

SUITE TOTAL 476.531 5,130 24.971 269 88.378 COMMON AREA THIRD FLOOR TOTAL 564.909 FOURTH FLOOR PLAN **BALCONIES** | METRIC | IMPERIAL METRIC | IMPERIAL 2,141 31.302 337 198.931 SUITE 10 252.071 2,713 26.746
 SUITE TOTAL
 451.002
 4,855
 58.048
 625
 52.687 567 COMMON AREA 503.689 **5,422** FOURTH FLOOR TOTAL 1749.351 18,830 **GROSS FLOOR AREA TOTAL** 2074.491 22,330 **BALCONY TOTAL** 149.557 1,610 BASEMENT FLOOR AREA 536.258 5,772 153.187 1,649 **TOTAL** 689.445 7,421

Drawings must NOT be scaled. Contractor must check and verify all dimensions, specifications and drawings on site and report any discrepancies to the architect prior to proceeding with any of the work.

SITE LEGEND:

PROPERTY LINE EXISTING GRADE - REFER TO CIVIL FINISHED GRADE - REFER TO CIVIL F.E. | FINISHED FLOOR ELEVATION MAIN ENTRANCE

SECONDARY ENTRANCE / EXITS EXISTING STRUCTURES TO BE REMOVED UGP EXTENT OF UNDERGROUND PARKING WALLS ROOF DOWNSPOUT LOCATION, DISCHARGE

PROPOSED DIMENSIONS TO NEW STRUCTURE LOW BOLLARD LANDSCAPE LIGHTING (1) TREE HOARDING

ON 600X600 CONC. PAVER

TR 07 TREE NUMBER PER ARBOURIST REPORT **EXISTING TREE TO REMAIN -**DASHED LINE INDICATES TPZ (TREE PROTECTION ZONE PER ARBOURIS

EXISTING TREE TO BE REMOVED EXISTING TREE TO BE REMOVE REFER TO ARBORIST REPORT

NEW TREE PER LANDSCAPE PLAN

09.24.20 ISSUED FOR FINAL SPA 06.25.20 NORTH EASEMENT ADDED 05.25.20 HYDRO VAULT LOCATED

12.05.19 ADDITIONAL NOTES ADDED.
WALKWAY & BOLLARD LIGHTING PROVIDED ALONG NORTH SIDE OF BUILDING

4 | 03.21.19 | TREE 1 REMOVED | 11.07.18 | REISSUED FOR SITE PLAN APPRO 04.26.18 ISSUED FOR SITE PLAN APPROVAL

01.05.18 ISSUED FOR PRECONSULT DATE: DESCRIPTION: EVISIONS / ISSUANCE:



HICKS DESIGN STUDIO 295 ROBINSON STREET, SUITE 200 OAKVILLE ON, CAN L6J 1G7

CLIENT:

TRAFALGAR ROAD CONDOMINIUMS

ADDRESS: 158 TRAFALGAR ROAD CITY: OAKVILLE, ONTARIO DRAWING TITLE:

SITE STATISTICS

DRAWN: VRP DATE: AUG. 2017 SCALE: 1:150 SHEET NUMBER: JOB NUMBER: 17-126 A1.1

5 ZONING REGULATIONS
A1.1 SCALE: N. T. S.

3.2.6.

3.2.2.20.-.83 9.10.6.

3.2.1.1.(3)-(8) 9.10.4.1

3.1.16. 9.9.1.3.

N/A

12. High Building

14. Mezzanine (s) Area, - not applicable

13. Permitted Construction Combustible ☐ Non-Combustible ☐ Both ▼

15. Occupant load based on: m²/person ☐ design of building ▼

16. Barrier-free Design: Yes **▼** No □

17. Hazardous Substances Yes ☐ No **☑**

19. Spatial Separation - Construction of Exterior Walls

Actual Construction Combustible 🗌 Non-Combustible 🗍 Both 🗹

44 TOTAL OCCUPANT LOAD - BASED ON 2 OCCUPANTS PER BEDROOM

Mezzanine 1 Hour(s) N/A

Roof 0 Hour(s) N/A

Mezzanine 1 Hour(s) N/A

Required Fire Horizontal Assemblies FRR (Hours) Listed Design No. or Description (SG-2) 3.3.2.20.-.83 & 9.10.8. &

FRR of Supporting Members Listed Design No. or Description (SG-2)

WALL AREA OF EBF LIM. DIST PERMITTED % PROPOSED % FRR LISTED DESIGN COMB. COMB. COMB. CLADDING CONS.

 NORTH
 351.9
 2.75
 21%
 15%
 1 HOUR
 ULC - W453
 YES
 YES
 YES

 SOUTH
 372.5
 3.42
 24.4%
 22.8%
 1 HOUR
 ULC - W453
 YES
 YES
 YES

(7.5M FROM PROPERTY LINE)

GROSS FLOOR AREA PROPOSED:

GROUND FLOOR

SECOND FLOOR

THIRD FLOOR

FOURTH FLOOR

PARKING REQUIREMENTS:

NUMBER OF UNITS

TOTAL REQUIRED

TOTAL PROVIDED

LOT COVERAGE:

PERMITTED

PROPOSED

COVERAGE AREA

REQUIRED 2.0 / DWELLING UNIT

4 SITE STATISTICS
A1.1 SCALE: N. T. S.

3 AREA CALCULATIONS
A1.1 SCALE: N. T. S.

564.909 6,081

564.909 6,081

503.689 5,422

2074.491 22,330

70.5% 649.304 6,989

70.5%