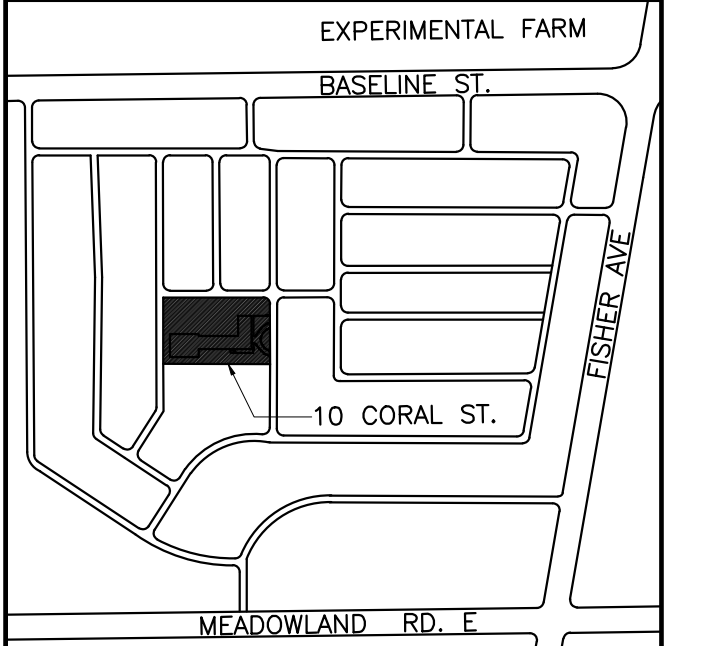


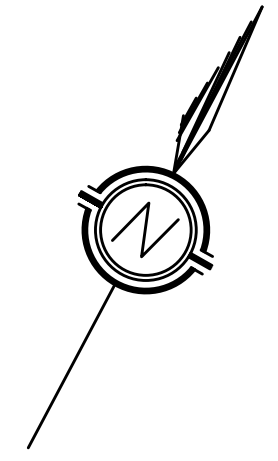
C O R A L A V E N U E

PROPOSED ADDITION

OTTAWA ISLAMIC SCHOOL
10 CORAL AVE.
OTTAWA, ONT.



LOCATION PLAN NTS



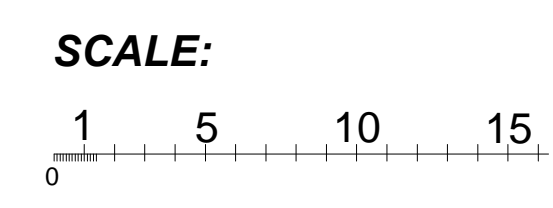
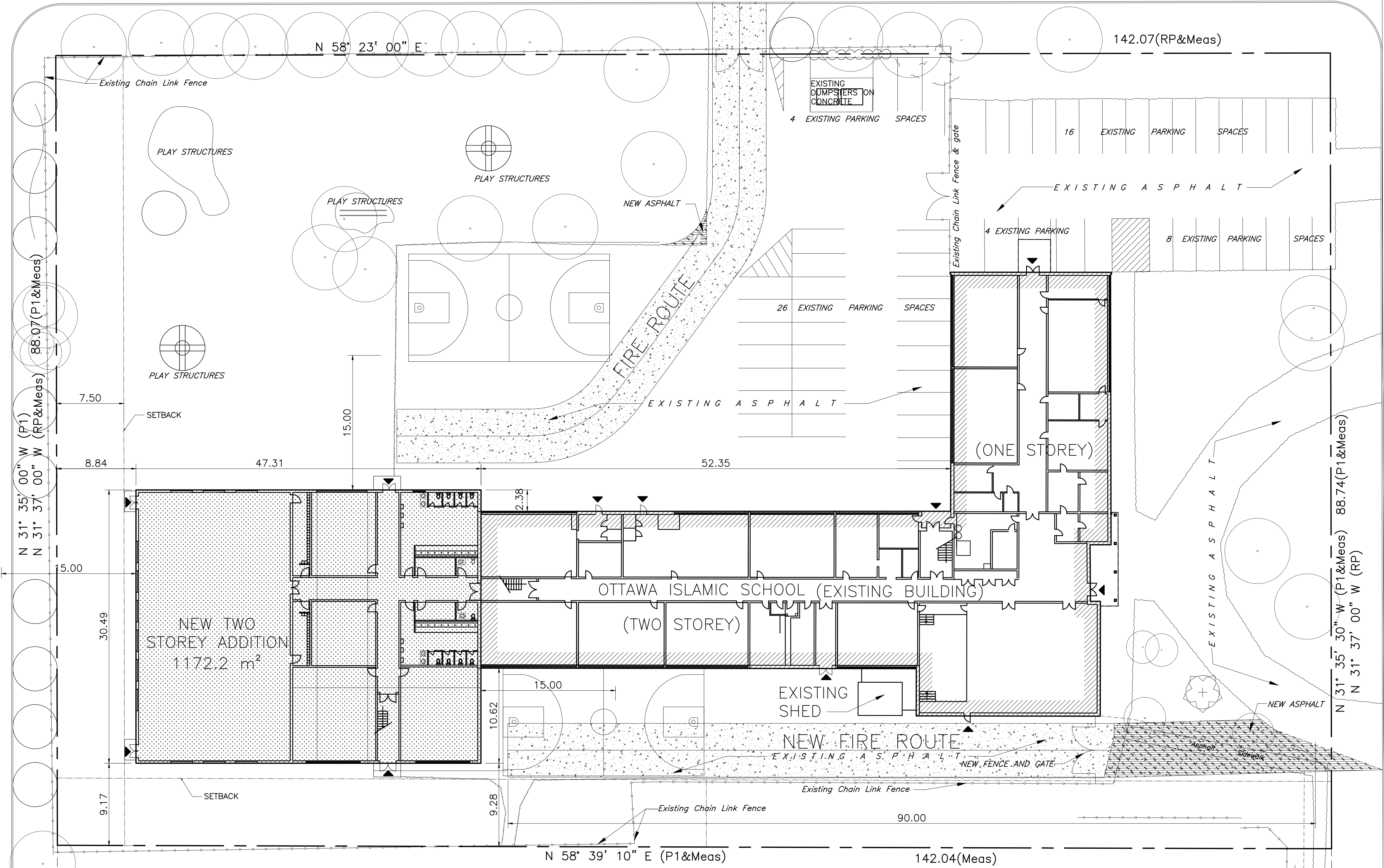
SUSAN D. SMITH ARCHITECT
1114 Gladstone Ave
Ottawa, Ontario
K1Z 8L2
613-722-5327
sds@magma.ca

6		
5		
4		
3	ISSUED FOR SITE PLAN CONTROL	NOV. 29/2013
2	ISSUED FOR REVIEW	SEPT. 16/2013
1	ISSUED FOR PRESENTATION	JULY 20/2013
No.	REVISION	DATE

NOTES:
1. All dimensions are to be checked on site. Discrepancies or ambiguities should be reported prior to work on site or ordering of materials.
2. All work to be in accordance with the Ontario Building Code, latest edition.

SUTTON PLACE

BARLYN AVE



PROPERTY DESCRIPTION:

LEGAL DESCRIPTION: PART OF BLOCK A
(Being PART OF 2, 3 & 4 PLAN 5R-11666)
REGISTER PLAN: 310509 - CITY OF OTTAWA
Based on survey plan prepared by Farley, Smith & Denis Surveying Ltd. 2009

ZONING INFORMATION:

Site Zoning Designation: I1A (Table 170A - AREA C Schedule 1)
min. lot width: 15m
min. lot area: 400m
min. front yard setback: 7.5m
min. interior side yard setback: 7.5m
min. corner yard setback: 4.5m
min. rear yard setback: 7.5m
max. height: (abutting an r1) 11m
max. lot coverage (%): 35

DEVELOPMENT DATA:

Site area: 12558.8 sqm/3.1acre
Frontage as per survey: 88.74 m.
Depth as per survey: 142.04 m.
Proposed permitted uses: Addition of Gym room and classrooms
Existing Building : 1791 m²
Existing Gross : 2674 m²
New addition : 1172.2 m²
Gross Addition : 1820.3 m² (40.5% of entire building)
New Gross area : 4494.3 m²
Entire building Footprint : 3963.2 m² (32% lot cover)
Area of parking lot : 4383.44 sq.m. (35%)
Area of landscaping : 4994.77 sq.m. (40%)
Required parking: 53 cars
- Grade 9-12: 8 classrooms @3/room = 24 cars
- All other Grade: 19 classroom @1.5/room = 28.5 cars
Parking spaces provided: 58 (existing)

LEGEND:

- Property Line
- Setback lines
- Fire Access Route
- Existing Building
- Proposed Building Addition
- ▲ Entrance
- Chain link fence
- Existing to be removed
- ⊕ Existing Fire Hydrant

SITE PLAN

SCALE	1:250	SP
Drawn	TD	
Checked	SDS	
Date	JUNE 11/2013	
JOB #	1309	