

SURVEY INFORMATION TAKE TOPOGRAPHICAL PLAN OF BLOCKS B AND (AND PART OF HOBSON ROAD (as closed) REGISTERED PLAN 787 AND			ATLANTIS INVESTMENTS
REGISTERED PLAN 181 AND PART OF LOTS 42 AND 43 REGISTERED PLAN 66 CITY OF OTTAWA			PROJECT MAN
ANNIS, O'SULLIVAN, VOLLEBEKK LTD.			170 LAURIER AVE. WEST, 9 Ottawa, ON KIP 5V5
SITE SUMMARY: PROPERTY ADDRESS:	770 BROOKFIE	ELD RAOD	DOUG MCNEIL TEL (613) 221 9560
ZONING:	GM [155] F(1.5,) 5147, 148	SURVEYOR ANNIS O"SULLIVAN, VOLLE
SITE AREA (ZONING SCH. 147) SITE AREA (SURVEY)	24, 655 m² 24, 655 m²		I4 CONCOURSE GATE. SUIT OTTAWA, ONTARIO E.H. HERWEYER
PROPOSED USE:	APARTMENT B		TEL (613) 727-0850
BUILDING FOOTPRINT: (ABOVE GRADE)	BLOCK A = 2,054 m ² BLOCK B = 1587 m ² BLOCK C = 2,054 m ² BLOCK D = 1587 m ²		GEOTECHNICA PATERSON GROUP INC.
	BLOCK EI = 1 BLOCK E2 = 1	631 m²	154 COLONNADE ROAD SC OTTAWA, ONTARIO K2E 7 CARLOS P. DA SILVA, P.EI
ZONING SUMMARY:	REQUIRED	PROVIDED	TEL (613) 226-7381
<u>SITE AREA: 24, 655</u> m²	BUILDABLE GFA GFAm²	<u>FSI-GFA</u> FSI-GFAm²	TRANSPORTAT ENGINEER
BLOCK A BLOCK B BLOCK C	19, 730m² 9150m² 19, 730m²	15, 143m² 6700m² 15, 143m²	1223 MICHAEL STREET, SUI PERTH, ONTARIO KIJ TT2
BLOCK D BLOCK EI <u>BLOCK EI</u> TOTAL	9150m ² 1260m ² <u>1260m²</u> 60, 280m ²	6700m ² 600m ² <u>600m²</u> 44886 m ²	RONALD JACK, P.ENG. TEL (613) 738-4160
FSI - SITE BUILDING HEIGHT	1.5 27m MAX.	<u>1.82</u> 27m	
GFA DISTRIBUTION	2	2	SUITE 200, 1960 SCOTT ST OTTAWA, ONTARIO KIZ BLA
TOTAL RESIDENTIAL GFA TOTAL RETAIL GFA	/ ¹	42, 642m2 2244m2 44886 m2 44886 m2	MARTHA LUSH TEL (613) 729-4536 X 231
TOTAL	60, 280m²	44886 m²	DAVID SCHAEFFER ENGINEERING LTD.
YARDS: FRONT YARD: BROOKEEL D ROAD	2m MIN	an	I20 IBER ROAD, UNIT 203 STITTSVILLE, ONTARIO K29
BROOKFIELD ROAD REAR YARD:	3m MIN. 7.5m (MIN.)	3m 2 <i>0.0</i> m	ADAM D. FOBERT. P.ENG. TEL (613) 836-0856 X 231
INTERIOR SIDE YARD:	3m (MIN.) 88.3 m WEST 12.2 m EAST		
VEHICULAR PARKING:	REQUIRED	PROVIDED	
RESIDENTIAL PARKING TOTAL 808 UNITS	AS PER AREA 'C'	(MIN. 0.25/UNIT)	
MIXED USE BUILDING BLOCK A + C TOTAL UNITS 528	(MIN. I.O/UNIT) 528 SPACES	147 SPACES	
RESIDENTIAL USE BUILDING (MINUS FIRST 12 UNITS) BLOCK B + D TOTAL UNITS 280	(MIN. 0.5/UNIT) 280 SPACES	52 SPACES	
VISITOR PARKING 808 UNITS	(MIN. <i>0.2/</i> UNIT) 161.6 SPACES	162 SPACES	01 NOV 10, 2017 1551
RETAIL PARKING *Current zoning provisions (Ottawa Zoning Bu	(MIN. 3.4/ 100m²) 1-Law)		no. date re
TENANT BLOCK EI-A 198 m ² TENANT BLOCK EI-B 198 m ²	6.7 SPACES 6.7 SPACES	6.7 SPACES 6.7 SPACES	contractor to check sions on site and or omissions to t
TENANT BLOCK EI-C 198 m²	6.7 SPACES	6.7 SPACES	All contractors mu pertinent codes a
TENANT BLOCK E2-D 198 m ² TENANT BLOCK E2-E 198 m ² TENANT BLOCK E2-F 198 m ²	6.7 SPACES 6.7 SPACES 6.7 SPACES	6.7 SPACES 6.7 SPACES 6.7 SPACES	Do not scale drav
TOTAL PARKING PARKING DISTRIBUTION	871.6 SPACES	403 SPACES	This drawing may construction until
PHASE I UNDERGROUND PARKING LEVEL <u>SURFACE</u> TOTAL	871.6 SPACES	216 SPACES <u>187 SPACES</u> 401 SPACES	Copyright reserved
BICYCLE PARKING	REQUIRED	PROVIDED	APRIO APRIO A PRIO
BICYCLE PARKING	(MIN. 0.5/UNIT)		APPIC
808 UNITS RETAIL	404 SPACES (1 / 1, 500m²)	404 SPACES	ð 🍂
<u></u> <u>2244</u> m ²	4.5 SPACES	6 SPACES	
TOTAL	409 SPACES	410 SPACES PROVIDED	1
BLOCK A 193 UNITS	1158 m ² (MIN. 6m ² / UNIT)	l, 002 m²	
BLOCK B 150 UNITS	900 m² (MIN. 6m2 / UNIT)	346 m² + 124m² (EXT.)	Hobin Architecture
LANDSCAPE COURTYARD TOTAL	2058 m ²	$\frac{1867 \text{ m}^2}{3339 \text{ m}^2}$	63 Pamilla Street Ottawa, Ontario
BUILDING FOOTPRINT (I-9 S	TORIES)		Canada K1S 3K7 T: 613-238-7200 F: 613-235-2005
BUILDING FOOTPRINT (1-3 S	STORIES)		E: mail@hobinarc.com hobinarc.com
HARD SURFACE PAVERS			PROJECT/LOCAT 770 Bro Residential A
			770 E
UNDERGROUND			Si N
PARKING FOOTPRINT			DRAWN BY: DAT RL, JB 2017-
SITE LOT LINE			
— – – — EASEMENTS			
BUILDING ENVELOPE ABOVE GROUND FLOOR			
PHASING LINE			$ \setminus $

1ENTS INC. ANAGER ST, Suite 604,

/OLLEBEKK LTD. E. SVITE 500

ARCHITECT

ING ENGINEER

01 NOV 10, 2017	ISSUED FOR ZONING AMENDMENT			
no. date	revision			
It is the responsibility of the appropriate contractor to check and verify all dimen- sions 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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PROJECT/LOCATION:					
770 Brookfield Ave					
Residential Apartment Building					
770 Brookfield Ave.					
DRAWING TITLE:					
Site Plan					
Master					
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DRAWN BY:	DATE:	SCALE:			
RL, JB	2017-11-10	1:500			
		PROJECT:			
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REVISION NO.: