

ARROW INDICATING FIRE HYDRANT DIRECTION. DISTANCE OF FIRE HYDRANT TO SIAMESE CONNECTION IS APPROXIMATELY 39.0m. SEE SURVEY PLAN FOR EXACT HYDRANT LOCATION.

**SURVEY INFORMATION:**  
 LOTS 39 AND 40 (NORTH LISGAR STREET)  
 REGISTERED PLAN 2996  
 CITY OF OTTAWA

**ZONING:** R5B(1796F)(6.5)

**SURVEYED BY:** ANNIS, O'SULLIVAN, VOLLEBEKK LTD.

**UNIT COUNT:**

FLOOR	BACHELOR	1 BEDROOM	2 BEDROOM	TOTAL
1	1 (1)	2 (2)	0 (0)	3 (3)
2-16	1 (15)	3 (45)	3 (45)	7 (105)
<b>TOTAL</b>	<b>(16)</b>	<b>(47)</b>	<b>(45)</b>	<b>(108)</b>

**AMENITY AREA:**

**REQUIRED:** 108 UNITS X 6 sq.m. = 648 sq.m.  
**COMMUNAL AMENITY REQUIRED:** 50% (324 sq.m.)

**PROVIDED:**

AT GRADE: LANDSCAPED AREAS*	285.5 sq.m.
PATIOS	32.1 sq.m.
FLOOR 1: VESTIBULE, LOBBY, FITNESS, OFFICE, MEETING ROOM*	163.2 sq.m.
FLOOR 2: BALCONIES	33.2 sq.m.
FLOOR 3: BALCONIES	35.6 sq.m.
FLOOR 4-7: BALCONIES	4 x 18.9 sq.m. = 75.6 sq.m.
FLOOR 8-16: BALCONIES	9 x 24.4 sq.m. = 219.6 sq.m.
<b>TOTAL</b>	<b>844.8 sq.m.</b>
<b>COMMUNAL TOTAL (INDICATED WITH *)</b>	<b>448.7 sq.m.</b>

**LOT INFORMATION:**

**LOT AREA:** 913.1 sq.m.  
**LANDSCAPE AREA PROVIDED:** 325.1 sq.m.  
**BUILDING FOOTPRINT AREA:** 541.3 sq.m.  
**BUILDING HEIGHT:** 47.4m  
**FSI:** 6.5

**PARKING REQUIREMENTS:**

**PARKING SPACES REQUIRED:** 108 UNITS @ 50% = 54 SPACES  
**RESIDENT PARKING:** 108 UNITS @ 8.3% (NONE FOR FIRST 12 UNITS) = 8 SPACES  
**TOTAL:** 62 SPACES

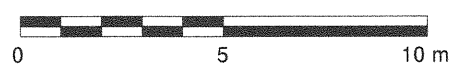
**PARKING SPACES PROVIDED:**

**RESIDENT PARKING:** 72 SPACES  
**VISITOR PARKING:** 8 SPACES  
**TOTAL:** 80 SPACES

**BICYCLE PARKING SPACES REQUIRED:** 108 UNITS @ 50% = 54 SPACES

**BICYCLE PARKING SPACES PROVIDED:** AS PER ZONING BY-LAW 2008-250 SECTION 111.(1) MAX. 50% OF BICYCLE PARKING SPACES MUST BE VERTICAL. = 26 VERTICAL SPACES  
 28 HORIZONTAL SPACES

LISGAR STREET



SITE PLAN

1:100

1 A-100

A  
B  
C  
D  
E  
F  
G  
H  
J  
K  
L  
M  
N  
P  
 1  
2  
3  
4  
5  
6  
7  
8