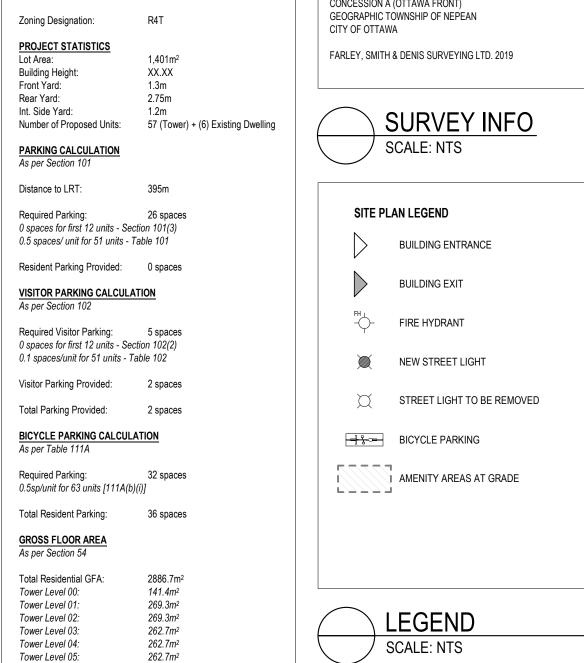


## 3 LOCATION PLAN

SITE & PROJECT STATISTICS



262.7m<sup>2</sup> Tower Level 07: 262.7m<sup>2</sup> Tower Level 08: 262.7m<sup>2</sup> Tower Level 09: 81.6m<sup>2</sup> 67.8m<sup>2</sup> Heritage Level 00: Heritage Level 01: Heritage Level 02: 126.3m<sup>2</sup> 92.1m<sup>2</sup> Heritage Level 03: **AMENITY AREA CALCULATION** As per Table 137 Total Amenity Area Reg'd: 6m2/unit for 63 units Communal Amenity Req'd: 189m<sup>2</sup> Min of 50% of Total Amenity Area Private Amenity Area Provided: 82.6m<sup>2</sup> Tower Level 00: Tower Level 01: Tower Level 02: 11.8m<sup>2</sup> Tower Level 03: Tower Level 04: 11.8m<sup>2</sup> Tower Level 05: 11.8m<sup>2</sup> 11.8m<sup>2</sup> Tower Level 06: 11.8m<sup>2</sup> Tower Level 07: Tower Level 08: 11.8m<sup>2</sup> 11.8m<sup>2</sup> Tower Level 09: Heritage Level 00: Heritage Level 01: Heritage Level 02: Heritage Level 03: Communal Amenity Provided: 309.2m<sup>2</sup> Heritage Level 01: At Grade Parkspace: 131.7m<sup>2</sup>

262.7m<sup>2</sup>

Tower Level 06:

Roof Terrace:

Total Amenity Area Provided: 391.8m<sup>2</sup>

TOPOGRAPHIC PLAN OF SURVEY OF PART OF LOTS 40 CONCESSION A (OTTAWA FRONT)

PORTION OF EXISTING BUILDING TO BE DEMOLISHED (2) EXISTING ASPHALT WALKWAY TO BE REMOVED (3) EXISTING CONCRETE WALKWAY TO BE REMOVED (4) EXISTING INTERLOCKWALKWAY TO BE REMOVED 5 EXISTING ASP EXISTING ASPHALT DRIVEWAY & PARKING TO BE

6 EXISTING STONE RETAINING WALL TO BE PROTECTED EXISTING STAIR TO BE MODIFIED TO SUIT NEW EXISTING CONCRETE GABLE & WOOD STAIRS TO

(9) RETAINING WALL (REFER TO CIVIL) (10) DEPRESSED CURB (REFER TO CIVIL)

STEEL PICKET GUARD C/W HANDRAIL AS REQUIRED (12) INTERLOCKING STONE (REFER TO LANDSCAPE) (13) SOFT LANDSCAPING (REFER TO LANDSCAPE)

(14) WINDOW WELL (15) 2.74m TALL WOOD SOUND BARRIER

<sup>2</sup> ZONING SP-01 SCALE: 1:1

KEYNOTE LEGEND SCALE: N.T.S.

14 ISSUED FOR HERITAGE PERMIT 2020-11-19 13 ISSUED FOR COORDINATION 2020-11-13 12 RE-ISSUED FOR SITE PLAN CONTROL 2020-09-14 11 RE-ISSUED FOR SITE PLAN CONTROL 2020-07-31 10 ISSUED FOR COORDINATION 2020-07-2 9 ISSUED FOR COORDINATION 8 ISSUED FOR COORDINATION 2020-07-20 2019-12-09 S ISSUED FOR SITE PLAN CONTROL 5 ISSUED FOR COORDINATION 2019-11-05 2019-10-18 1 ISSUED FOR COORDINATION 2019-09-26 3 ISSUED FOR COORDINATION 2019-08-27 2 ISSUED FOR COORDINATION 1 ISSUED FOR COORDINATION 2019-04-02

ISSUE RECORD

ENERAL ARCHITECTURAL NOTES:

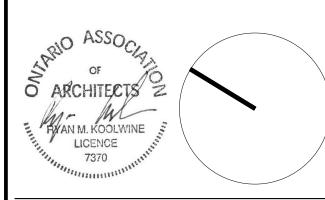
without the expressed consent of the Architect.

and obtain clarification prior to commencing work.

. This drawing is the property of the Architect and may not be reproduced or used

2. Drawings are not to be scaled. The Contractor is responsible for checking and verifying all levels and dimensions and shall report all discrepancies to the Architect

B. Upon notice in writing, the Architect will provide written/graphic clarification or supplementary information regarding the intent of the Contract Documents. . The Architectural drawings are to be read in conjuction with all other Contract Documents including Project Manuals and the Structural, Mechanical and Electrical . Positions of exposed or finished Mechanical or Electrical devices, fittings and fixture are indicated on the Architectural Drawings. Locations shown on the Architectural Drawings shall govern over Mechanical and Electrical Drawings. Mechanical and Electrical items not clearly located will be located as directed by the Architect. 6. These documents are not to be used for construction unless specifically noted for



LB

Project1 Studio Incorporated |613.884.3939 | mail@project1studio.ca

593 LAURIER

593 LAURIER AVE. OTTAWA, ON

1908 NOTED

SITE PLAN

SP-01 SCALE: 1:100

**140 BRONSON** 

LINE OF BALCONIES AT LEVELS 03-09-

LINE OF BUILDING AT LEVELS 01-02

EXISTING 2-STOREY BUILDING

COURTYARD AMENITY AREA

LINE OF BUILDING AT—

LEVELS 01-02

LINE OF BUILDING AT———

<u>/ 13</u>

ACCESS TO BIKE STORAGE ROOM

LEVELS 03-09

131.67 m<sup>2</sup>

 $\frac{13}{7}$ 

1

-LINE OF BUILDING AT LEVELS 03-09

-LINE OF BUILDING AT LEVELS 01-02-

1

-LINE OF BUILDING AT LEVELS 00-02

LINE OF BUILDING AT LEVEL 00——

LINE OF BUILDING AT LEVELS 01-09—

ACCESS TO

STORAGE ROOM

LINE OF EXISTING BUILDING—

LINE OF EXISTING BUILDING-

LINE OF EXISTING BUILDING-

AT LEVEL 03

AT LEVEL 01

AT LEVEL 02

—LINE OF EXISTING BUILDING—

AT LEVELS 01-02

593 LAURIER AVE

**EXISTING 3-STOREY DETACHED DWELLING** 

LINE OF BUILDING AT LEVELS 00-02-

LINE OF BUILDING AT LEVEL 00

19873

593 LAURIER AVE

U/S SUB-BAS. FOOTINGS: 75.30m ASL

U/S BAS. FOOTINGS: 77.70m ASL

79.50 ASL

28.61m

LINE OF BUILDING AT LEVEL 00

SUB-BASEMENT FFE: 76.80 ASL

GROUND FLOOR FFE: 82.45 ASL

BUILDING HEIGHT:

27710

PROPOSED LOCATION OF GAS BLOW-OFF STATION

**601 LAURIER** 

**EXISTING 3-STOREY BUILDING** 

BASEMENT FFE: 79.26m ASL

GROUND FLOOR FFE: 82.45m ASL

LINE OF BUILDING AT LEVELS 01-02

BUILDING HEIGHT:

-LINE OF EXISTING

LINE OF EXISTING BUILDING—

LINE OF EXISTING BUILDING—

AT LEVEL 01

AT LEVEL 02

ENTRANCE CANOPY

10000

LINE OF BUILDING AT LEVELS 03-09

LINE OF BALCONIES AT LEVELS 03-09

LINE OF BUILDING AT LEVELS 03-09

LINE OF BUILDING AT LEVELS 01-02

13

(11)(9)

7 12

REVIEWED

**RMK**