



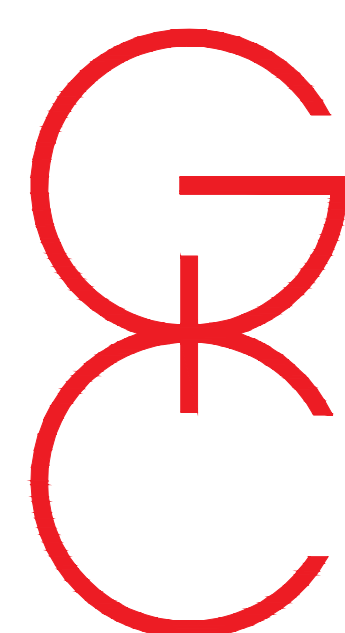
PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLE

THE ROSE CORPORATION

ONTARIO



**GRAZIANI
+
CORAZZA**
ARCHITECTS

8400 JANE STREET, BUILDING D-SUITE 300
T.905.795.2601 F.905.795.2844

CONCORD, ONTARIO L4K 4L8
WWW.GC-ARCHITECTS.COM

STATISTICAL INFORMATION									
	BLOCK 1		BLOCK 2		BLOCK 3 (PUBLIC PARK)	BLOCK 4		TOTAL	
	REQUIRED	PROVIDED	REQUIRED	PROVIDED		REQUIRED	PROVIDED	REQUIRED	PROVIDED
1. SITE AREA	± 24,949 m2 ± 2.49 ha. ± 268,549 ft2 ± 6.16 ac (GROSS SITE LESS ROAD LESS PARK)		± 22,094 m2 ± 2.20 ha. ± 237,818 ft2 ± 5.45 ac (GROSS SITE LESS ROAD LESS PARK)		± 18,687 m2 ± 1.86 ha. ± 201,145 ft2 ± 4.61 ac (GROSS SITE LESS ROAD LESS PARK)	± 13,255 m2 ± 1.32 ha. ± 142,676 ft2 ± 3.27 ac (GROSS SITE LESS ROAD LESS PARK)		BLOCK 1,2,4 : (DEVELOPMENT BLOCKS) ± 60,298 m2 ± 6.02 ha. ± 649,043 ft2 ± 14.89 ac BLOCK 3 : (PUBLIC PARK) ± 18,687 m2 ± 1.86 ha. ± 201,145 ft2 ± 4.61 ac PUBLIC ROADS : ± 31,503 m2 ± 3.15 ha. ± 339,095 ft2 ± 7.80 ac TOTAL : ± 110,488 m2 ± 11.04 ha. ± 1,189,283 ft2 ± 27.30 ac	
2. GCA	RESIDENTIAL : 215,063 M2 NON-RESIDENTIAL : 2,175 M2 TOTAL GCA : 217,228 M2 *		RESIDENTIAL : 202,404 M2 NON-RESIDENTIAL : 1,362 M2 TOTAL GCA : 203,766 M2 *			RESIDENTIAL : 133,978 M2 NON-RESIDENTIAL : 2,312 M2 TOTAL GCA : 136,290 M2 *		RESIDENTIAL : 551,435 M2 NON-RESIDENTIAL : 5,849 M2 TOTAL GCA : 557,284 M2 *	
3. LOT COVERAGE	50 %		52%			56%		52% (BASED ON DEVELOPMENT BLOCKS SITE AREA)	
4. FSI	GROSS : (GROSS SITE AREA) = 217,228 m2 ± 42,673 m2 NET : (GROSS SITE LESS ROAD) = 217,228 m2 ± 32,915 m2 NET NET : (GROSS SITE LESS ROAD LESS PARK) = 217,228 m2 ± 24,949 m2		GROSS : (GROSS SITE AREA) = 203,766 m2 ± 36,314 m2 NET : (GROSS SITE LESS ROAD) = 203,766 m2 ± 26,556 m2 NET NET : (GROSS SITE LESS ROAD LESS PARK) = 203,766 m2 ± 22,094 m2			GROSS : (GROSS SITE AREA) = 136,290 m2 ± 31,501 m2 NET : (GROSS SITE LESS ROAD) = 136,290 m2 ± 21,743 m2 NET NET : (GROSS SITE LESS ROAD LESS PARK) = 136,290 m2 ± 13,255 m2		GROSS : (GROSS SITE AREA) = 557,284 m2 ± 110,488 m2 NET : (GROSS SITE LESS ROAD) = 557,284 m2 ± 81,214 m2 NET NET : (GROSS SITE LESS ROAD LESS PARK) = 557,284 m2 ± 60,298 m2	5.0 X FSI <

* GCA DOES NOT INCLUDE ABOVE AND BELOW GRADE PARKING.
** ESTABLISHED GRADE DETERMINED ALONG EACH BUILDING SEPARATELY
*** FINAL SUITE MIX AND DWELLING UNIT COUNT SUBJECT TO MARKET CONDITIONS
**** FINAL PARKING COUNT MAY VARY DEPENDING ON FINAL DWELLING UNIT COUNT

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1.

SEP.12.2024

ISSUED TO CITY FOR PAC MEETING

J. CHI.
2.

NOV.01.2024

ISSUED TO CITY FOR OPA

J. CHI.

ISSUED FOR REVISIONS

GRAZIANI
CORAZZA
ARCHITECTS

8400 JANE STREET, BUILDING D SUITE 300
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JOHNNY CHIMIENTI
LICENCE 6299

ONTARIO ASSOCIATION
OF
ARCHITECTS

PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION

OAKVILLE

ONTARIO

PROJECT ARCHITECT:

J. Chimenti

ASSISTANT DESIGNER:

B. DADGOSTAR

DRAWN BY:

B. DADGOSTAR

CHECKED BY:

D. Biase

PLOT DATE:

NOV.01.2024

JOB #

2127.23

STATS

A101

TITLEBLOCK SIZE: 610 x 900



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GRAZIANI CORAZZA ARCHITECTS

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ONTARIO ASSOCIATION OF ARCHITECTS
JOHNNY CHIMENTI
LICENCE 6299

PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION

OAKVILLE ONTARIO

PROJECT ARCHITECT: J. Chimenti
ASSISTANT DESIGNER: B. DADGOSTAR
DRAWN BY: B. DADGOSTAR
CHECKED BY: D. Biase
PLOT DATE: NOV.01.2024
JOB #: 2127.23

SITE PLAN

GRAZIANI+CORAZZA ARCHITECTS INC. SHALL NOT BE RESPONSIBLE FOR:

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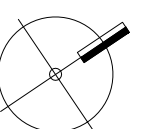
**GRAZIANI
CORAZZA
ARCHITECTS**

100 KING STREET, BUILDING D-SUITE 300
TORONTO, ONTARIO M5X 1C4
TEL: 416.593.2601 FAX: 416.593.2844
WWW.GC-ARCHITECTS.COM

SOUTH SERVICE ROAD

PROJECT ARCHITECT:	J. Chimienti	DATE:	NOV.01.2024
ASSISTANT DESIGNER:	B. DADGOSTAR	DATE:	NOV.01.2024
DRAWN BY:	B. DADGOSTAR	DATE:	NOV.01.2024
CHECKED BY:	D. Biase	DATE:	NOV.01.2024
PLOT DATE:	NOV.01.2024	DATE:	NOV.01.2024
JOB #	2127.23	DATE:	NOV.01.2024

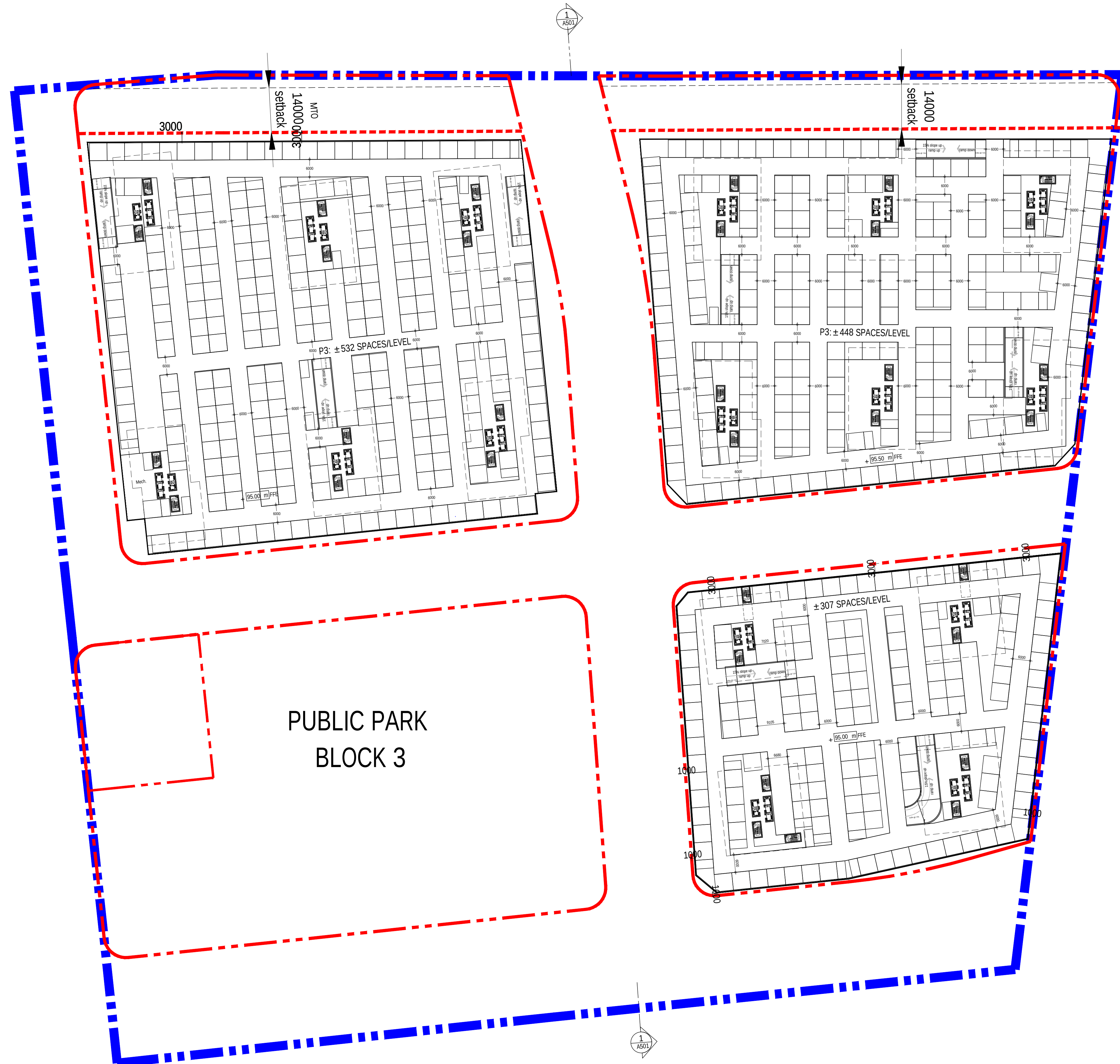
P4-P3 UNDERGROUND PLAN



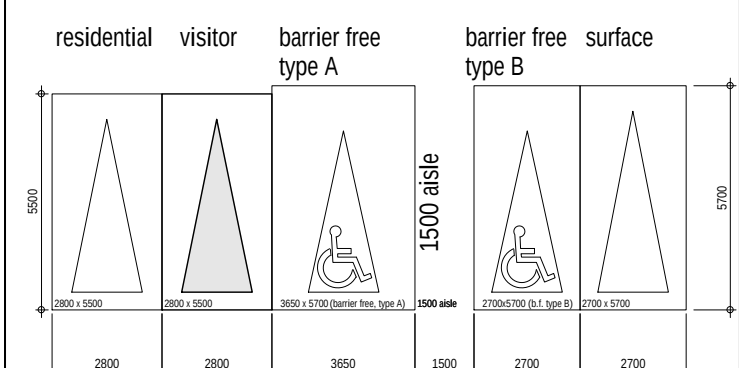
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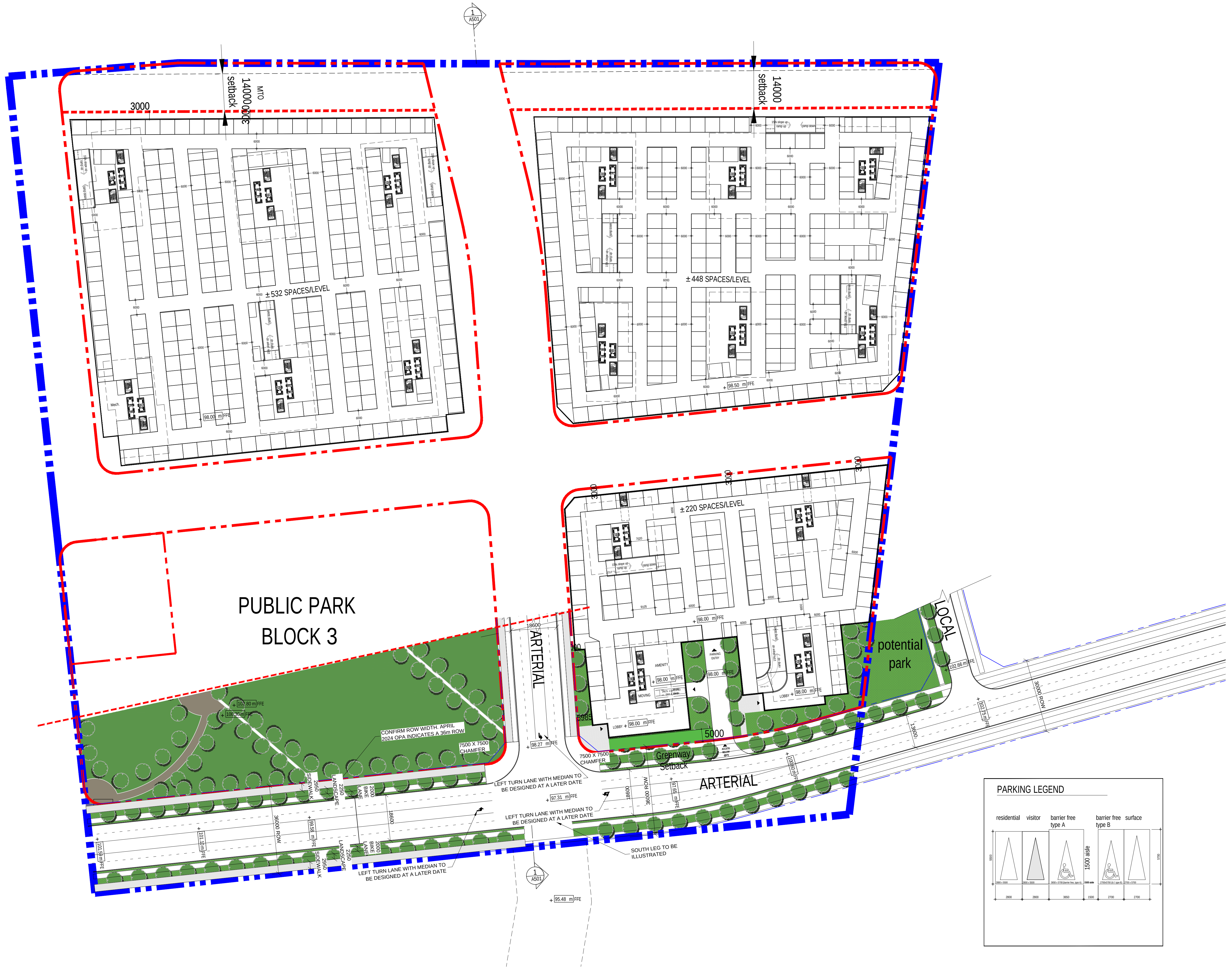
A201

TITLEBLOCK SIZE: 610 x 900



PARKING LEGEND





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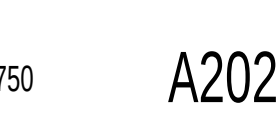
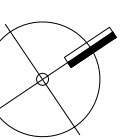
PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION

OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

P2 UNDERGROUND PLAN



1:750 A202

TITLEBLOCK SIZE: 610 x 900

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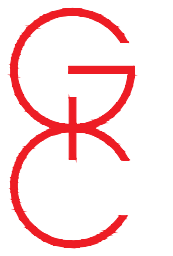
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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION

OAKVILLE ONTARIO

PROJECT ARCHITECT: J. Chimenti

ASSISTANT DESIGNER: B. DADGOSTAR

DRAWN BY: B. DADGOSTAR

CHECKED BY: D. Biase

PLOT DATE: NOV.01.2024

JOB # 2127.23

GROUND FLOOR PLAN

1:750

A301

TITLEBLOCK SIZE: 610 x 900



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JOHNNY CHIMENTI
LICENCE 6299

ONTARIO ASSOCIATION OF ARCHITECTS

PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION

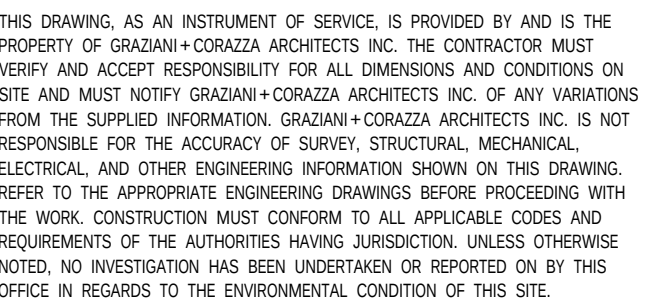
OAKVILLE ONTARIO

PROJECT ARCHITECT: J. Chimenti
ASSISTANT DESIGNER: B. DADGOSTAR
DRAWN BY: B. DADGOSTAR
CHECKED BY: D. Biase
PLOT DATE: NOV.01.2024
JOB #: 2127.23

2ND FLOOR PLAN

1:750 A302

TITLEBLOCK SIZE: 610 x 900



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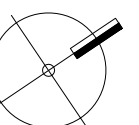


PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION		ONTARIO
PROJECT ARCHITECT:	J. Chimienti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
LOT DATE:	NOV.01.2024	
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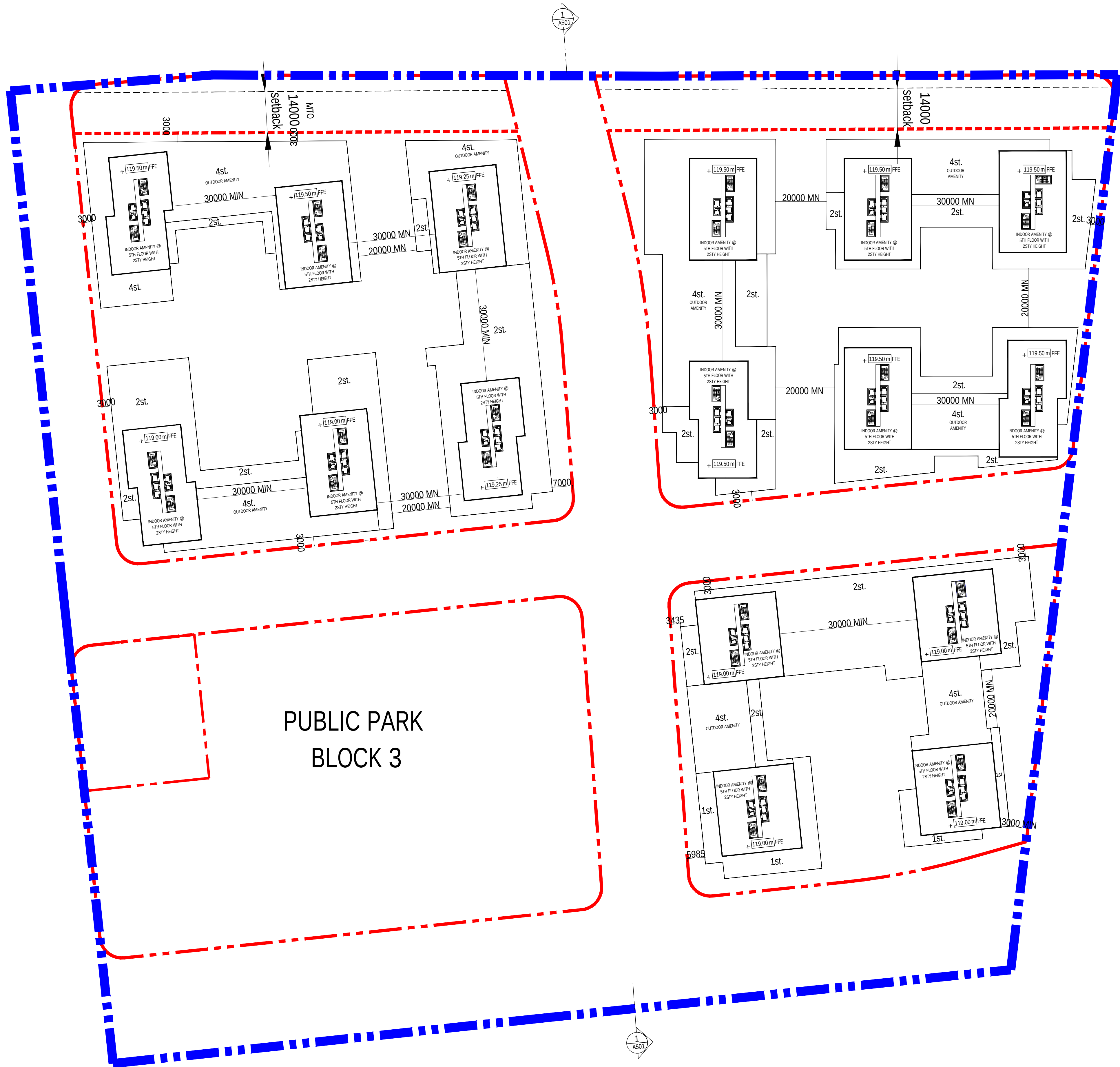
3RD-4TH FLOOR PLAN



L:750

A303

TITLEBLOCK SIZE: 610 x 900



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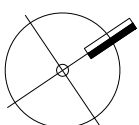


PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
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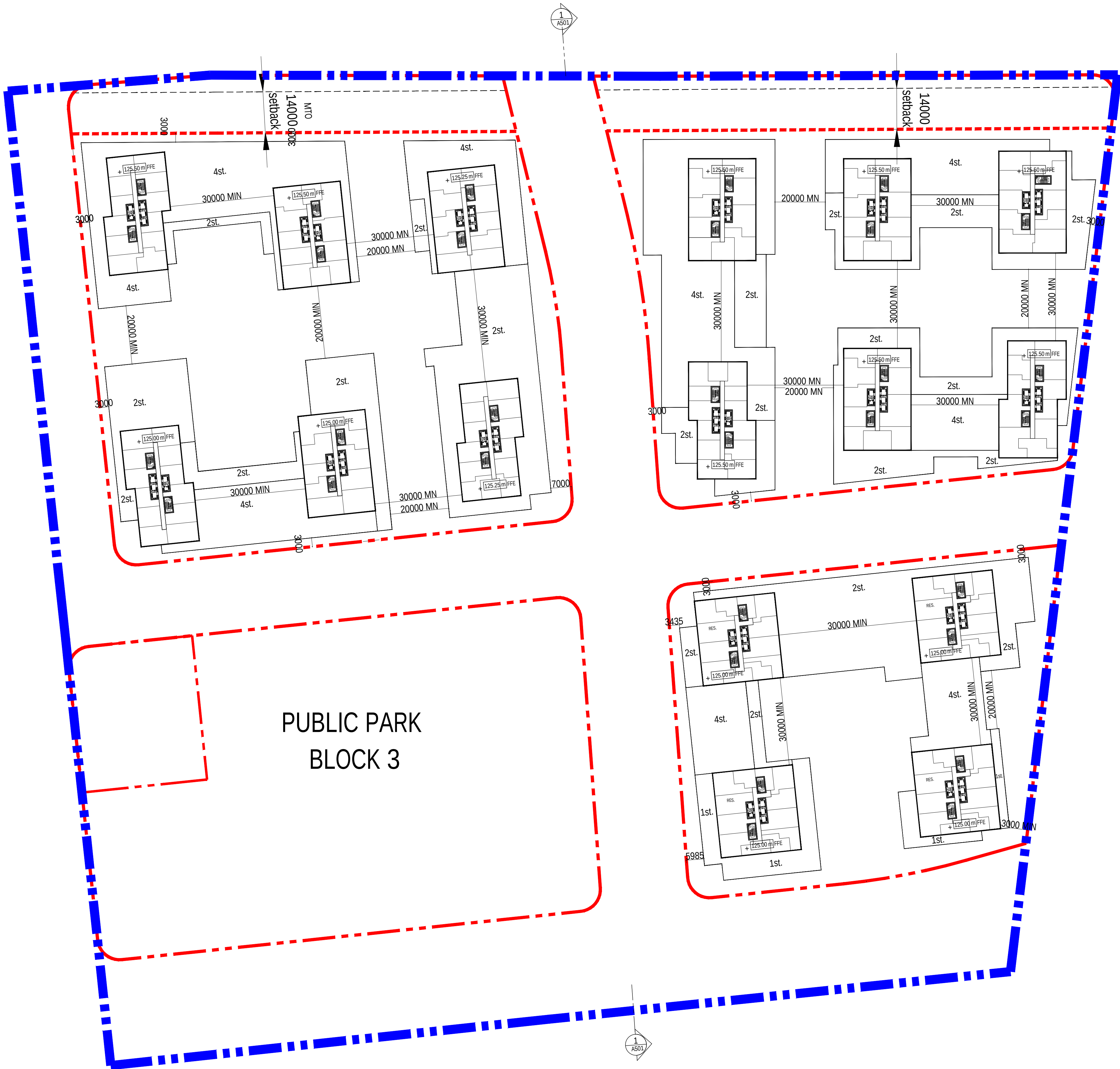
5TH-6TH FLOOR PLAN



1:750

A304

TITLEBLOCK SIZE: 610 x 900



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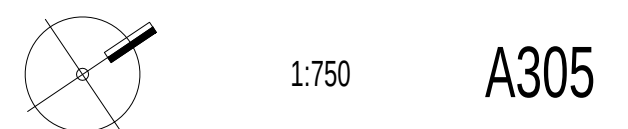


PROPOSED MIXED-USE DEVELOPMENT

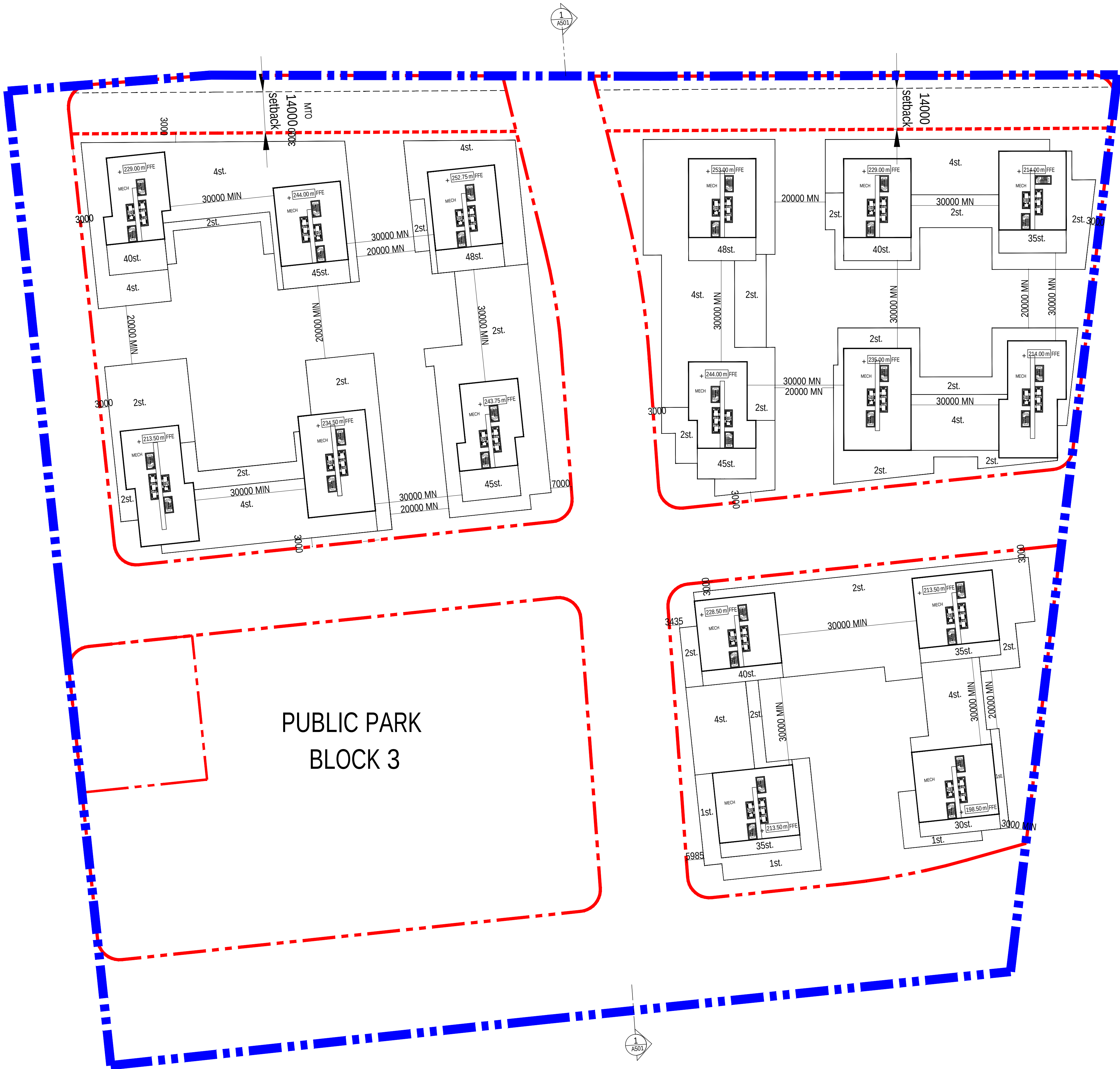
SOUTH SERVICE ROAD

THE ROSE CORPORATION		
OAKVILLE		ONTARIO
PROJECT ARCHITECT:	J. Chimenti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
PLOT DATE:	NOV.01.2024	
JOB #	2127.23	

TYPICAL TOWER FLOOR PLAN



TITLEBLOCK SIZE: 610 x 900



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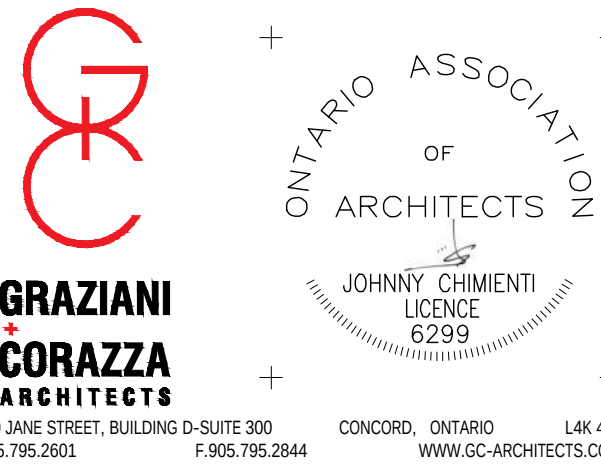
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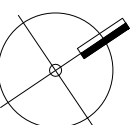


PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLE	THE ROSE CORPORATION	ONTARIO
PROJECT ARCHITECT:	J. Chimenti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
PLOT DATE:	NOV.01.2024	
JOB #	2127.23	

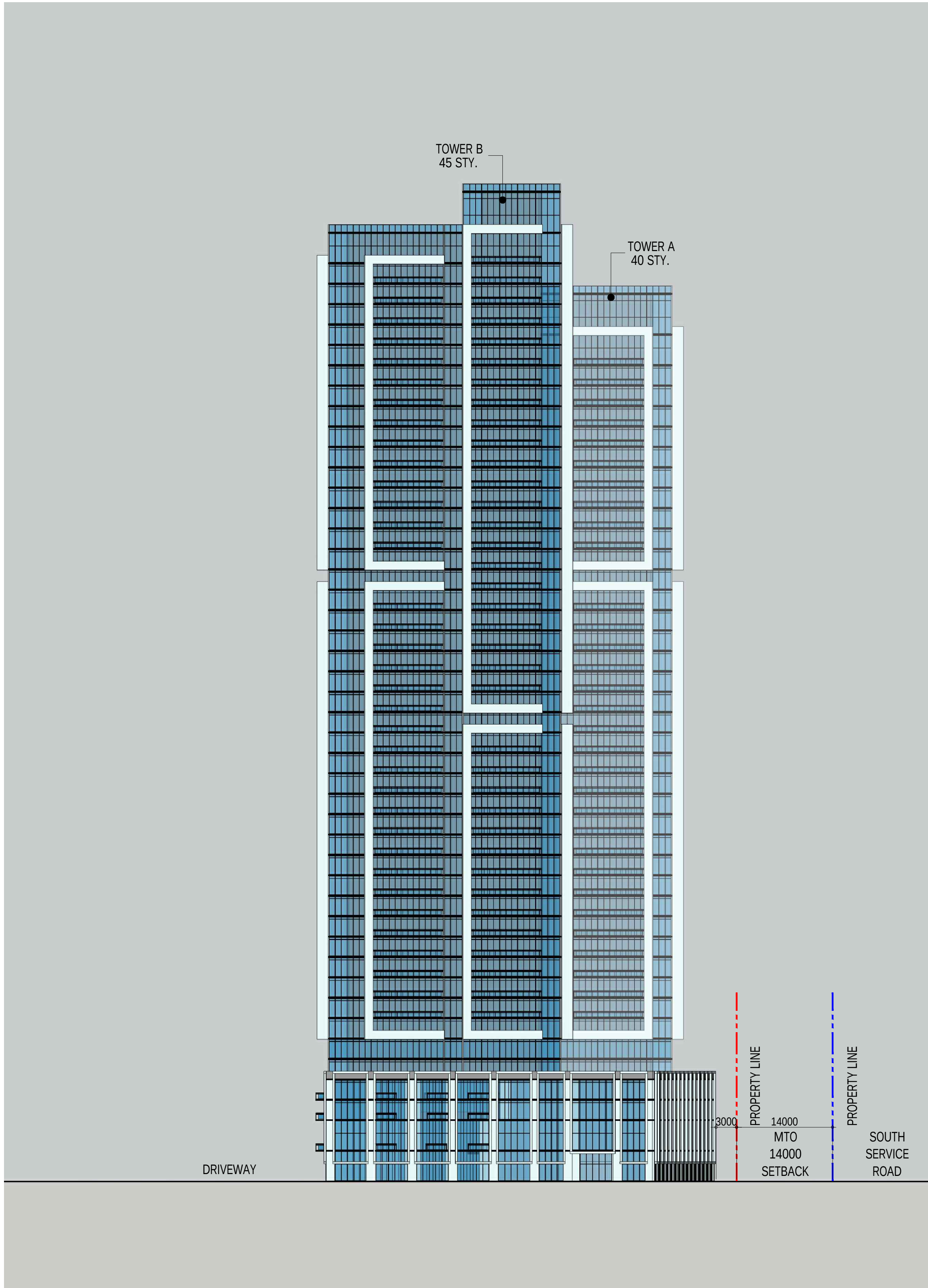
MECHANICAL FLOOR PLAN



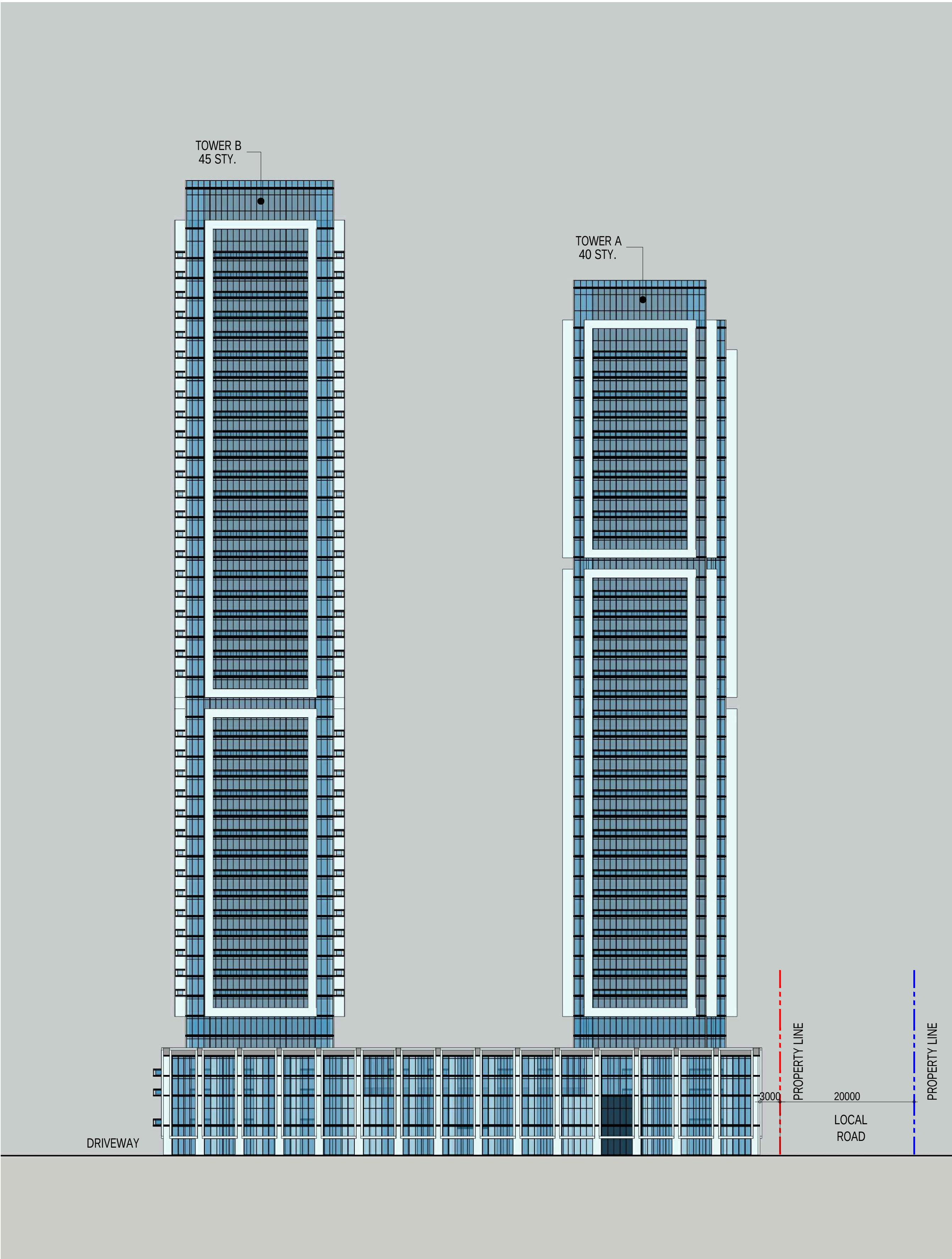
1:750

A306

TITLEBLOCK SIZE: 610 x 900



EAST ELEV. BLD A &B



NORTH ELEV. BLD A &B

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JOHNNY CHIMIENTI
LICENCE
6299

CONCORD, ONTARIO L4K 4L5
WWW.GC-ARCHITECTS.COM

PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLE THE ROSE CORPORATION ONTARIO

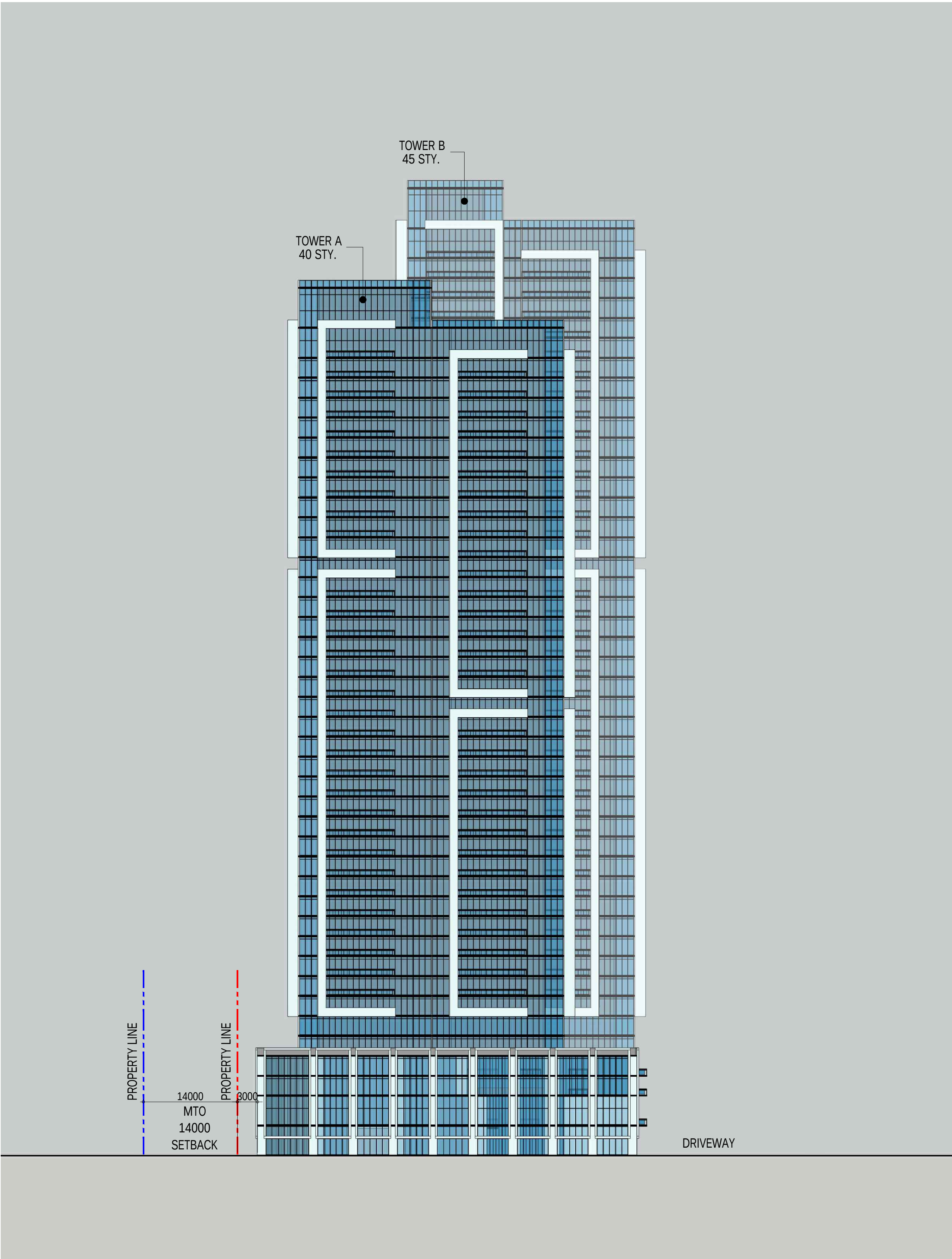
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
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ELEVATIONS - BLOCK 1
BUILDING A & B

1:400 A401



SOUTH ELEV. BLD A &B



WEST ELEV. BLD A &B

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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLEONTARIO

THE ROSE CORPORATION

PROJECT ARCHITECT:

J. Chimenti

ASSISTANT DESIGNER:

B. DADGOSTAR

DRAWN BY:

B. DADGOSTAR

CHECKED BY:

D. Biase

PLOT DATE:

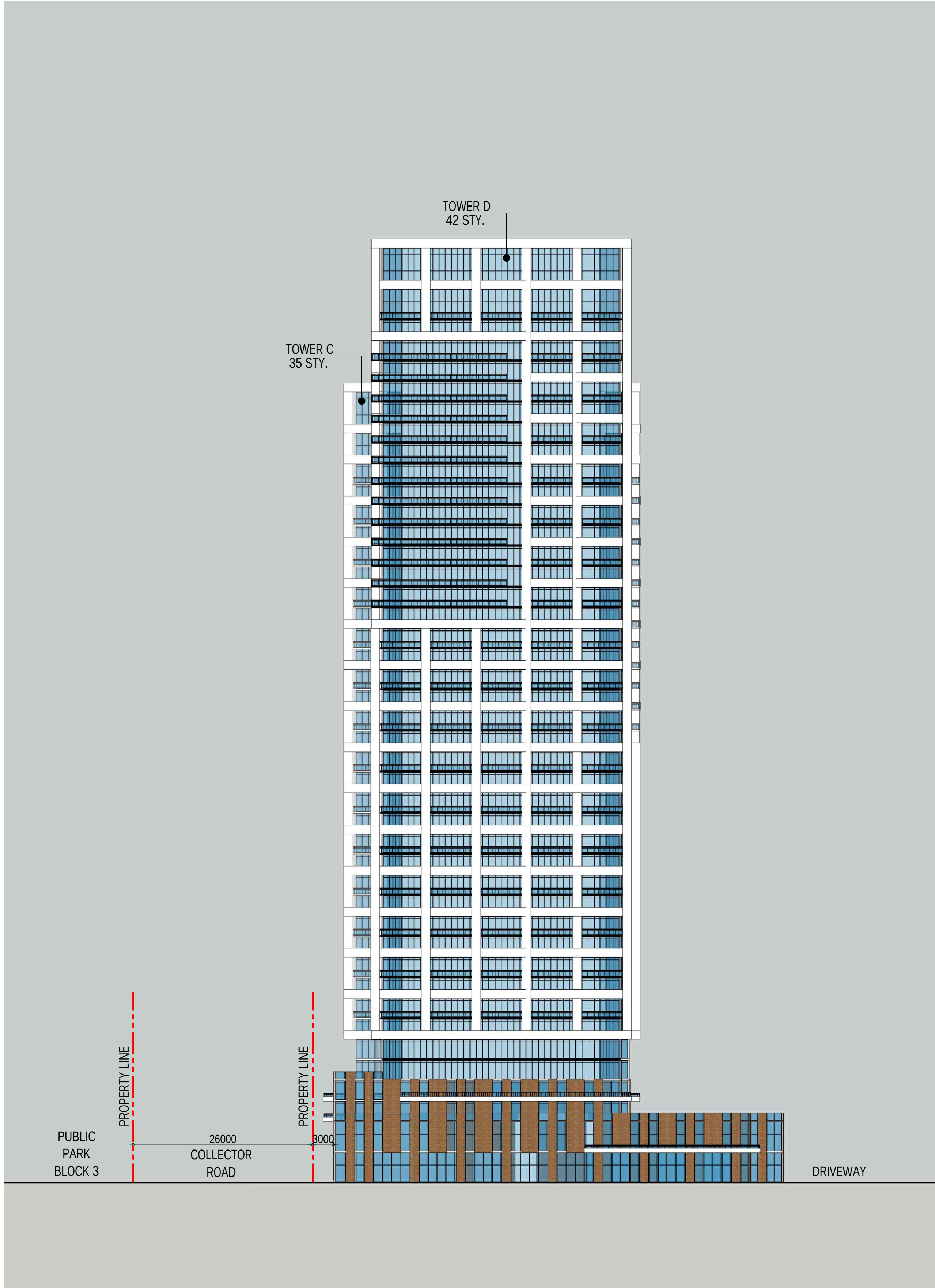
NOV.01.2024

JOB #

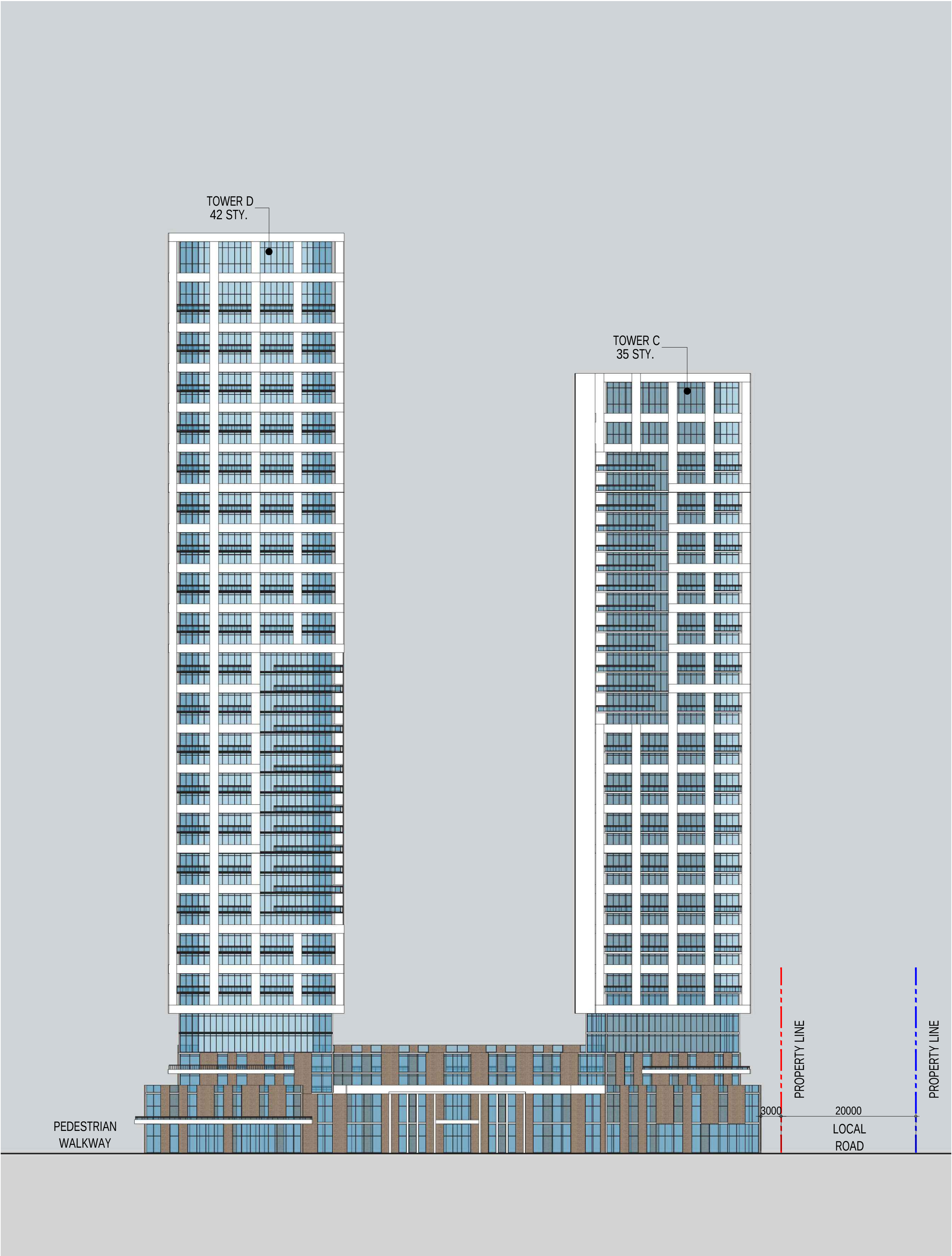
2127.23

ELEVATIONS - BLOCK 1
BUILDING A & B

1:400 A402



EAST ELEV. BLD C &D



NORTH ELEV. BLD C &D

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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 1
BUILDING C & D

1:400 A403



SOUTH ELEV. BLD C &D



WEST ELEV. BLD C &D

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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLE

THE ROSE CORPORATION

ONTARIO

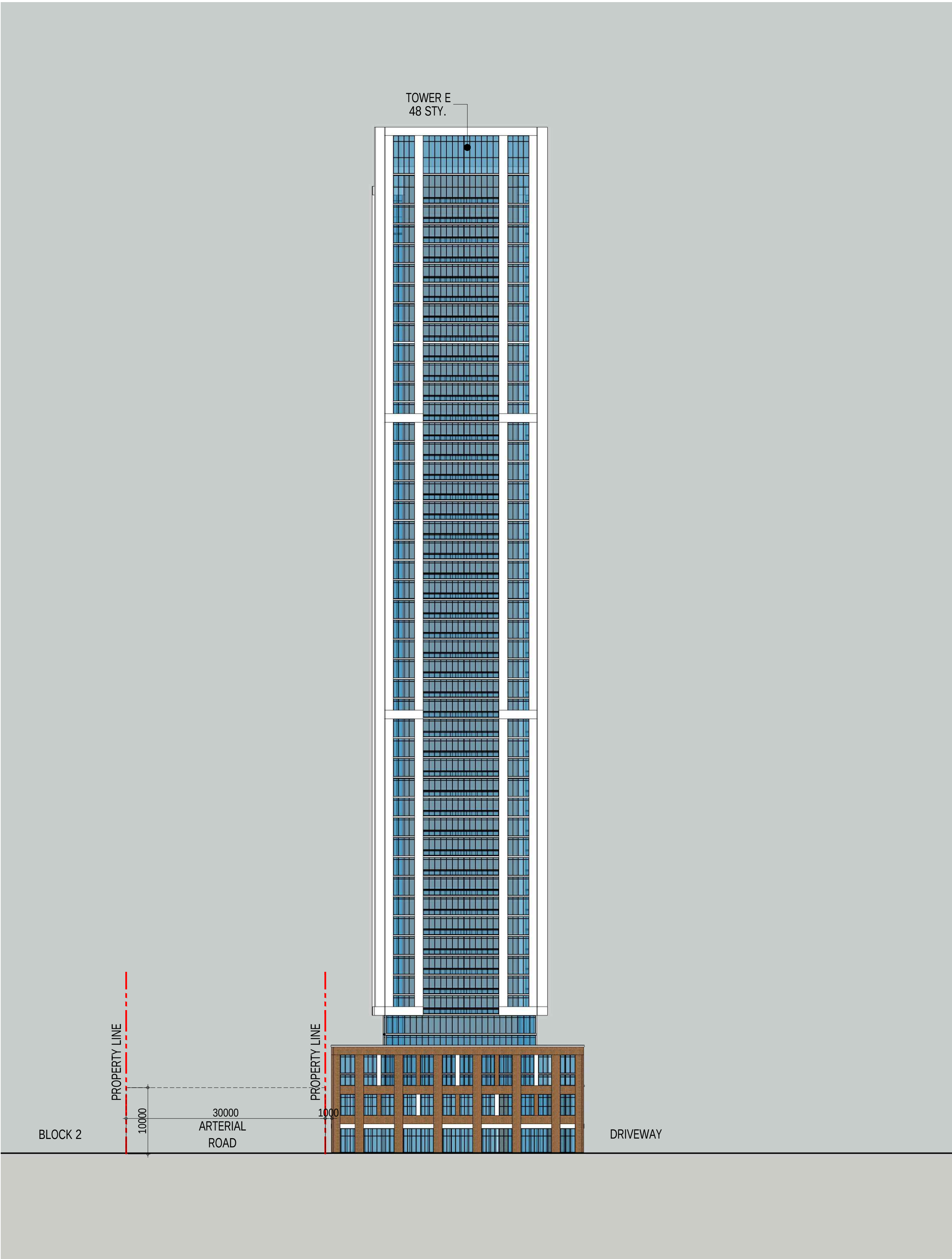
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 1
BUILDING C & D

1:400 A404



EAST ELEV. BLD E &F



NORTH ELEV. BLD E &F

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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLEONTARIO

THE ROSE CORPORATION

PROJECT ARCHITECT: J. Chimienti

ASSISTANT DESIGNER: B. DADGOSTAR

DRAWN BY: B. DADGOSTAR

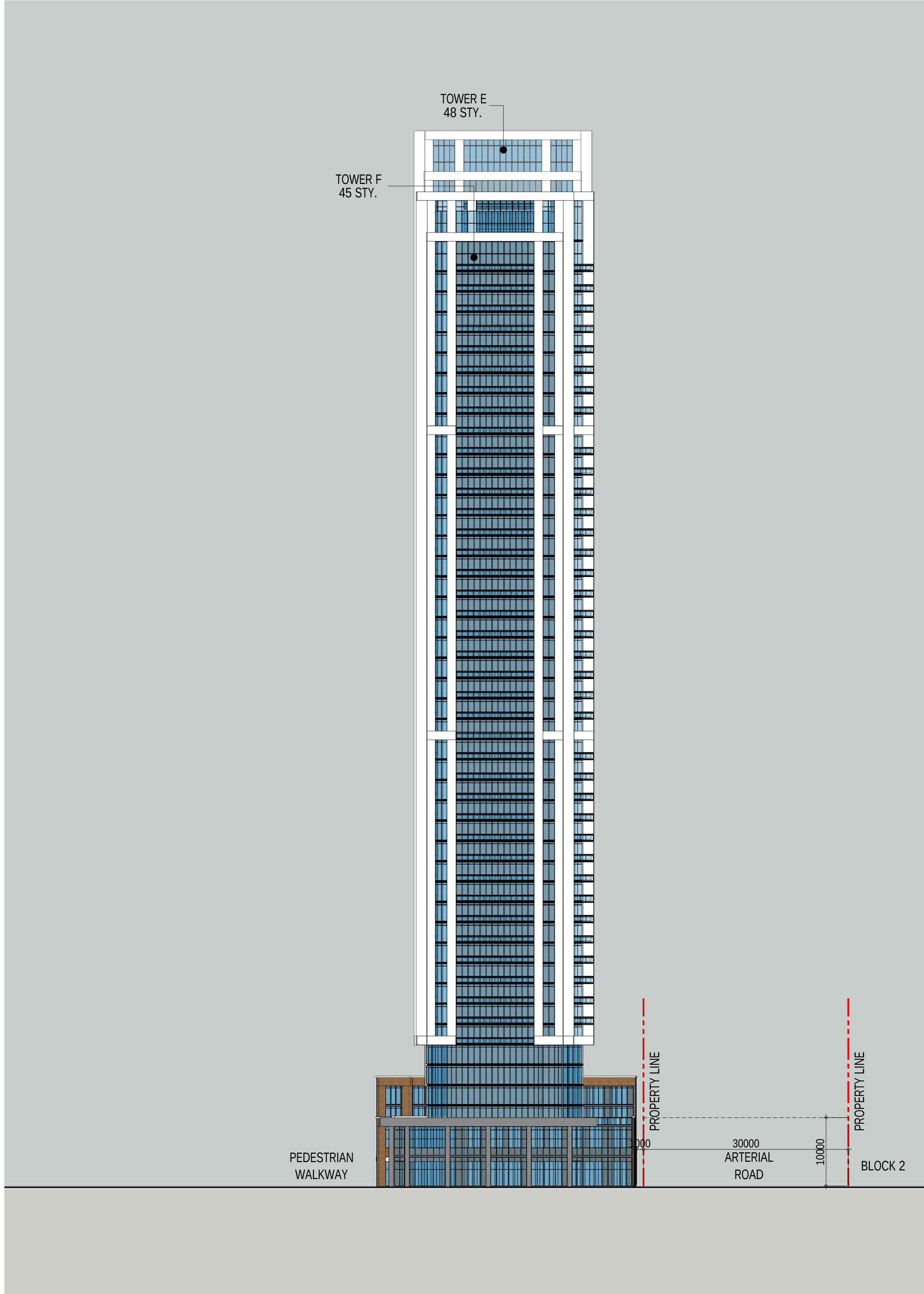
CHECKED BY: D. Biase

PLOT DATE: NOV.01.2024

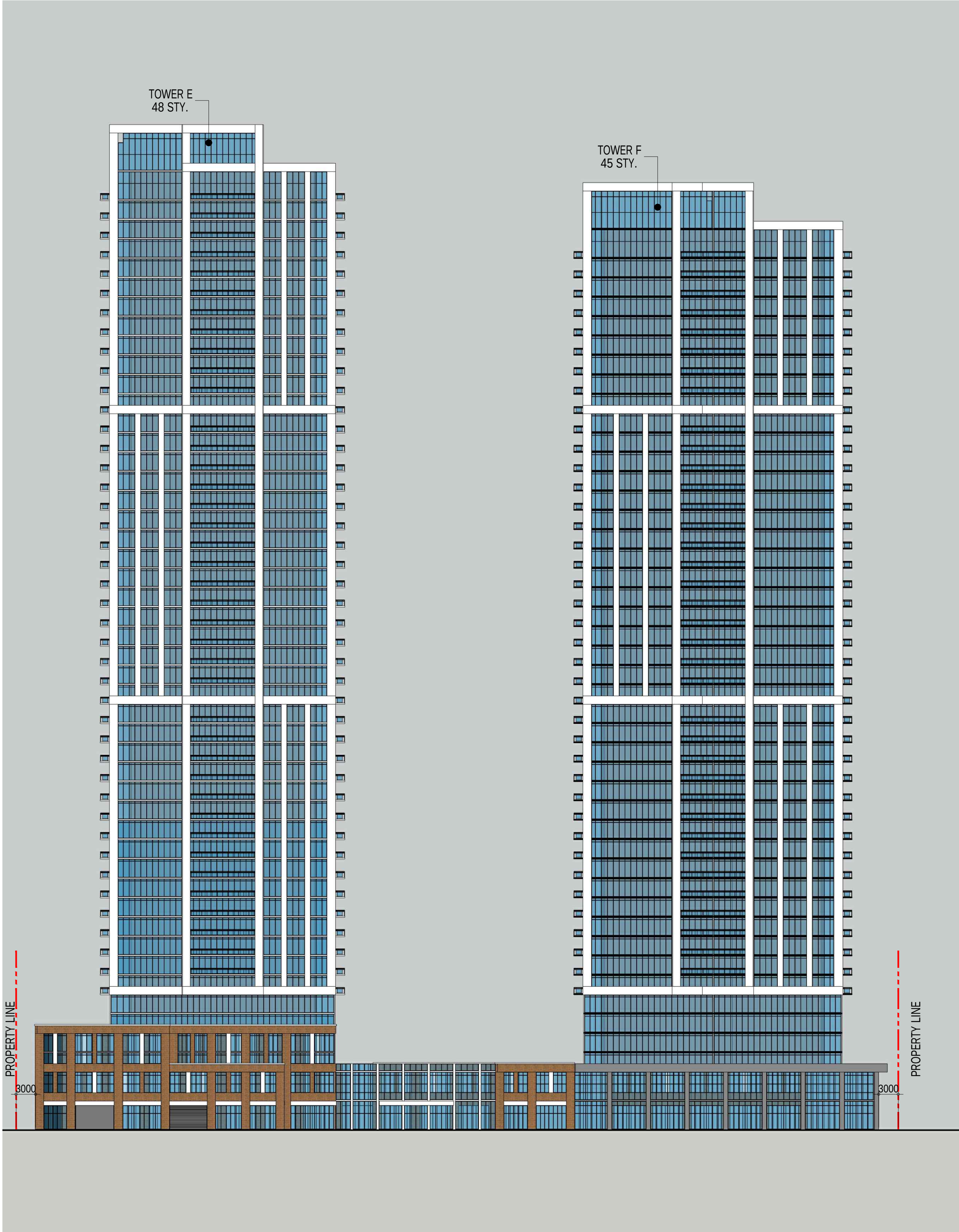
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ELEVATIONS - BLOCK 1
BUILDING E & F

1:400 A405



SOUTH ELEV. BLD E &F



WEST ELEV. BLD E &F

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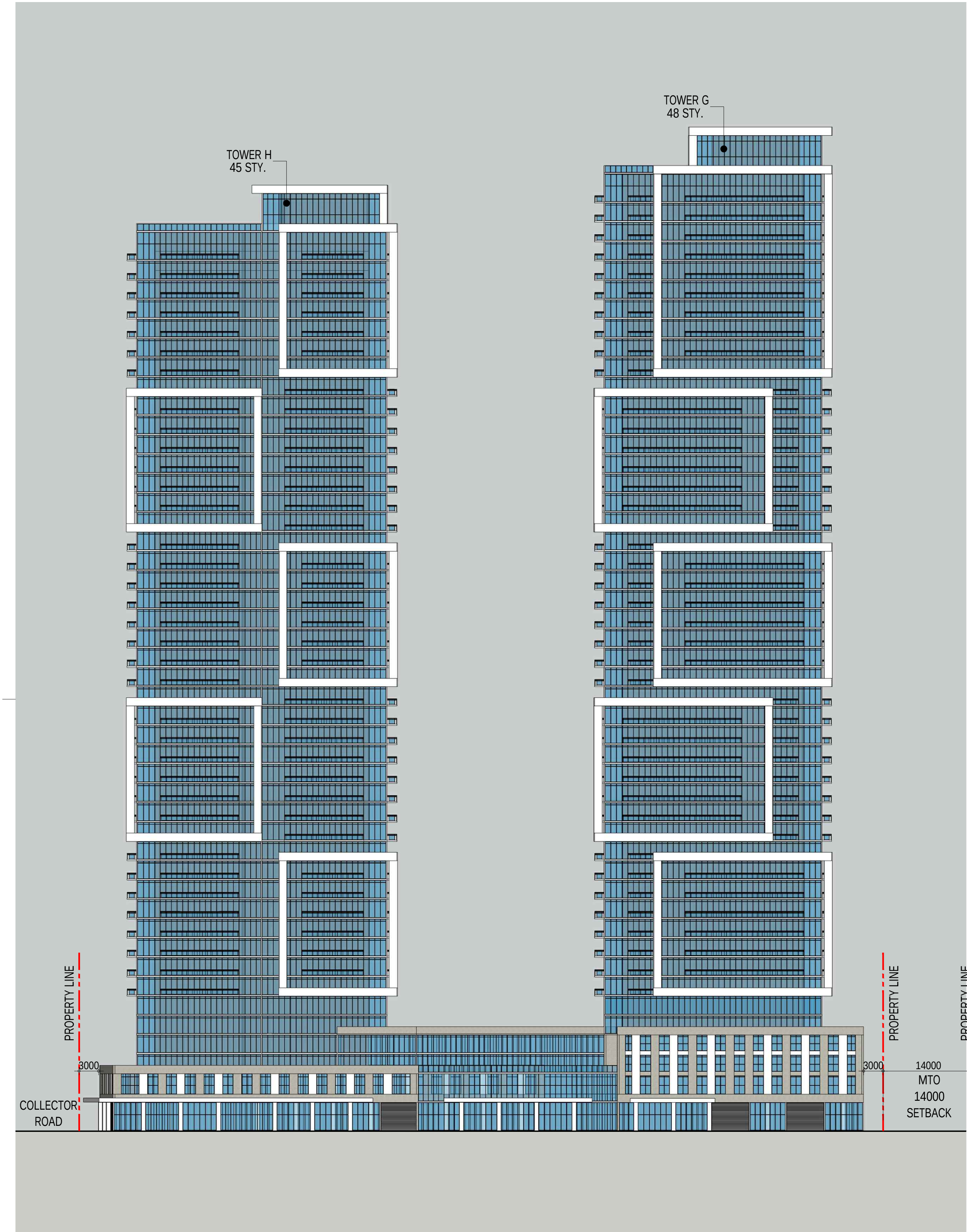
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PROPOSED MIXED-USE DEVELOPMENT

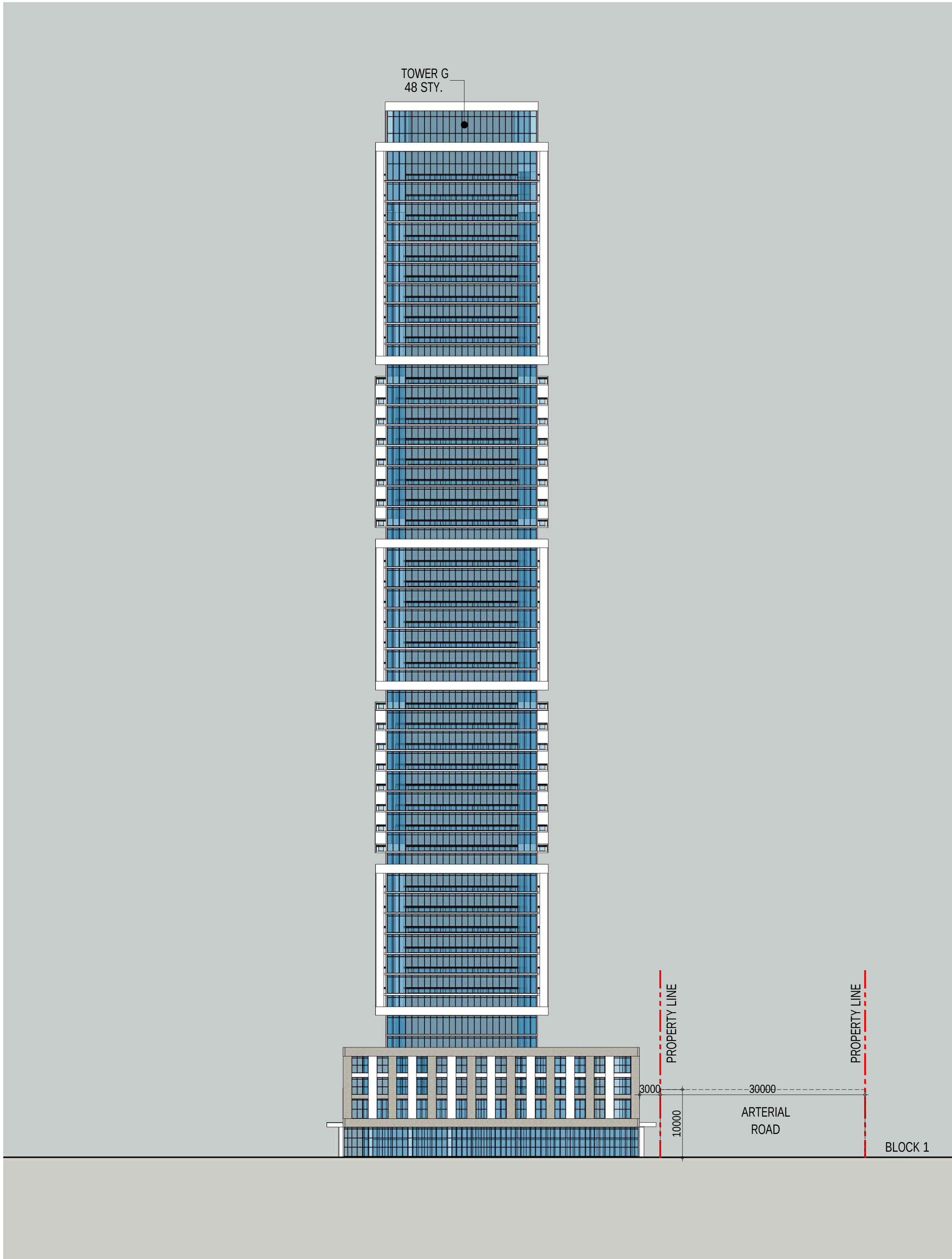
SOUTH SERVICE ROAD

THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
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ELEVATIONS - BLOCK 1
BUILDING E & F



EAST ELEV. BLD G & H



NORTH ELEV. BLD G & H



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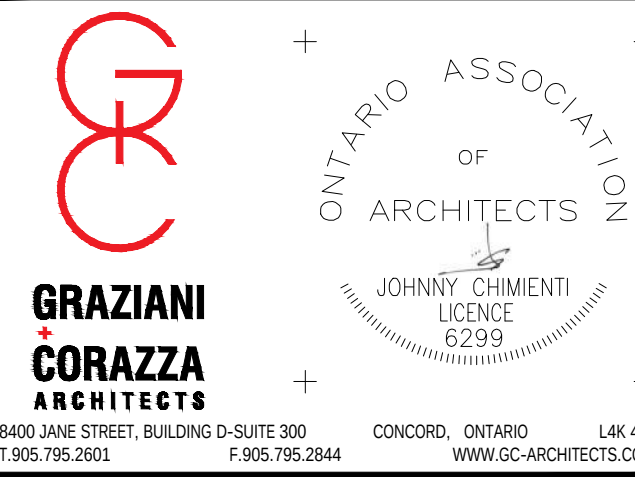
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- | | | | |
|----|-------------|--------------------------------|--------|
| 1. | SEP.12.2024 | ISSUED TO CITY FOR PAC MEETING | J. CHL |
| 2. | NOV.01.2024 | ISSUED TO CITY FOR OPA | J. CHL |

ISSUED FOR REVISIONS



PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

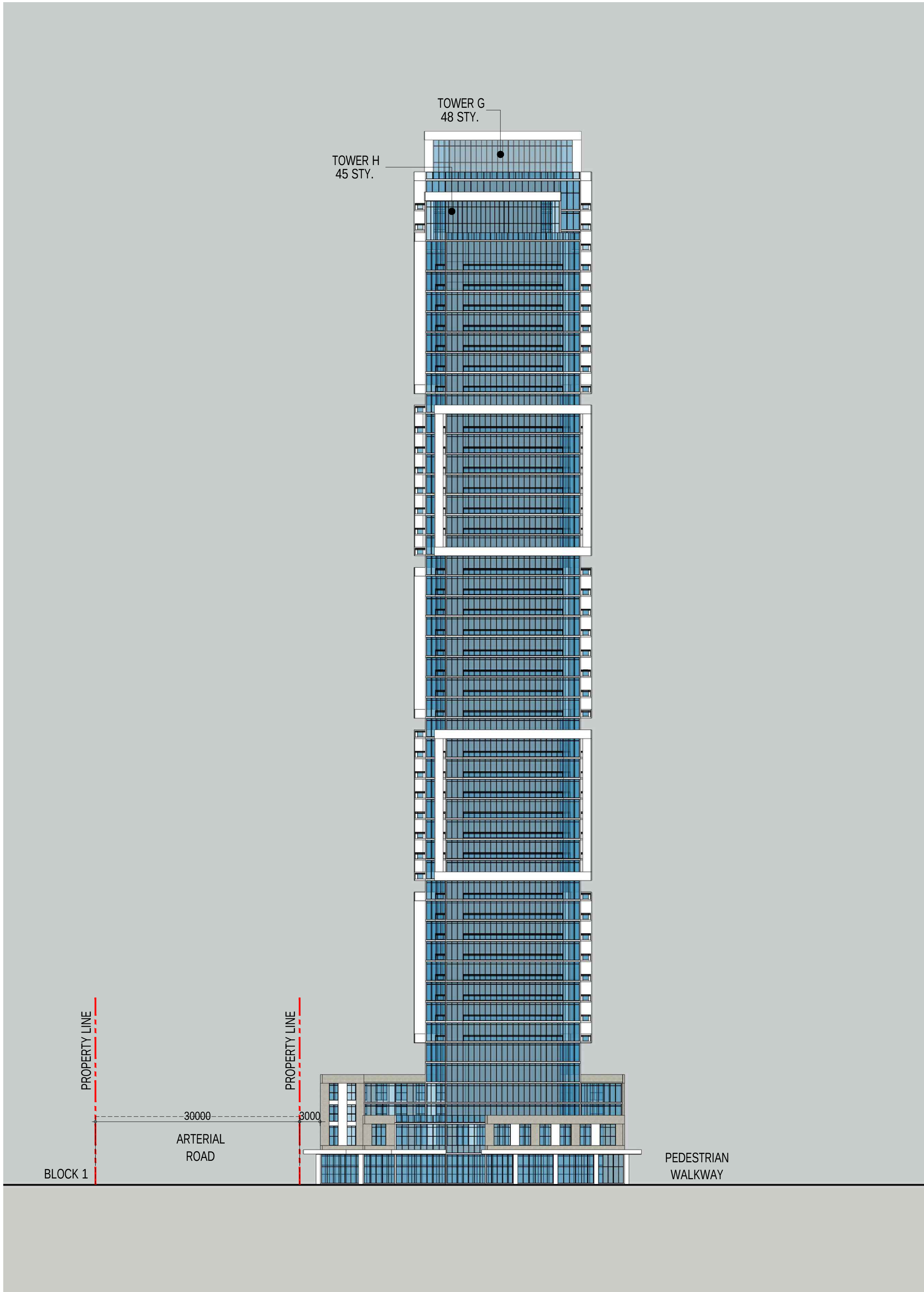
THE ROSE CORPORATION		
OAKVILLE		ONTARIO
PROJECT ARCHITECT:	J. Chimienti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
PLOT DATE:	NOV.01.2024	
JOB #	2127.23	

ELEVATIONS - BLOCK 2
BUILDING G & H

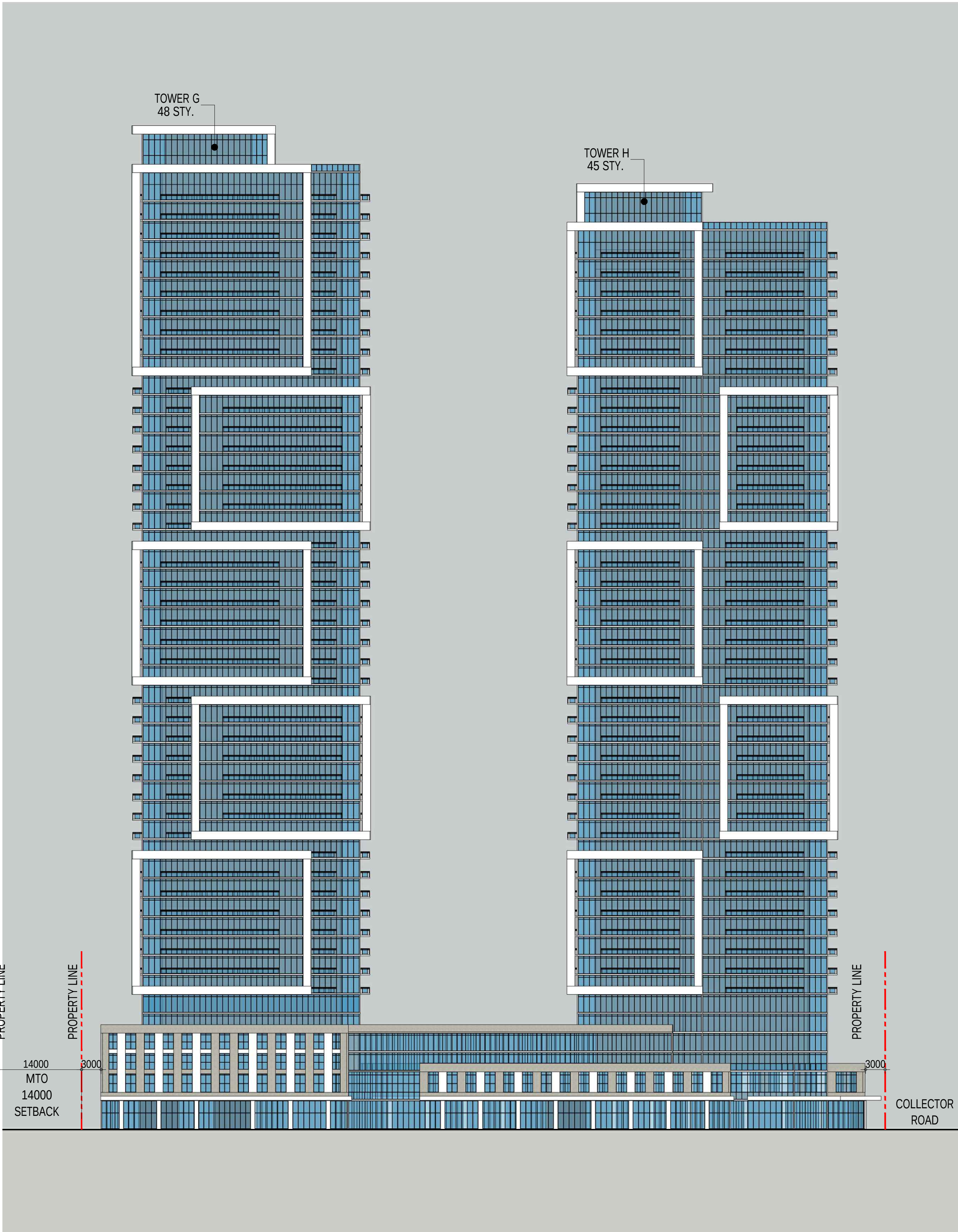
1:400 A407

TITLEBLOCK SIZE: 610 x 900





SOUTH ELEV. BLD G &H



WEST ELEV. BLD G &H

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JOHNNY CHIMIENTI
LICENCE
6299

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T. 905.795.2844 F. 905.795.2844
CONCORD, ONTARIO L4K 4L5
WWW.GC-ARCHITECTS.COM

PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

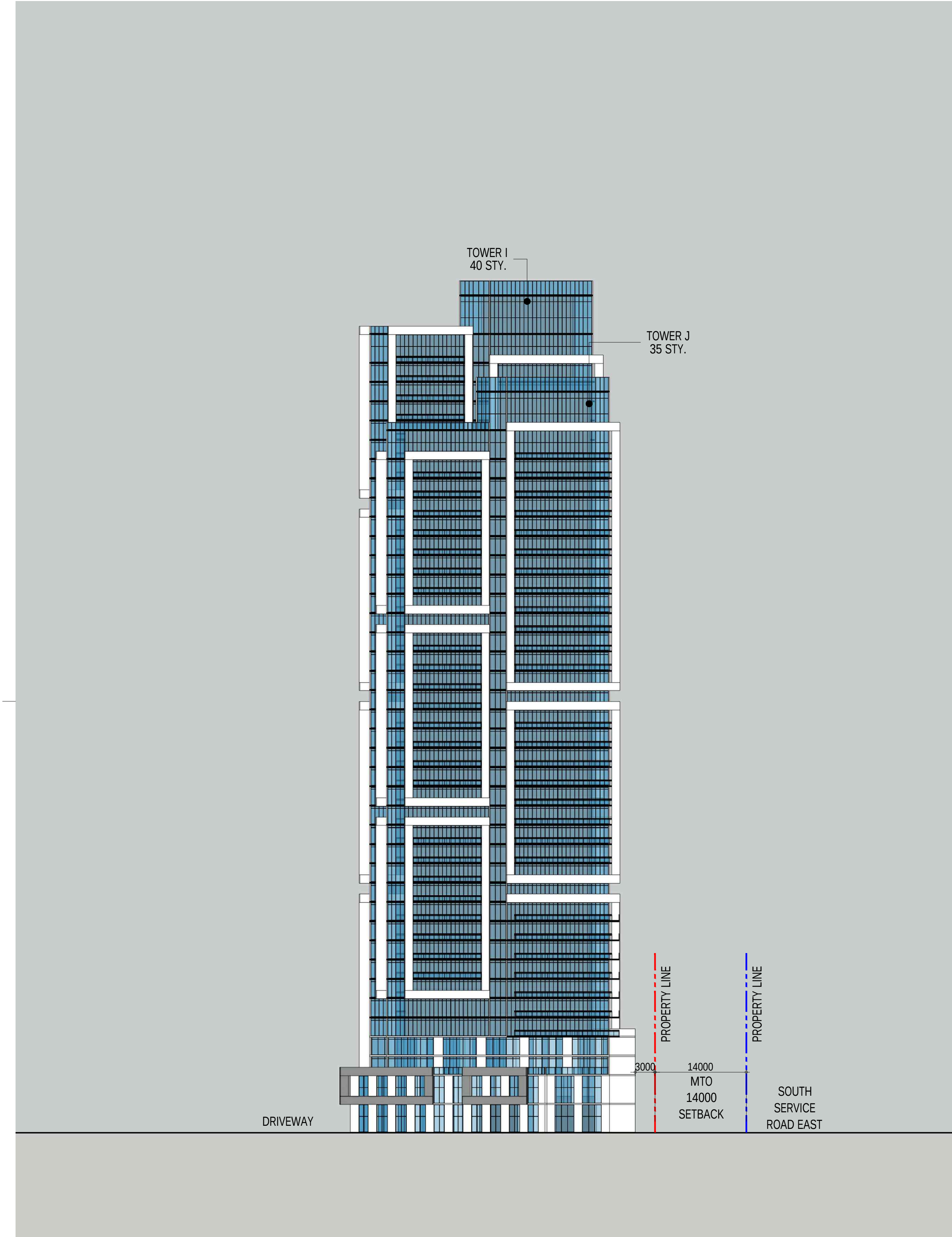
THE ROSE CORPORATION

OAKVILLEONTARIO

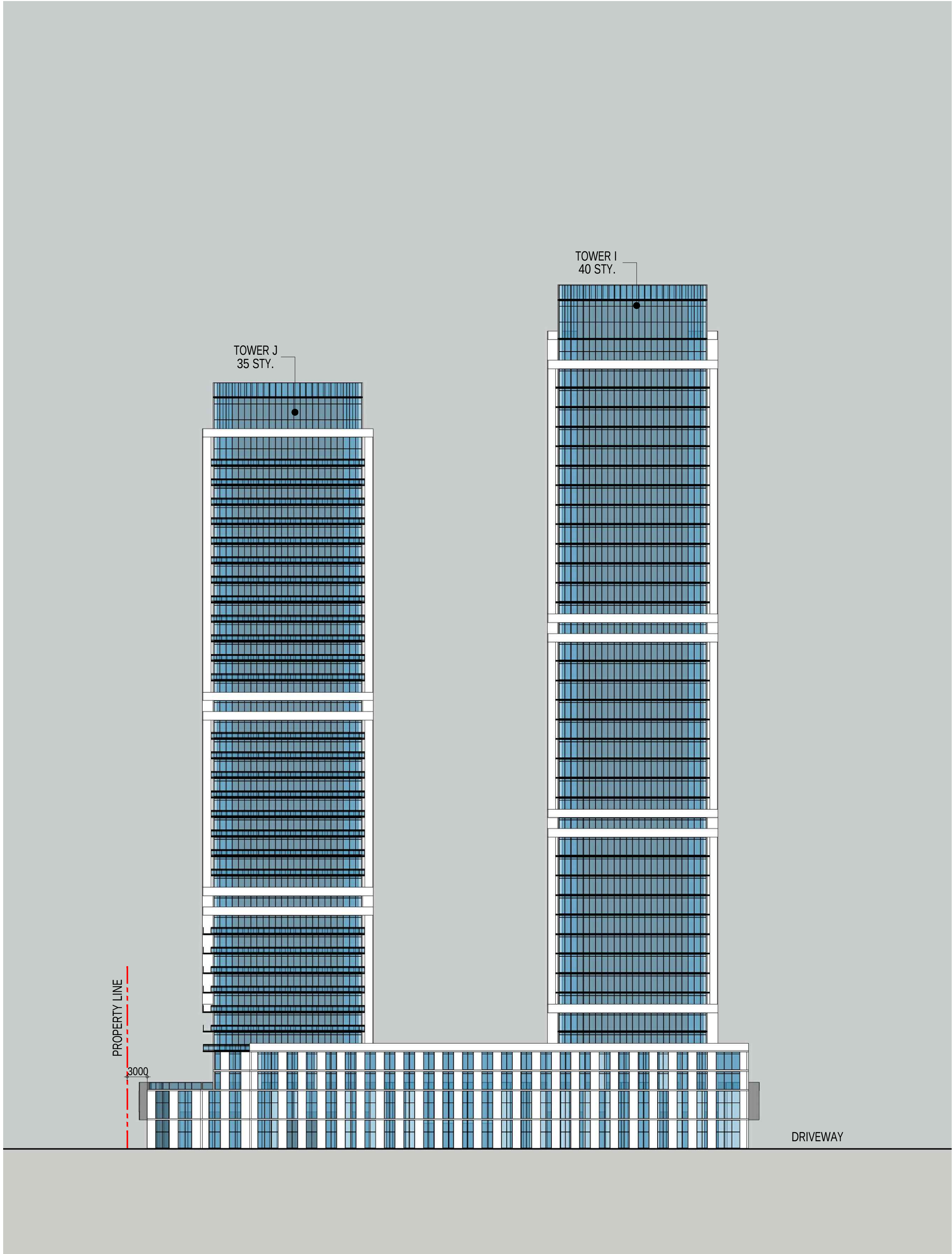
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 2
BUILDING G & H

1:400 A408



EAST ELEV. BLD I &J



NORTH ELEV. BLD I &J



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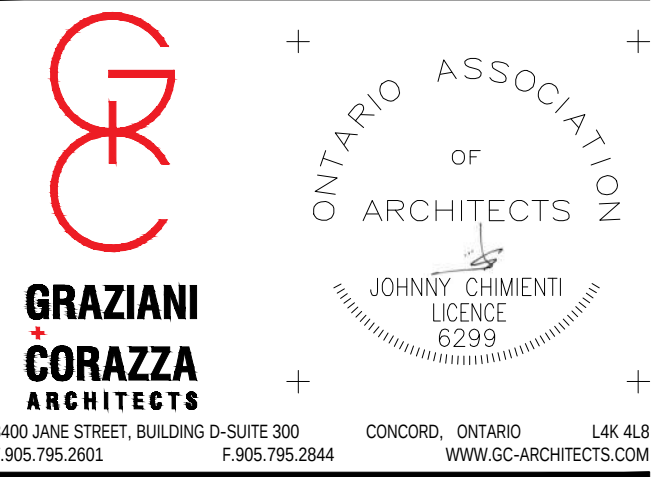
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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

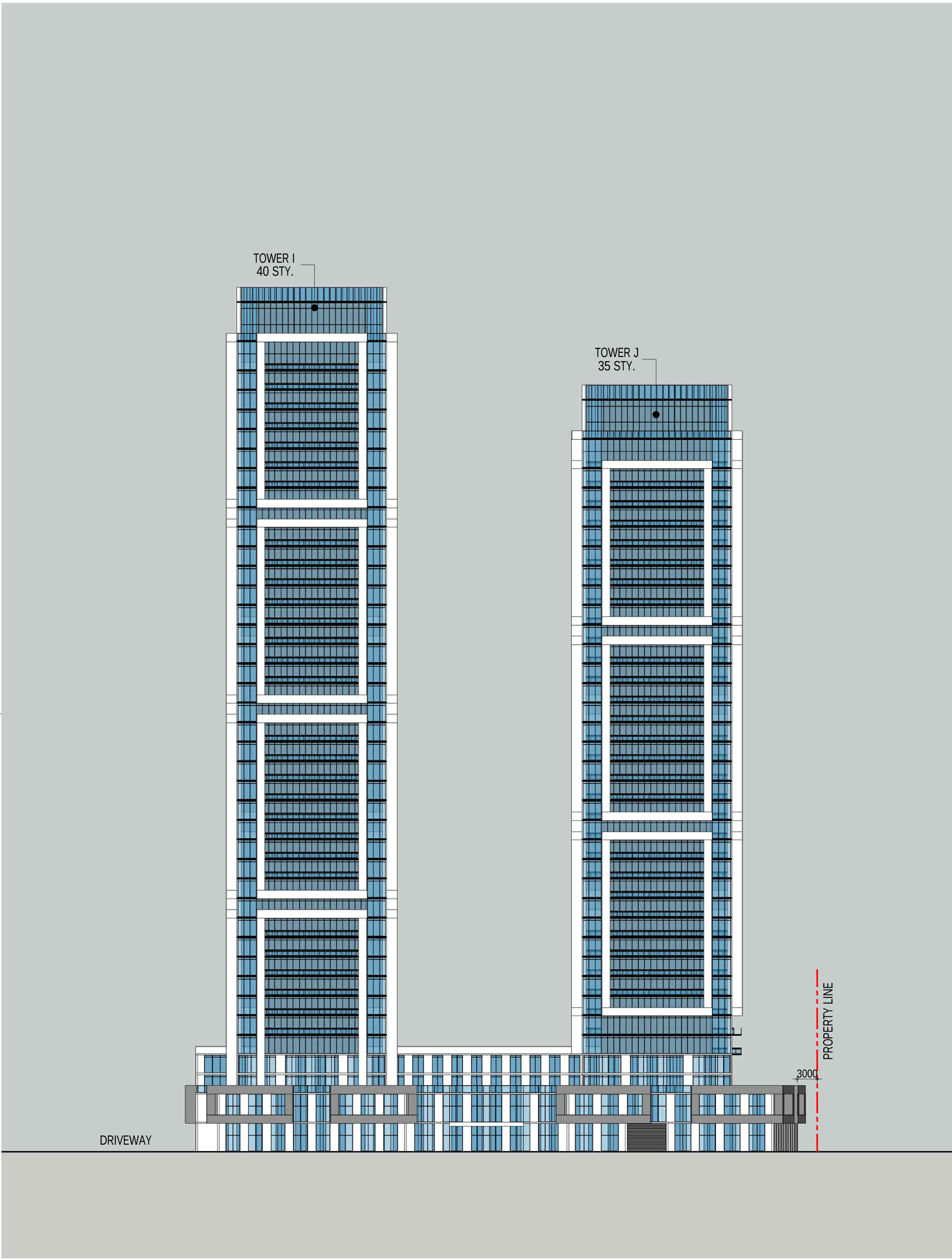
ELEVATIONS - BLOCK 2
BUILDING I & J

1:400

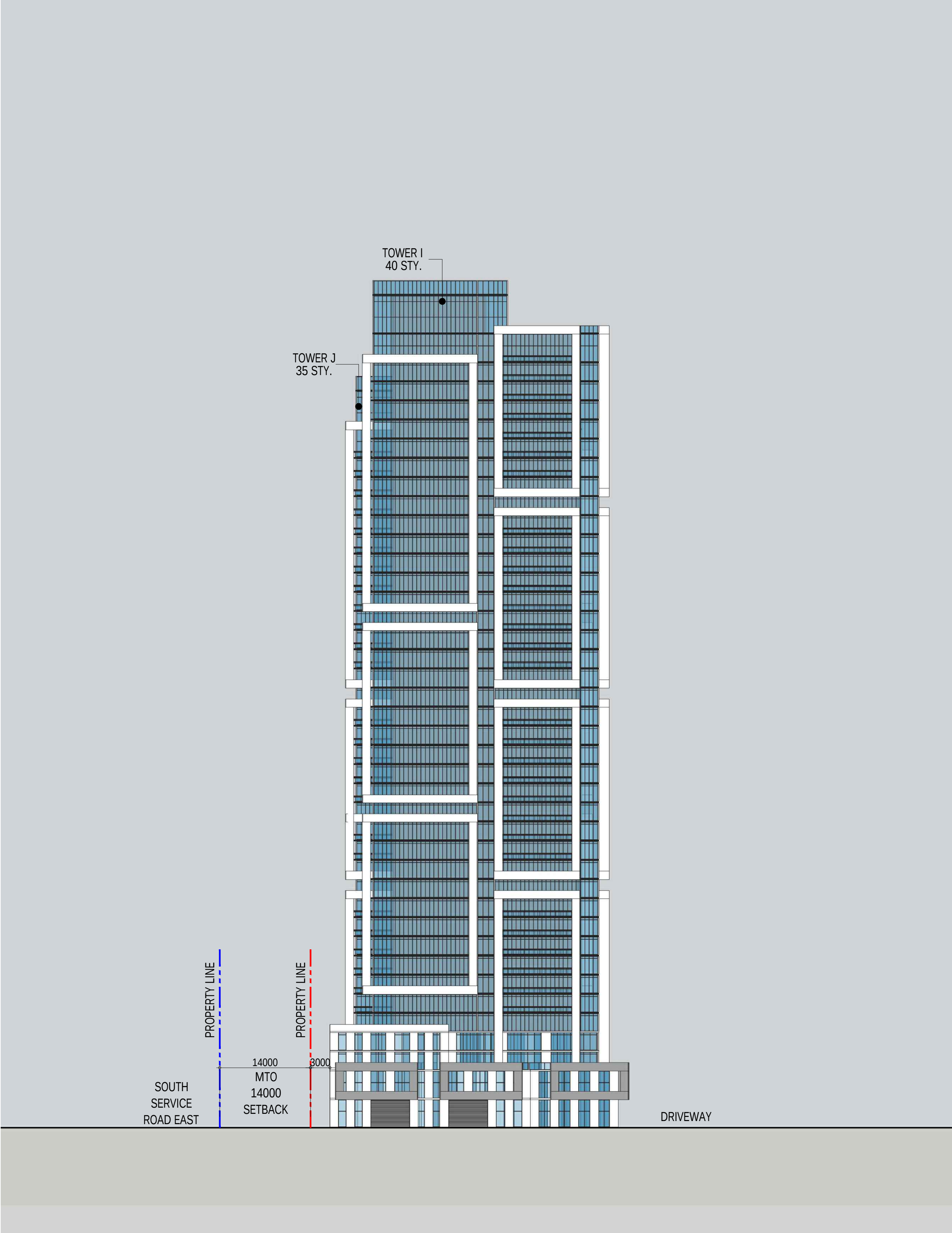
A409

TITLEBLOCK SIZE: 610 x 900





SOUTH ELEV. BLD I &J



WEST ELEV. BLD I &J

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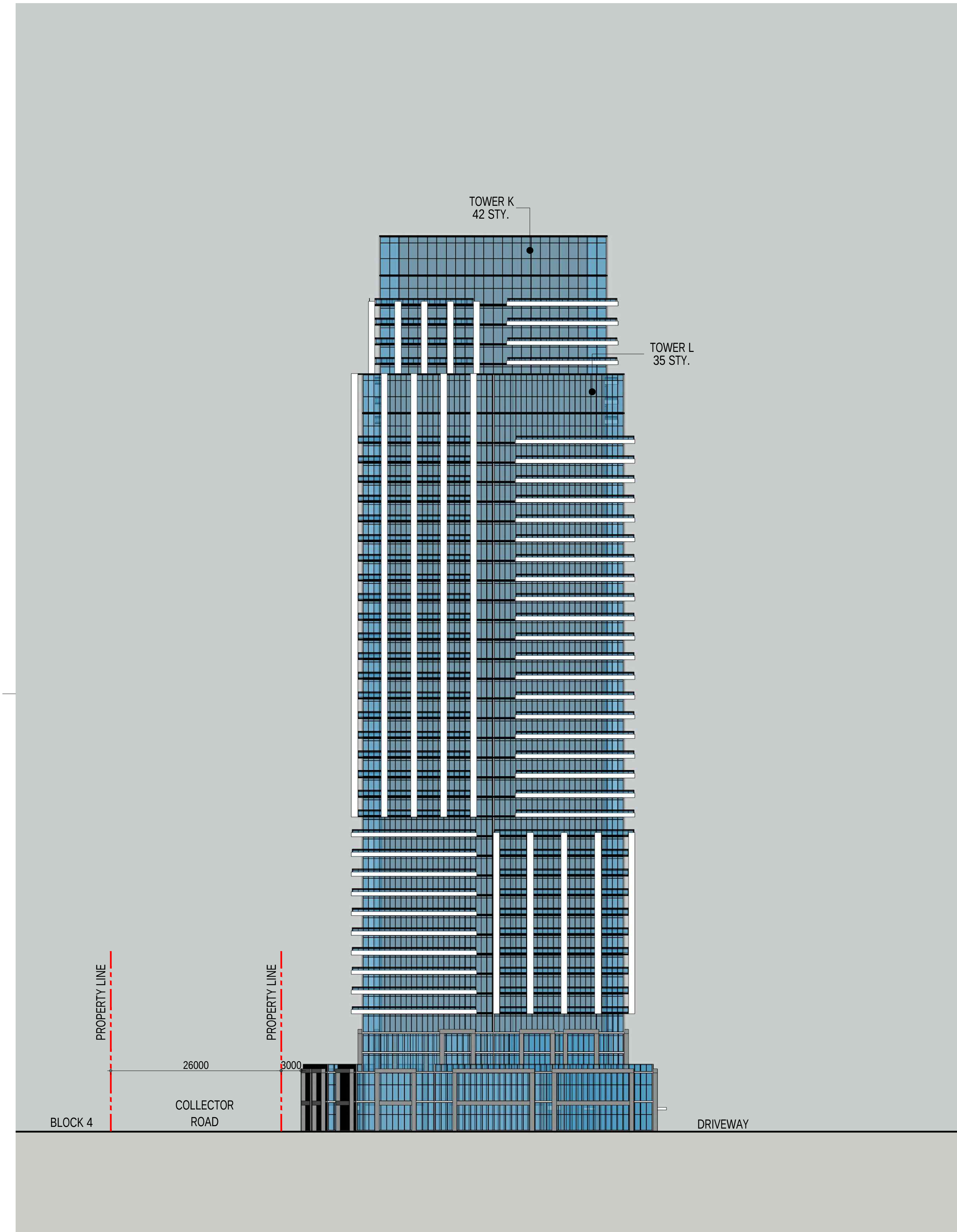
JOHNNY CHIMENTI
LICENCE
6299

CONCORD, ONTARIO L4K 4L5
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PROPOSED MIXED-USE DEVELOPMENT			
SOUTH SERVICE ROAD			
THE ROSE CORPORATION			
OAKVILLE			ONTARIO
PROJECT ARCHITECT:	J. Chimenti		
ASSISTANT DESIGNER:	B. DADGOSTAR		
DRAWN BY:	B. DADGOSTAR		
CHECKED BY:	D. Biase		
PLOT DATE:	NOV.01.2024		
JOB #	2127.23		

ELEVATIONS - BLOCK 2
BUILDING I & J

1:400 A410



EAST ELEV. BLD K &L



NORTH ELEV. BLD K &L

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LICENCE
6299

CONCORD, ONTARIO L4K 4L5
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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

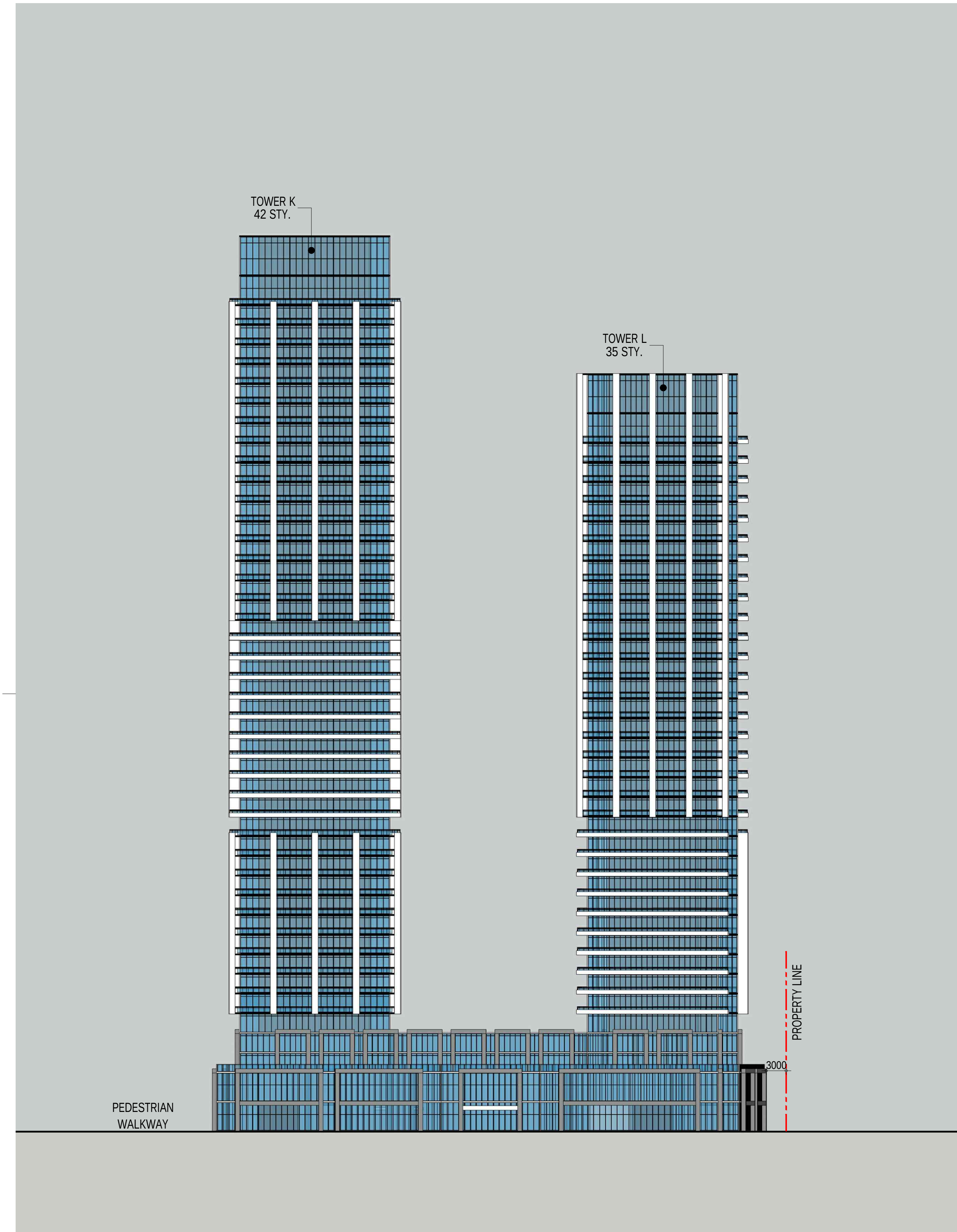
OAKVILLEONTARIO

THE ROSE CORPORATION

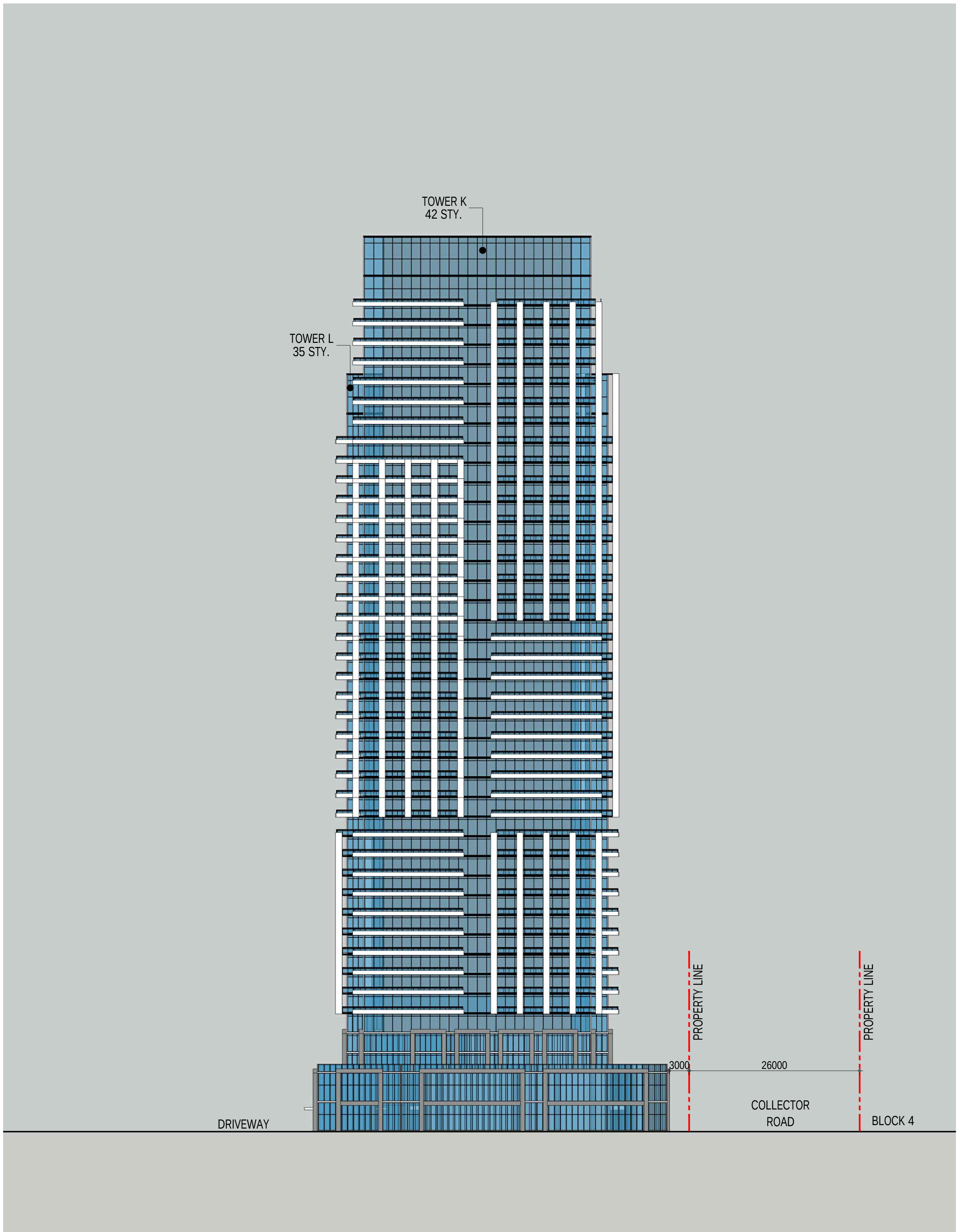
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 2
BUILDING K & L

1:400 A411



SOUTH ELEV. BLD K &L



WEST ELEV. BLD K & L

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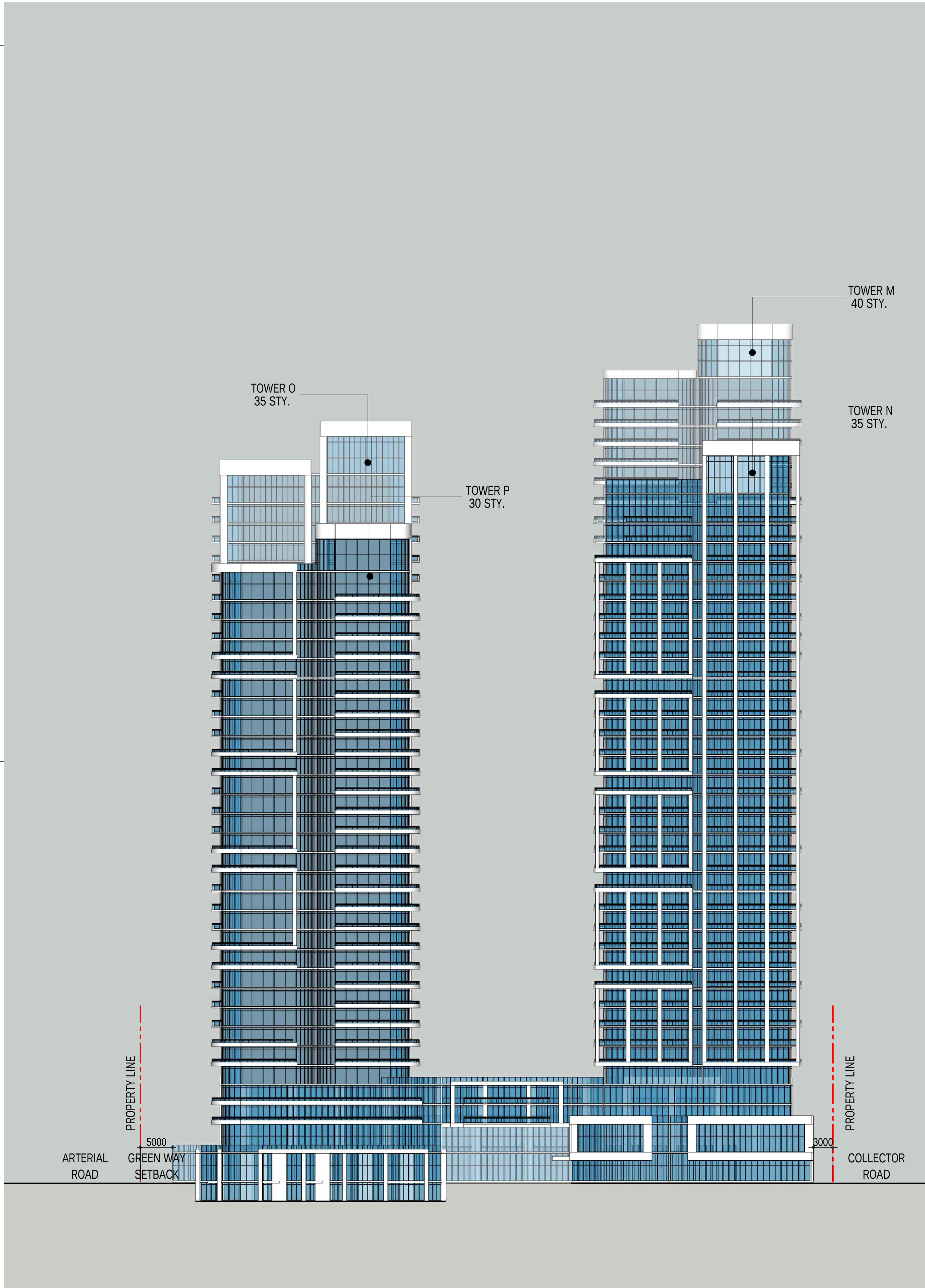
PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

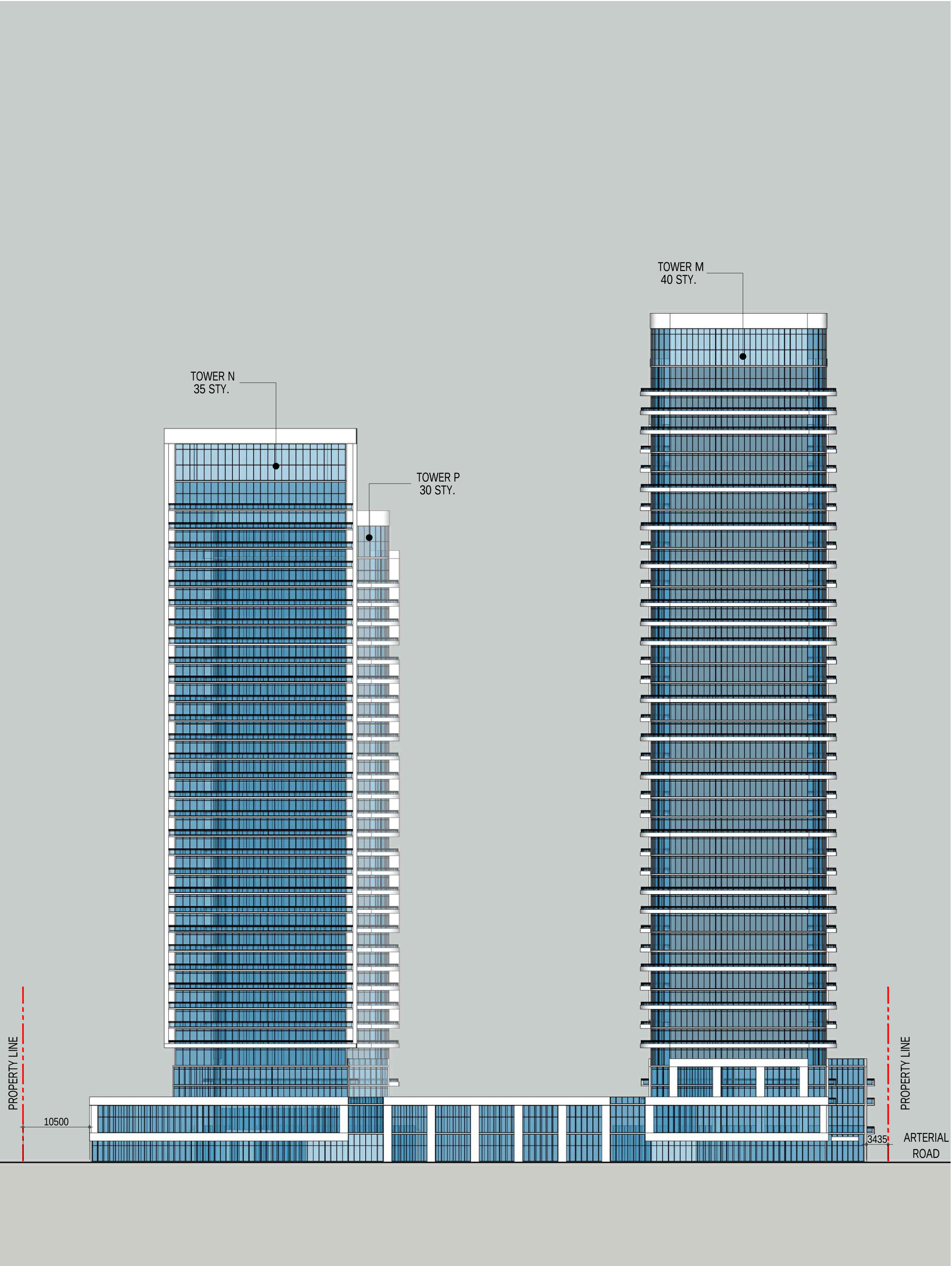
THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 2
BUILDING K & L

1:400 A412



EAST ELEV. BLD N &P



NORTH ELEV. BLD M &N



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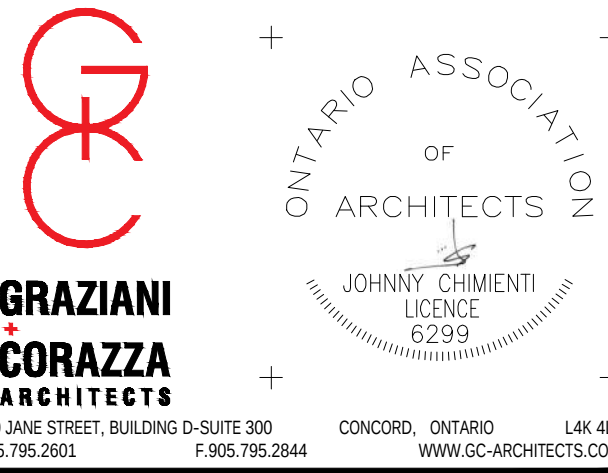
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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

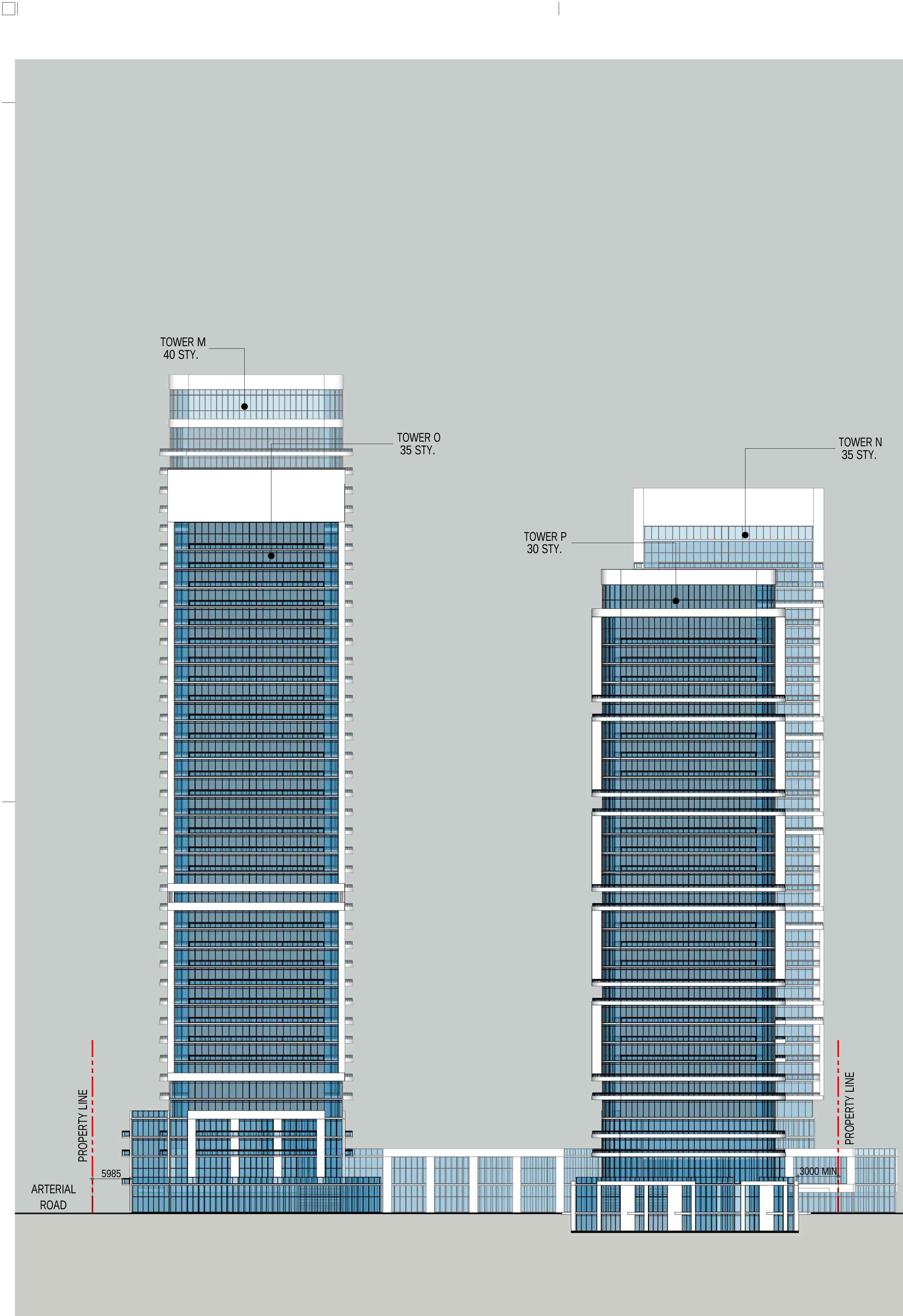
THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 4
BUILDING M,N,O,P

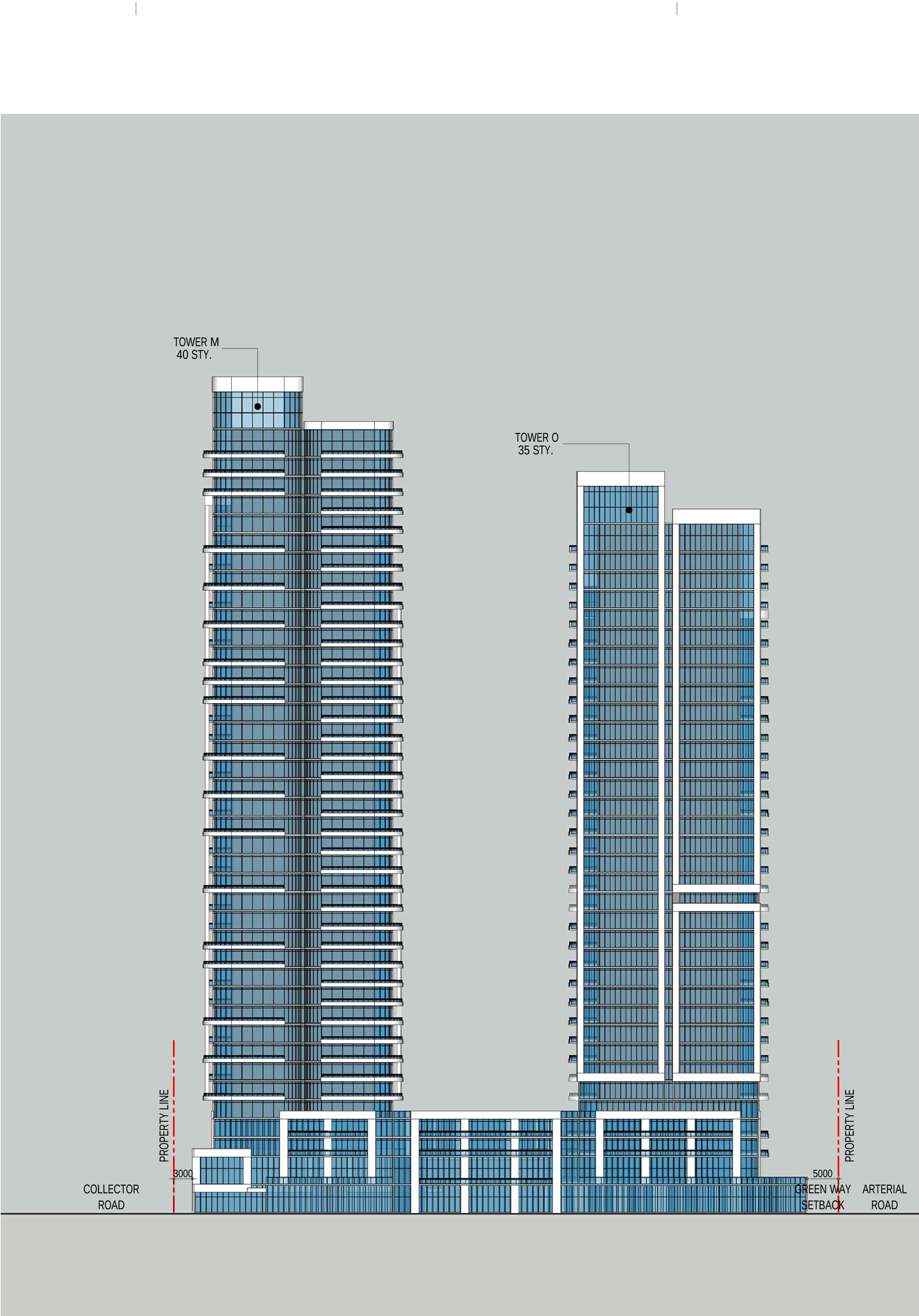
1:400 A413

TITLEBLOCK SIZE: 610 x 900





SOUTH ELEV. BLD O & P



WEST ELEV. BLD M & O

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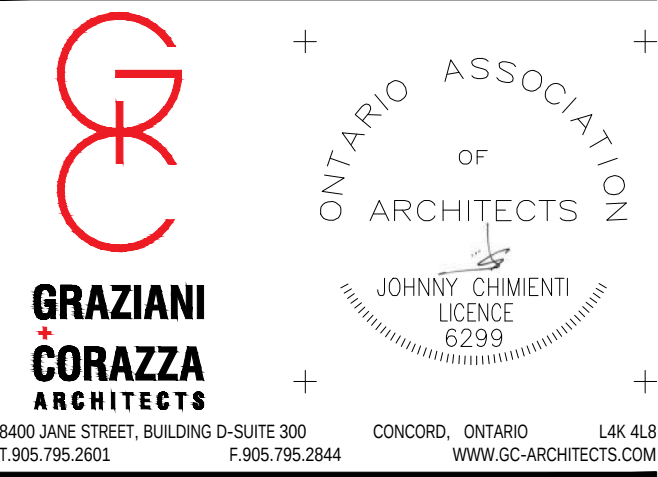
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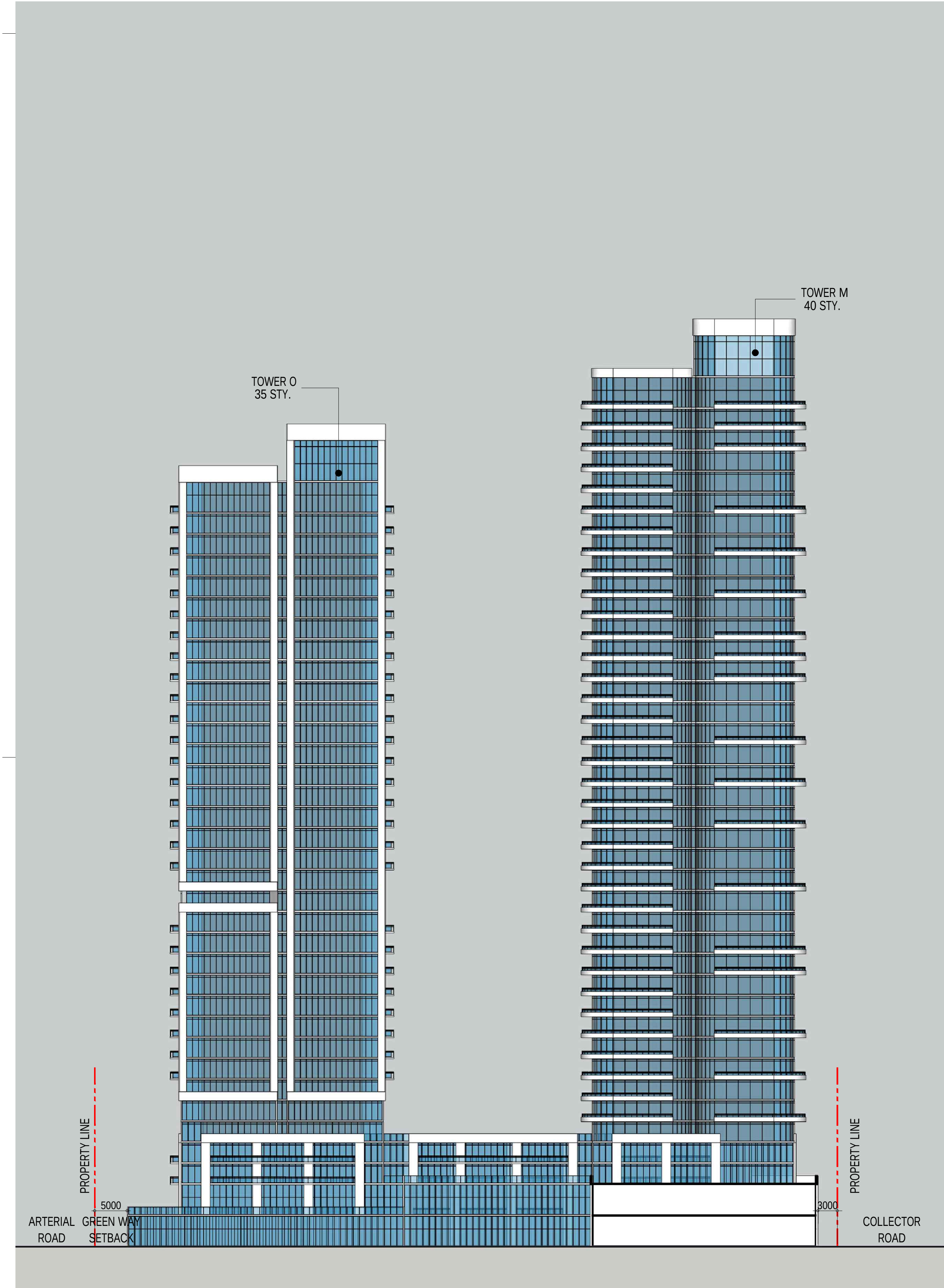
PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD	
THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 4
BUILDING M,N,O,P

1:400 A414

TITLEBLOCK SIZE: 610 x 900



EAST ELEV. BLD M &O



NORTH ELEV. BLD O &P



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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

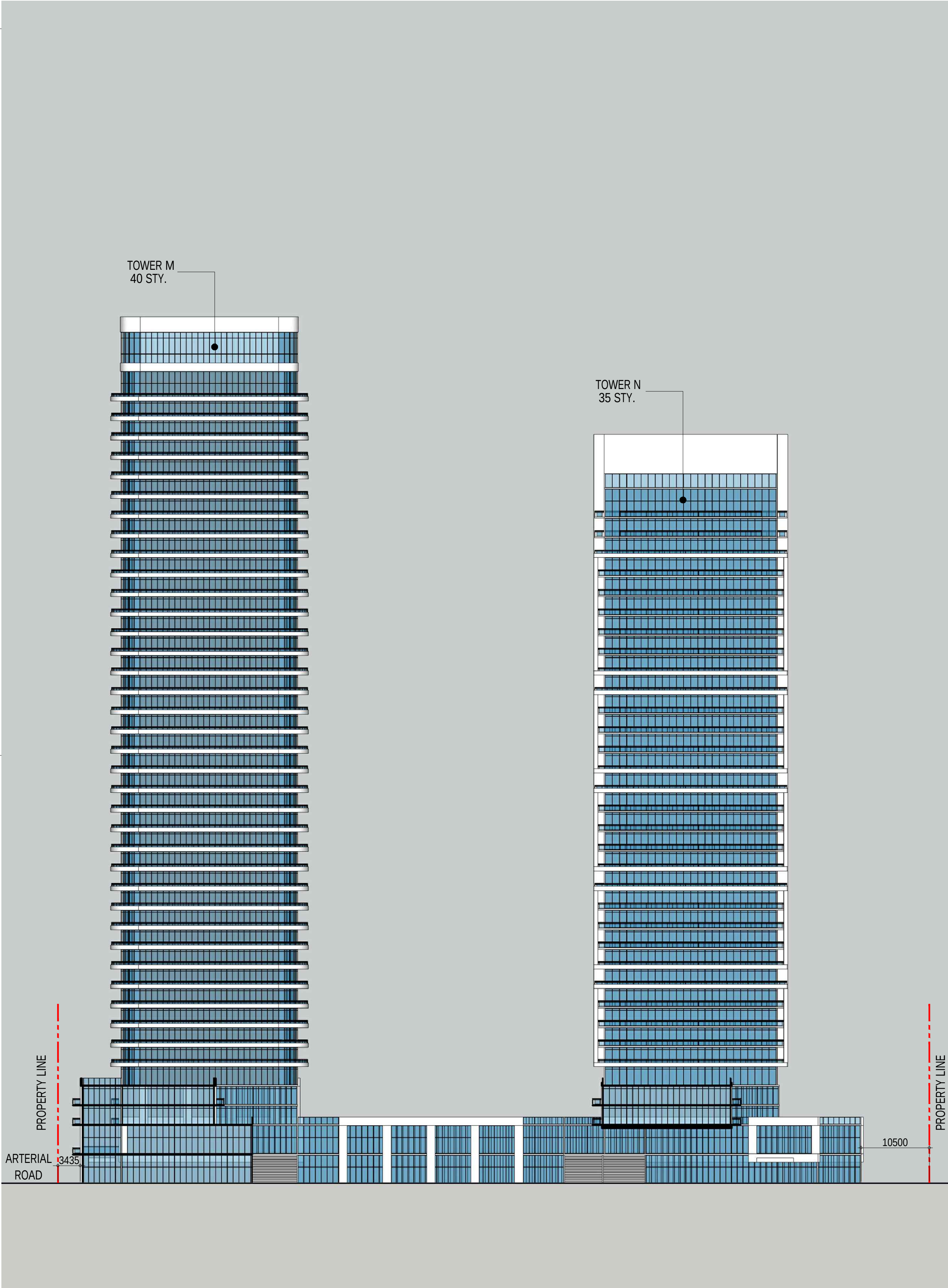
THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimenti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 4
BUILDING M,N,O,P

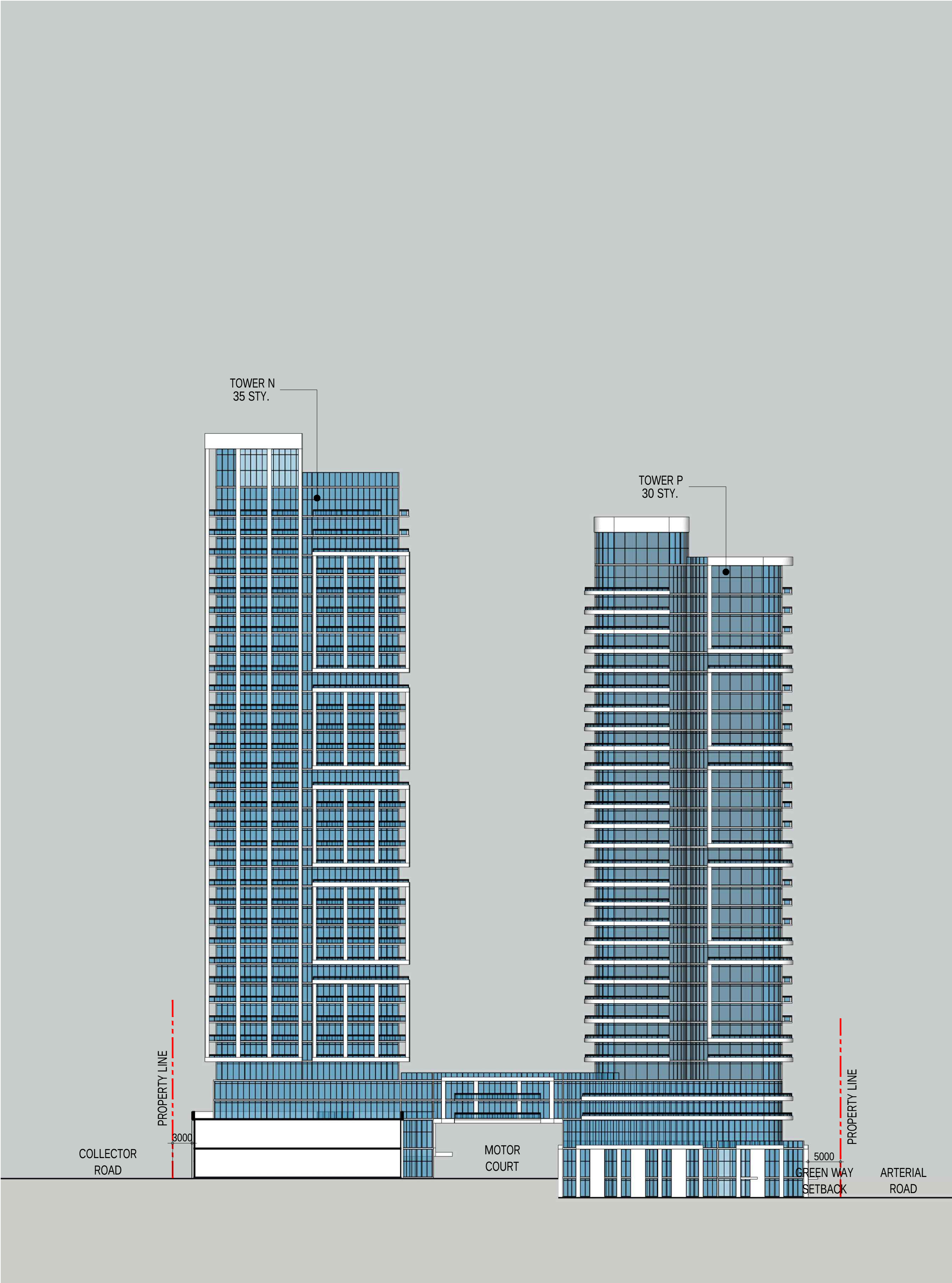
1:400 A415

TITLEBLOCK SIZE: 610 x 900





SOUTH ELEV. BLD M &N



WEST ELEV. BLD N &P

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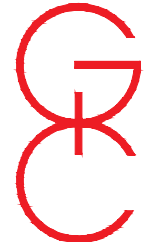
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PROPOSED MIXED-USE DEVELOPMENT

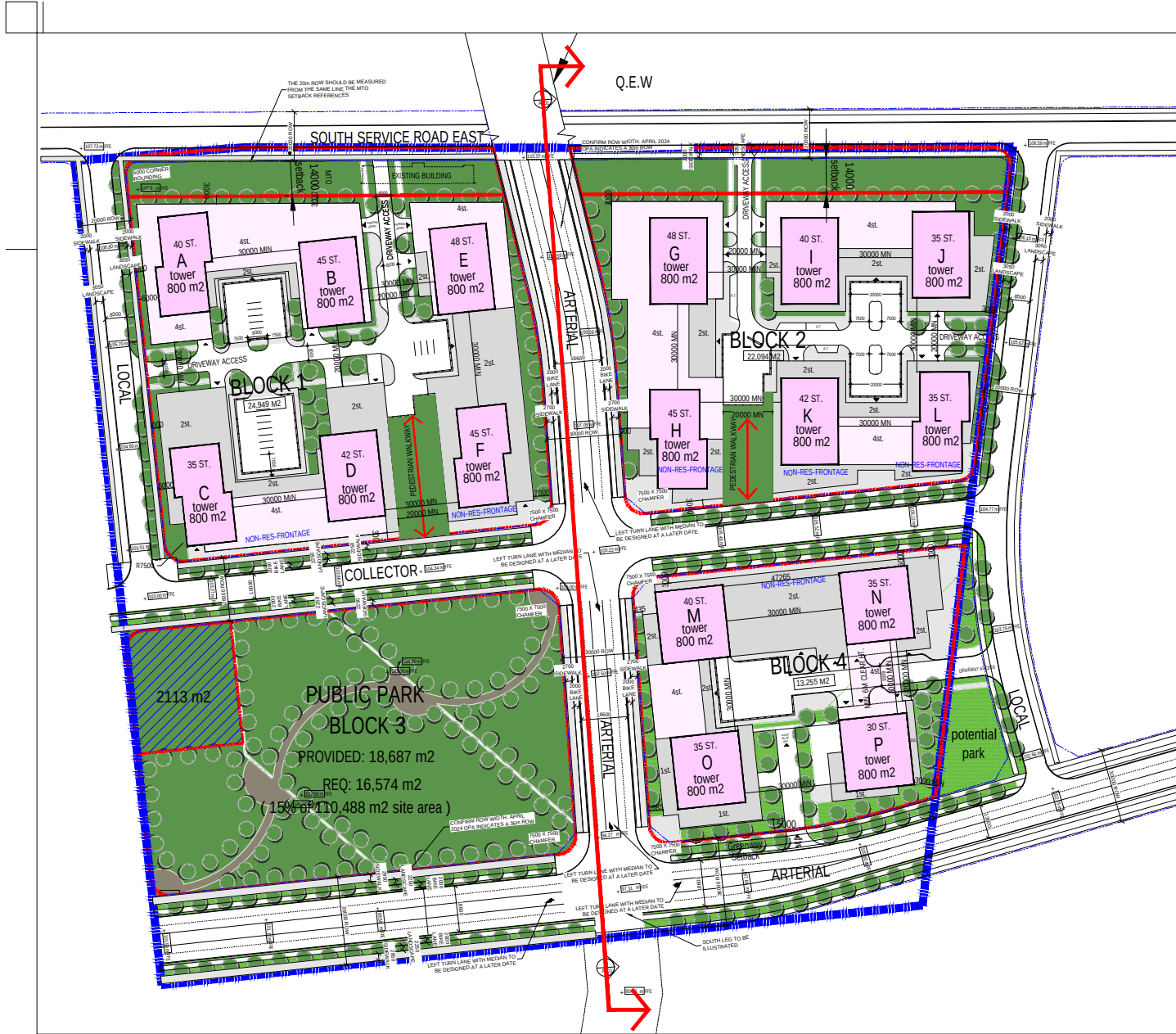
SOUTH SERVICE ROAD

THE ROSE CORPORATION

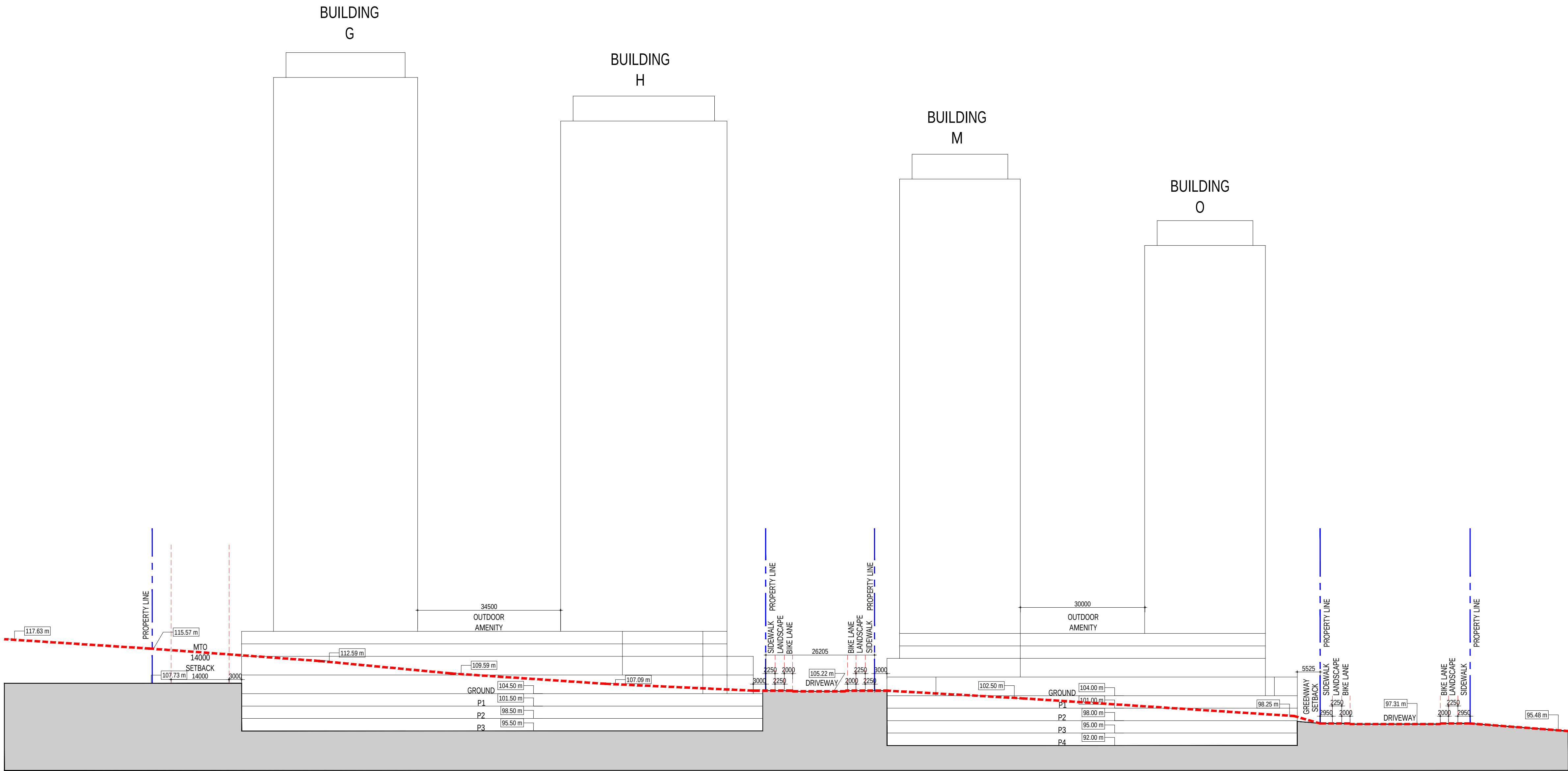
OAKVILLEONTARIO

PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

ELEVATIONS - BLOCK 4
BUILDING M,N,O,P



KEY PLAN



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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

OAKVILLE

THE ROSE CORPORATION

ONTARIO

PROJECT ARCHITECT:

J. Chimienti

ASSISTANT DESIGNER:

B. DADGOSTAR

DRAWN BY:

B. DADGOSTAR

CHECKED BY:

D. Biase

PLOT DATE:

NOV.01.2024

JOB #

2127.23

1:600 A501

TITLEBLOCK SIZE: 610 x 900



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PROPOSED MIXED-USE DEVELOPMENT			
SOUTH SERVICE ROAD			
THE ROSE CORPORATION			
OAKVILLE			ONTARIO
PROJECT ARCHITECT:	J. Chimenti		
ASSISTANT DESIGNER:	B. DADGOSTAR		
DRAWN BY:	B. DADGOSTAR		
CHECKED BY:	D. Biase		
PLOT DATE:	NOV.01.2024		
JOB #	2127.23		

MASSING VIEW
AERIAL VIEW LOOKING NORTH EAST

N.T.S. A601



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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD		
THE ROSE CORPORATION		
OAKVILLE		ONTARIO
PROJECT ARCHITECT:	J. Chimenti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
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MASSING VIEW
AERIAL VIEW LOOKING NORTH WEST

N.T.S. A602



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PROPOSED MIXED-USE DEVELOPMENT	
SOUTH SERVICE ROAD	
THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
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MASSING VIEW
AERIAL VIEW LOOKING SOUTH WEST

N.T.S. A603



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PROPOSED MIXED-USE DEVELOPMENT

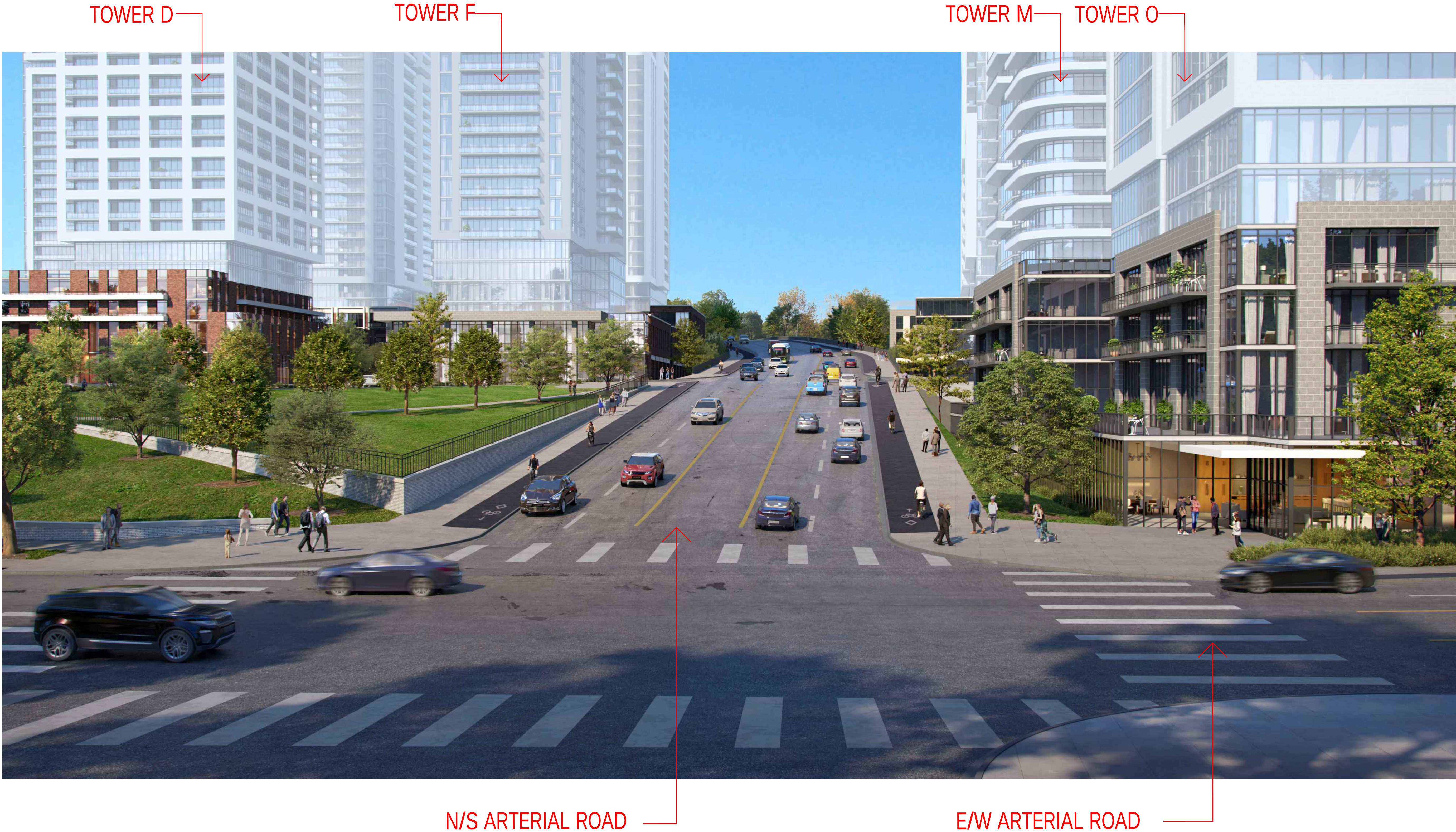
SOUTH SERVICE ROAD

THE ROSE CORPORATION

OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

MASSING VIEW
AERIAL VIEW LOOKING SOUTH EAST

N.T.S. **A604**



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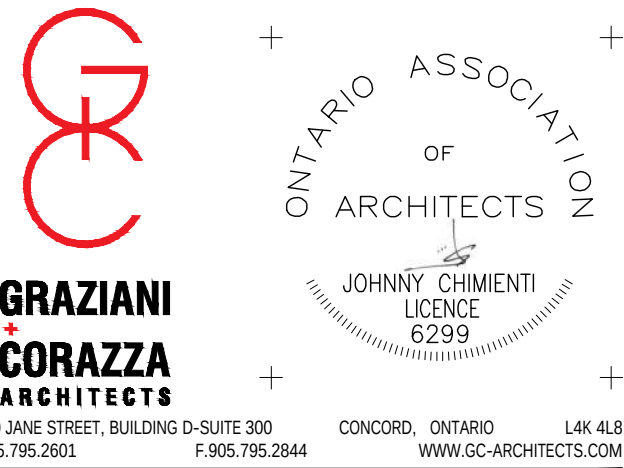
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PROPOSED MIXED-USE DEVELOPMENT

SOUTH SERVICE ROAD

THE ROSE CORPORATION	
OAKVILLE	ONTARIO
PROJECT ARCHITECT:	J. Chimienti
ASSISTANT DESIGNER:	B. DADGOSTAR
DRAWN BY:	B. DADGOSTAR
CHECKED BY:	D. Biase
PLOT DATE:	NOV.01.2024
JOB #	2127.23

MASSING VIEW
PEDESTRIAN VIEW LOOKING NORTH

N.T.S. A605

TITLEBLOCK SIZE: 610 x 900

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PROPOSED MIXED-USE DEVELOPMENT

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THE ROSE CORPORATION		
OAKVILLE		ONTARIO
PROJECT ARCHITECT:	J. Chimienti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
PLOT DATE:	NOV.01.2024	
JOB #	2127.23	

MASSING VIEW
PEDESTRIAN VIEW LOOKING WEST

N.T.S. A606

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- | | | | |
|----|-------------|--------------------------------|--------|
| 1. | SEP.12.2024 | ISSUED TO CITY FOR PAC MEETING | J. CHL |
| 2. | NOV.01.2024 | ISSUED TO CITY FOR OPA | J. CHL |



ISSUED FOR REVISIONS



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PROPOSED MIXED-USE DEVELOPMENT		
SOUTH SERVICE ROAD		
THE ROSE CORPORATION		
OAKVILLE		ONTARIO
PROJECT ARCHITECT:	J. Chimienti	
ASSISTANT DESIGNER:	B. DADGOSTAR	
DRAWN BY:	B. DADGOSTAR	
CHECKED BY:	D. Biase	
PLOT DATE:	NOV.01.2024	
JOB #	2127.23	

MASSING VIEW
PEDESTRIAN VIEW LOOKING EAST

N.T.S. A607



April 21 - 7:55 AM



April 21 - 8:55 AM

LEGEND

Applicant Proposal - Subject Site

Shadow Extent



April 21 - 9:55 AM



April 21 - 10:55 AM





April 21 - 11:55 AM



April 21 - 12:55 PM



April 21 - 1:55 PM



April 21 - 2:55 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent





April 21 - 3:55 PM



April 21 - 4:55 PM

LEGEND

 Applicant Proposal - Subject Site

 Shadow Extent



April 21 - 5:55 PM



April 21 - 6:39 PM





June 21 - 7:08 AM



June 21 - 8:08 AM

LEGEND

 Applicant Proposal - Subject Site

 Shadow Extent



June 21 - 9:08 AM



June 21 - 10:08 AM





June 21 - 11:08 AM



June 21 - 12:08 PM



June 21 - 1:08 PM



June 21 - 2:08 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent





June 21 - 3:08 PM



June 21 - 4:08 PM

LEGEND

 Applicant Proposal - Subject Site

 Shadow Extent



June 21 - 5:08 PM



June 21 - 6:08 PM





June 21 - 7:08 PM



June 21 - 7:33 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent





September 21 - 8:35 AM



September 21 - 9:35 AM



September 21 - 10:35 AM



September 21 - 11:35 AM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent





September 21 - 12:35 PM



September 21 - 1:35 PM



September 21 - 2:35 PM



September 21 - 3:35 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent





September 21 - 4:35 PM



September 21 - 5:35 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent



September 21 - 5:46 PM





December 21 - 9:18 AM



December 21 - 10:18 AM



December 21 - 11:18 AM



December 21 - 12:18 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent





December 21 - 1:18 PM



December 21 - 2:18 PM

LEGEND

- Applicant Proposal - Subject Site
- Shadow Extent



December 21 - 3:15 PM

