

PROJECT INFORMATION

ZONING BY-LAW 2008-250	TM (103)
SITE AREA	2,513.18 sq. m. 27,052 sq. ft.
TM (103) ZONING REQUIREMENT	
BUILDING HEIGHT	TM (103) - 20 m.
AMENITY AREA - 6m² PER UNIT (353 units)	2,118 sq. m.
FRONT YARD SETBACK	<15m. HIGH 2.0 m. MAX. >15m. HIGH 2.0 m. MIN.
INTERIOR YARD SETBACK (EAST)	0 m. MIN 3.0 m. MAX.
REAR YARD SETBACK	4.5 m. MIN.
INTERIOR YARD SETBACK (WEST)	3.0 m. MIN.
LANDSCAPE AREA - ABUTTING RES.	3.0 m.

PROJECT STATISTICS

GRADE (GEODETIC ELEVATION)	63.40 m. easl
BUILDING HEIGHT	96.22 m
REAR YARD SETBACK - ANGULAR PLANE @ 45°	74.5 m ht.
REAR YARD SETBACK	7.5 m.
TOWER FLOOR PLATE AREA	737.1 sq. m. 7,934 sq. ft.
STANDARD PARKING SPACE	2.6m X 5.2m
SMALL CAR PARKING SPACE	2.4m X 4.6m

GROSS BUILDING FLOOR AREA

(OTTAWA ZONING DEFINITION)	000 sq. m.
U/G PARKING LEVELS	000 sq. ft.
GROUND FLOOR	911.5 sq. m. 9,143 sq. ft.
MEZZANINE FLOOR	331.0 sq. m. 3,563 sq. ft.
2nd FLOOR	1,470.5 sq. m. 15,828 sq. ft.
3rd FLOOR	1,515.6 sq. m. 16,314 sq. ft.
4th - 6th FLOOR	3 x 1,245.5 sq. m. 3 x (13,407) sq. ft.
7th FLOOR - AMENITY	0.0 sq. m. 000 sq. ft.
8th - 30th FLOOR	23 x 586.3 sq. m. 23 x (6,311) sq. ft.
MECHANICAL PENTHOUSE	000.0 sq. m. 000 sq. ft.
TOTAL AREA ABOVE GRADE	21,388.3 sq. m. 230,222 sq. ft.

UNIT STATISTICS

TOWNHOUSE UNIT	5
STUDIO UNIT	66
1 BEDROOM UNIT	180
2 BEDROOM UNIT	90
TOTAL	341
COMMERCIAL RETAIL UNITS	248.1 sq. m. 2,670 sq. ft.

CAR PARKING

REQUIRED

RESIDENCE	- 0.5 PER DWELLING UNIT (AFTER 12 UNITS) (10% REDUCTION - ALL U/G)	149
VISITOR	- 0.1 PER DWELLING UNIT (AFTER 12 UNITS - MAX. 30)	30
TOTAL		179

PROVIDED

RESIDENCE	- 0.52 PER UNIT (341 UNITS)	180
VISITOR	- 0.1 PER UNIT (341 UNITS)	30
TOTAL		210

BICYCLE PARKING

REQUIRED

RESIDENCE	- 0.5 PER UNIT (341 UNITS)	171
COMMERCIAL RETAIL	- 1.0 PER 250m² OF G.F.A.	1
TOTAL		172

PROVIDED

BELOW GRADE LEVEL	263
GROUND FLOOR	0
TOTAL	263

AMENITY SPACE

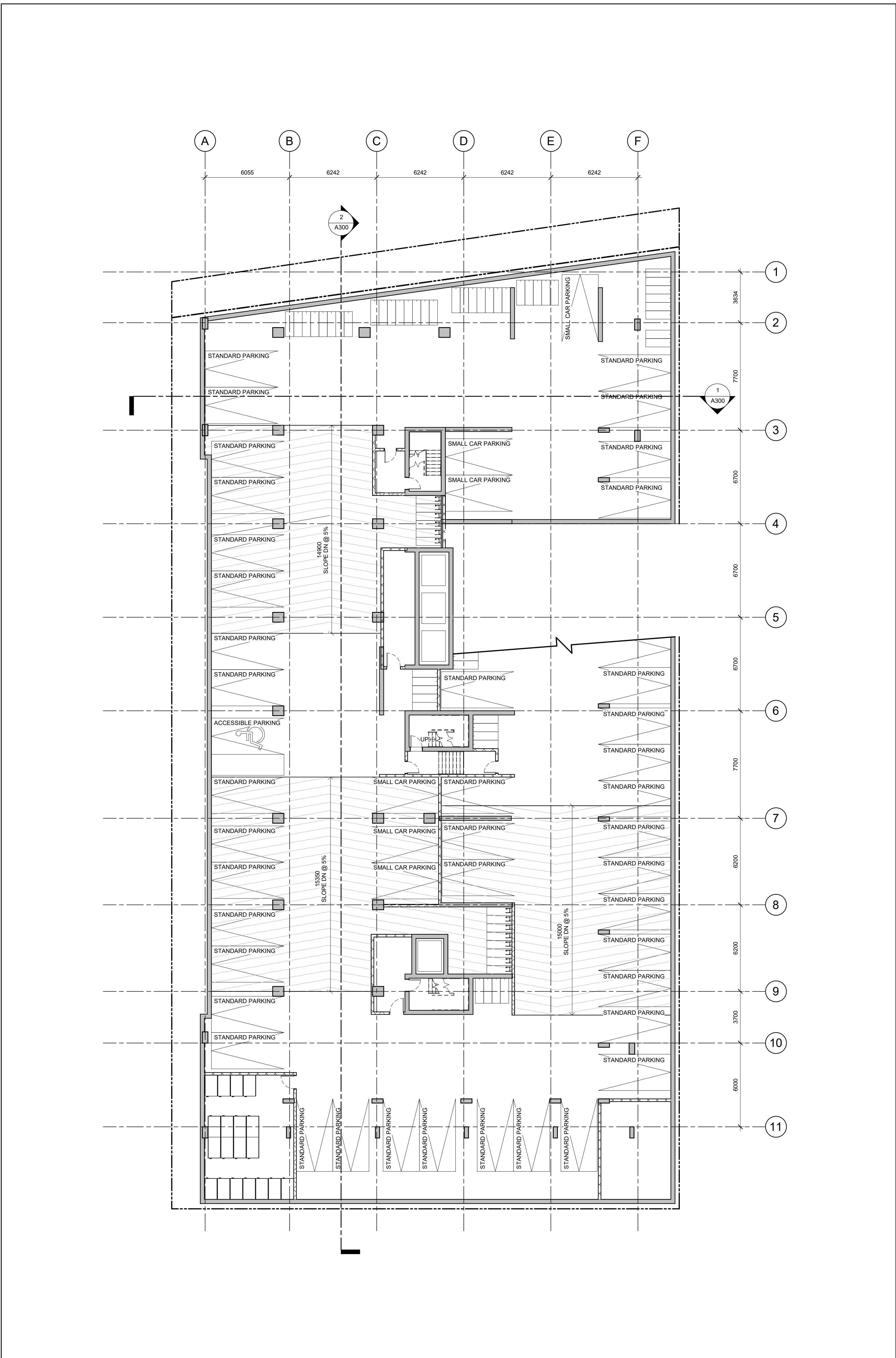
AT GRADE EXTERIOR SIDE YARDS =	650.0 sq. m.
GROUND FLOOR - INTERIOR =	63.0 sq. m.
PRIVATE BALCONIES =	1,130.0 sq. m.
2nd FLOOR - PRIVATE EXTERIOR =	119.0 sq. m.
4th FLOOR - PRIVATE EXTERIOR =	245.0 sq. m.
7th FLOOR - INTERIOR =	400.0 sq. m.
7th FLOOR - EXTERIOR =	955.0 sq. m.
MECH PH - INTERIOR =	249.0 sq. m.
MECH PH - EXTERIOR =	160.0 sq. m.

TOTAL =	3,971.0 sq. m.
TOTAL COMMUNAL =	2,477.0 sq. m.
REQUIRED - 6.0M² PER UNIT (341) =	2,046 sq. m.
REQUIRED COMMUNAL @ 50% =	1,023 sq. m.

LOT COVERAGE

PAVED SURFACE =	22.0 sq. m.	0.8%
BUILDING FOOTPRINT =	1,631.1 sq. m.	65.0%
LANDSCAPE OPEN SPACE =	859.0 sq. m.	34.2%
TOTAL =	2,512.1 sq. m.	100.0%





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P4 FLOOR PLAN  
1 : 150

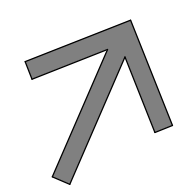

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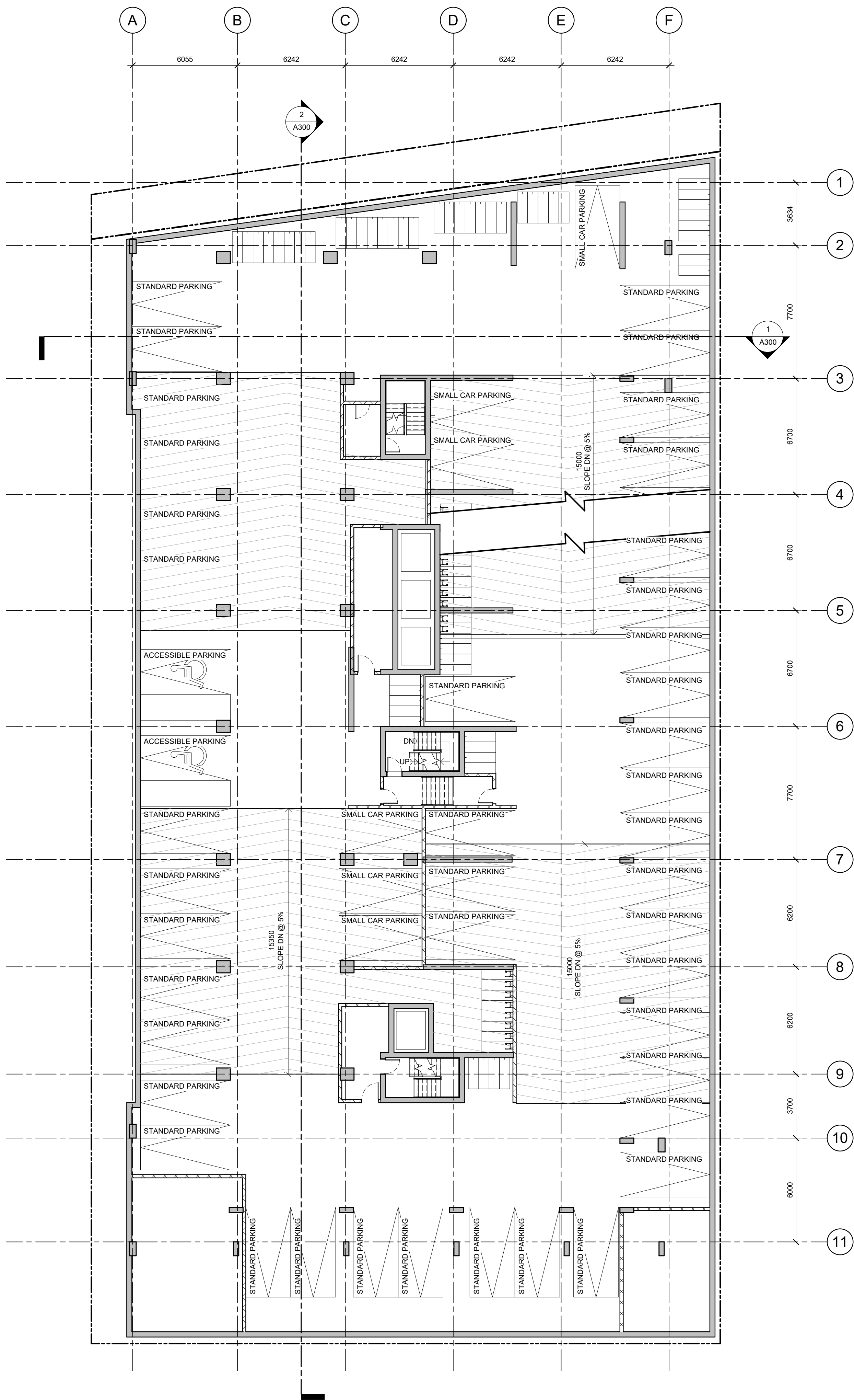
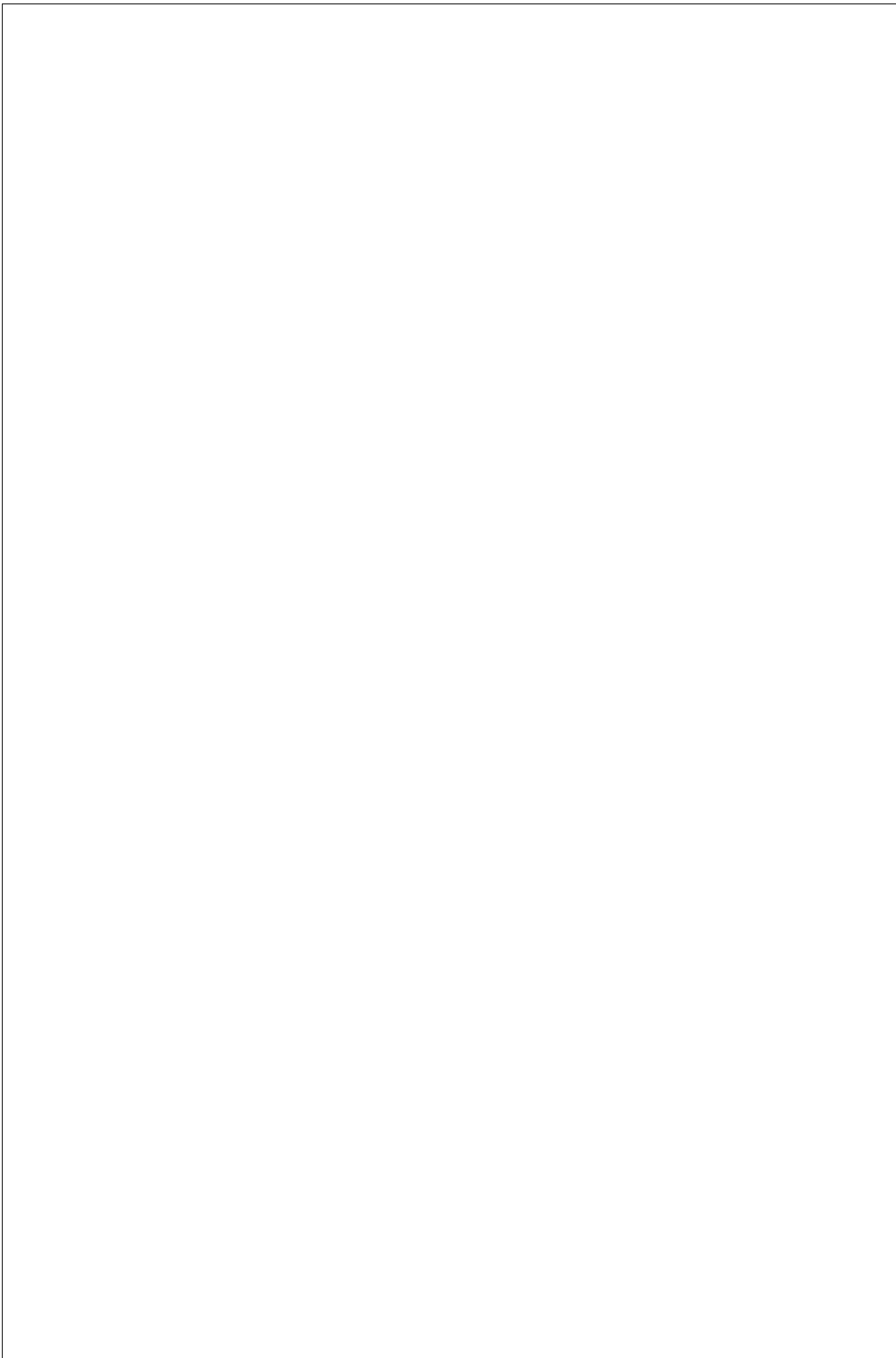
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2050 SCOTT STREET		
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A101  
P3 FLOOR PLAN  
1 : 150

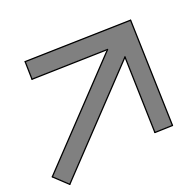

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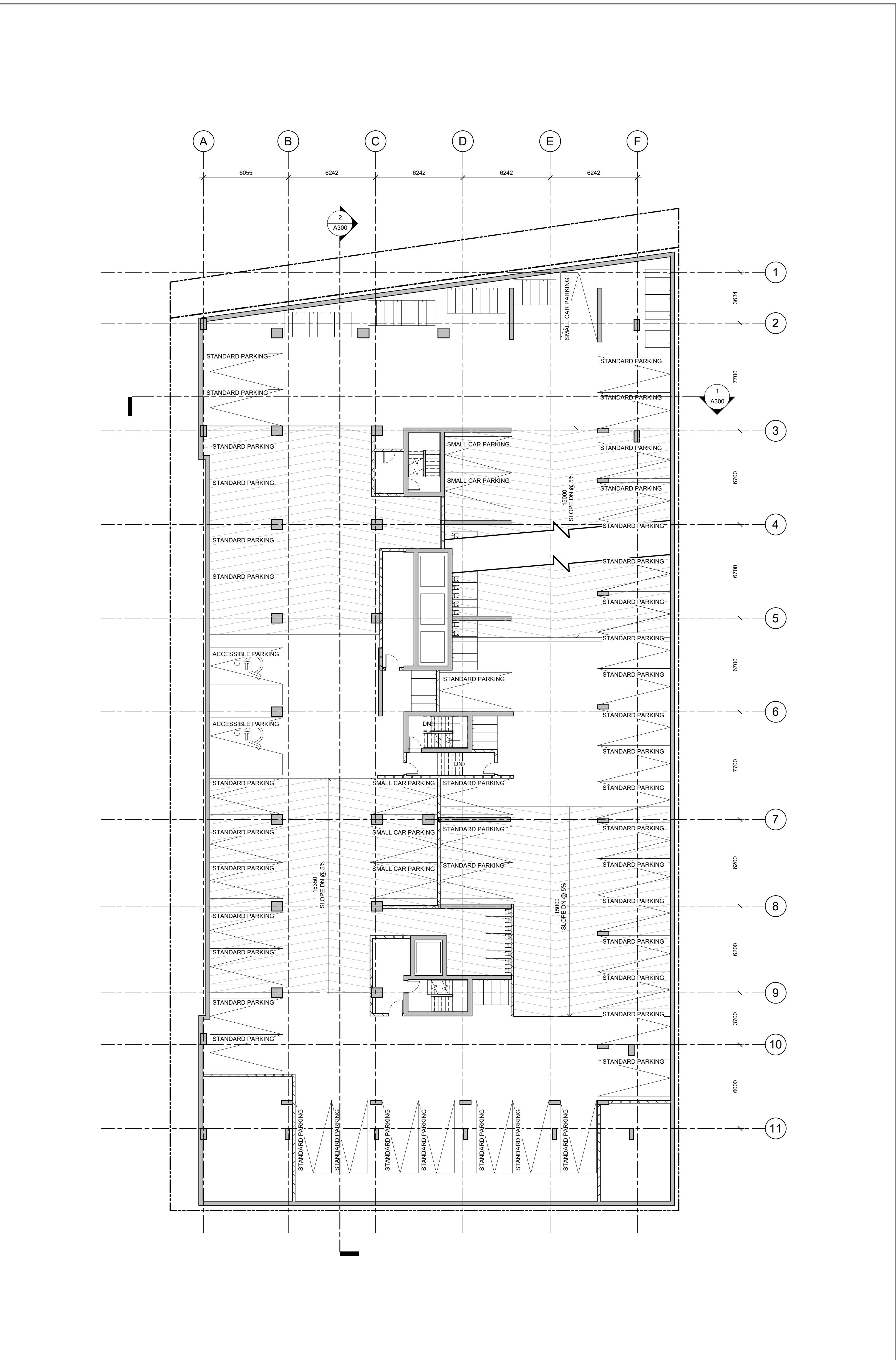
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P3 FLOOR PLAN		
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A102  
P2 FLOOR PLAN  
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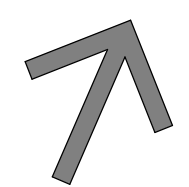

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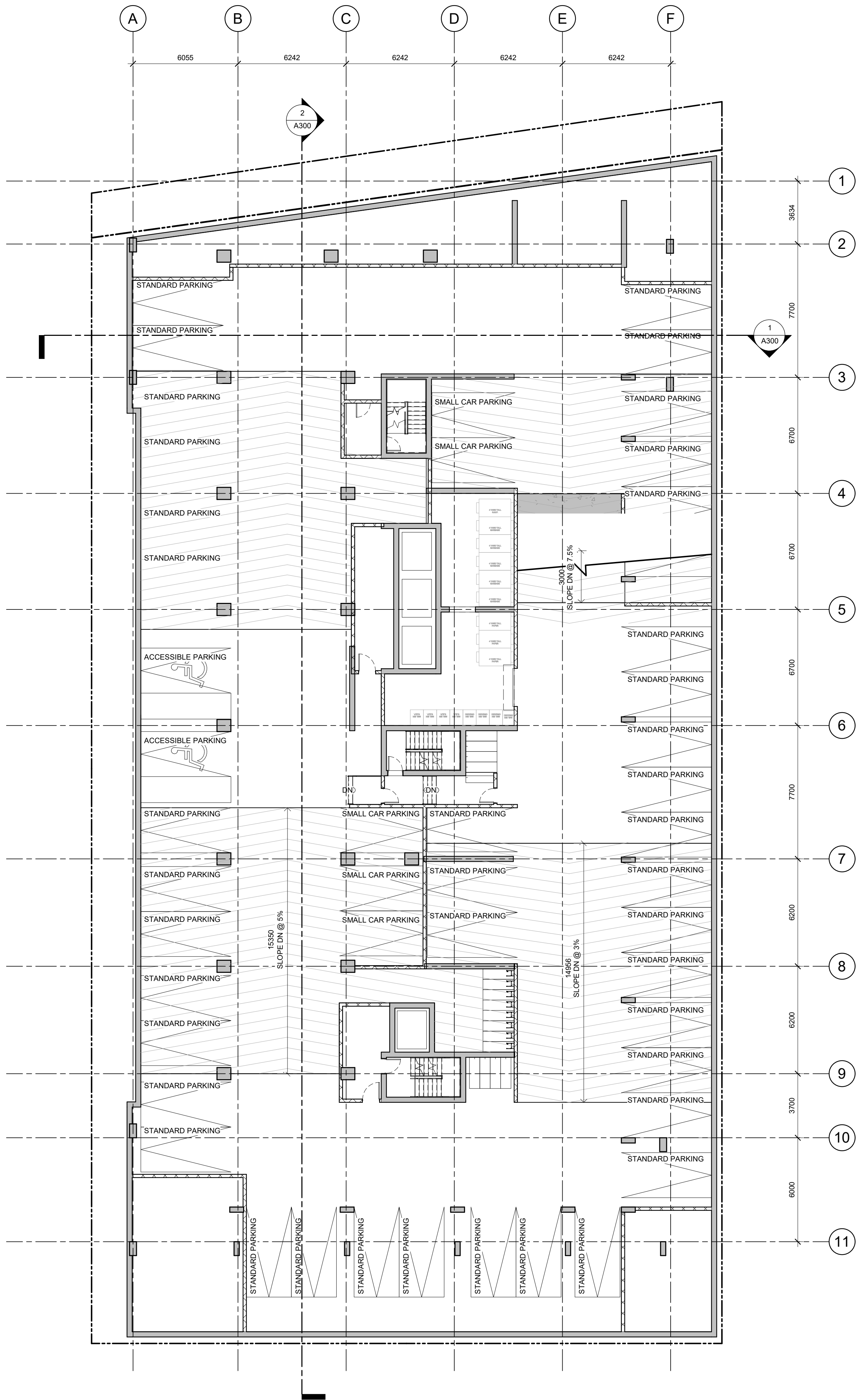
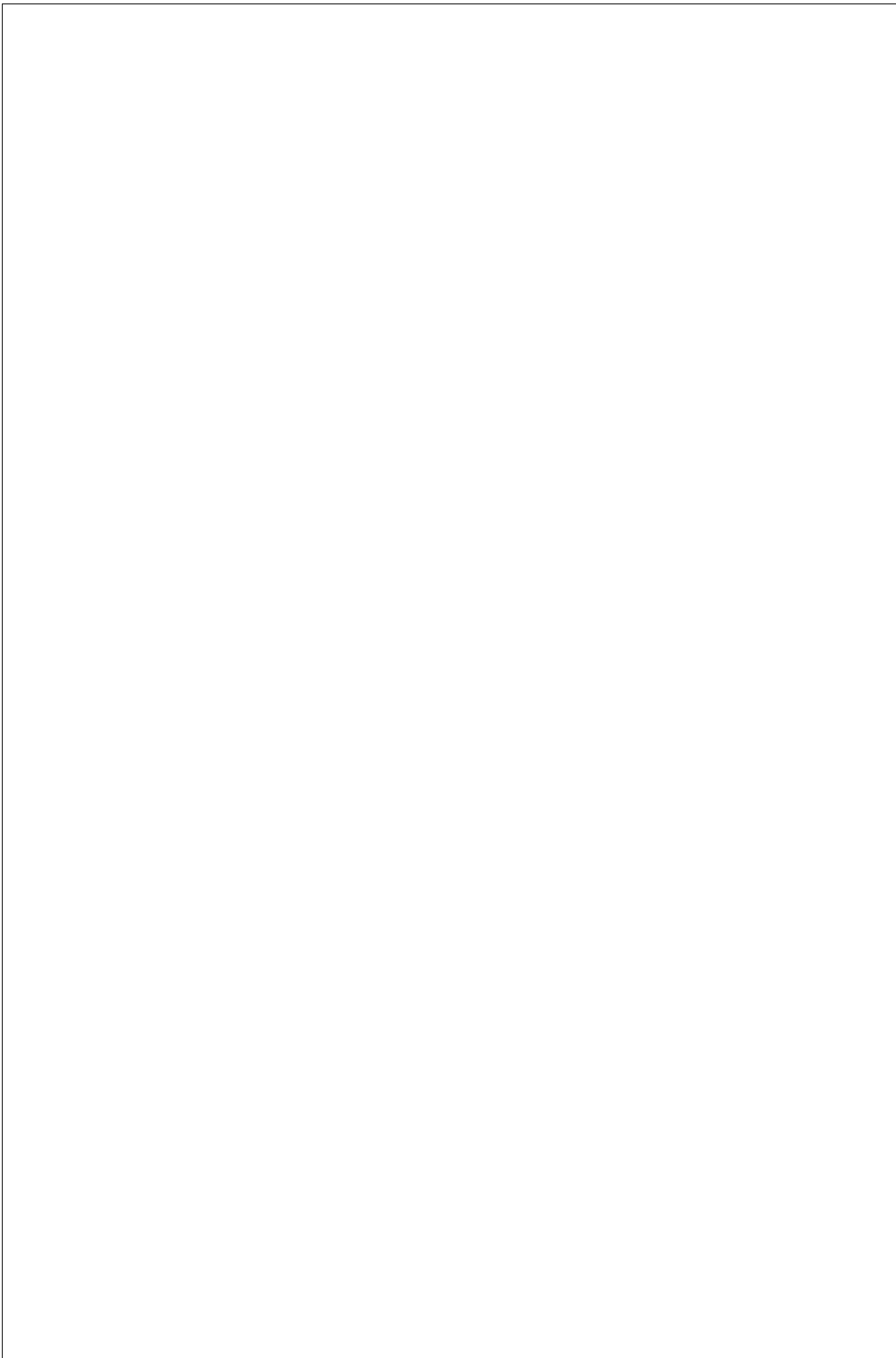
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P1 FLOOR PLAN  
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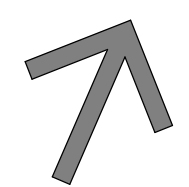

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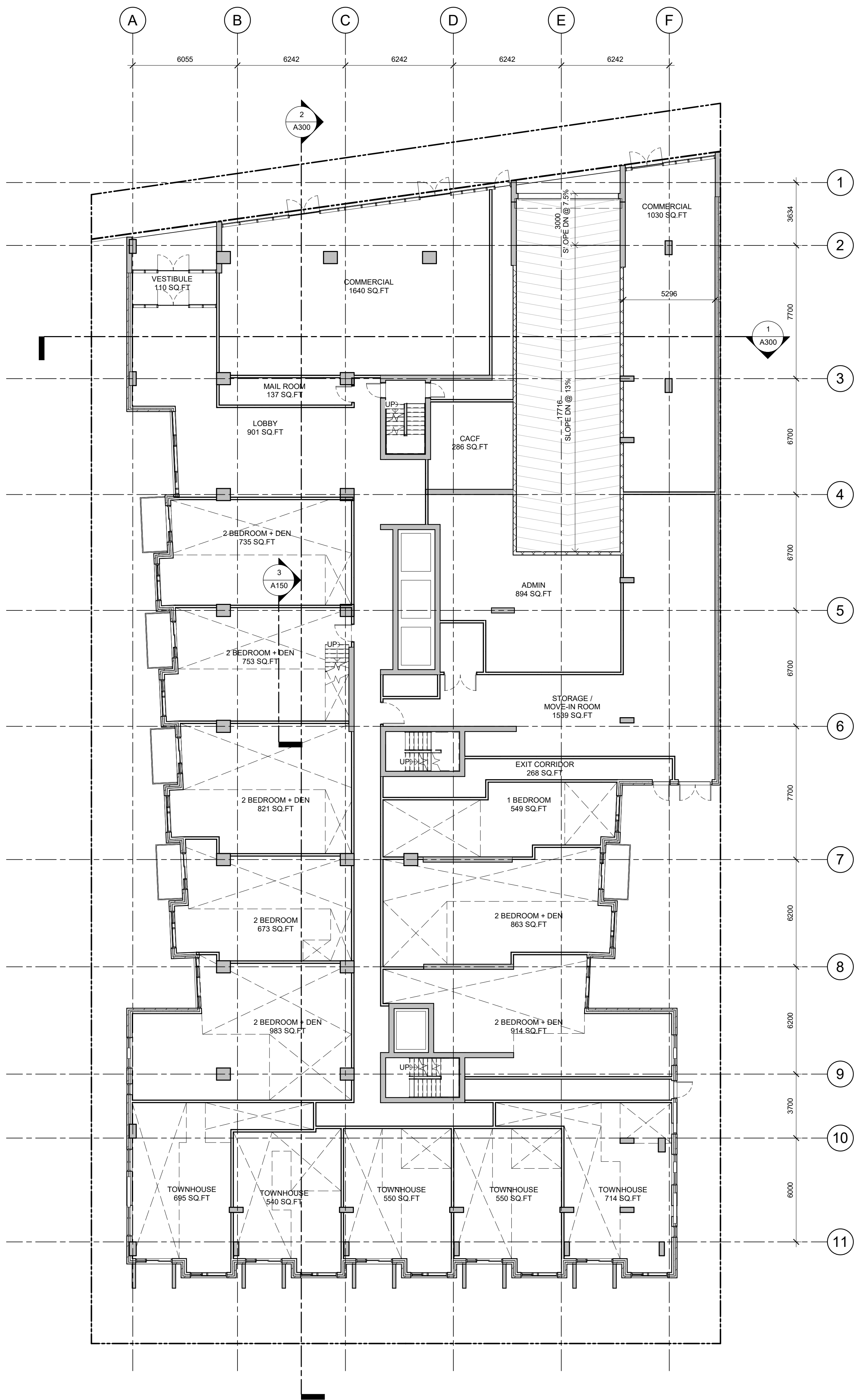
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P1 FLOOR PLAN		
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A104  
GROUND FLOOR PLAN  
1 : 150

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MEZZANINE FLOOR PLAN

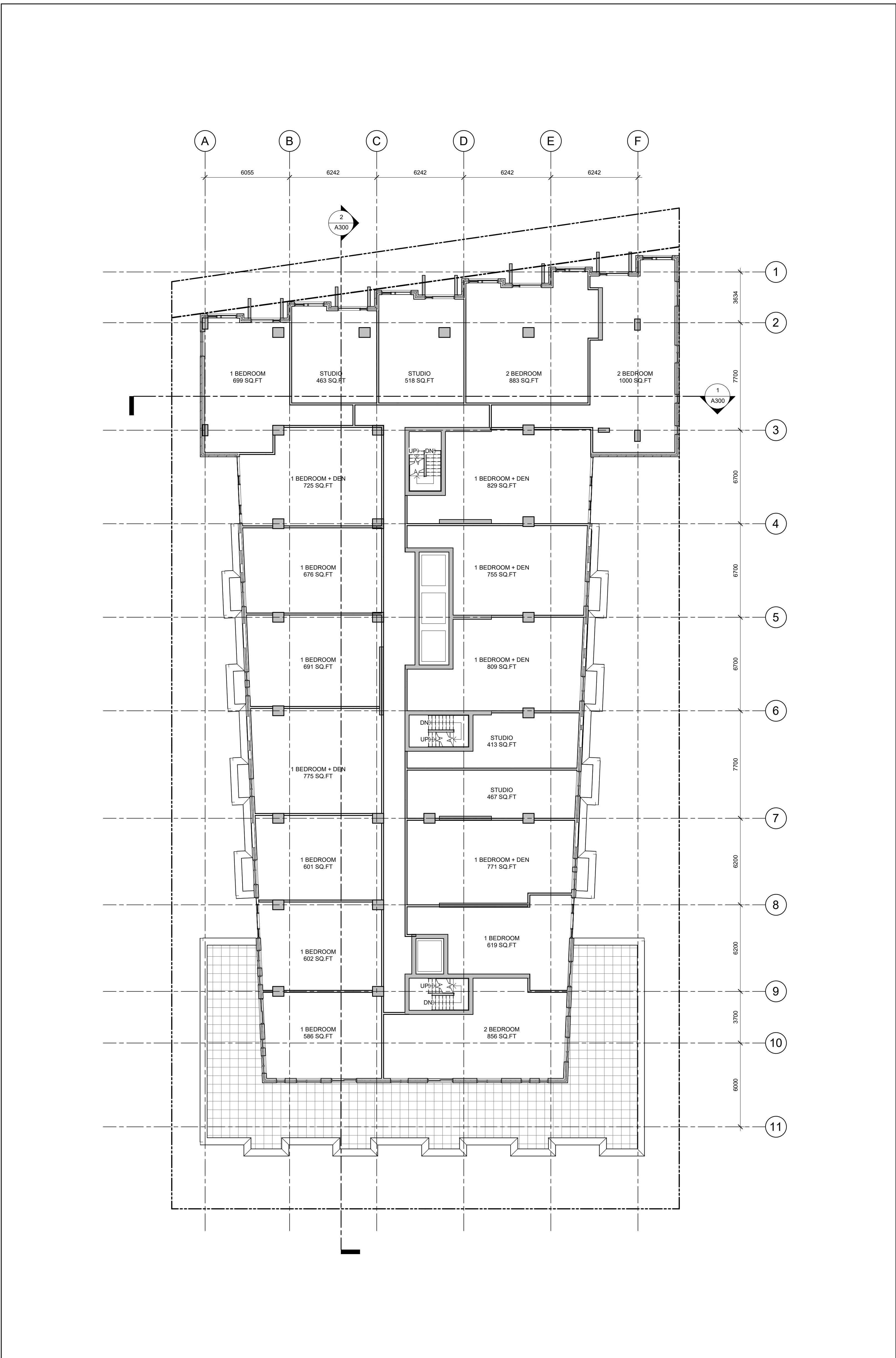
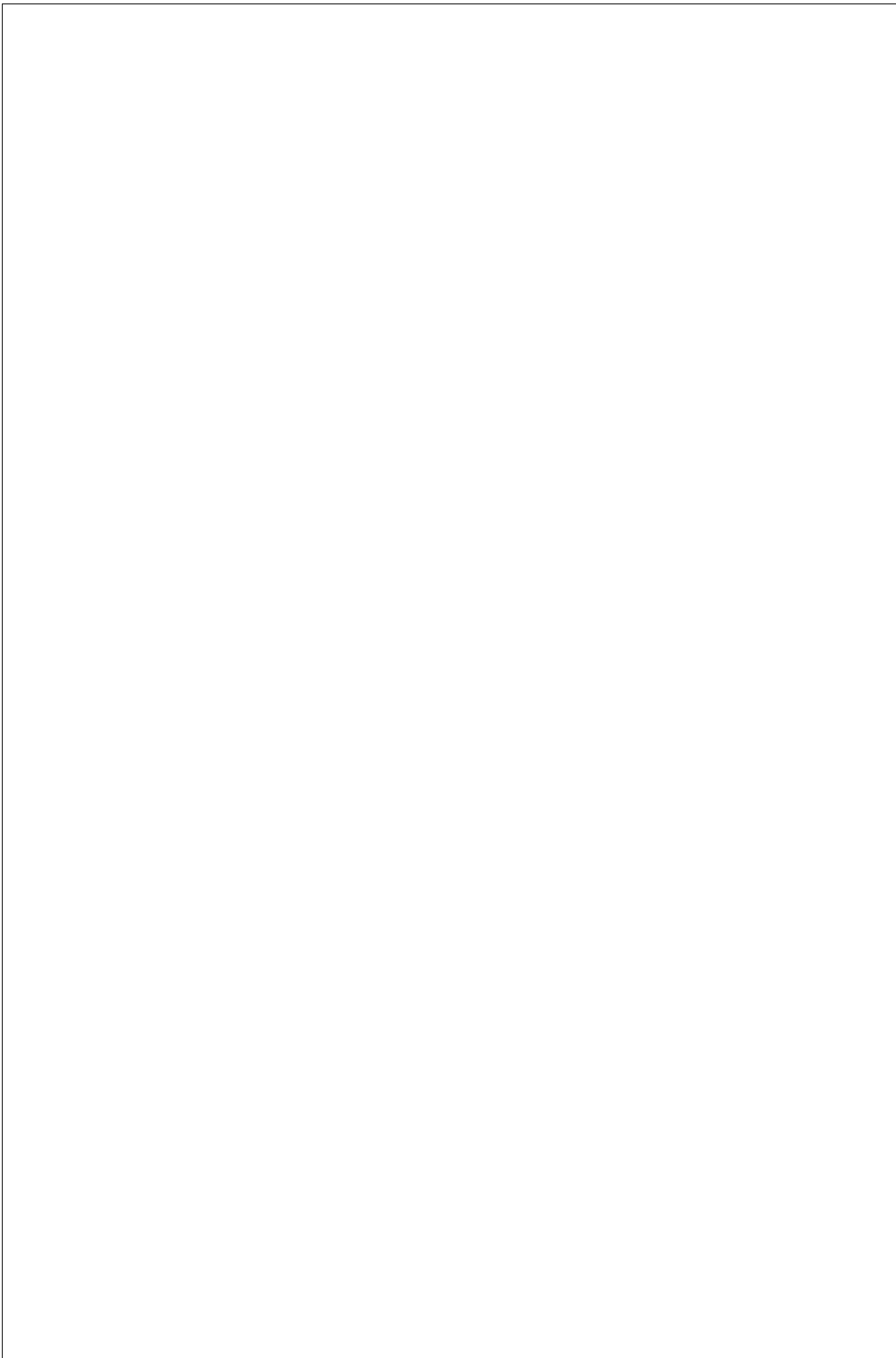
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3rd FLOOR PLAN  
1 : 150

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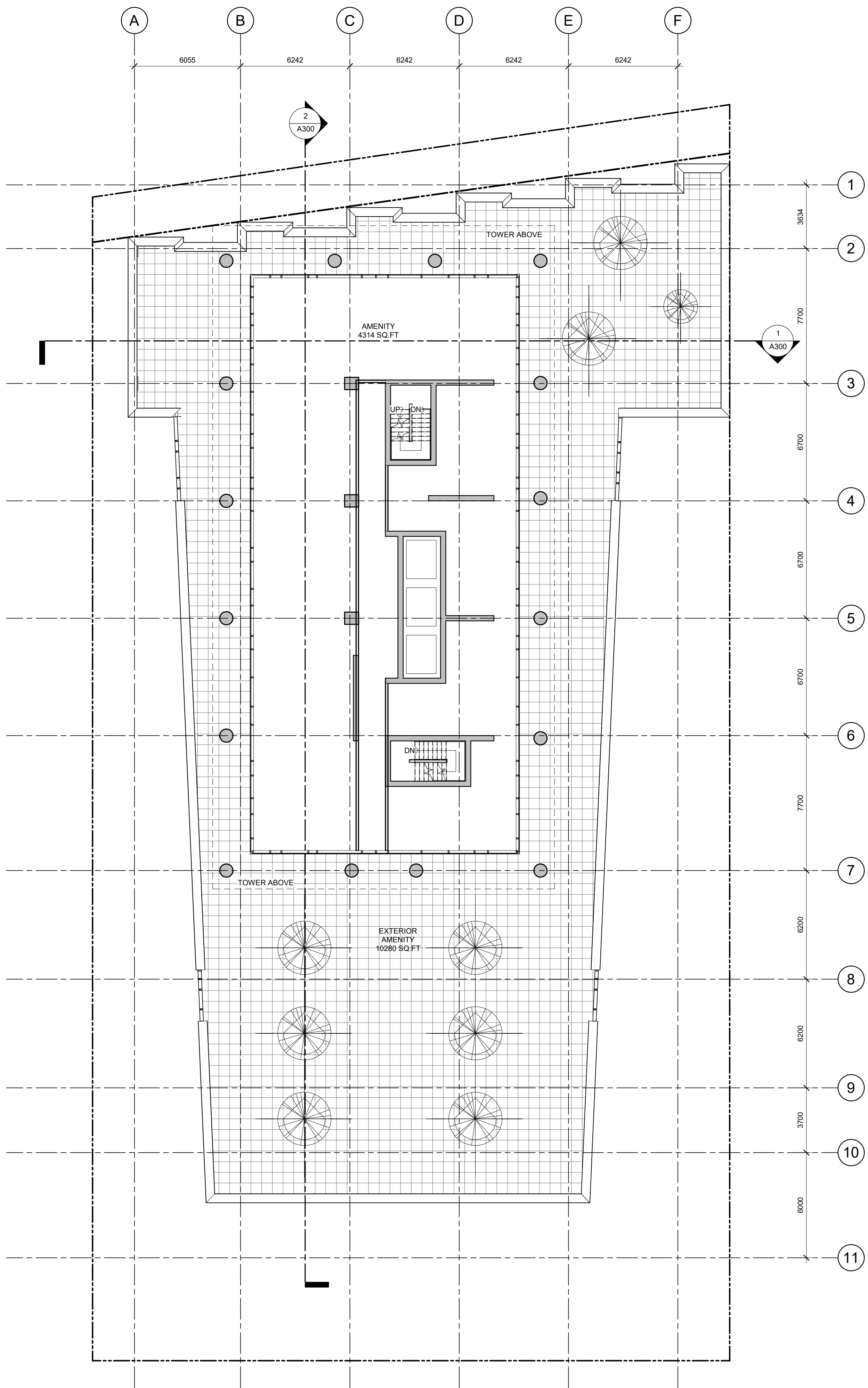
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A110  
7th FLOOR PLAN  
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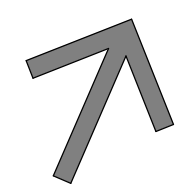

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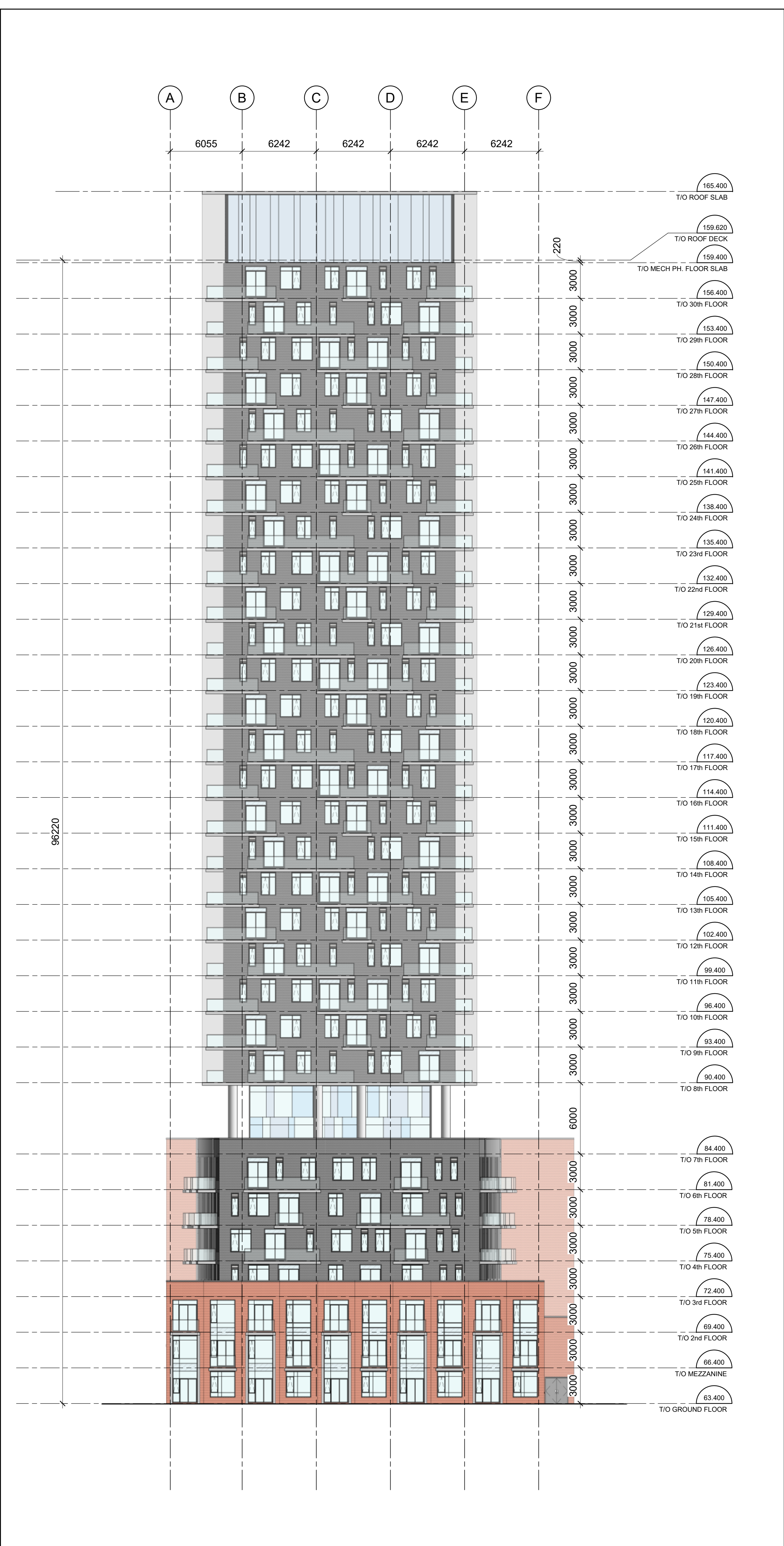
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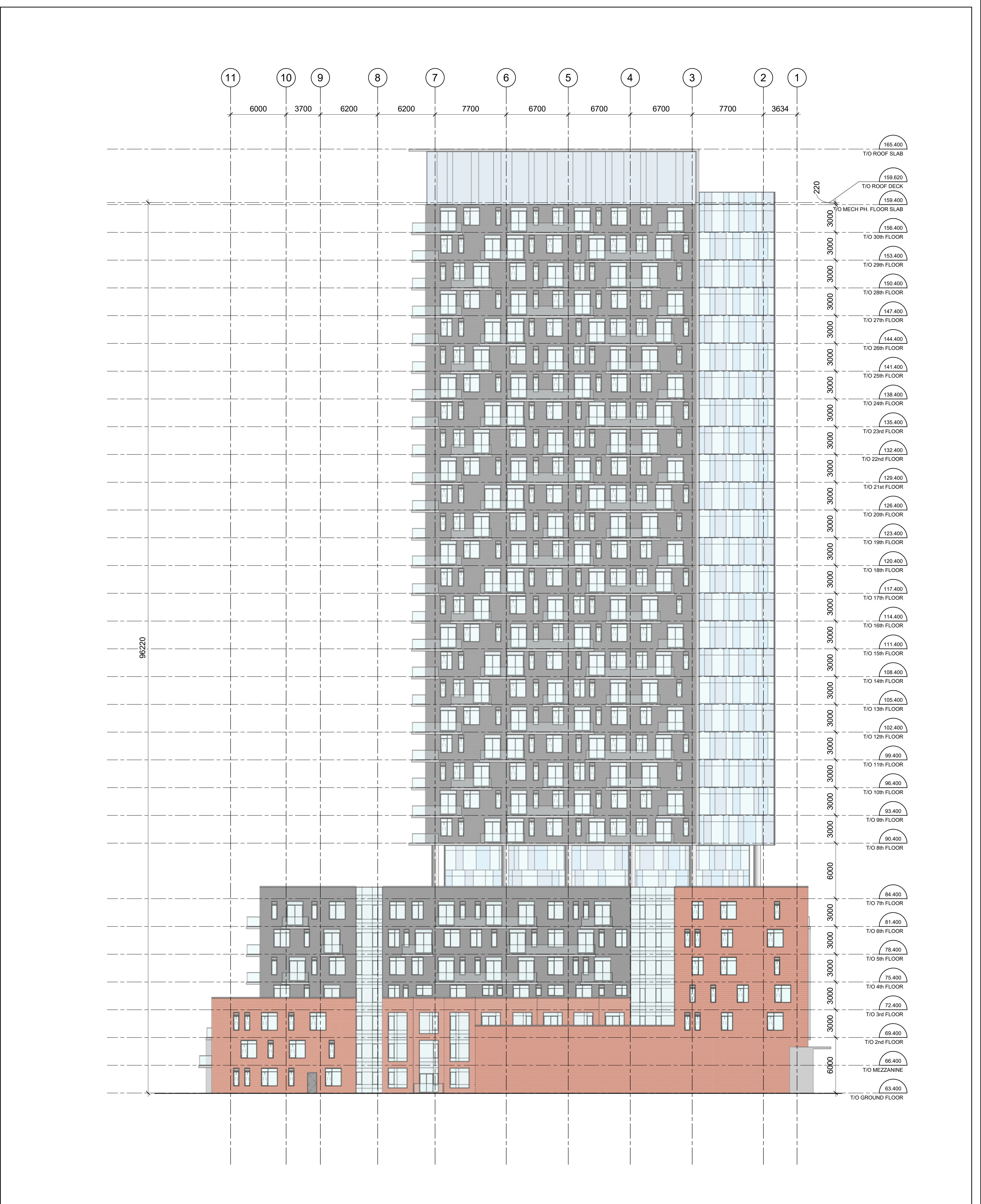
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1 SOUTH ELEVATION  
A200 1 : 200



2 EAST ELEVATION  
A200 1 : 200

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SOUTH AND EAST ELEVATIONS

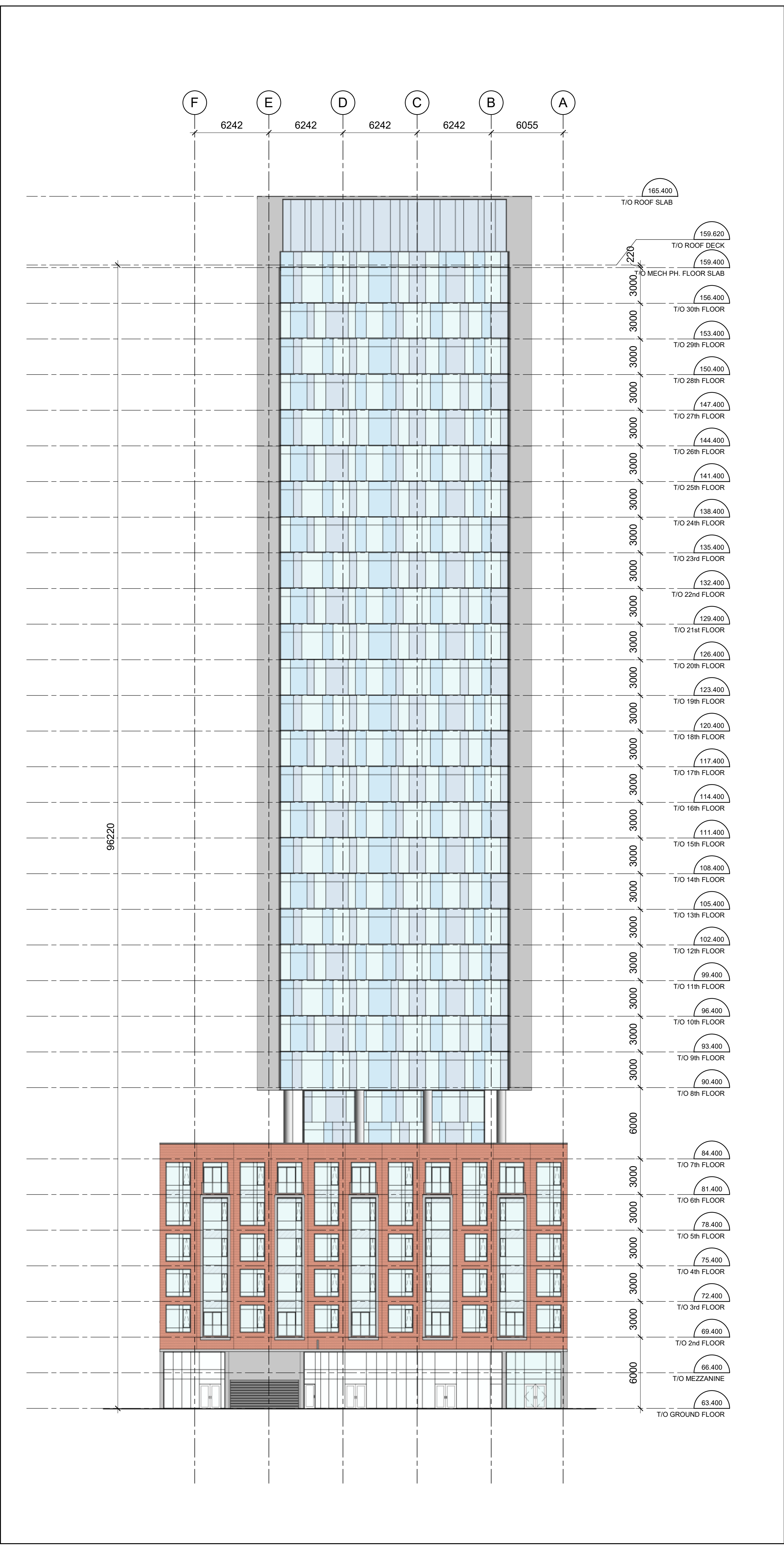
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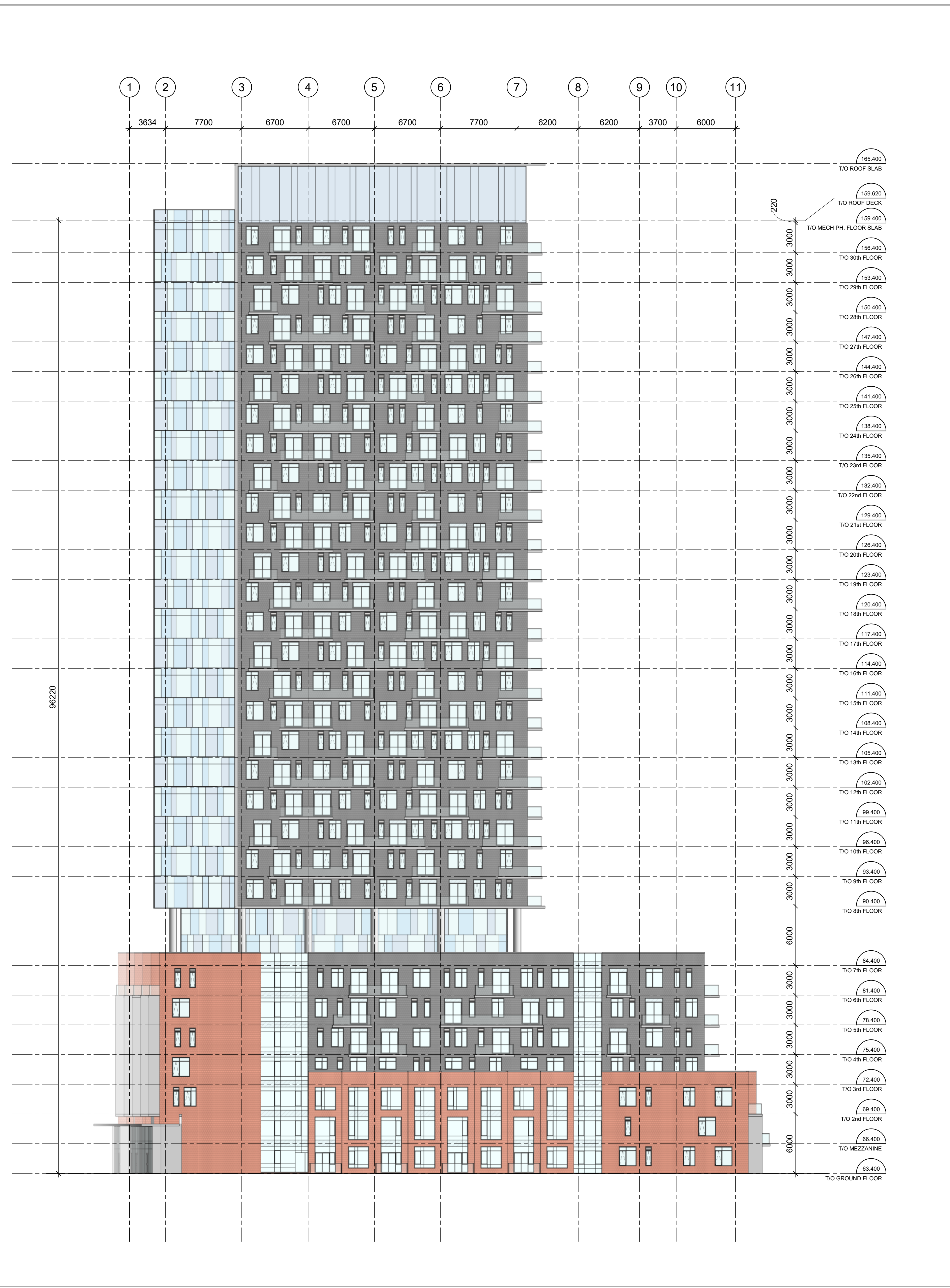
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**A200**





1 NORTH ELEVATION  
A201 1 : 200



2 WEST ELEVATION  
A201 1 : 200

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NORTH AND WEST ELEVATIONS

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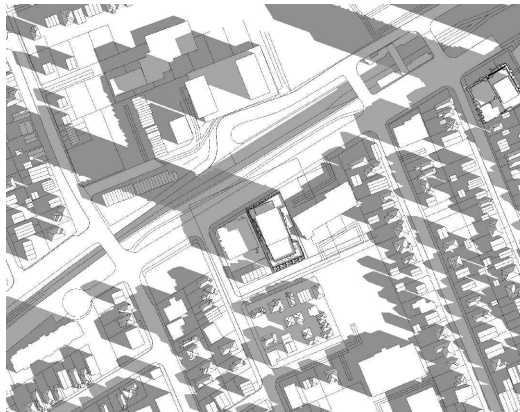
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MARCH.21 (DST)



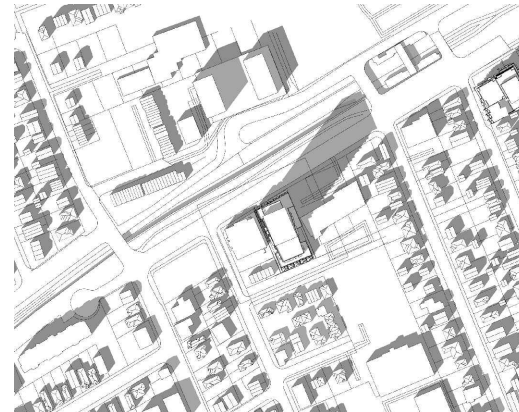
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10:00 AM



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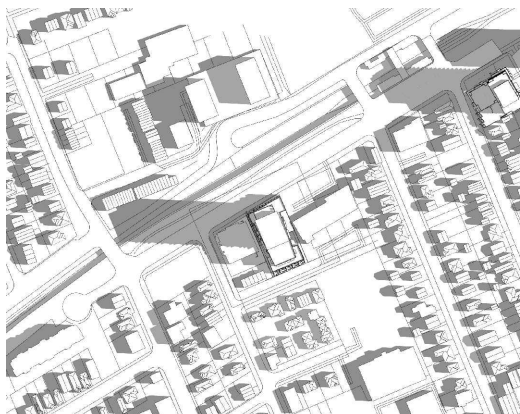


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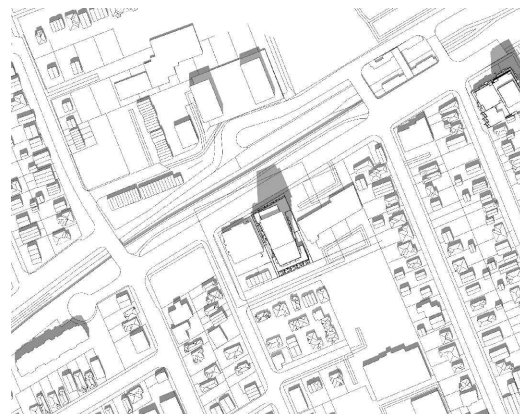
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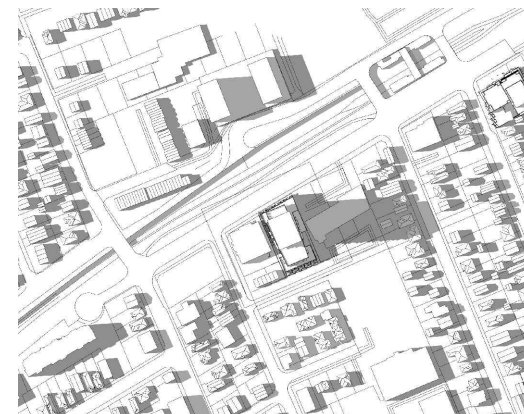
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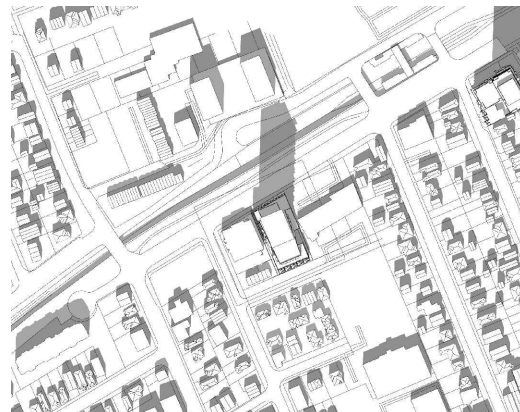
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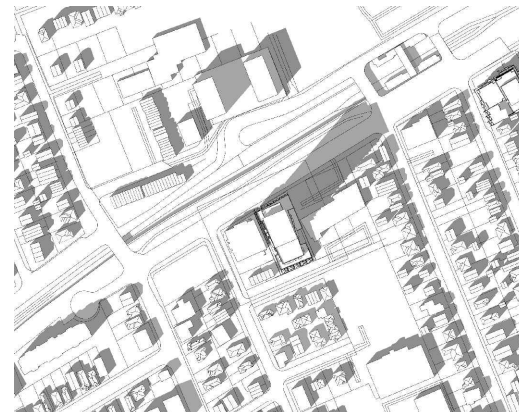
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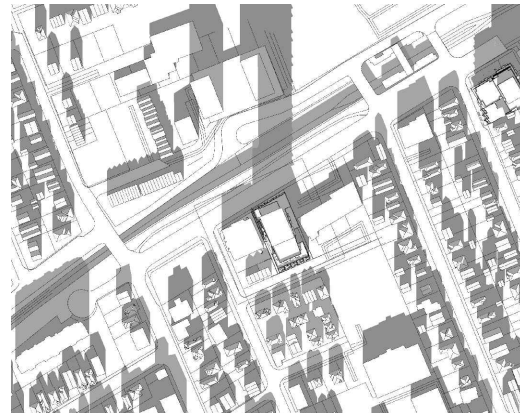
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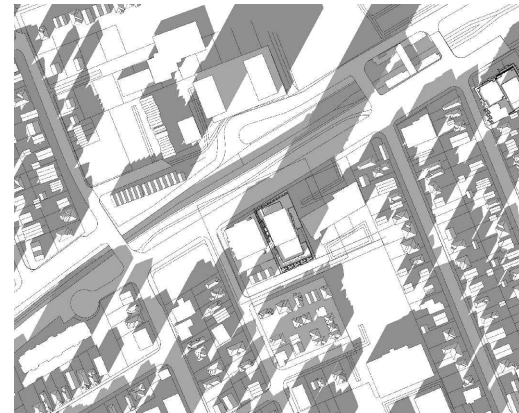
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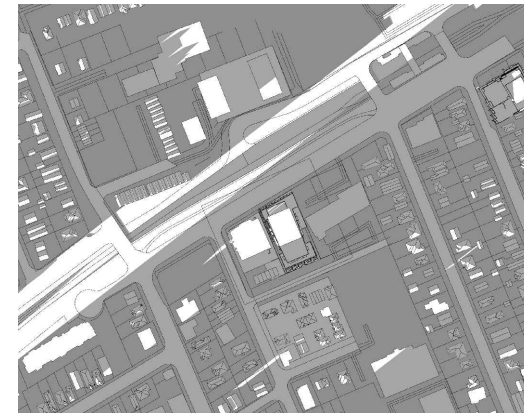
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