

CLIENT
 FELIX ALLAIRE
 4329163 CANADA INC.
 6310 HAZELDEAN ROAD
 P.O. BOX 1791
 STITTSVILLE, ON K2S 1B4

CONSULTANTS
PLANNER
 PATRICIA WARREN
 FOTENN PLANNING
 420 O'CONNOR STREET, OTTAWA, ON K2P 1W4

ARCHITECT
 MAXIME FRAPPIER
 ACF ARCHITECTURE
 201, 6250 RUE HUTCHISON, MONTREAL, QUEBEC H2V 4C3

CIVIL ENGINEER
 MAXIME LONGTIN
 5430 CANOTEK RD, OTTAWA, ON
 SURVEYOR

PROJECT DESCRIPTION:

PROPOSED DESIGN	2 RESIDENTIAL BUILDING
BUILDING 01	12 STOREY
BUILDING 02	21 STOREY
LOCAL AUTHORITY	CITY OF OTTAWA
FILE NUMBER	14933.0270, 0971, 0272
MUNICIPAL ADDRESS	6310 HAZELDEAN ROAD
LEGAL DESCRIPTION	Part of lot 22, concession 12, Geographic Township of Oubourne, City of Ottawa

SITE INFORMATION:

LOT AREA	12,014 m ²
LOT FRONTAGE	152m
LOT DEPTH	78.5m

BUILDINGS INFORMATION:

BUILDING AREA 01	5,030 m ²
BUILDING AREA 02	1,329 m ²
BUILDING FLOOR AREA (ABOVE GRADE)	12,314 m ²
BUILDING 01 PROPOSED USE	HIGH-RISE DWELLING UNITS
BUILDING 02 PROPOSED USE	HIGH-RISE DWELLING UNITS
BUILDING 01 NUMBER OF UNITS	248
BUILDING 02 NUMBER OF UNITS	209
TOTAL NUMBER OF UNITS	457

PROJECT ZONING BY LAW AND APPLICABLE BUILDING CODE:

ZONING TABLE	AMM21021 S505 Provisions	PROPOSED
MINIMUM LOT AREA	No minimum	12,014 m ²
MINIMUM LOT WIDTH	No minimum	154 m
MINIMUM FRONT YARD SETBACK	3 m	Building 01: 0.3 m Building 02: 0.3 m
MINIMUM INTERIOR SIDE YARD SETBACK	EAST: 10 m WEST: 3 m	Building 01 (East): N/A Building 01 (West): 0.2 m Building 02 (East): 10.2 m Building 02 (West): N/A
MINIMUM REAR YARD SETBACK	10 m	8.2 m
MINIMUM BUILDING HEIGHT	Area A: 41 m Area B: 67.7 m Area C: 24 m Area D: 11.4 m Area E: 0 m	Area A: 38.5 m Area B: 65.37 m Area C: 23.8 m Area D: 11.4 m Area E: 0 m
MINIMUM SETBACK ABOVE 4 th FLOOR FOR ANY PORTION OF A BUILDING 19 FLOOR OR MORE	1.5 m	Building 1: 1.5 m Above the 4 th floor for a portion of building, no set back for remainder
MINIMUM FLOOR SPACE INDEX	N/A	Building 02 Private Amenities: 1191.51 m ² Building 02 Public Amenities: 2415.29 m ² Total Private Amenities: 3608 m ² Internal Communal Amenities: 720 m ² External Communal Amenities: 2363.3 m ² Total Communal Amenities: 3083.3 m ²
MINIMUM LOT AREA FOR HIGH-RISE BUILDINGS	1800 m ²	
MINIMUM INTERIOR SIDE AND REAR YARD SETBACK	Area B on Schedule 402	11.5 m
MINIMUM SEPARATION DISTANCE BETWEEN TOWERS ON THE SAME LOT	Area B on Schedule 402	19 m
ORNAMENTAL ELEMENTS SUCH AS SILLS, BELT COURSES, CORNICES, PARAPETS AND PLASTER	Table 65(3)	0.6 m, but not closer than 0.6 m to a lot line Building 1: 1 m Building 2: 2.2 m
MINIMUM VEHICLE PARKING SPACE RATE	1 Space dwelling unit (457 spaces)	454 spaces
VEHICLE PARKING SIZE	2.6 wide x 5.2 m long Fifty percent of spaces may be reduced to 2.4 x 4.6 m for compact cars	447 (2.6 x 5.2 m), includes visitors 50 (2.4 x 4.6 m) 7 (Accessible type A) and 7 (Accessible type B) Total: 508
MINIMUM VISITOR PARKING SPACE	0.2 spaces/unit (91 spaces)	92 spaces (2.6 x 5.2 m)
MINIMUM WALKABLE AND DRIVEWAY SIDE SETBACK	Alot: 6 m Driveway (double traffic): min: 8 m Max: 6.7 m	6 m
MINIMUM LANDSCAPING PROVISIONS FOR PARKING LOTS	15% of the area of any parking lot provided as perimeter of interior landscape areas.	Provided

SECTION 110

OUTDOOR REFUSE	1.5 m landscape buffer Located 3 m (minimum) from a lot line Screened from view by an opaque screen with a height of 2 m	Provided East setback 12.6 m South (Rear) setback 9 m
MINIMUM BICYCLE PARKING SPACE RATE	1 Space dwelling unit (457 spaces)	477 spaces
LOCATION OF BICYCLE PARKING SPACES	A maximum of 50% of the required bicycles spaces or 15 spaces which ever is greater may be in a landscaped area	24 Exterior bicycle spaces
MINIMUM BICYCLE PARKING SPACE PROVISIONS	Section 111 Horizontal: 0.6 x 1.8 m Vertical: 0.2 x 1.5 m Stacked: 0.37 x 1.8 m Aisle: 1.5 m	Horizontal: 0.6 x 1.8 m provided Vertical: 0.2 x 1.5 m Aisle: 1.5 m provided

PROJECT STATISTICS:

GFA Calculation: (Zoning by Law Part 1 - Definitions)

Building 01:	GROUND FLOOR	1065 m ²
2 nd FLOOR	1267 m ²	
3 rd FLOOR	1161 m ²	
4 th FLOOR	1917 m ²	
5 th FLOOR	1704 m ²	
6 th FLOOR	1896 m ²	
7 th FLOOR	1896 m ²	
8 th FLOOR	1040.30 m ²	
9 th FLOOR	1040.30 m ²	
10 th FLOOR	1040.30 m ²	
11 th FLOOR	1040.30 m ²	
12 th FLOOR	1040.30 m ²	
TOTAL	16,862 m ²	

Building 02:	GROUND FLOOR	850 m ²
2 nd FLOOR	1,142 m ²	
3 rd FLOOR	1,106 m ²	
4 th FLOOR	1,058 m ²	
5 th FLOOR	1,050 m ²	
6 th FLOOR	1,050 m ²	
7 th FLOOR	1,050 m ²	
8 th FLOOR	787 m ²	
9 th FLOOR	787 m ²	
10 th FLOOR	787 m ²	
11 th FLOOR	787 m ²	
12 th FLOOR	787 m ²	
13 th FLOOR	787 m ²	
14 th FLOOR	787 m ²	
15 th FLOOR	787 m ²	
16 th FLOOR	787 m ²	
17 th FLOOR	787 m ²	
18 th FLOOR	787 m ²	
19 th FLOOR	787 m ²	
20 th FLOOR	787 m ²	
21 st FLOOR	787 m ²	
TOTAL	18,464 m ²	

CAR PARKING BREAKDOWN:

REGULAR PARKING 2.6 x 5.2 m	355
SMALL PARKING (COMPACT) 2.4 x 4.2 m	95
ACCESSIBLE TYPE A 3.0 x 5.5 m	7
ACCESSIBLE TYPE B 2.5 x 5.2 m	7
VISITORS PARKING 2.6 x 5.2 m	62
TOTAL	526

BICYCLE BREAKDOWN:

INTERIOR BICYCLE SPACE	453
EXTERIOR BICYCLE SPACE	24
TOTAL	477

UNIT MIX:

BUILDING 01	STUDIO	1 BEDROOM	2 BEDROOMS	3 BEDROOMS
BUILDING 01	38	142	61	6
BUILDING 02	12	63	106	28
TOTAL	45	205	173	34

SECTION 111

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NO.	ÉMISSION	DATE	PAR
4	SPA REVISION 04	2026-06-04	FM
3	SPA REVISION 03	2026-03-11	FM
2	SPA REVISION 02	2026-01-26	FM
1	SPA REVISION 01	2025-11-05	FM

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PROJECT
 SCALIA
 WESTWALK HAZELDEAN

6310 Hazeldean Rd, Stittsville, Ottawa, ON K2S 0T2

DRAWING
 SITE PLAN

SOEAU ASSOCIATION OF ARCHITECTS

 JOAN RENAUD
 LICENCE 10089

DOSSIER / NUMBER
 25-1839

DESSIN / DRAWING NO.
 A-025

REV. NO.
 4

DATE
 MAY 2026

ÉCHELLE / SCALE
 As indicated

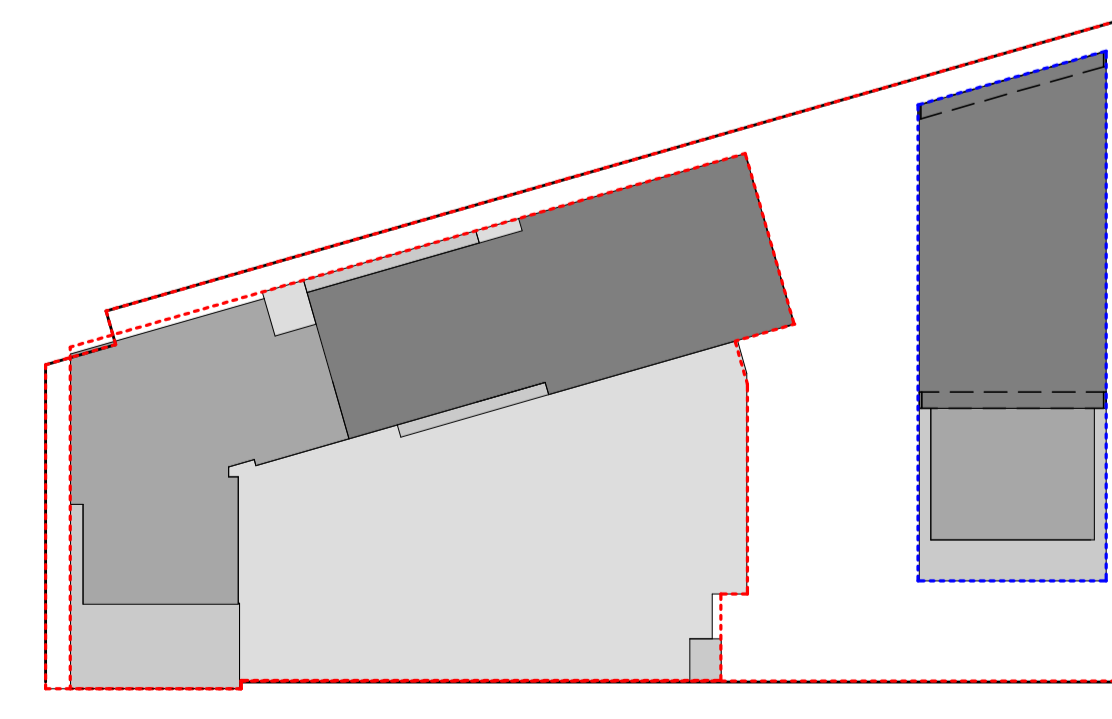
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DATE
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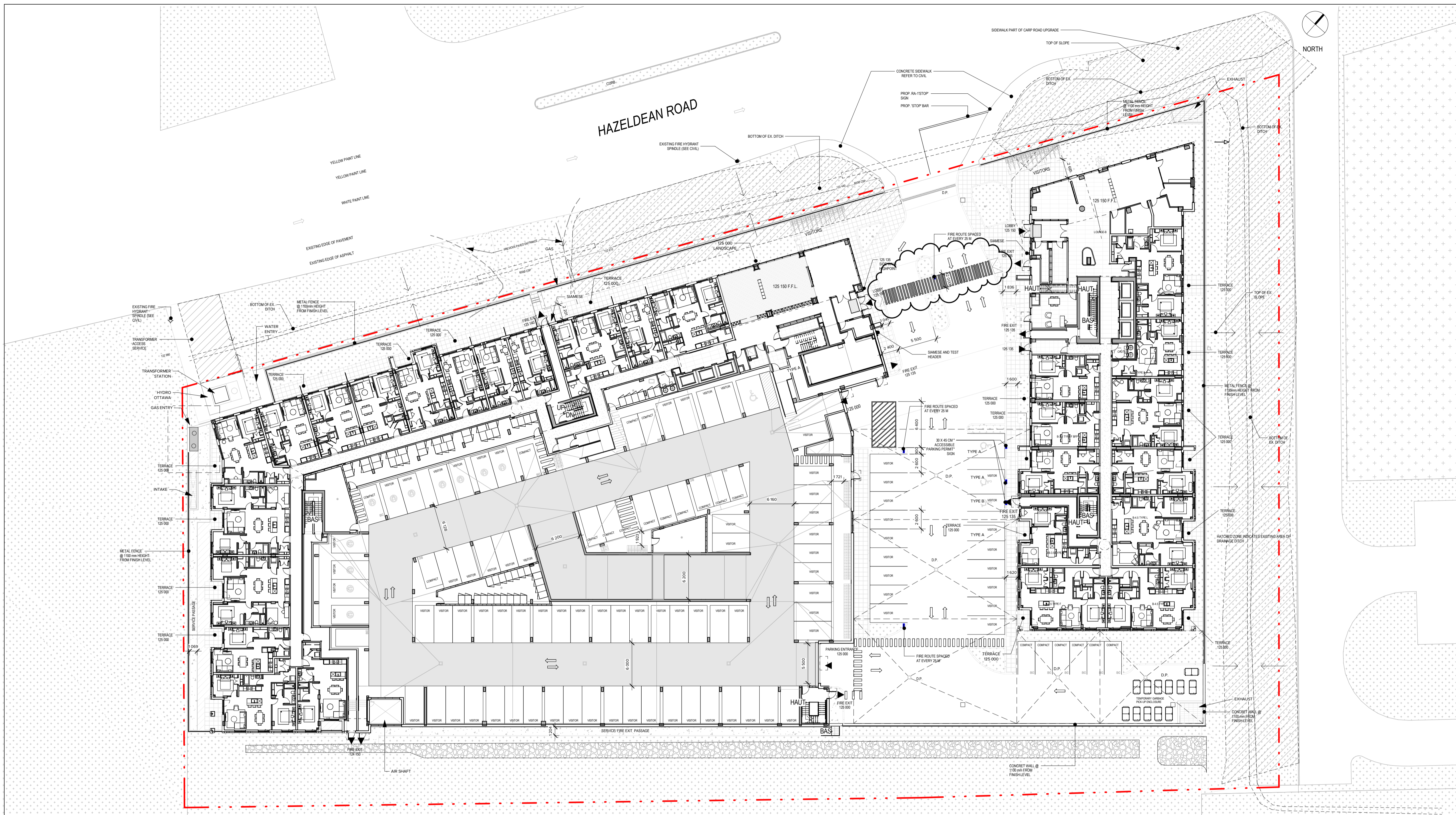
1 SITE PLAN - SPA
 A-025 SCALE: 1:300

CONSTRUCTION PHASE DIAGRAM



--- Phase 01 (Building 01 and underground parking)
 --- Phase 02 (Tower 02)

FORMAT: A1



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PROJECT

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6310 Hazeldean Rd, Stittsville, Ottawa, ON K2S 0T2

DRAWING

SITE PLAN GROUND FLOOR

	DOSSIER / NUMBER	25-1839	
	DESSIN / DRAWING NO	A-026	
	REV. NO.	3	
	DATE	MAY 2026	
	ECHELLE / SCALE	1 : 300	
DESIGNÉ PAR / DRAWN BY	Autour	VERIFIÉ PAR / VERIFIED BY	Vérificateur

1 SITE PLAN GRONDFOOR
A-026 SCALE: 1 : 300

FORMAT: A1

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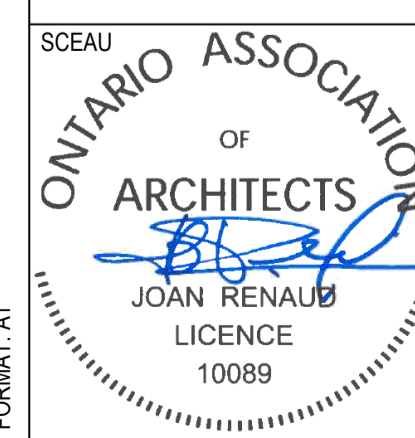
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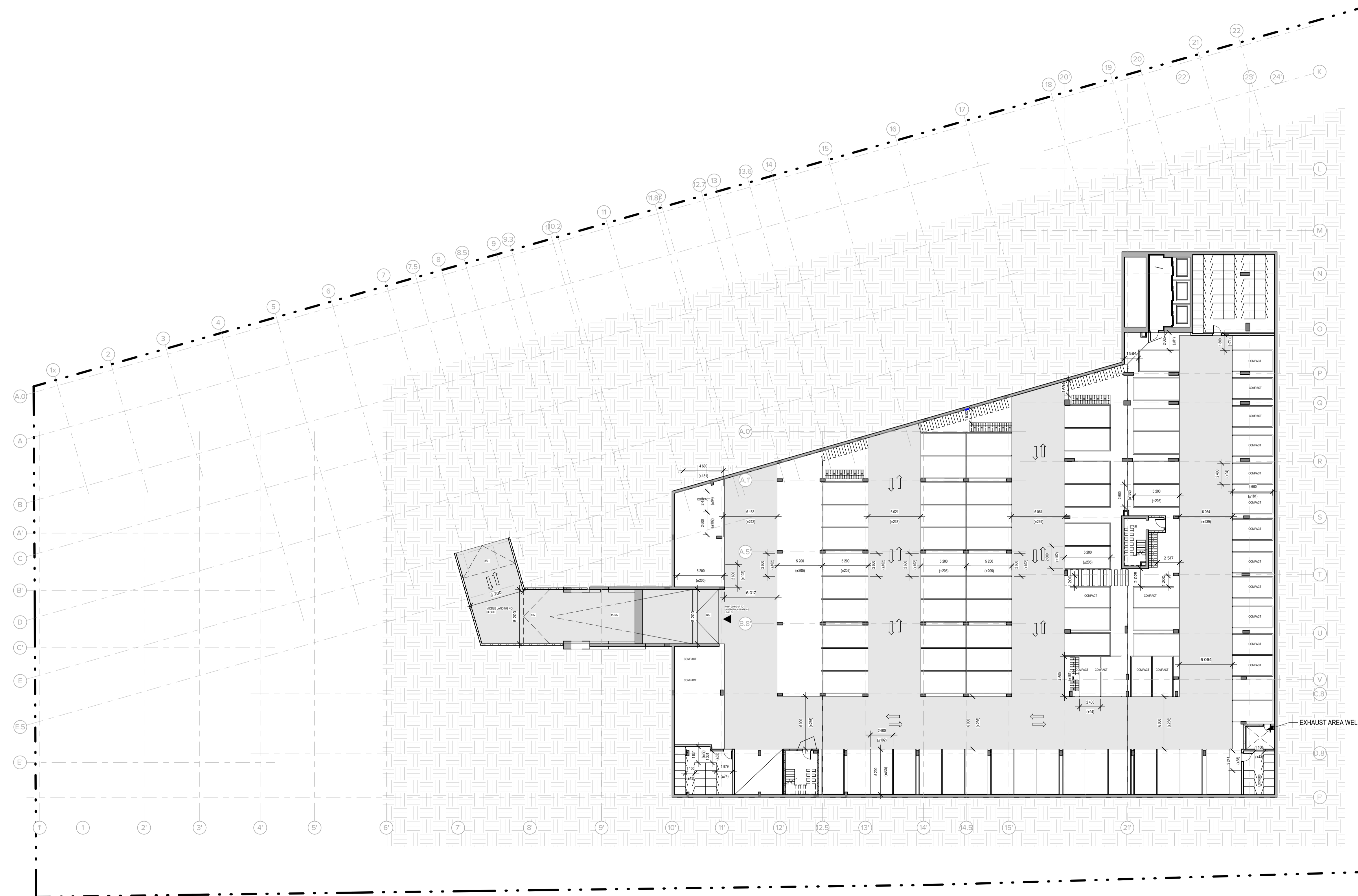
PROJECT

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6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING

UNDERGROUND PARKING PLAN 02

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-099
	REV. NO.	2
	DATE	JANUARY 2026
ÉCHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	Author	VERIFIÉ PAR / VERIFIED BY
	Author	Checker

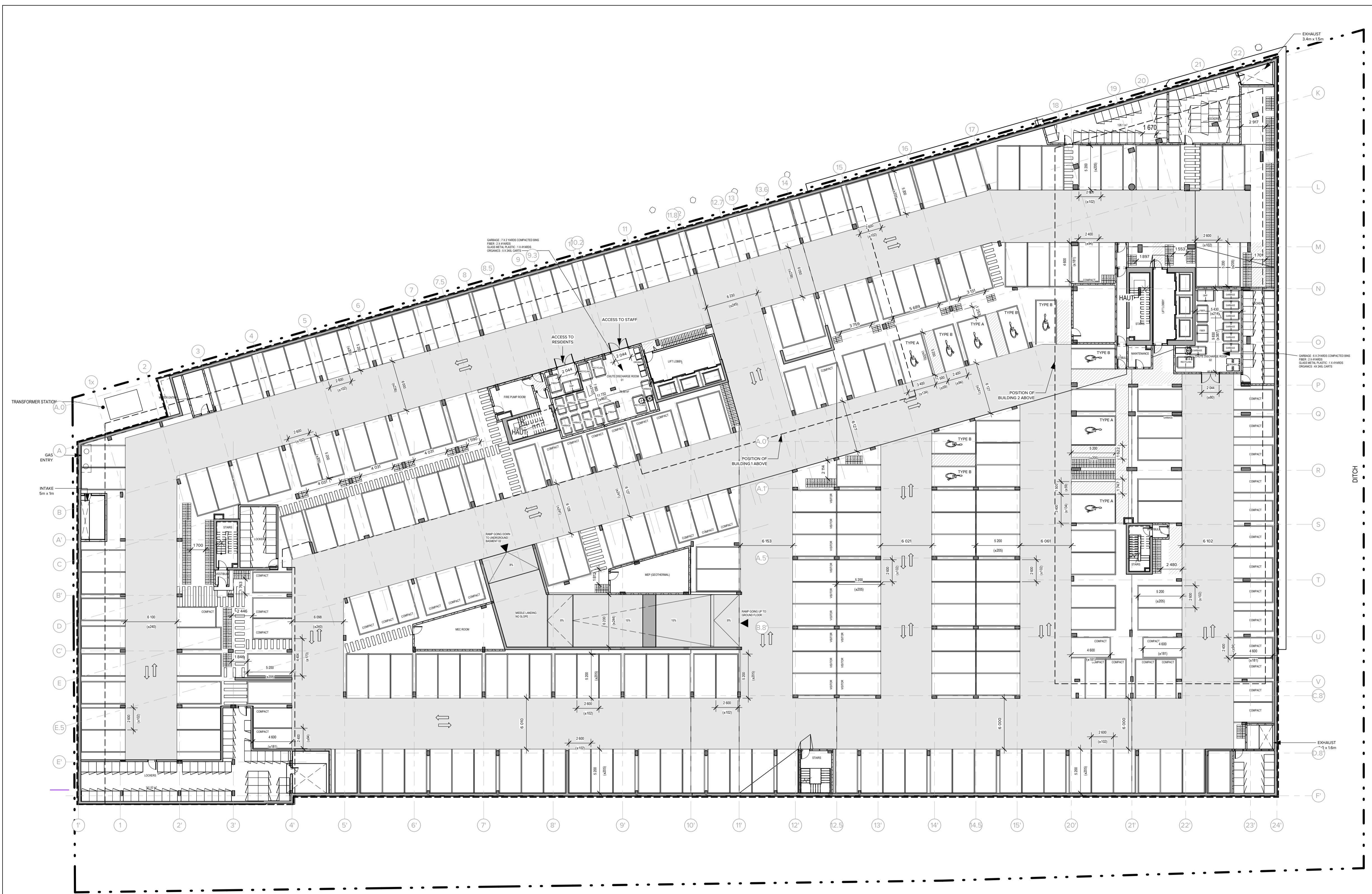


1 LEVEL UNDERGROUND PARKING -2
SCALE: 1 : 250

PARKING - UNDERGROUND LEVEL 2	
Total	Type
24	2.4 x 4.6m (COMPACT)
79	2.6m X 5.2m
TOTAL : 103	

BICYCLES - UNDERGROUND LEVEL 2		
Racks	Bikes	Niveau
52	52	LEVEL -2 - UNDERGROUND PARKING
TOTAL : 52		

FORMAT: A1



1 LEVEL UNDERGROUND PARKING -1
SCALE: 1 : 250

PARKING - UNDERGROUND LEVEL 1	
Total	Type
42	2.4 x 4.6m (COMPACT)
6	2.4 x 5.2m + 1.5m (ACCESSIBLE- TYPE B)
208	2.6m X 5.2m
4	3.4 x 5.2m + 1.5m (ACCESSIBLE- TYPE A)
TOTAL: 260	

BICYCLES - UNDERGROUND LEVEL 1		
Racks	Bikes	Niveau
254	254	LEVEL -1 - UNDERGROUND PARKING HIGH
TOTAL : 254		

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DRAWING
UNDERGROUND PARKING PLAN 01

	DOSSIER / NUMBER 25-1839
	DESSIN / DRAWING NO A-100
	DATE JANUARY 2026
	ÉCHELLE / SCALE 1 : 250
	RÉV. NO. 2 AUTH



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 130 BOUL. HENRI-BOURASSA EST
 (438) 381-7773
 MONTRÉAL (QC), H3L 1B7

NO.	REVISION	DATE	BY
2	SPA REVISION 02	2026-01-26	FM
1	SPA REVISION 01	2025-11-05	FM

ARCHITECTS

 ACDF
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 Montréal
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 F : 514 288-0418
 St-Hyacinthe
 1690, rue Girouard Ouest
 QC J2S 2Z7
 T : 450 778-1151
 F : 450 778-1594

PROJECT
 SCALIA
 STITTSVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 GROUND FLOOR PLAN

DESIGNER / NUMBER
 25-1839

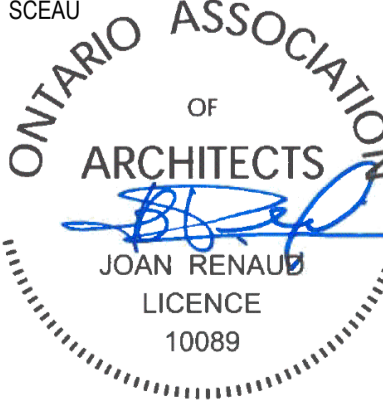
DESIGN / DRAWING NO. REV. NO.
 A-101 2

DATE
 JANUARY 2026

ECHELLE / SCALE
 1 : 250

DESIGNED BY / DRAWN BY
 Author

VERIFIED BY / CHECKED BY
 Checker

ONTARIO ASSOCIATION OF ARCHITECTS

 JOAN RENAUD
 LICENCE 10089

2 LEVEL 1 - B1 & B2
 A-101 SCALE: 1 : 250

PARKING - LEVEL 1	
Total	Type
16	2.4 x 4.6m (COMPACT)
1	2.4 x 5.2m + 1.5m (ACCESSIBLE - TYPE B)
87	2.6m X 5.2m
3	3.4 x 5.2m + 1.5m (ACCESSIBLE - TYPE A)
TOTAL: 107	

BICYCLES - LEVEL 1	
Racks	Bikes
66	66
6	24
TOTAL : 90	

FORMAT: A1


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 **FOTENN**
 Planning + Design
 FOTENN PLANNING + DESIGN
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CIVIL
 **LRL**
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 **JAMES B. LENNOX & ASSOCIATES INC.**
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 FAX: 1-866-343-3842
 OTTAWA (ON), K2H 5A8

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 **GWAL**
 Goodkey, Weedmark & Associates Ltd.
 1688 WOODWARD DRIVE
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 FAX: 613-727-5115
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 LEROUX + CYR
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NO.	ÉMISSION	DATE	PAR
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1	SPA REVISION 01	2025-11-05	FM

ARCHITECTS
 **ACDF**
 ARCHITECTURE
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 F : 514 288-0418 F : 450 778-1594

PROJECT
SCALIA
STITTSVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
2ND FLOOR PLAN

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-102
	REV. NO.	2
	DATE	JANUARY 2026
ECHELLE / SCALE		1 : 250
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	

1 LEVEL 2 - B1 & B2
 SCALE: 1 : 250

PARKING - LEVEL 2	
Total	Type
12	2.4 x 4.6m (COMPACT)
74	2.6m X 5.2m
TOTAL: 86	

BICYCLES - LEVEL 2	
Racks	Bikes
81	81
TOTAL: 81	

FORMAT: A1


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1	SPA REVISION 01	2025-11-05	FM

ARCHITECTS


 ACDF
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 F : 514 288-0418

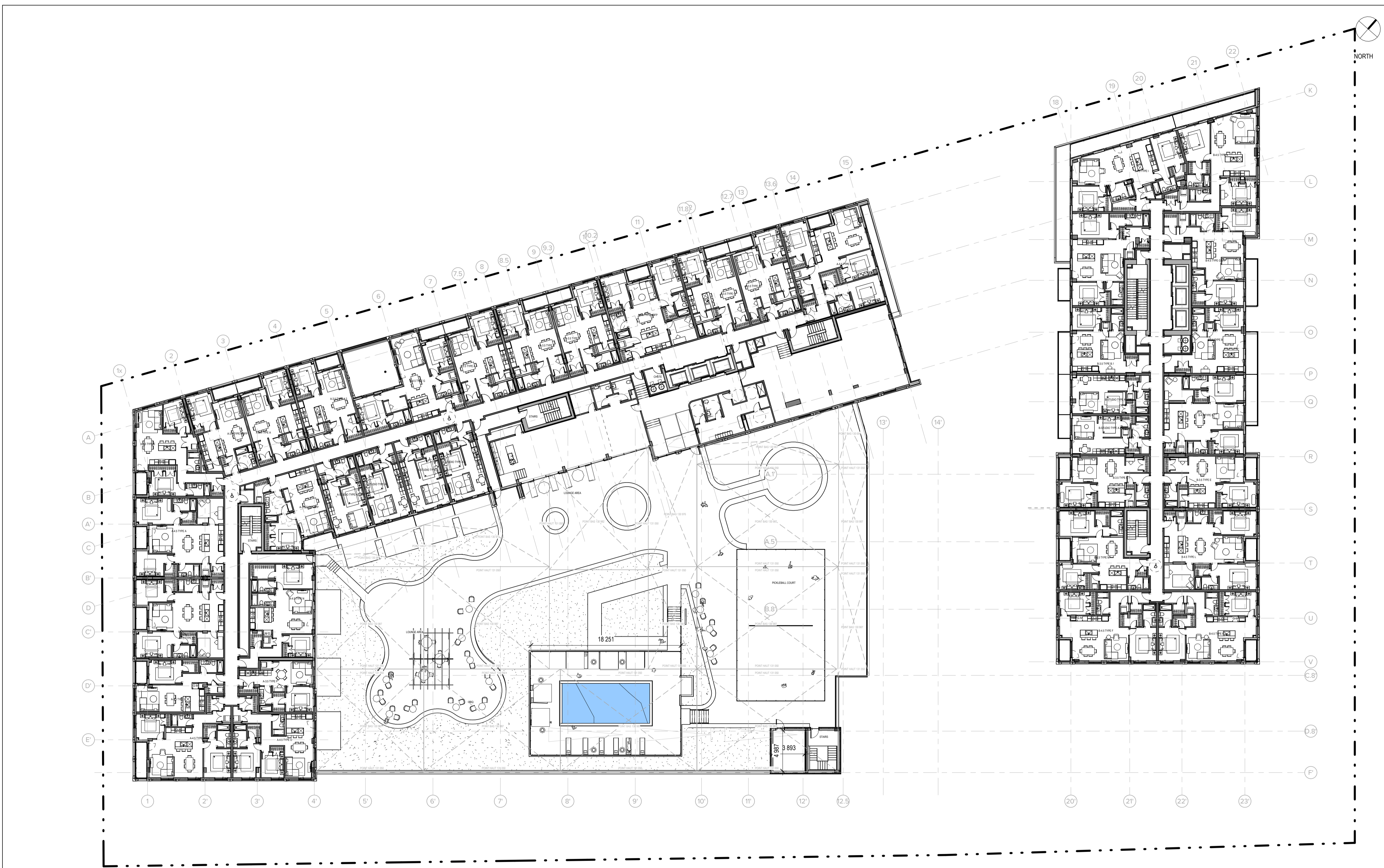
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PROJECT
 SCALIA
 STITTVILLE-HAZELDEAN
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DRAWING
 3RD FLOOR PLAN

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-103
	REV. NO.	2
	DATE	JANUARY 2026
	ECHELLE / SCALE	1 : 250
	DESIGNER / DRAWN BY	Author
	VERIFIER / CHECKED BY	Checker

1 LEVEL 3 - B1 & B2
 A-103 SCALE: 1:250



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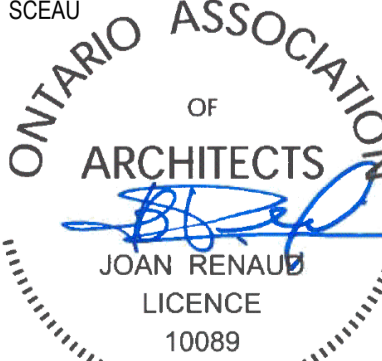
1	SPA REVISION 01	2025-11-05	FM
NO.	ÉMISSION	DATE	PAR

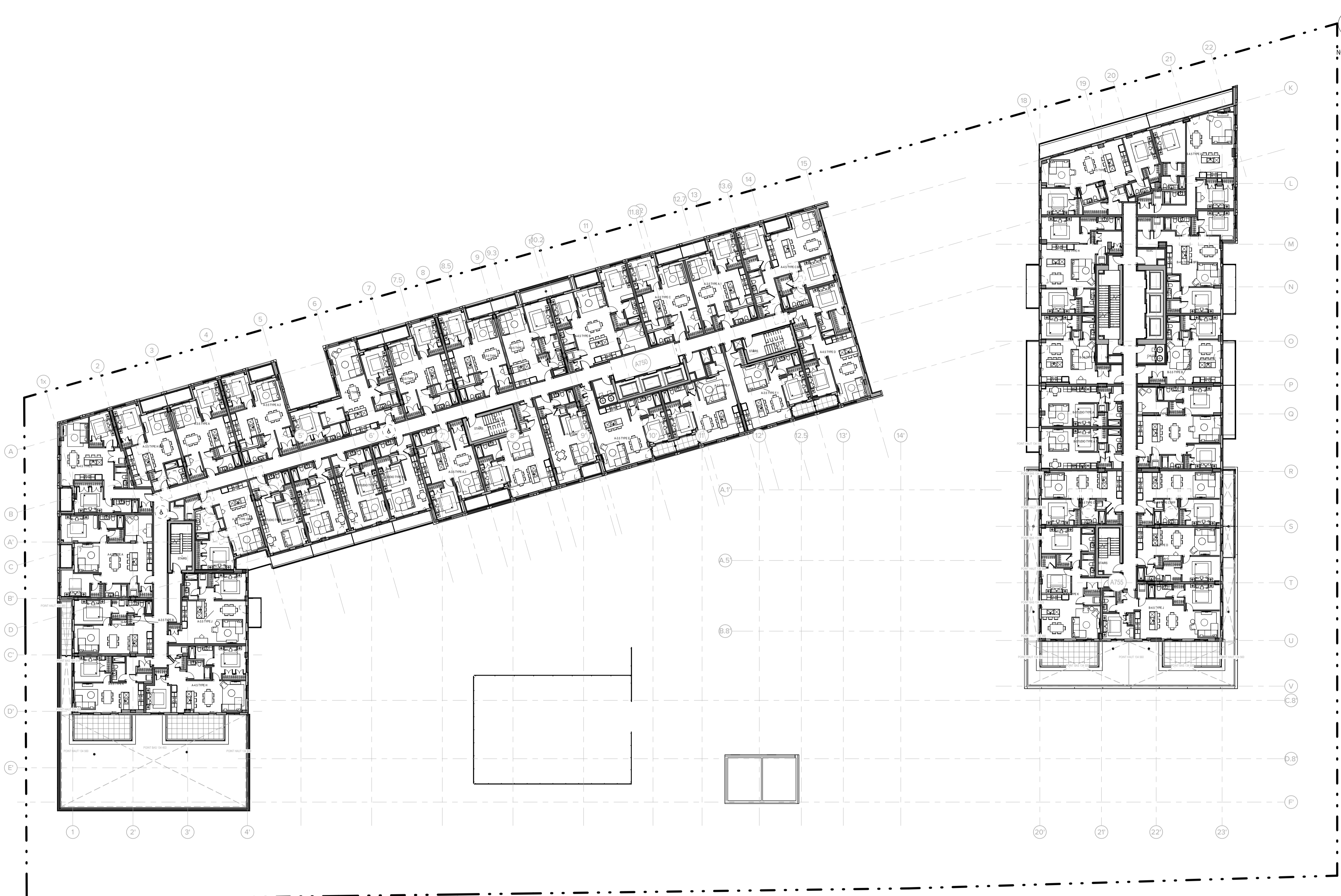
ARCHITECTS

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PROJECT
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DRAWING
 4TH FLOOR PLAN

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-104
	REV. NO.	1
	DATE	JANUARY 2026
	ÉCHELLE / SCALE	1 : 250
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	



1 LEVEL 4 - B1 & B2
 A-104 SCALE: 1 : 250

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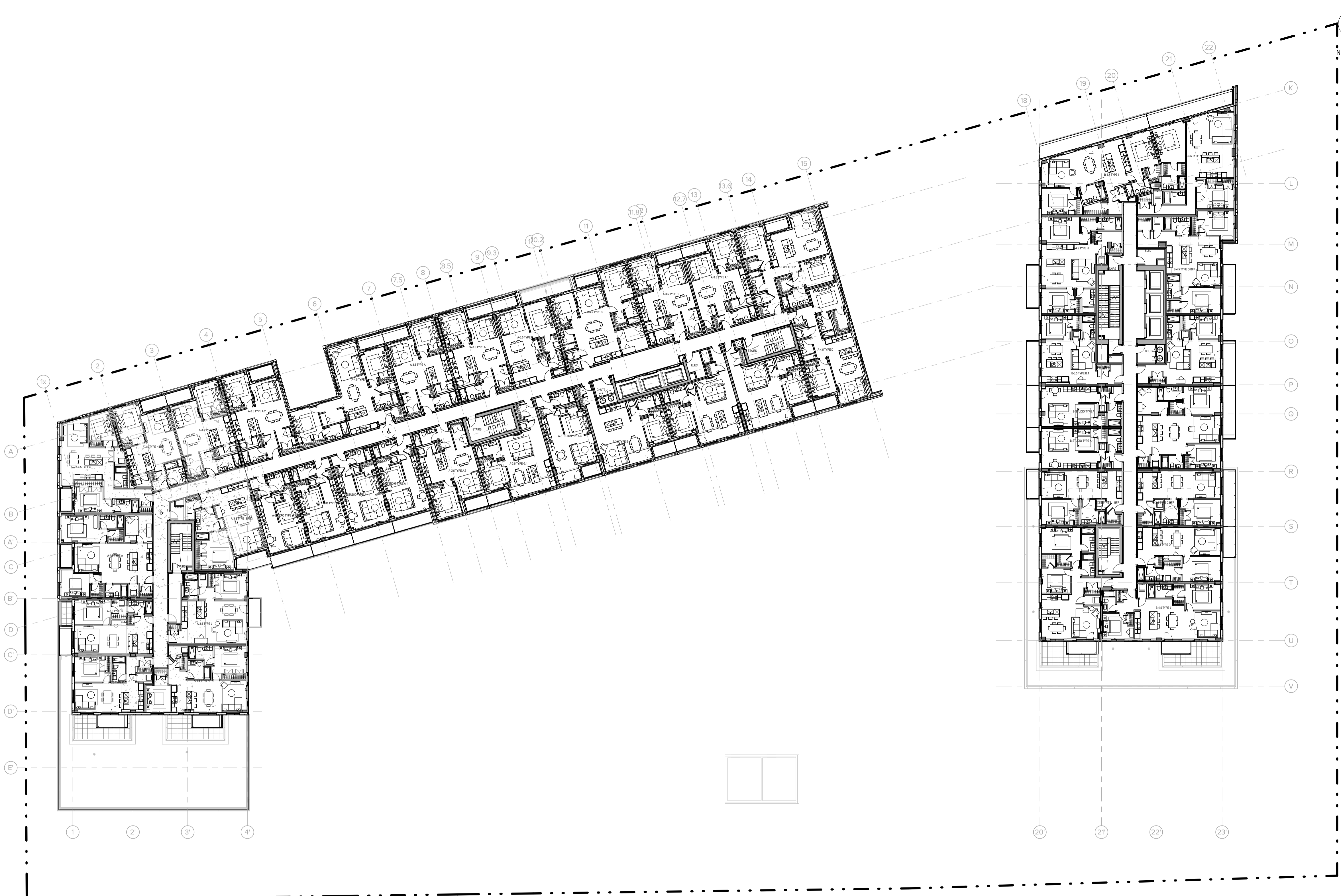
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 QC H2V 4C5 QC J2S 2Z7
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PROJECT
 SCALIA
 STITTSVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 5TH FLOOR PLAN

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-105
	REV. NO.	1
	DATE	JANUARY 2026
ECHELLE / SCALE	1 : 250	
DESIGNER / DRAWN BY	Author	VERIFIER / CHECKED BY
	Author	Checker

FORMAT: A1



1 LEVEL 5 -B1 & B2
 A-105 SCALE: 1 : 250


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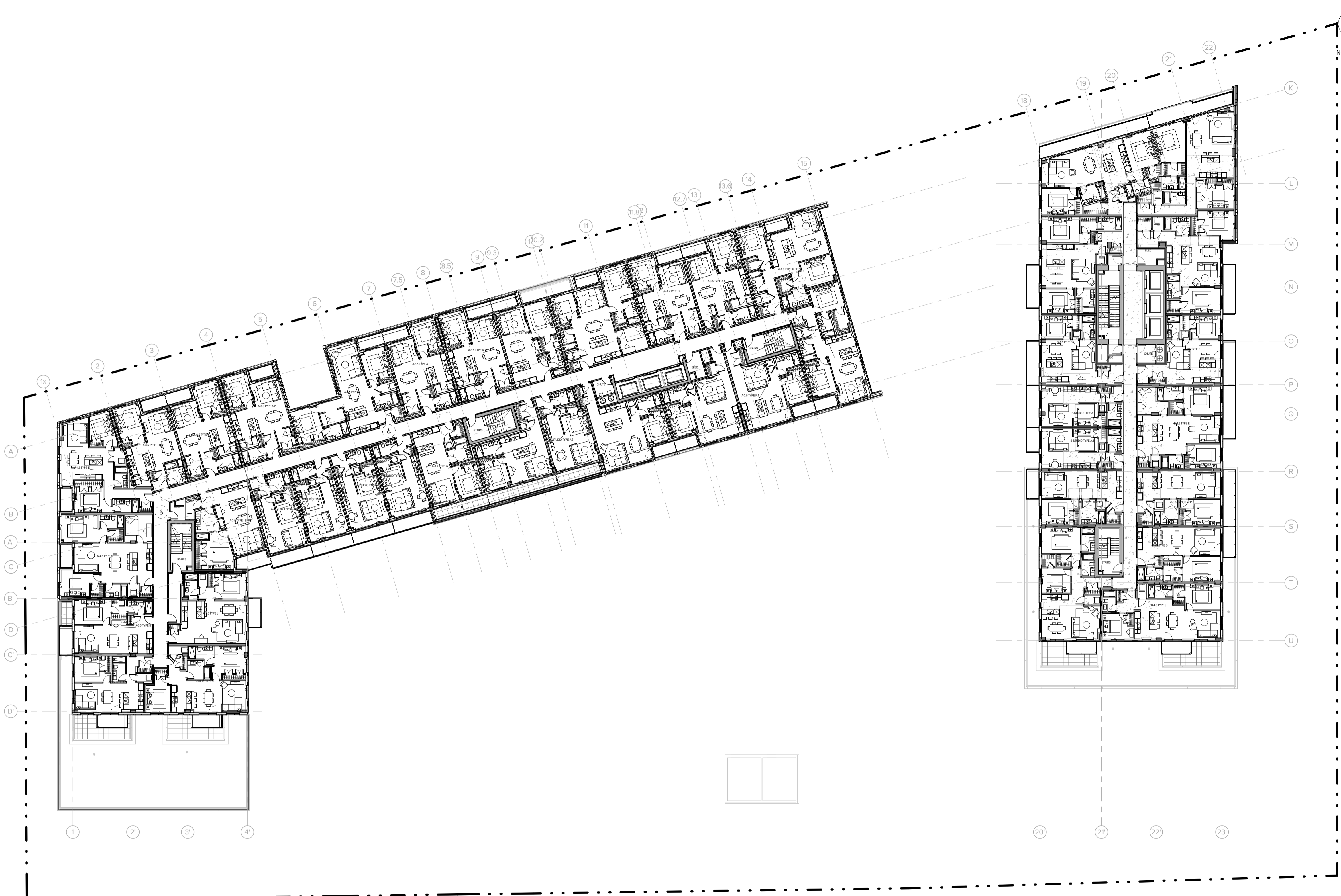
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 F : 514 288-0418 F : 450 778-1594

PROJECT
 SCALIA
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DRAWING
 6TH FLOOR PLAN

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-106
	REV. NO.	1
	DATE	JANUARY 2026
ÉCHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	

FORMAT: A1



1 LEVEL 6 - B1 & B2
 A-106 SCALE: 1 : 250

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STRUCTURE

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ARCHITECTS

 ACDF ARCHITECTURE
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 F : 514 288-0418
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 1690, rue Girouard Ouest
 QC J2S 2Z7
 T : 450 778-1151
 F : 450 778-1594

PROJECT
 SCALIA
 STITTVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 7TH FLOOR PLAN

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-107
	REV. NO.	1
	DATE	JANUARY 2026
DATE	JANUARY 2026	
ECHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	



1 LEVEL 7 -B1 & B2
 A-107 SCALE: 1 : 250

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 P.O. BOX 1791
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CLIENT

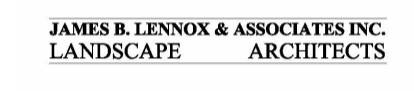
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PLANNER

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NO.	ÉMISSION	DATE	PAR
1	SPA REVISION 01	2025-11-05	FM

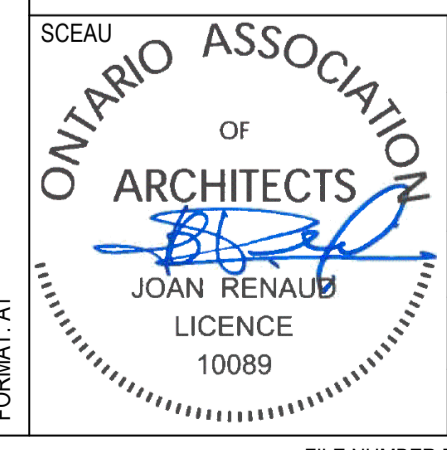
ARCHITECTS

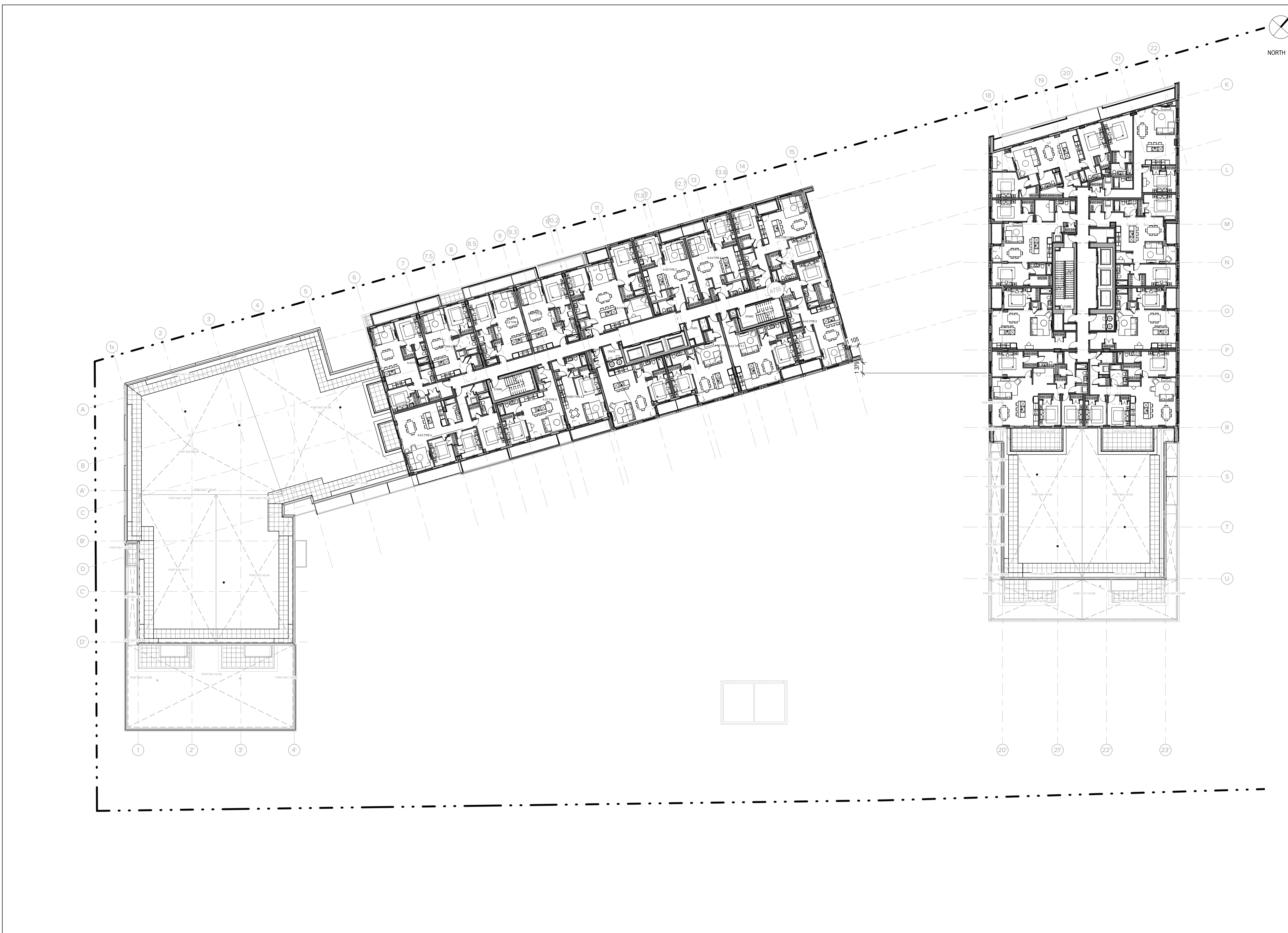
 Montréal
 6250, rue Hutchison, suite 201
 QC H2V 4C5
 T : 514 456-1151
 F : 514 288-0418

St-Hyacinthe
 1690, rue Girouard Ouest
 QC J2S 2Z7
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PROJECT
SCALIA
STITTVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 8TH TO 12TH FLOOR PLAN

	DOSSIER / NUMBER 25-1839
	DESSIN / DRAWING NO A-108
	REV. NO. 1
	DATE JANUARY 2026
ECHELLE / SCALE 1 : 250	DESIGNÉ PAR / DRAWN BY Author
	VÉRIFIÉ PAR / VERIFIED BY Checker



1 LEVEL 8 - B1(1)
 A-108 SCALE: 1 : 250

FORMAT: A1


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 420 O'CONNOR STREET
 613-730-5709
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CIVIL

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STRUCTURE

 LEROUX + CYR
 Solutions structurales
 130 BOUL. HENRI-BOURASSA EST
 (438) 381-7773
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NO.	ÉMISSION	DATE	PAR
1	SPA REVISION 01	2025-11-05	FM

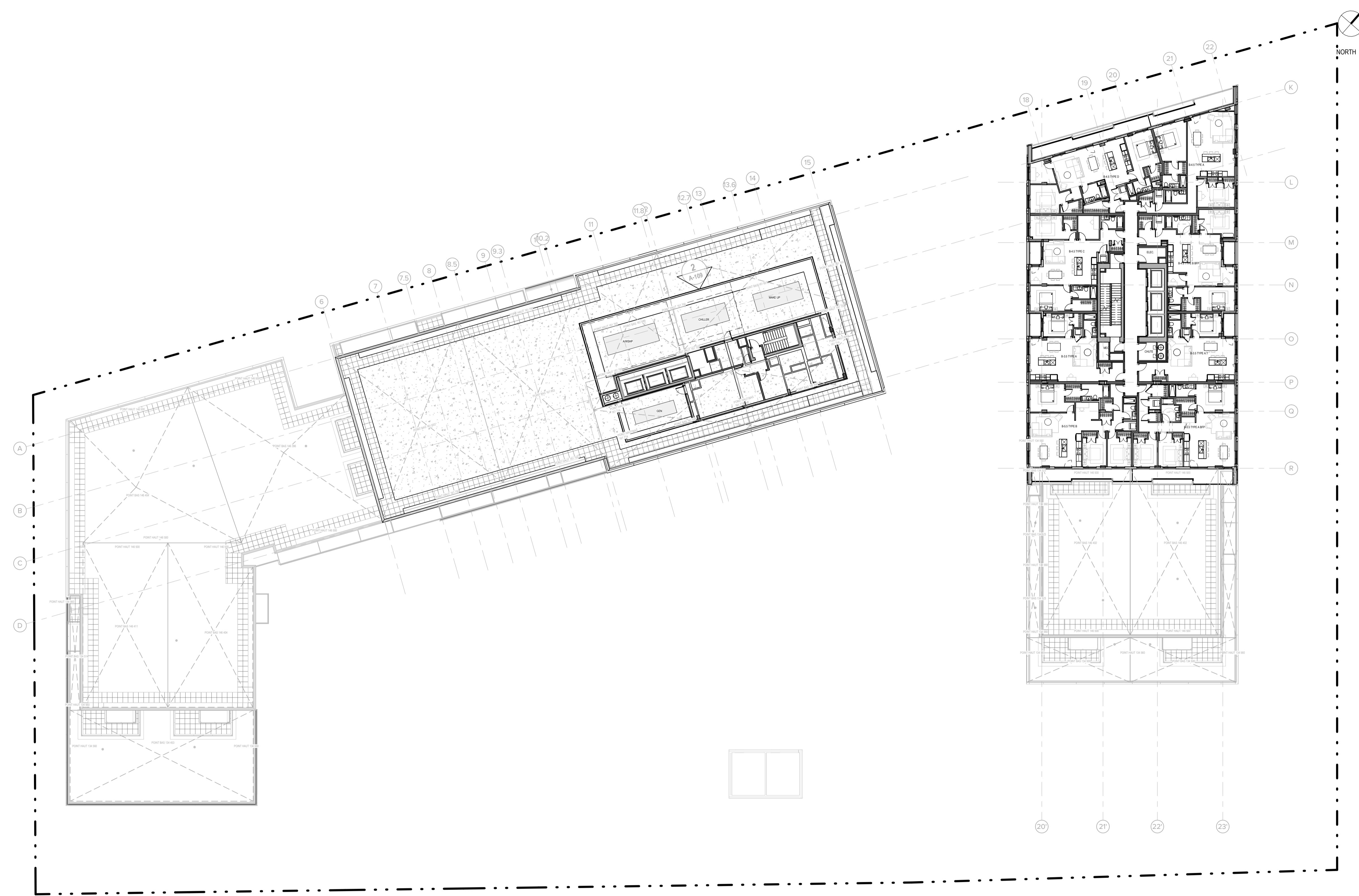
ARCHITECTS

ACDF
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 Montréal St-Hyacinthe
 6250, rue Hutchison, suite 201 1690, rue Girouard Ouest
 QC H2V 4C5 QC J2S 2Z7
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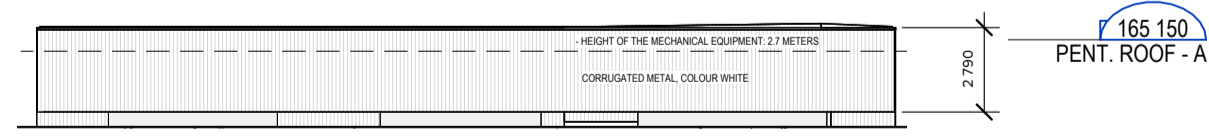
PROJECT
SCALIA
STITTVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 B1 ROOF PLAN - B2 9TH TO 21

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-109
	REV. NO.	1
	DATE	JANUARY 2026
ECHELLE / SCALE		1 : 250
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	



1 B1 ROOF PLAN- 9TH TO 21 FLOOR PLAN
 SCALE: 1 : 250



2 MECHANICAL EQUIPMENT SCREEN ELEVATION
 SCALE: 1 : 250

FORMAT: A1

MATERIALS LEGEND

- 1 PREFABRICATED CONCRETE PANEL, LIGHT COLORED, SANDBLASTED FINISH
- 2 PRE-PAINTED STEEL CLADDING, ANTHRACITE COLOR (HONEST A200 TYPE)
- 3 PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
- 4 ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR (PANFAB TYPE)
- 5 CORRUGATED ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR
- 6 TEMPERED DOUBLE GLAZING GLASS
- 7 TEMPERED DOUBLE GLAZING GLASS WITH BIRD SAFETY PROTECTION FILM
- 8 TEMPERED ULTRA CLEAR GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 60% COVERAGE, WHITE COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL, IN NATURAL ANODIZED COLOR
- 9 TEMPERED ULTRA CLEAR GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 60% COVERAGE, WHITE COLOR WITH BIRD-PROTECTION FILM AND PRE-PAINTED ALUMINUM GUARDRAIL, IN NATURAL ANODIZED COLOR
- 10 TEMPERED GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 60% COVERAGE, BLACK COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL, IN BLACK COLOR
- 11 TEMPERED GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, BLACK COLOR WITH BIRD-PROTECTION FILM AND PRE-PAINTED ALUMINUM GUARDRAIL, IN BLACK COLOR

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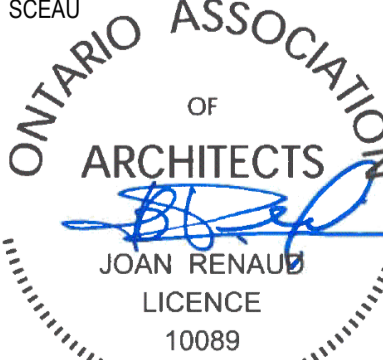
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 (438) 381-7773
 MONTRÉAL (QC), H3L 1B7

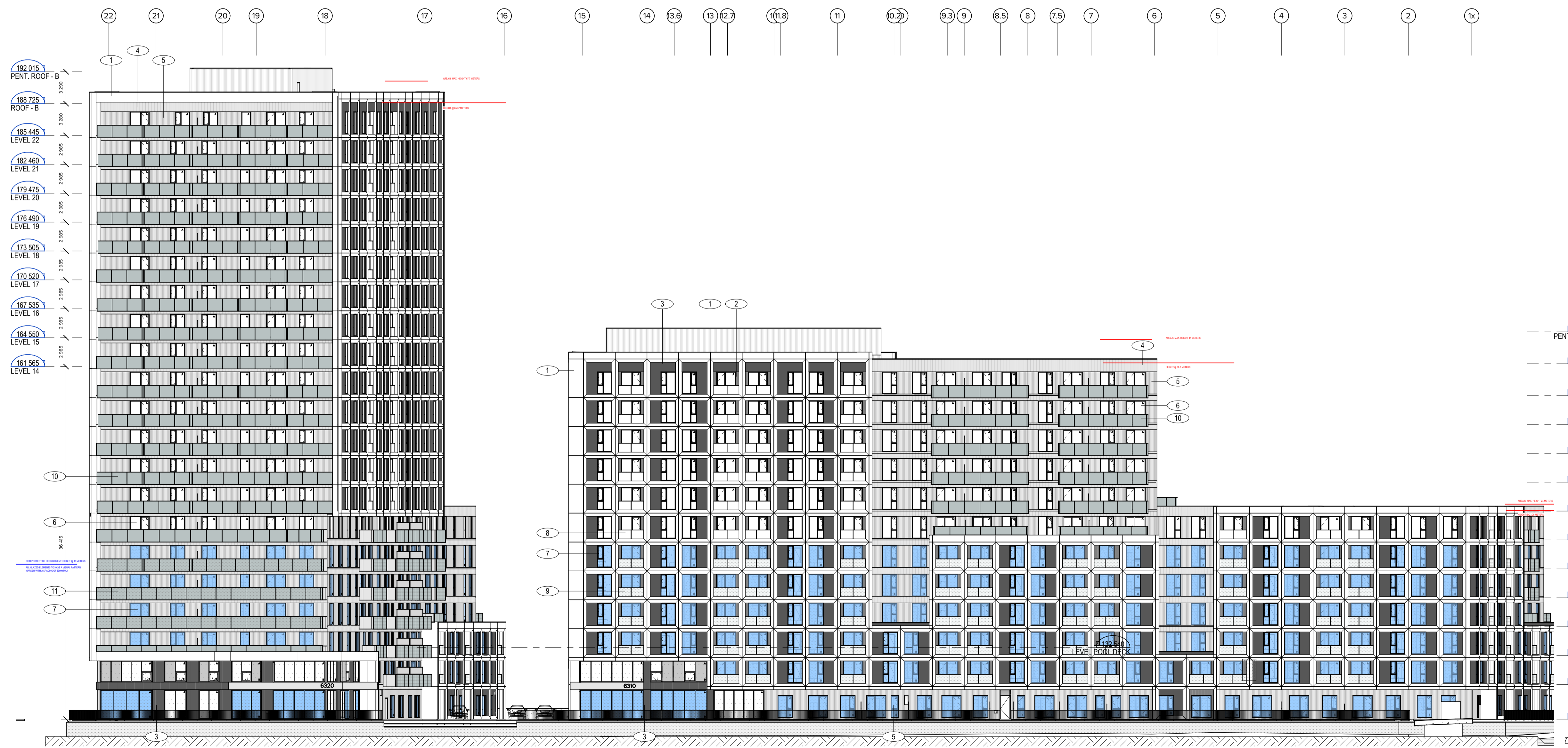
NO.	ÉMISSION	DATE	PAR
1	SPA REVISION 01	2025-11-05	FM

ARCHITECTS
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 F : 514 288-0418 F : 450 778-1594

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STITTSVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 NORTH ELEVATION

 ONTARIO ASSOCIATION OF ARCHITECTS JOAN RENAULT LICENCE 10089	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-300
	REV. NO.	1
	DATE	JANUARY 2026
ÉCHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	Author	VERIFIÉ PAR / VERIFIED BY
	Author	Checker



1 NORTH ELEVATION - HAZELDEAN ROAD
 SCALE: 1 : 250

FORMAT: A1

MATERIALS LEGEND

- 1 PREFABRICATED CONCRETE PANEL, LIGHT COLORED, SANDBLASTED FINISH
- 2 PRE-PAINTED STEEL CLADDING, ANTHRACITE COLOR (HONEST ADDED TYPE)
- 3 PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
- 4 ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR (PANFAB TYPE)
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Solutions structurales
130 BOUL. HENRI-BOURASSA EST
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NO.	ÉMISSION	DATE	PAR
2	SPA REVISION 02	2026-01-26	FM
1	SPA REVISION 01	2025-11-05	FM

ARCHITECTS

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F : 514 288-0418

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QC J2S 2Z7
T : 450 778-1151
F : 450 778-1594

PROJECT

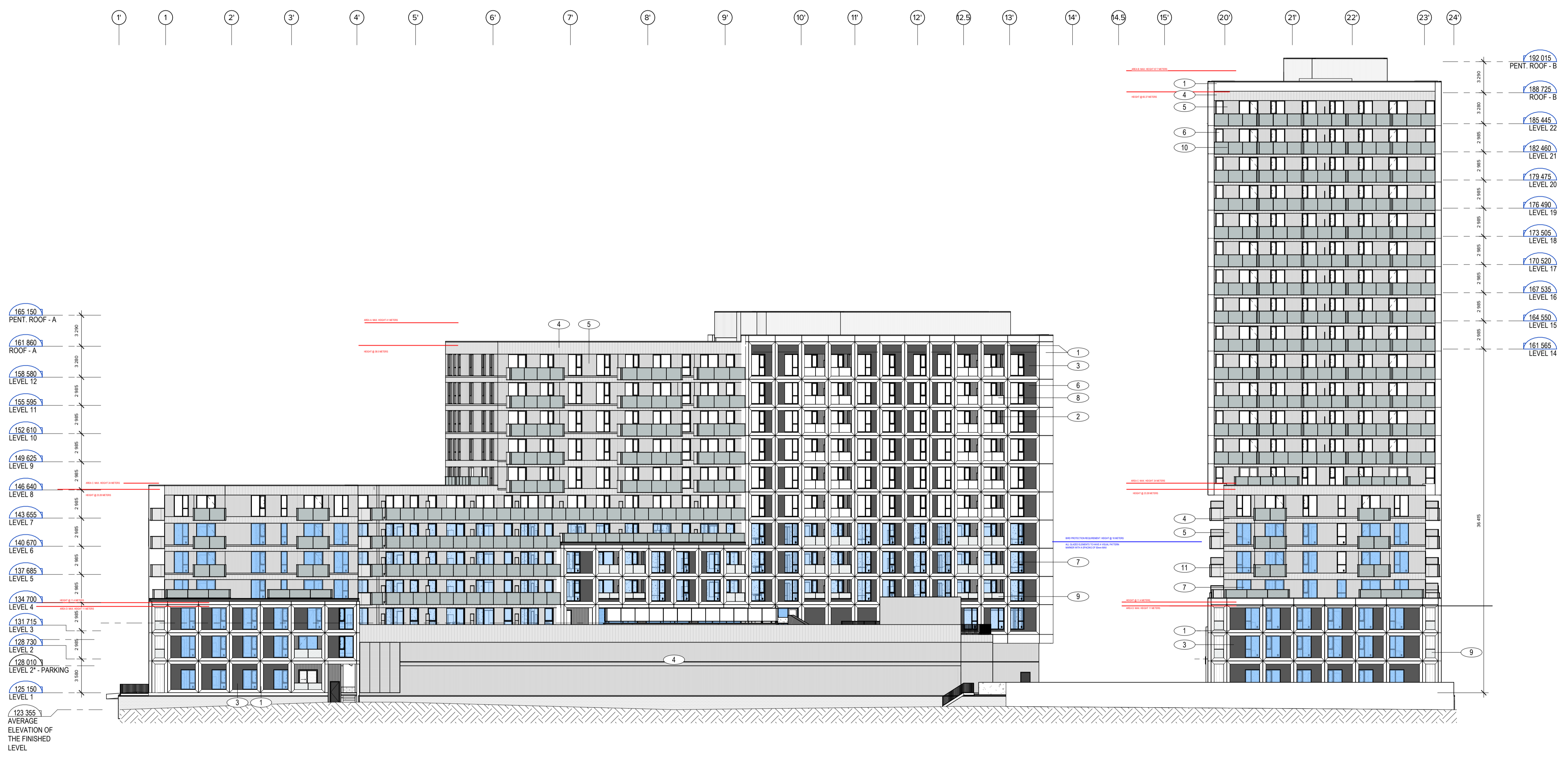
SCALIA
STITTSVILLE-HAZELDEAN
6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
SOUTH ELEVATION

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-301
	REV. NO.	2
	DATE	JANUARY 2026
ÉCHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	

FORMAT: A1

FILE NUMBER D07-12-25-0121 PLAN NUMBER 19408



1 SOUTH ELEVATION SPA
SCALE: 1 : 250

MATERIALS LEGEND

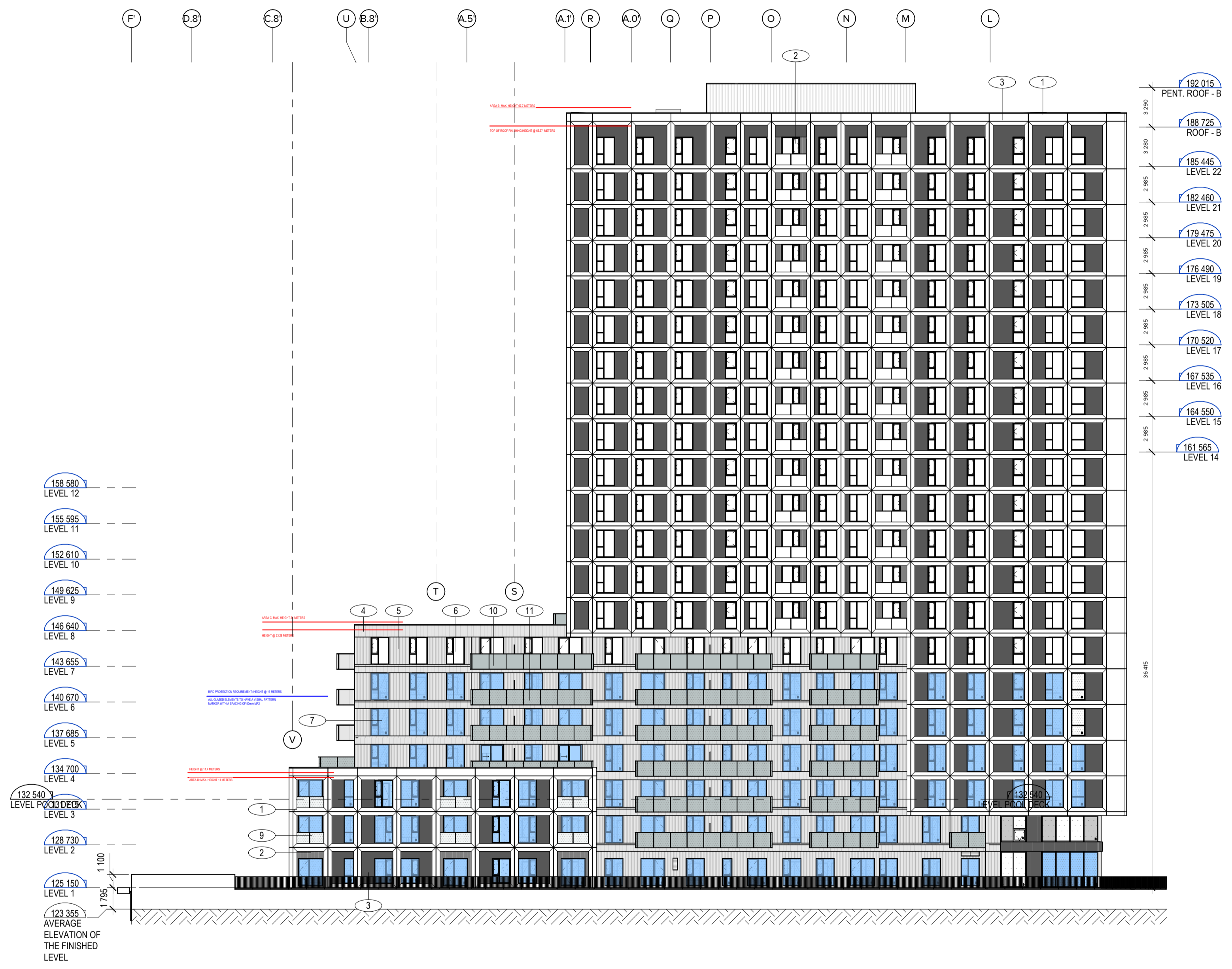
- 1 PREFABRICATED CONCRETE PANEL, LIGHT COLORED, SANDBLASTED FINISH
- 2 PRE-PAINTED STEEL CLADDING, ANTHRACITE COLOR, (HONEST AD300 TYPE)
- 3 PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
- 4 ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR (PANFAB TYPE)
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CIVIL

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Solutions structurales
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(438) 381-7773
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NO.	REVISION / ÉMISSION	DATE	BY / PAR
1	SPA REVISION 01	2025-11-05	FM

ARCHITECTS

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T : 450 778-1151
F : 450 778-1594

PROJECT

SCALIA
STITTSVILLE-HAZELDEAN
6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
EAST ELEVATION

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-302
	REV. NO.	1
	DATE	JANUARY 2026
ÉCHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	

1 EAST ELEVATION SPA
A-302 SCALE: 1 : 250

FORMAT: A1

MATERIALS LEGEND

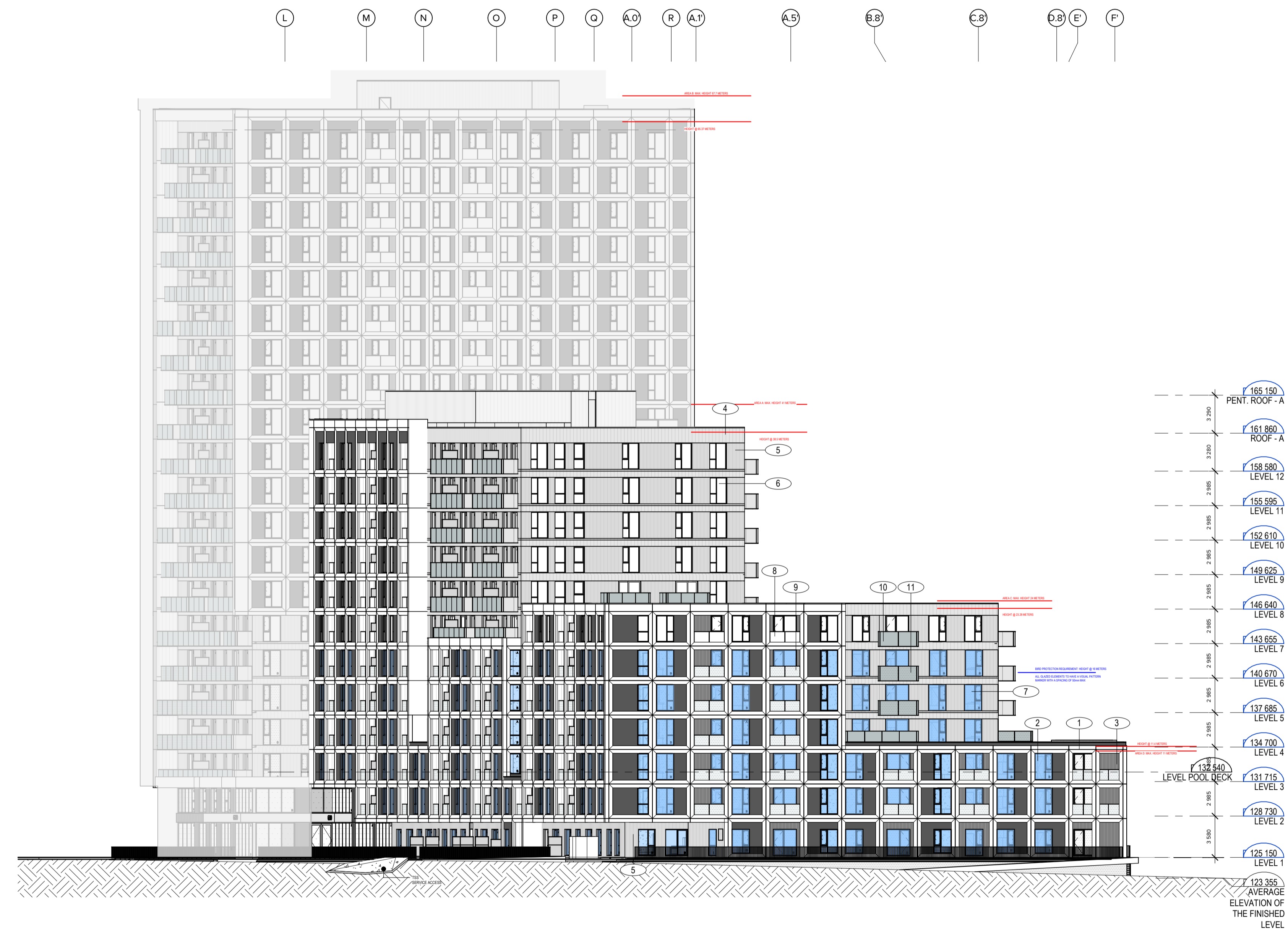
1	PREFABRICATED CONCRETE PANEL, LIGHT COLORED, SANDBLASTED FINISH
2	PRE-PANDED STEEL CLADDING, ANTHRACITE COLOR (VICWEST A2000 TYPE)
3	PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
4	ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR (PANFAB TYPE)
5	CORRUGATED ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR
6	TEMPERED DOUBLE GLAZING GLASS
7	TEMPERED DOUBLE GLAZING GLASS WITH BIRD SAFETY PROTECTION FILM
8	TEMPERED ULTRA-CLEAR GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, WHITE COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN NATURAL ANODIZED COLOR
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1	SPA REVISION 01	2025-11-05	FM
NO.	ÉMISSION	DATE	PAR

ARCHITECTS

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 6250, rue Hutchison, suite 201 1690, rue Girouard Ouest
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 F : 514 288-0418 F : 450 778-1594

PROJECT
 SCALIA
 STITTVILLE-HAZELDEAN
 6310 Hazeldean Rd, Ottawa, ON K2S 0T2

DRAWING
 WEST ELEVATION

SCEAU ASSOCIATION OF ARCHITECTS		DOSSIER / NUMBER	
JOAN RENAULT LICENCE 10089		25-1839	
DESIGNER / DRAWN BY		DESIGN / DRAWING NO	REV. NO.
Author		A-303	1
DATE		JANUARY 2026	
ECHELLE / SCALE		1 : 250	
DESIGNED / DRAWN BY		VERIFIED / CHECKED BY	Checker

1 WEST ELEVATION SPA
 SCALE: 1 : 250

FORMAT: A1

MATERIALS LEGEND

1	PREFABRICATED CONCRETE PANEL, LIGHT COLORED, SANDBLASTED FINISH
2	PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
3	PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
4	ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR (#A9A9A9)
5	CORRUGATED ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR
6	TEMPERED DOUBLE GLAZING GLASS
7	TEMPERED DOUBLE GLAZING GLASS WITH BIRD SAFETY PROTECTION FILM
8	TEMPERED ULTRA-CLEAR GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, WHITE COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN NATURAL ANODIZED COLOR
9	TEMPERED ULTRA-CLEAR GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, WHITE COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN NATURAL ANODIZED COLOR
10	TEMPERED GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, BLACK COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN BLACK COLOR
11	TEMPERED GLASS GUARDRAIL WITH CERAFRIT - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, BLACK COLOR WITH BIRD PROTECTION FILM AND PRE-PAINTED ALUMINUM GUARDRAIL IN BLACK COLOR

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 Solutions structurales
 130 BOUL. HENRI-BOURASSA EST
 (438) 381-7773
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NO.	ÉMISSION	DATE	PAR
1	SPA REVISION 01	2025-11-05	FM

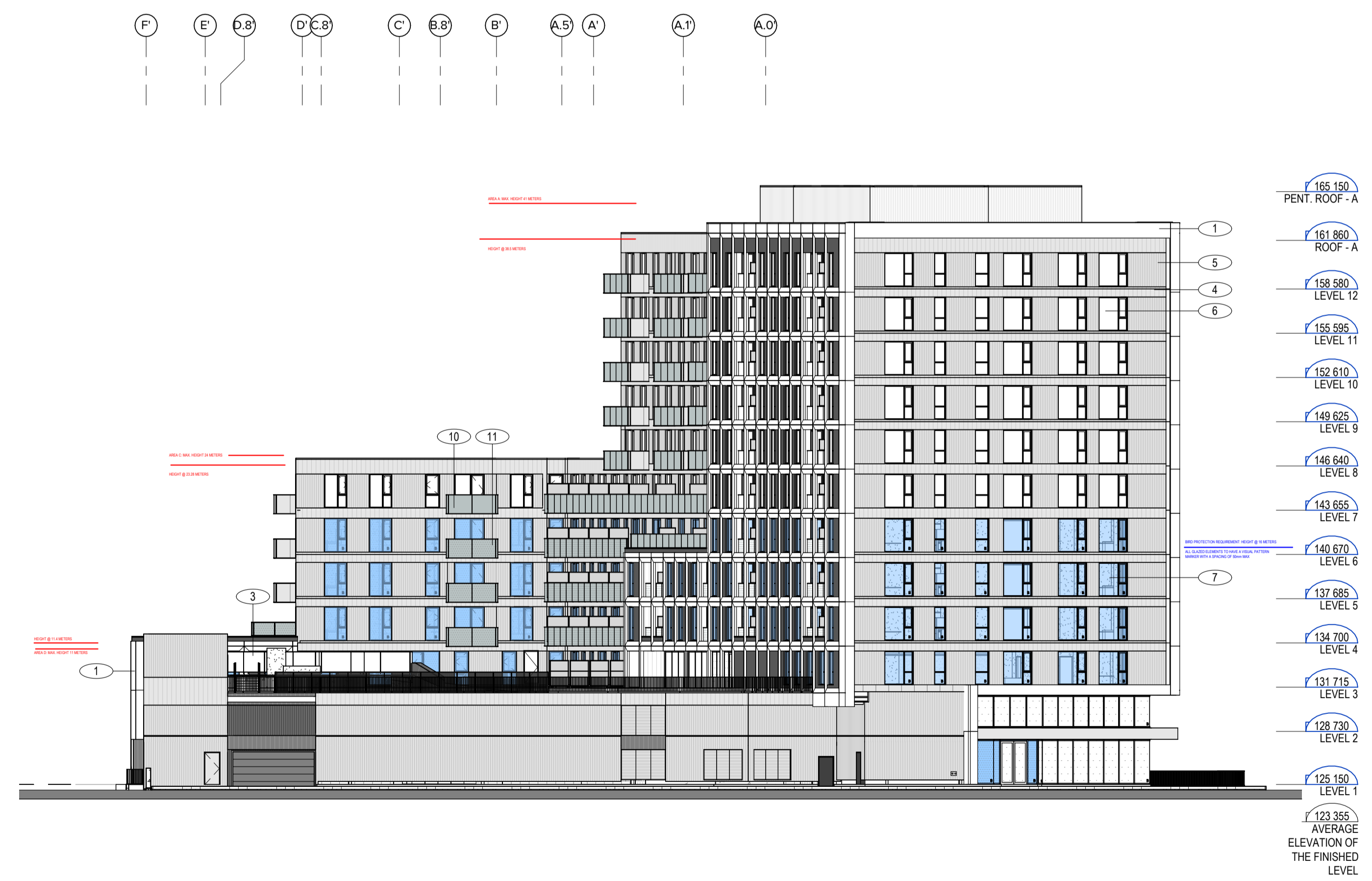
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PROJECT
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DRAWING
 WEST ELEVATION BUILDING A

SCEAU ASSOCIATION OF ARCHITECTS		DOSSIER / NUMBER	
JOAN RENAULT LICENCE 10089		25-1839	
DESIGNÉ PAR / DRAWN BY		DESSIN / DRAWING NO	RÉV. NO.
Author		A-304	1
VERIFIÉ PAR / VERIFIED BY		DATE	ÉCHELLE / SCALE
Checker		JANUARY 2026	1 : 250



1 EAST ELEVATION A SPA
 SCALE: 1 : 250

FORMAT: A1

MATERIALS LEGEND

1	PREFABRICATED CONCRETE PANEL, LIGHT COLORED, SANDBLASTED FINISH
2	PRE-PANDED STEEL CLADDING, ANTHRACITE COLOR (1/2" X 1/2" X 1/2" TYPE)
3	PREFABRICATED CONCRETE PANEL, DARK COLORED, SANDBLASTED FINISH
4	ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR (PAINFAB TYPE)
5	CORRUGATED ALUMINUM PANELS, CHAMPAGNE METALLIC BRONZE COLOR
6	TEMPERED DOUBLE GLAZING GLASS
7	TEMPERED DOUBLE GLAZING GLASS WITH BIRD SAFETY PROTECTION FILM
8	TEMPERED ULTRA-CLEAR GLASS GUARDRAIL WITH CERAFIBR - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, WHITE COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN NATURAL ANODIZED COLOR
9	TEMPERED ULTRA-CLEAR GLASS GUARDRAIL WITH CERAFIBR - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, WHITE COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN NATURAL ANODIZED COLOR
10	TEMPERED GLASS GUARDRAIL WITH CERAFIBR - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, BLACK COLOR AND PRE-PAINTED ALUMINUM GUARDRAIL IN BLACK COLOR
11	TEMPERED GLASS GUARDRAIL WITH CERAFIBR - 3 MM HOLES SPACED 6 MM C/C, 80% COVERAGE, BLACK COLOR WITH BIRD PROTECTION FILM AND PRE-PAINTED ALUMINUM GUARDRAIL IN BLACK COLOR

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DRAWING
EAST ELEVATION BUILDING B

	DOSSIER / NUMBER	25-1839
	DESSIN / DRAWING NO	A-305
	REV. NO.	1
	DATE	JANUARY 2026
ÉCHELLE / SCALE	1 : 250	
DESIGNÉ PAR / DRAWN BY	VERIFIÉ PAR / VERIFIED BY	
Author	Checker	

1 WEST ELEVATION B SPA
A-305 SCALE: 1 : 250

FORMAT: A1