SEMI UNITS 1/2

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	212.40m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	534.40m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 10.44m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

SEMI UNITS 3/4

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	200.70m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	500.20m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 10.36m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

SEMI UNITS 5/6

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	200.70m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	494.60m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 10.44m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

SEMI UNITS 7/8

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	200.70m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	500.20m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 10.44m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

BUILDING 1A

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	257.57m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	686.27m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 11.94m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

BUILDING 1

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	372.10m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	967.58m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 11.81m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

BUILDING 2

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	588.60m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	1525.83m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 11.89m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

BUILDING 3

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	445.20m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	1147.36m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 11.81m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

BUILDING 4

BUILDING AREAS (FOOTPRINT)	N/A m2	N/S M2	429.49m2
BUILDING CLASSIFICATION			CODE REFERENCE
CLASSIFICATION	3.2.2 (NUMBER)	OR	☒ PART 9 DESIGN
MAJOR OCCUPANCIES	GROUP C RESIDENTIAL		3.1.2.
GROSS FLOOR AREAS	1145.02m2	(SUM OF ALL FLOORS AND MEZZANINES)	
BUILDING HEIGHT (NUMBER OF STORIES ABOVE 1ST STOREY)	3 STOREY 11.87m		DEFINED
NUMBER OF STREETS	ONE STREET		3.2.2.10&3.2.5.5.
MEZZANINE AREA(S)	N/A		3.2.1.1.
% OF BUILDING AREA	N/A		
BUILDING USED FOR MULTIPLE TENANCIES	☐ YES	☒ NO	
SPRINKLED BUILDING	☐ YES	☒ NO	☐ PARTIALLY LOCATION_____,
WILL BARRIER FREE ACCESS BE PROVIDED		☐ YES	☒ NO

SPATIAL SEPARATION REQUIREMENTS 3.2.3 OR 9.10.14

WALL	CONSTRUCTION TYPE	REQ. FIRE RESISTANCE RATING
NORTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
EAST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
SOUTH	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED
WEST	☐ COMBUSTIBLE ☒ NON COMBUSTIBLE	____HOUR(S) ☒ NOT REQUIRED

PROPOSED VALVE
HYDRANT
WATER SERVICE
CATCH BASIN
CABLE TELEVISION PEDESTAL
SUMP PUMP
FF FINISHED FLOOR ELEVATION
ML FINISHED MAIN LEVEL ELEVATION
UF UNDERSIDE FOOTING ELEVATION
BF FIN. BASEMENT FLOOR SLAB
TFW TOP OF FOUNDATION WALL
GF TOP OF GROUND FLOOR
ML TOP OF MAIN LEVEL
_R No. OF RISERS

LP LIGHT POLE
TRANSFORMER
DOUBLE STM./SAN. CONNECTION
SINGLE STM./SAN. CONNECTION
BELL PEDESTAL
UFR UNDERSIDE FOOTING AT REAR
UFF UNDERSIDE FOOTING AT FRONT
UFS UNDERSIDE FOOTING AT SIDE
W.O.D. WALK OUT DECK
W.O.B. WALK OUT BASEMENT
REV REVERSE PLAN

STREET SIGN
MAIL BOX
RETAINING WALL
CHAIN LINK FENCE (SEE LANDSCAPE PLAN)
ACOUSTICAL FENCE (SEE LANDSCAPE PLAN)
WOOD SCREEN FENCE (SEE LANDSCAPE PLAN)
HYDRO SERVICE LATERAL
HYDRO METER
GAS METER
SWALE DIRECTION
EMBANKMENT
PROVIDE 3/4" DIA. CLEAR STONE IN THIS AREA
THIS LOT CONTAINS ENGINEERED FILL
AC AIR CONDITIONER REQUIRED
RAIN WATER DOWNSPOUT LOCATION (DISCHARGE ONTO SPLASHPAD)
SIDE WINDOW LOCATION
EXTERIOR DOOR LOCATION
EXTERIOR DOOR LOCATION
REDUCE SIDE YARD

north arrow

KEY PLAN

SUBJECT PROPERTY

no.	description	date	by
20		-	-
19		-	-
18		-	-
17		-	-
16		-	-
15		-	-
14		-	-
13		-	-
12		-	-
11		-	-
10		-	-
9		-	-
8		-	-
7		-	-
6		-	-
5		-	-
4		-	-
3	ISSUED FOR 3RD SPA	23-01-13	RC
2	ISSUED FOR 2ND SPA	22-10-13	SS
1	ISSUED FOR SPA	22-01-19	RC

Builder to verify location of all hydrants, street lights, transformers and other services.
If minimum dimensions are not maintained, builder is to relocate at his own expense.

Builder to verify service connection elevations prior to constructing foundations.

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The undersigned has reviewed and takes responsibility for this design, and has the qualifications and meets the requirements set out in the Ontario Building Code to be a Designer.

qualification information	
name Richard Vink	24488
registration information VA3 Design Inc.	BCIN 42658

signature: R Vink

VOGUE WYCLIFFE (OAKVILLE) LTD.

project name
3171 LAKESHORE ROAD WEST

municipality: OAKVILLE, ON
project no.: 17027
registered plan no.: —
lot/block no.: —

CSP: OBC MATRIX CHARTS

date: MAY 2016		scale: 1:250	drawing no.: OM1
drawn by: STEVE SOSTARIC	checked by: —	d. name: 17027-SP	