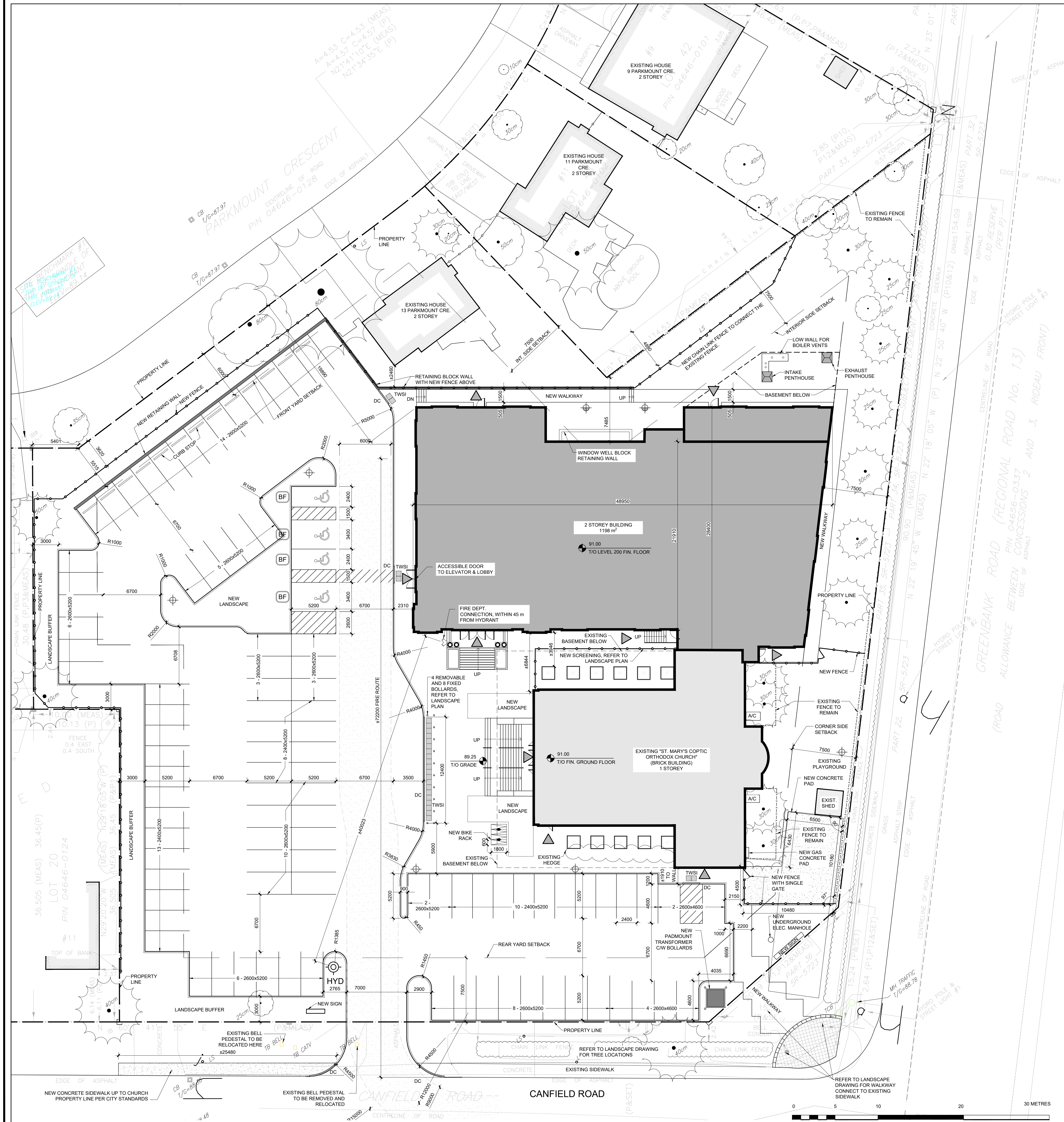




1
A-001
PROPOSED SITE PLAN
SCALE 1:200

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:
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
 - THIS SURVEY WAS COMPLETED ON THE 30th DAY OF NOV. 2021.

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, UP TO 2 STOREYS, INCREASED AREA, SPRINKLERED (3.2.2.26)

BUILDING STATISTICS:
BUILDING AREA (FOOTPRINT): 1198 m².
GROSS BUILDING AREA: 3231 m².
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
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STRUCTURAL
CLELAND JARDINE ENGINEERING Ltd
200-580 Terry Fox Drive, Kanata, Ontario, K2L 4B9
Tel.: (613) 591-1533

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

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

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

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



2
A-001
KEY PLAN
SCALE N/A

ZONING INFORMATION

NOTE: ALL ZONING DEFINITIONS AND REQUIREMENTS AS PER CITY OF OTTAWA ZONING BY-LAW 2006-250

ZONING MECHANISM	REQUIRED	PROVIDED
	OTTAWA ZONING BY-LAW, 2006-250	
ZONING CODE	H1B [428] S414	ANCILLARY COMMUNITY CENTRE
MINIMUM LOT AREA	1000 m²	7797.96 m²
MINIMUM LOT WIDTH	30 m	68.84 m
MINI. FRONT YARD SETBACK (PARKMOUNT CRESCENT)	6 m	19.89 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	44.35 m
FLOOR SPACE INDEX		0.325
MAX. BUILDING HEIGHT	11 m	10.8 m
PROPOSED PARKING SPACE		98
PROPOSED LOADING SPACE	1 / 2,000 m² 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 m²)	4
FLOOR AREAS	EXISTING	FOOTPRINT
		TOTAL BUILDING AREA
		GROSS FLOOR AREA BY-LAW
		FOOTPRINT
PROPOSED		TOTAL BUILDING AREA
		GROSS FLOOR AREA BY-LAW
		FOOTPRINT
		GROSS FLOOR AREA BY-LAW

PARKING SPACE TABLE

BUILDING	REQUIRED BY-LAW			PRVD.
	ASSEMBLY AREA	RATE	SPACE	
EXISTING CHURCH	CHURCH HALL: 275 m²	28 10 / 100 m²	98	98
PROPOSED COMMUNITY CENTRE	ANCILLARY COMMUNITY CENTRE	70		

PARKING SPACE DIMENSION

DIMENSION	QNTY.	BY-LAW PROVISIONS
2.6 x 5.2 m	58	
3.4 x 5.2 m TYPE A (B-F)	2	1 MINI. REQD.
2.4 x 5.2 m TYPE B (B-F)	2	4 PROVIDED
2.4 x 5.2 m REDUCED	30	34 SPOTS
2.6 x 4.6 m REDUCED	6	37.7% (40% MAX.)
TOTAL	98	

LEGEND	
	PROPERTY LINE
	YARD SETBACK
	NEW FENCE
	EXISTING FENCE
	RETAINING WALL
	NEW CURB
	DEPRESSED CURB
	PROPOSED BUILDING
	EXISTING BUILDING
	FIRE ROUTE
	PAINT AREA
	MAIN ENTRANCE
	STANDARD PARKING SPACE
	NEW LIGHT STANDARD, REFER TO ELECTRICAL DRAWINGS
	NEW BOLLARD LIGHT STANDARD, REFER TO ELECTRICAL DRAWINGS

SIGNAGE LEGEND:

	FIRE ROUTE
	BF PARKING



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

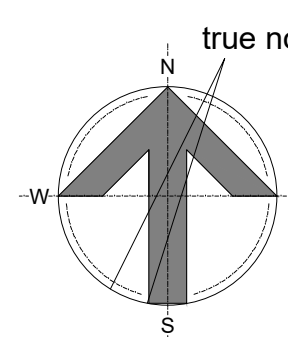
REISSUE FOR SPA CITY COMMENTS	4 DEC 2022
ISSUE FOR SPA CITY REPLY (7 DEC 2021)	17 DEC 2021
ISSUE FOR BUILDING PERMIT	29 OCT 2021
COORDINATION SET	14 OCT 2021
ISSUED FOR SITE PLAN APPROVAL	30 JULY 2021
60% SUBMISSION	29 JULY 2021
30% SUBMISSION	23 JUNE 2021
REISSUE FOR SITE PLAN CONTROL	14 APR 2021
REISSUE FOR SITE PLAN CONTROL	11 JAN 2021
REISSUED FOR ZONING APPLICATION	23 APR 2020
ISSUE 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 TITLE
**ST. MARY COPTIC
ORTHODOX CHURCH
EXPANSION**

1 CANFIELD ROAD,
NEPEAN, ONTARIO,
K2H 5S7



drawing title
SITE PLAN LAYOUT

scale 1:200	drawn by DL
date MAR 2021	checked by GW
project number 15-134	drawing number A-001
CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BEFORE WORK COMMENCES.	
DO NOT SCALE DRAWINGS	