.	10	ACOUSTICAL LOUVRES AT MECHANICAL PENTHOUSE.	13	CLEAR GLASS (CURTAIN WALL), COLOUR TBD, DOUBLE GLAZED, LOW E COATING.
2	EXTERIOR LIGHTING	5	5'-0" HIGH GLASS GUARDS	8	NOT USED.	11	ENTRANCE TO UNDERGROUND PARKING	14	COLOURED GLASS FILM (WINDOW), COLOUR TBD, DOUBLE GLAZED, LOW E COATING.
3	EXTERIOR GLASS GUARD, COLOUR TBD.	6	METAL SIGNAGE.	9	EXISTING RIB PROFILED PRECAST PANEL.	12	SPANDREL PANEL.	15	EXISTING EXTERIOR BRICK.
								16	METAL EXTRUSION CANOPY.
								17	EXTERIOR GLASS SLIDING PATIO DOORS, COLOUR TBD, DOUBLE GLAZED, LOW E COATING.
								19	ALLOW FOR NEW PUNCHED WINDOWS IN EXISTING PRECAST PANEL OPENINGS WHERE OPENINGS ARE NOT OBSTRUCTED BY COLUMNS.
								20	SPA ENCLOSURE.

GENERAL NOTES:

- ALL REMAINING EXISTING WINDOWS TO BE REPLACED.
- ALLOW FOR INTAKE AND EXHAUST VENTS FOR SUITE FAN COIL UNITS, INTEGRATED INTO NEW EXTERIOR WINDOWS, JULIET BALCONIES AND/OR EXTERIOR WALLS. COLOURED GLAZING TO BE FILM, INSTALLED ON-SITE.
- ALL EXTERIOR GLAZING TO BE BIRD FRIENDLY (TFP).
- OPERABLE WINDOWS TO HAVE A MECHANISM CAPABLE OF CONTROLLING THE FREE SWINGING OR SLIDING OF THE OPENABLE PART OF THE WINDOW SO AS TO LIMIT ANY CLEAR UNOBSTRUCTED OPENING TO A SIZE THAT WILL PREVENT THE PASSAGE OF A SPHERE HAVING A DIAMETER MORE THAN 100mm, OR BE PROTECTED BY A GUARD NO LESS THAN 1075mm.



MEC. PENTHOUSE ROOF (117.685 m)	4.576	(15' - 0.3/14')	NEW MECHANICAL PENTHOUSE
L13 ROOF LEVEL (113.412 m)			
LEVEL 13 (113.108 m)	4.261	(13' - 11.9/4')	EXISTING: MECH PROPOSED: AMENITY
LEVEL 12 FFL (109.347 m)			
LEVEL 12 SLL (108.847 m)			
LEVEL 11 (105.190 m)	3.657	(12' - 0')	EXISTING: OFFICE PROPOSED: RES
LEVEL 10 (101.990 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 09 (98.790 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 08 (95.590 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 07 (92.390 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 06 (89.190 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 05 (85.990 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 04 (82.790 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 03 (79.590 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
LEVEL 02 (76.390 m)	3.200	(10' - 6')	EXISTING: OFFICE PROPOSED: RES
STREET LEVEL (73.460 m)	3.290	(10' - 9 1/2')	EXISTING: RETAIL PROPOSED: RES
LEVEL 01 (73.100 m)			

1 EAST ELEVATION
A4-101 1:100

TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION	TAG	DESCRIPTION		
1	CLEAR GLASS (WINDOW), COLOUR TBD, DOUBLE GLAZED, LOW E COATING	4	ALUMINUM PROFILED CLADDING.	7	NOT USED.	10	ACOUSTICAL LOUVRES AT MECHANICAL PENTHOUSE.	13	CLEAR GLASS (CURTAIN WALL), COLOUR TBD, DOUBLE GLAZED, LOW E COATING.	16	METAL EXTRUSION CANOPY.	19	ALLOW FOR NEW PUNCHED WINDOWS IN EXISTING PRECAST PANEL OPENINGS WHERE OPENINGS ARE NOT OBSTRUCTED BY COLUMNS.
2	EXTERIOR LIGHTING	5	5'-0" HIGH GLASS GUARDS	8	NOT USED.	11	ENTRANCE TO UNDERGROUND PARKING	14	COLOURED GLASS FILM (WINDOW), COLOUR TBD, DOUBLE GLAZED, LOW E COATING.	17	EXTERIOR GLASS SLIDING PATIO DOORS, COLOUR TBD, DOUBLE GLAZED, LOW E COATING.	20	SPA ENCLOSURE.
3	EXTERIOR GLASS GUARD, COLOUR TBD.	6	METAL SIGNAGE.	9	EXISTING RIB PROFILED PRECAST PANEL.	12	SPANDREL PANEL.	15	EXISTING EXTERIOR BRICK.	18	CLEAR GLASS (PATIO DOORS), COLOUR TBD, DOUBLE GLAZED, LOW E COATING.		

- GENERAL NOTES:**
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