

1 SITE PLAN
A002 SCALE 1:300

SURVEY INFORMATION TAKEN FROM:
TOPOGRAPHIC PLAN of SURVEY of
**LOTS 19, 38, 39, 40, 41 AND 42
AND PART OF BLOCK J
REGISTERED PLAN 485324
CITY OF OTTAWA**

SURVEYOR'S CERTIFICATE
I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT
AND IN ACCORDANCE WITH THE SURVEYS
ACT, THE SURVEYORS ACT AND THE
REGULATIONS MADE UNDER THEM.
2. THIS SURVEY WAS COMPLETED ON THE
9th DAY OF JUNE, 2019.

STANTEC GEOMATICS Ltd
400-1331 Clyde Ave, Ottawa, Ontario, K2C 3G4
Tel.: (613) 722-4420
www.stantec.com

PROJECT INFORMATION:

BUILDING CLASSIFICATION:
THE BUILDING IS CLASSIFIED AND DESIGN TO
CONFORM TO THE ONTARIO BUILDING CODE 2012
(CURRENT EDITION) PART 3

OCCUPANCY:
GROUP A, DIVISION 2, SPRINKLERED, TWO STOREY
(3.2.2.24)

BUILDING STATISTICS:
BUILDING AREA (FOOTPRINT): 1166.7 sq.m.
GROSS FLOOR AREA: 2924 sq.m.
NUMBER OF STOREYS ABOVE GRADE: 2
NUMBER OF STOREYS BELOW GRADE: 1
BUILDING SPRINKLERED: YES
OF STREET ACCESS ROUTES: 1
CONSTRUCTION TYPE: NON-COMB.
FLOOR ASSEMBLY & F.R.R.: 1 HOUR

CONSULTANTS

ARCHITECT
N45 Architecture Inc.
The Sovereign Building
71 Bank Street, 7th Floor
Ottawa, Ontario K1P 5N2 | Tel: 613-224-0095

CIVIL & TRANSPORTATION
STANTEC Ltd
400-1331 Clyde Ave, Ottawa, Ontario, K2C 3G4
Tel.: (613) 722-4420

LANDSCAPE & TREE CONSERVATION REPORT
STANTEC Ltd
400-1331 Clyde Ave, Ottawa, Ontario, K2C 3G4
Tel.: (613) 722-4420

STRUCTURAL
STANTEC Ltd
400-1331 Clyde Ave, Ottawa, Ontario, K2C 3G4
Tel.: (613) 722-4420

MECHANICAL & ELECTRICAL
Quadrant Engineering
2283 St. Laurent Blvd, Unit 203
Ottawa, Ontario, K1G 5A2 | Tel: 613-567-1487

GEOTECHNICAL REPORT PROVIDED TO OWNER BY:
WSP Canada Inc.
300-2611 Queensview Dr.
Ottawa, Ontario, K2B 8K2 | Tel.: (613) 829-2800

SURVEY PLAN INFORMATION PROVIDED TO OWNER BY:
STANTEC GEOMATICS Ltd
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Tel.: (613) 722-4420

ENVIRONMENTAL
WSP Canada Inc.
300-2611 Queensview Dr.
Ottawa, Ontario, K2B 8K2 | Tel.: (613) 829-2800

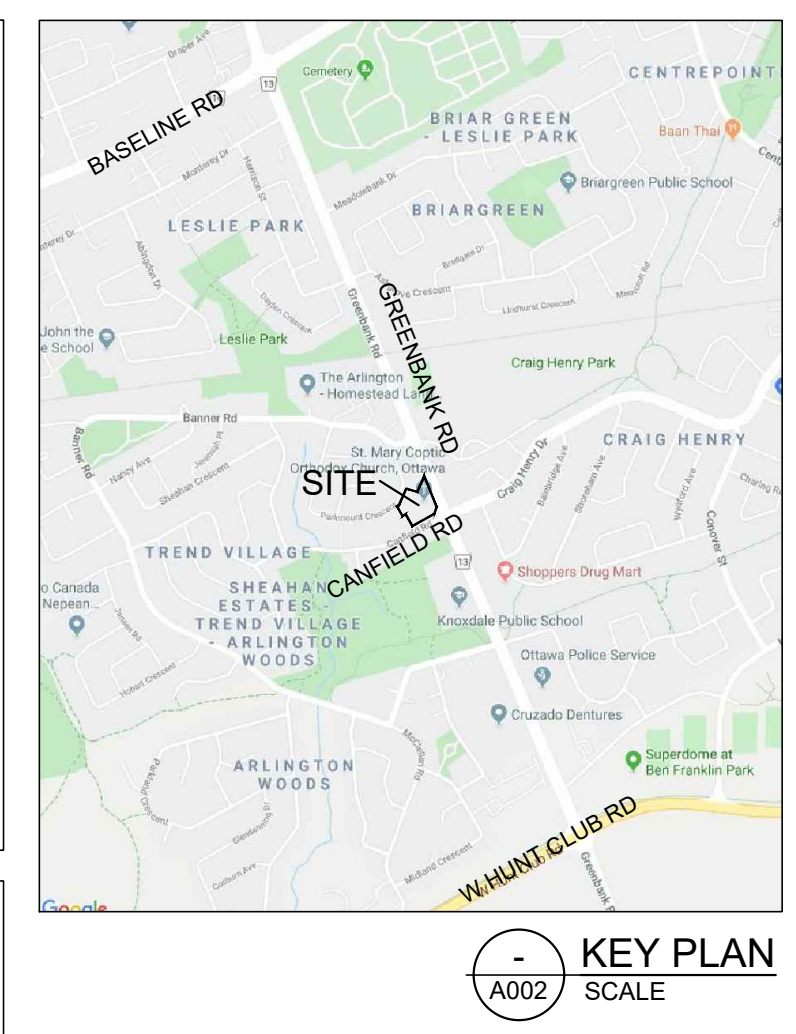
OWNER
ST. MARY COPTIC ORTHODOX CHURCH
1 CANFIELD ROAD
Ottawa, Ontario K2H 5S7

LEGEND

- PROPERTY LINE
- YARD SETBACK
- FENCE
- RETAINING WALL
- NEW CURB
- DEPRESSED CURB
- PROPOSED BUILDING
- EXISTING BUILDING
- FIRE ROUTE
- PAINT AREA
- MAIN ENTRANCE
- STANDARD PARKING SPACE 2.6 x 5.2 m
- REDUCED PARKING SPACE 2.6 x 4.6 m
- REDUCED PARKING SPACE 2.4 x 5.2 m
- LIGHT STAND

SIGNAGE LEGEND:

- FR FIRE ROUTE
- BF BF PARKING



ZONING INFORMATION
NOTE: ALL ZONING DEFINITIONS AND REQUIREMENTS AS PER CITY OF OTTAWA ZONING BY-LAW 2008-250

ZONING MECHANISM	REQUIRED	PROVIDED
ZONING CODE	1B [428]	CHURCH
MINIMUM LOT AREA	1000 m ²	7797.96 m ²
MINIMUM LOT WIDTH	30 m	68.84 m
MINI. FRONT YARD SETBACK (PARKMOUNT CRESCENT)	6 m	19.28 m
MINI. CORNER YARD (GREENBANK RD)	7.5 m	7.5 m
MINI. REAR YARD (CANFIELD RD)	7.5 m	18.38 m (EXISTING)
MINI. INTER. SIDE YARD (11 PARKMOUNT CRE.)	7.5 m	7.5 m
MINI. INTER. SIDE YARD (19 PARKMOUNT CRE.)	7.5 m	±43.79 m
MAX. BUILDING HEIGHT	18 m	10.8 m
PROPOSED PARKING SPACE		98
PROPOSED LOADING SPACE	1 / 2,000 m ² - 4,999 m ² of G.F.A.	1
LOADING SPACE SIZE	3.5 x 7.0 m	3.5 x 7.0 m
PROPOSED BICYCLE SPACE	3 (1 / 1500 m ²)	4
FLOOR AREAS	EXISTING	FOOTPRINT
		TOTAL FLOOR AREA
		FOOTPRINT
		TOTAL FLOOR AREA

PARKING SPACE TABLE

BUILDING	ASSEMBLY AREA	RATE	SPACE	PRVD.
EXISTING CHURCH	CHURCH HALL: 275 m ²	28 / 100 m ²		
PROPOSED ACTIVITY CENTRE	GYM & LOUNGE: 570 m ² OFFICE: 100 m ²	57 / 100 m ² 4 / 100 m ²	89	98

PARKING SPACE DIMENSION

DIMENSION	QNTY.	BY-LAW PROVISIONS
2.6 x 5.2 m	57	
3.4 x 5.2 m TYPE A (B-F)	2	
2.4 x 5.2 m TYPE B (B-F)	2	1 MINI. REQD. 4 PROVIDED
2.4 x 5.2 m REDUCED	30	34 SPOTS 37.7% (40% MAX.)
2.6 x 4.6 m REDUCED	7	
TOTAL	98	

**ST. MARY COPTIC
ORTHODOX CHURCH**
OTTAWA, CANADA

no.	revision	date
3	REISSUED FOR SITE PLAN CONTROL	x May 2020
2	REISSUED FOR ZONING APPLICATION	23 April 2020
1	ISSUED FOR SITE PLAN CONTROL	19 Dec. 2019

N45 ARCHITECTURE INC.
71 Bank Street, 7th Floor - Ottawa, Ontario, K1P 5N2
tel. 613.224.0095 fax 613.224.9811

project
**ST. MARY COPTIC
ORTHODOX CHURCH
EXPANSION**
1 CANFIELD RD, OTTAWA, ON.

construction north
seal

drawing title
SITE PLAN - NEW WORK

scale AS SHOWN	drawn by N.F.
date OCTOBER 2019	checked by R.M.
project number 15-134	drawing number A-002
CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BEFORE WORK COMMENCES. DO NOT SCALE DRAWINGS.	
revision	