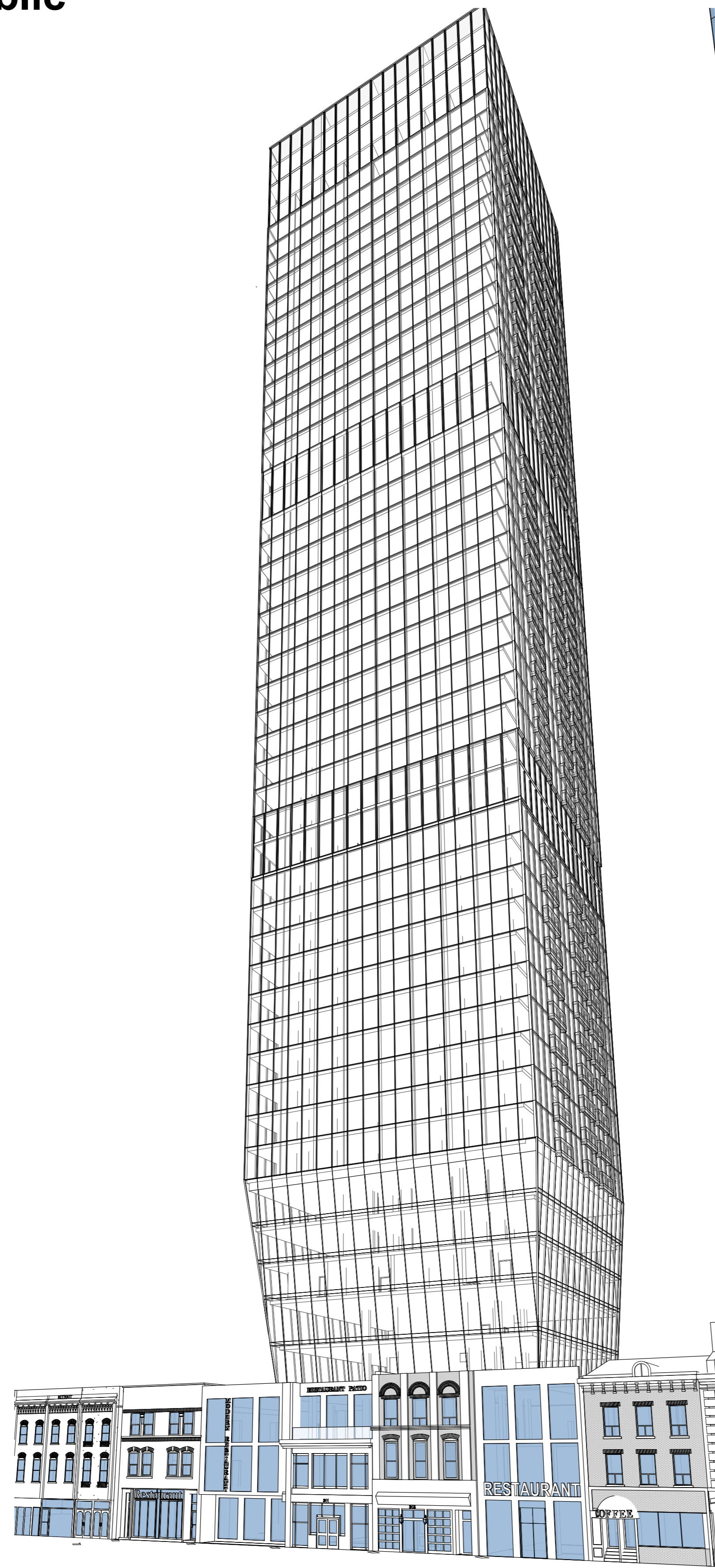


Public Appendix 1 to Public Attachment 1



A0	PROJECT INFORMATION
A0.01	3D PERSPECTIVE VIEW
A1.00	SITE PLAN
A1.01	SURVEYOUR
A2.01	PARKING P4
A2.02	PARKING P3
A2.03	PARKING P2
A2.04	PARKING P1
A3.01	GROUND FLOOR PLAN
A3.02	SECOND FLOOR
A3.03	THIRD FLOOR
A3.04	4TH FLOOR PLAN
A3.05	5TH FLOOR PLAN
A3.06	TYPICAL NECK FLOOR 6TH-8TH
A3.07	TOWER FLOOR 9TH - 14TH
A3.08	TOWER FLOOR 15TH - 48TH
A3.09	49TH FLOOR PLAN
A3.10	50TH FLOOR PLAN
A3.11	ROOF PLAN
A4.01	NORTH ELEVATION
A4.02	EAST ELEVATION
A4.03	WEST ELEVATION
A4.04	SOUTH ELEVATION
A4.05	SECTION
A4.06	3D VIEWS
A4.07	3D VIEWS
A4.08	FACADE VIEW
A4.09	3D REVIEW

Project Statistics Summary

Client:
Project: 301-319 King Street West

#####

PHASE 1

1. Municipal Address & Legal Description

301-319 King Street West
Part of Lot 14 & Lots 15,16 & 17 Registered Plan 57 City of Toronto
Part of Lots 1,2,3,4,5 & 6 - Registered Plan 537 City of Toronto

2. Site Area

2.1 Gross Site

Survey Information taken from Survey dated Sep.29,2015
Prepared by AKSAN PILLER CORPORATION LTD

Total	sq.m.	1,466.00	sq.ft.	15,780
-------	-------	----------	--------	--------

3. Proposed GFA

Level	GFA		Total Residential GFA		Total Commercial GFA		Indoor Amenity		Outdoor Amenity		sq.ft.
	sq.m.	Floors	sq.m.	sq.ft.	Floors	sq.m.	sq.ft.	sq.m.	sq.ft.		
Level 1: Ground	933.50	1	167.05	1,798	1	766.45	8,250	0.00	0	0.00	0
Level 2	1,123.08	1	0.00	0	1	1,123.08	12,089	0.00	0	0.00	0
Level 3	1,362.90	1	0.00	0	1	1,362.90	14,670	0.00	0	0.00	0
Level 4	0.00	1	0.00	0	0	0.00	0	462.58	4,979	853.10	9,183
Level 5	0.00	1	0.00	0	1	0.00	0	482.59	5,195	0.00	0
Level 6	519.13	1	519.13	5,588	1	0.00	0	0.00	0	0.00	0
Level 7	542.93	1	542.93	5,844	0	0.00	0	0.00	0	0.00	0
Level 8	606.63	1	606.63	6,530	0	0.00	0	0.00	0	0.00	0
Level 9-46	640.75	40	25,630.00	275,879	0	0.00	0	0.00	0	0.00	0
Level 49	487.25	1	487.25	5,245	0	0.00	0	0.00	0	0.00	0
Level 50	487.25	1	487.25	5,245	0	0.00	0	0.00	0	0.00	0
Total	31,692.67	50	28,440.24	306,128	5	3,252.43	35,009	945.17	10,174	853.10	9,183

Total Proposed GFA 31,692.67 341,137

4. Proposed Density

Proposed Floor Space Index (Total Proposed GFA / Gross Site Area) 21.62

5. No. of Residential Units + Suite Mix

Level	Floors	S	1B	1B+D	2B	2B+D	3B (10%)	Total
Level 6	1	2	5	1	2	0	0	10
Level 7	1	2	5	1	2	0	0	10
Level 8	1	2	5	1	2	0	0	10
Level 9-14	6	12	18	6	18	6	0	60
Level 15-48	34	34	102	34	68	34	34	306
Level 49-50	2	0	0	0	0	0	7	7
Total	45	52	135	43	92	40	41	403

6. Vehicular Parking

6.1 Required Parking

Type	# of Units	Min. Per Unit	Min. Per Bach. Unit	Min. Per 1B Unit	Min. Per 1B+D Unit	Min. Per 2B Unit	Min. Per 3B Unit	Minimum Required
Tenant	403		0.3	0.5	0.5	0.8	1.0	219
Visitor	403	0.1						41
Commercial	1/100m2							32
Total Required			40	16	68	22	74	292

6.2 Provided Parking

Level	Tenant (Standard Parking Space)	Tenant (Accessible Parking Space)	Commercial (Standard Parking Space)	Commercial (Accessible Parking Space)	Visitor (Standard Parking Space)	Visitor (Accessible Parking Space)	Total
Level P1	0	0	7	0	0	0	7
Level P2	0	0	0	0	28	2	30
Level P3	28	2	0	0	0	0	30
Level P4	28	2	0	0	0	0	30
Total Provided:	56	4	7	0	28	2	97

7. Bicycle Parking

7.1 Required Bicycle Parking

Type	# of Units	Min Req. Per Unit	Minimum Required
Tenant	403	0.9	363
Visitor	403	0.1	41
Comm. Long Term	Area/100m2	0.2+3	10
Comm. Short Term	Area/100m2	0.2	7
Total			421

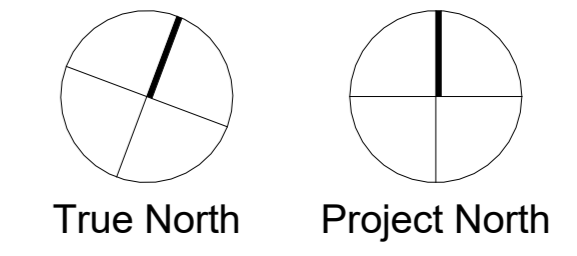
7.2 Provided Bicycle Parking

Level	P1	L1	L2	Total Provided
Tenant	344	20	0	364
Visitor	0	43	0	43
Comm. Long Term	0	10	0	10
Comm. Short Term	0	7	0	7
Total	344	80	0	424

8. Amenity Space

Type	No. of Units	Req. per Unit (sq.m.)	Total Required (sq.m.)	Total Provided (sq.m.)
Indoor	403	2	806.00	945.17
Outdoor	403	2	806.00	853.10
Total Amenity (Indoor + Outdoor)			1,612.00	1,798.27

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Key Plan

- | No. | Issue | Date |
|-----|-----------------------|--------------|
| 6 | Issued for Settlement | Oct 28/2019 |
| 5 | Issued for Review | July 25/2019 |
| 4 | Issued for Review | July 17/2019 |
| 3 | Issued for Review | May 14/2019 |
| 2 | Issued for Review | Feb 13/2018 |
| 1 | Review | Jan 25/2018 |

No. Issue Date



Owner

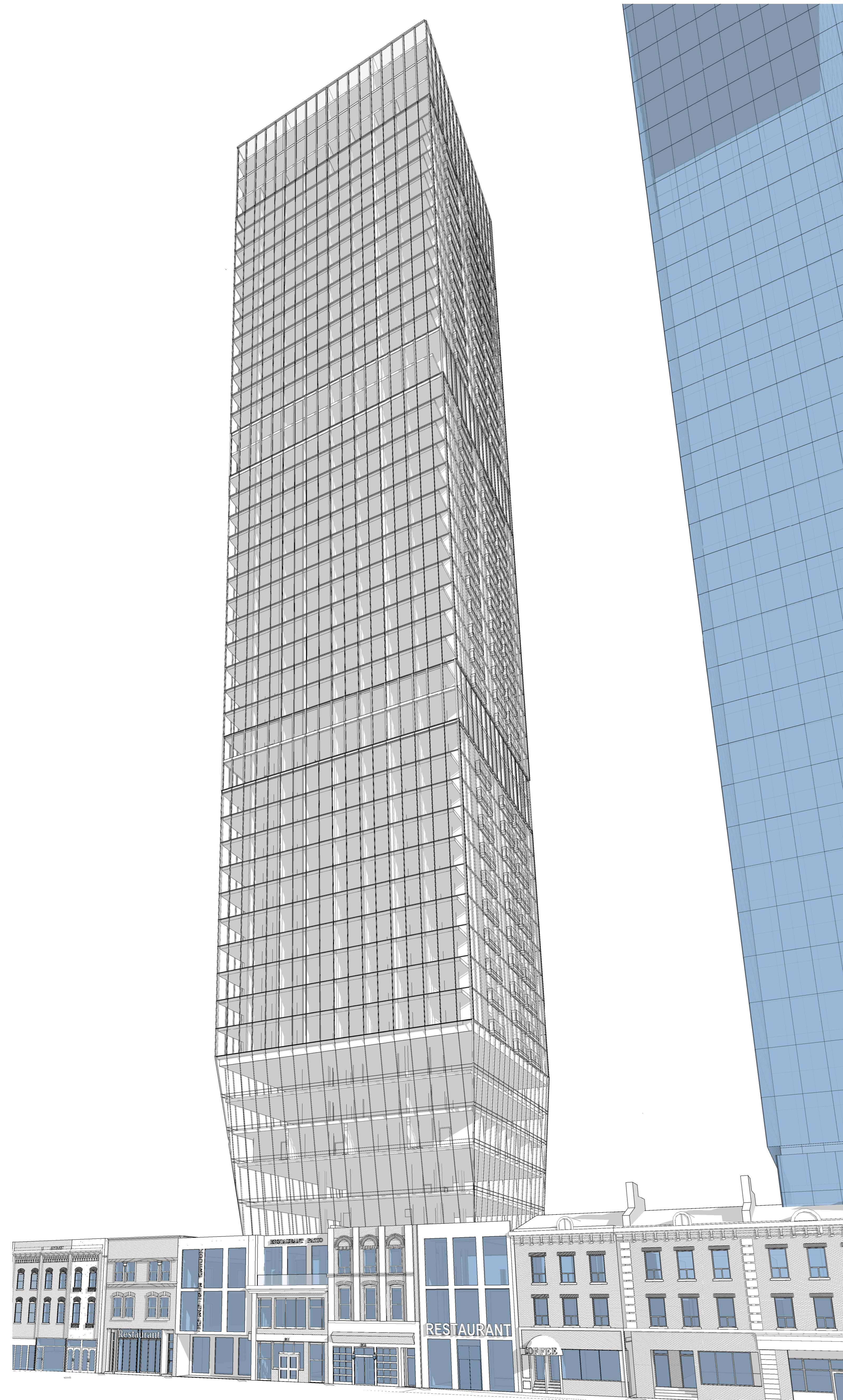
301-319 KING STREET WEST

PROJECT INFORMATION

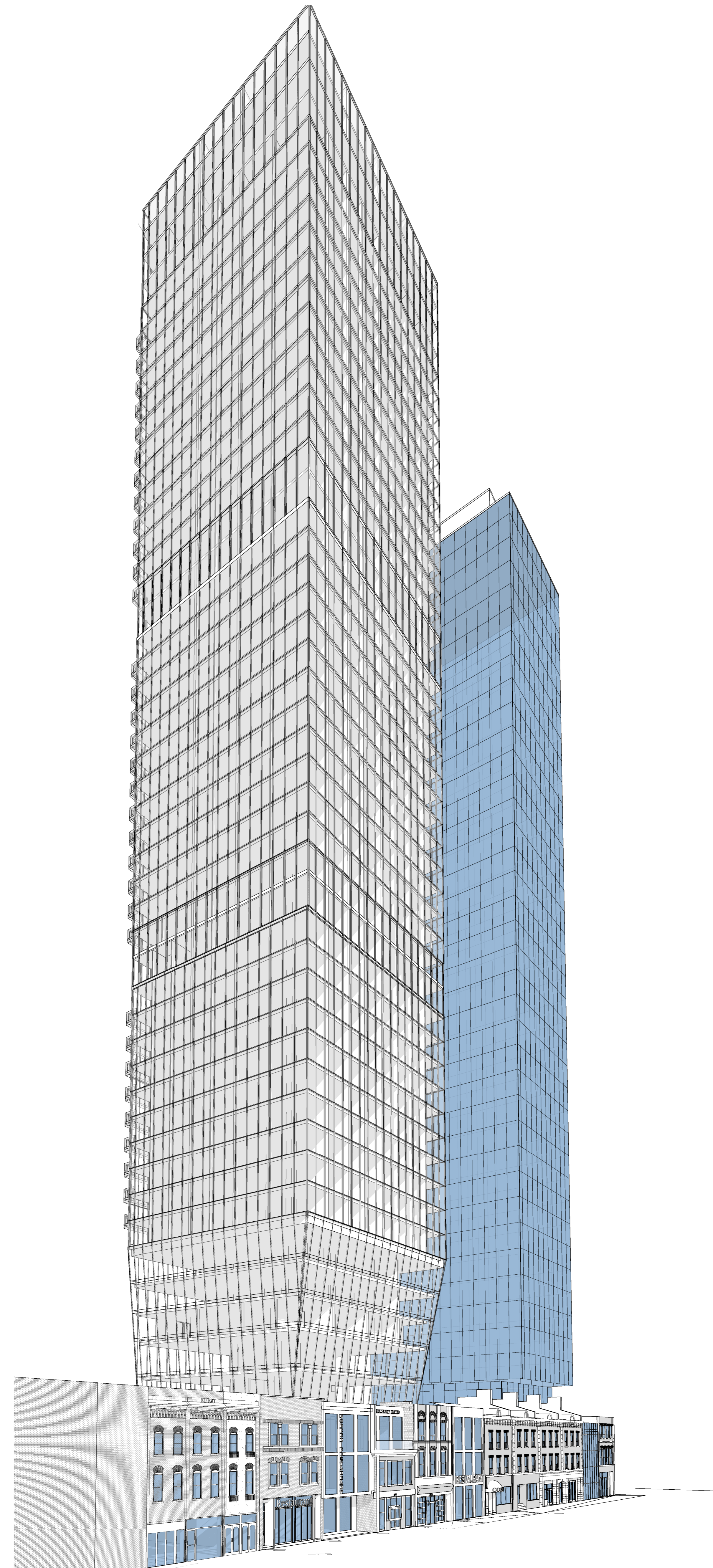
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Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A0

Scale

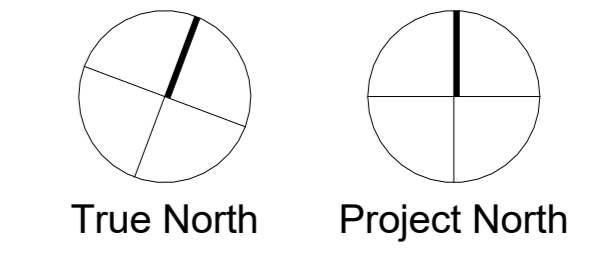


② 3D PERSPECTIVE FROM KING



① 3D View 15

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1	Review	Jan 25/2018

No.	Issue	Date
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SCOTT shields ARCH Scott Shields Architects Inc.
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 f. 416.924.7398

Owner

301-319 KING STREET WEST

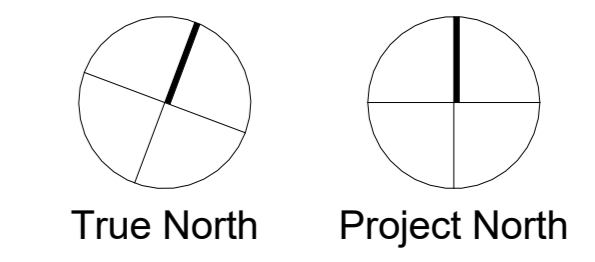
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Project number	18901
Date	Feb. 05/2018
Drawn by	Author
Checked by	Checker

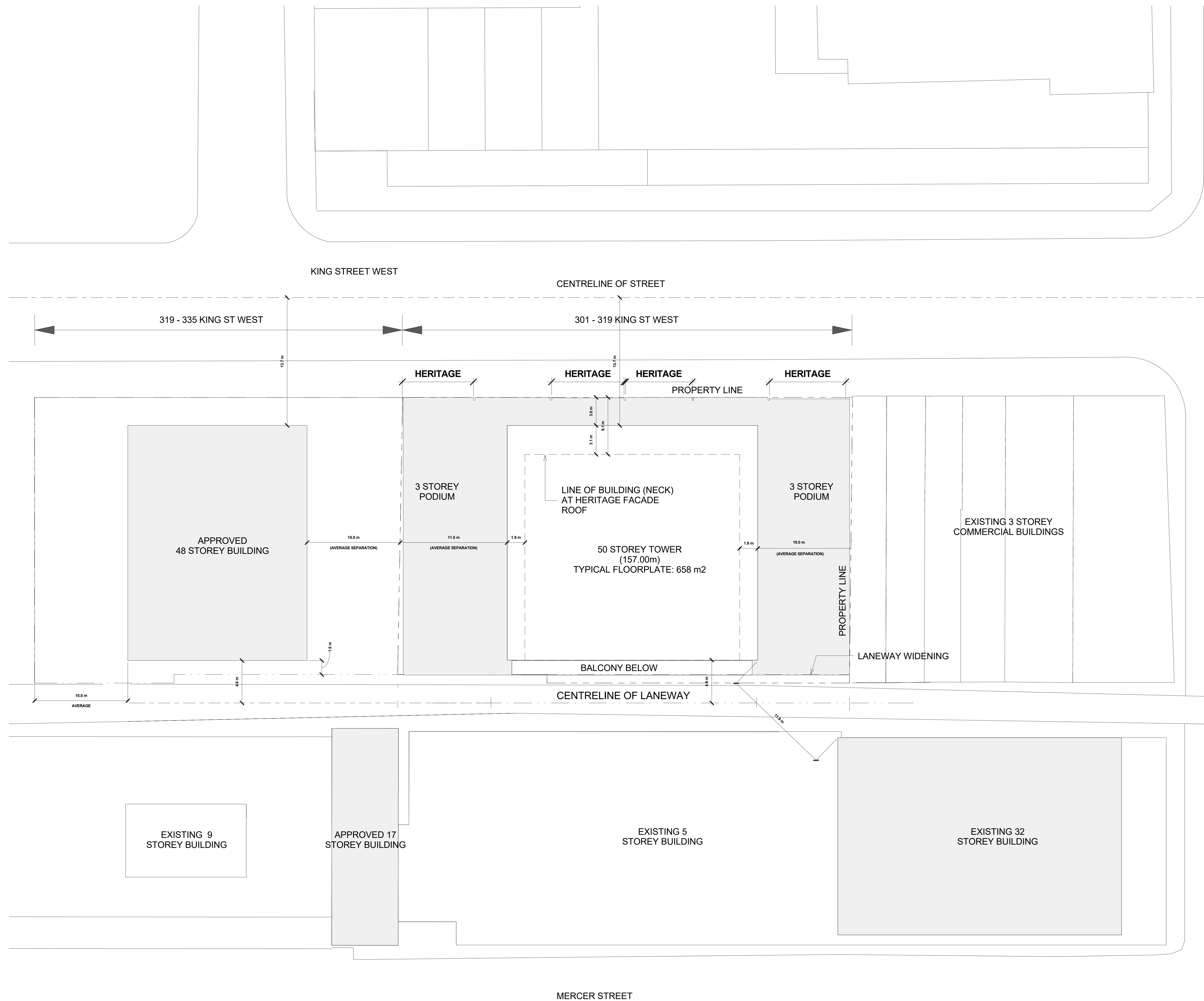
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Scale

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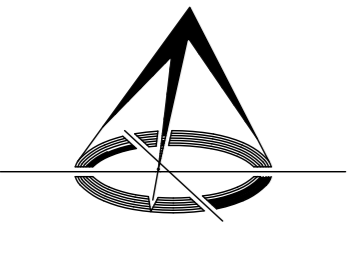
SITE PLAN

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A1.00

Scale 1 : 200

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN PERMISSION FORM
1951534



THIS PLAN IS NOT VALID
UNLESS IT IS AN EMBOSSED
ORIGINAL COPY
ISSUED BY THE SURVEYOR.
In accordance with
Regulation 1026, Section 29(3)

KING STREET WEST

BY TOWN OF YORK PLAN

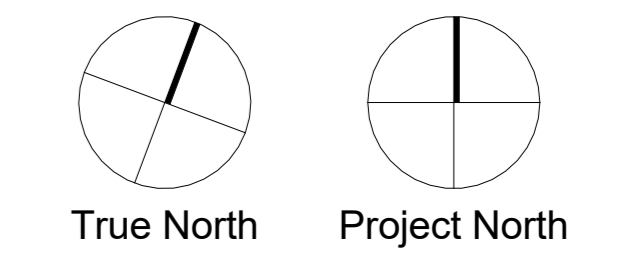
PIN 21413-0091 (LT)

SURVEYOR'S REAL PROPERTY REPORT PART 1: PLAN OF PART OF LOT 14 & LOTS 15, 16 & 17 REGISTERED PLAN 57 AND LOTS 1, 2, 3, 4, 5 & 6 REGISTERED PLAN 537 CITY OF TORONTO

SCALE 1 : 200

AKSAN PILLER CORPORATION LTD.

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Key Plan

LEGEND:

- | | | |
|--------|---------|---|
| ■ | DENOTES | SURVEY MONUMENT FOUND |
| □ | DENOTES | SURVEY MONUMENT PLANTED |
| IB | DENOTES | IRON BAR |
| SIB | DENOTES | STANDARD IRON BAR |
| SSIB | DENOTES | SHORT STANDARD IRON BAR |
| CC | DENOTES | CUT CROSS |
| CP | DENOTES | CONCRETE PIN |
| WIT | DENOTES | WITNESS MONUMENT |
| O/U | DENOTES | ORIGIN UNKNOWN |
| N | DENOTES | NORTH |
| S | DENOTES | SOUTH |
| E | DENOTES | EAST |
| W | DENOTES | WEST |
| Fc | DENOTES | FENCE |
| CLF | DENOTES | CHAIN LINK FENCE |
| BF | DENOTES | BOARD FENCE |
| P & W | DENOTES | POST AND WIRE FENCE |
| P1 | DENOTES | PLAN 63R-2638 |
| PLAN | DENOTES | REGISTERED PLAN 537 |
| CTS | DENOTES | CITY OF TORONTO SURVEY (AUGUST 22, 1986) |
| MMM | DENOTES | MARSHALL, MACKLIN, MONAGHAN, OLS (MAY 16, 1972) |
| HJG | DENOTES | H.J.GERRITS, O.L.S. (APRIL 13, 1989) |
| AP | DENOTES | AKSAN PILLER, O.L.S. |
| CB | DENOTES | CATCHBASIN |
| MH | DENOTES | MANHOLE |
| UP | DENOTES | UTILITY POLE |
| FH | DENOTES | FIRE HYDRANT |
| JK | DENOTES | J. KONING, OLS |
| ⌀ 0.50 | DENOTES | TREE TRUNK DIAMETER |

METRIC:
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

BEARING NOTE:
BEARINGS ARE REFERRED TO THE SOUTHERLY LIMIT OF KING STREET WEST AS SHOWN ON PLAN BA-1547 HAVING AN ASTRONOMIC BEARING ON N73°16'15"E.

ELEVATIONS NOTE:
ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE DERIVED FROM THE CITY OF TORONTO BENCH MARK CT560, ELEVATION = 86.200m.

6	Issued for Settlement	Oct 28/2019
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1	Review	Jan 25/2018

No. Issue Date

SCOTT SHIELDS ARCH Architects Inc.
24 Mercer Street Toronto, ON M5V 1H3
t. 416.924.2177 f. 416.924.7398

Owner

301-319 KING STREET WEST

SURVEYOUR

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A1.01

Scale 1 : 150

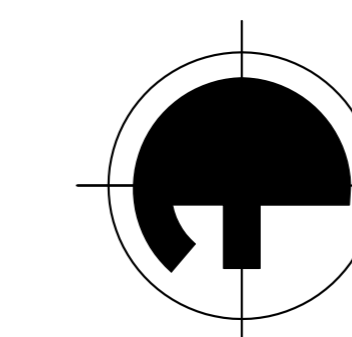
SURVEYOR'S CERTIFICATE:

I CERTIFY THAT:

1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM;
2. THE SURVEY WAS COMPLETED ON THE 31st DAY OF SEPTEMBER, 2015.

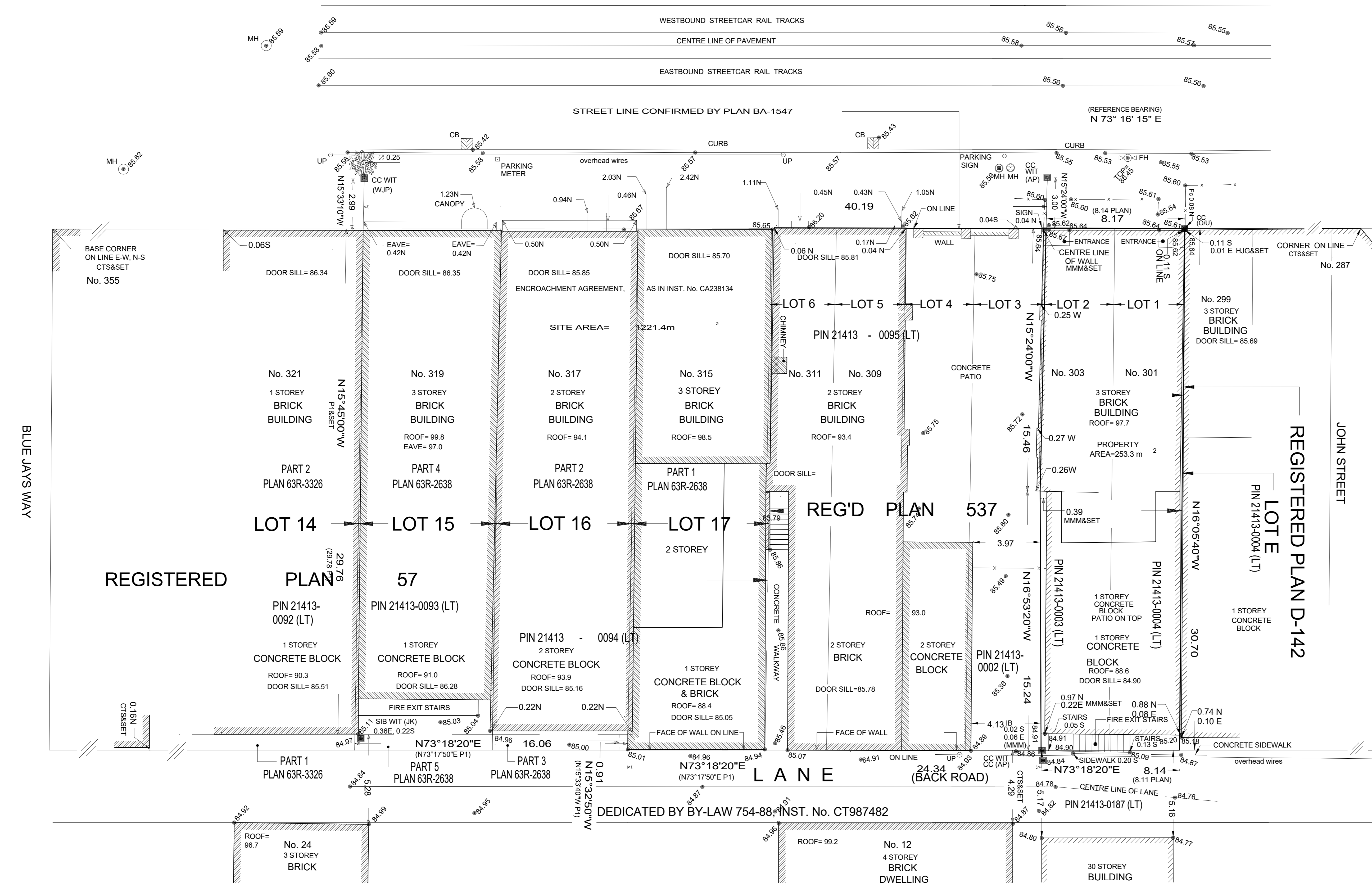
SEPTEMBER 29, 2015
DATE

ANNA AKSAN
Ontario Land Surveyor



AKSAN PILLER CORPORATION LTD
ONTARIO LAND SURVEYORS
943 MT PLEASANT ROAD, TORONTO, ONTARIO, M4P 2L7
(T) 416-488-1174 (F) 416-488-7843 (E) ap@apsurveys.co www.apsurveys.co

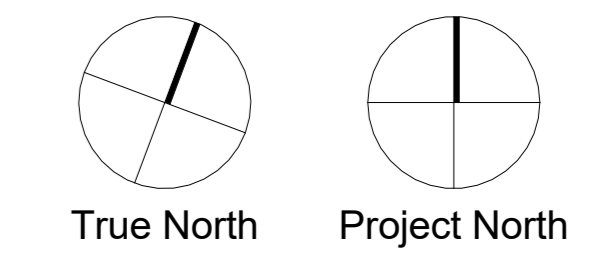
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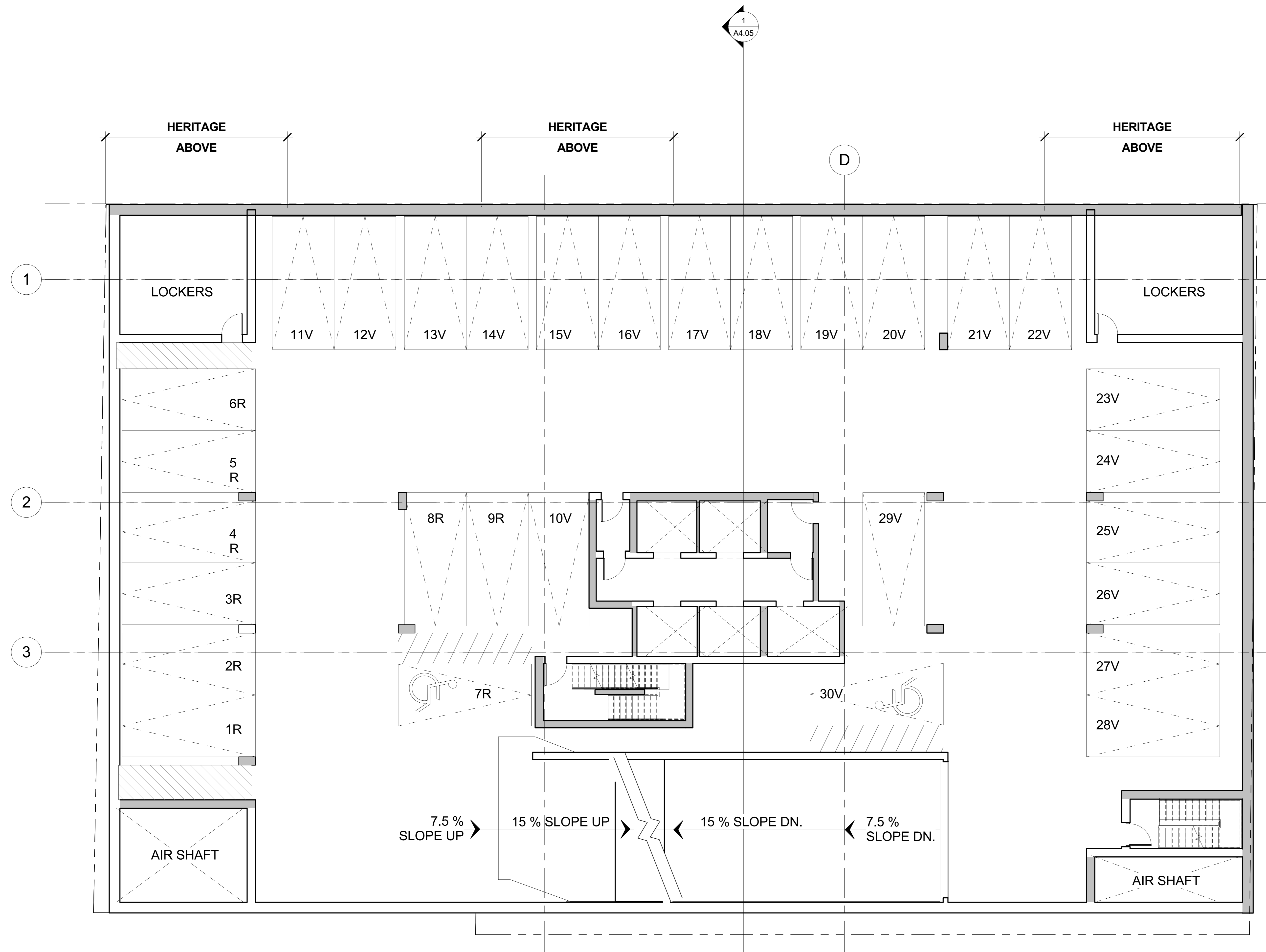
PART 2:
PREPARED FOR
LOCATION OF THE BUILDING:
UTILITY BUILDINGS:
DECKS:
SWIMMING POOLS:
EXISTING FENCES:
EASEMENTS:
RIGHTS OF WAY:

CLAIREVILLE HOLDINGS LTD.
AS SHOWN ON PART 1,
NONE,
NONE,
NONE,
AS SHOWN ON PART 1,
NONE RECITED IN THE LAST REGISTERED INSTRUMENT,
NONE RECITED IN THE PARCEL REGISTER.

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Owner

301-319 KING STREET WEST

PARKING P4

Project number 18901

Date Feb. 05/2018

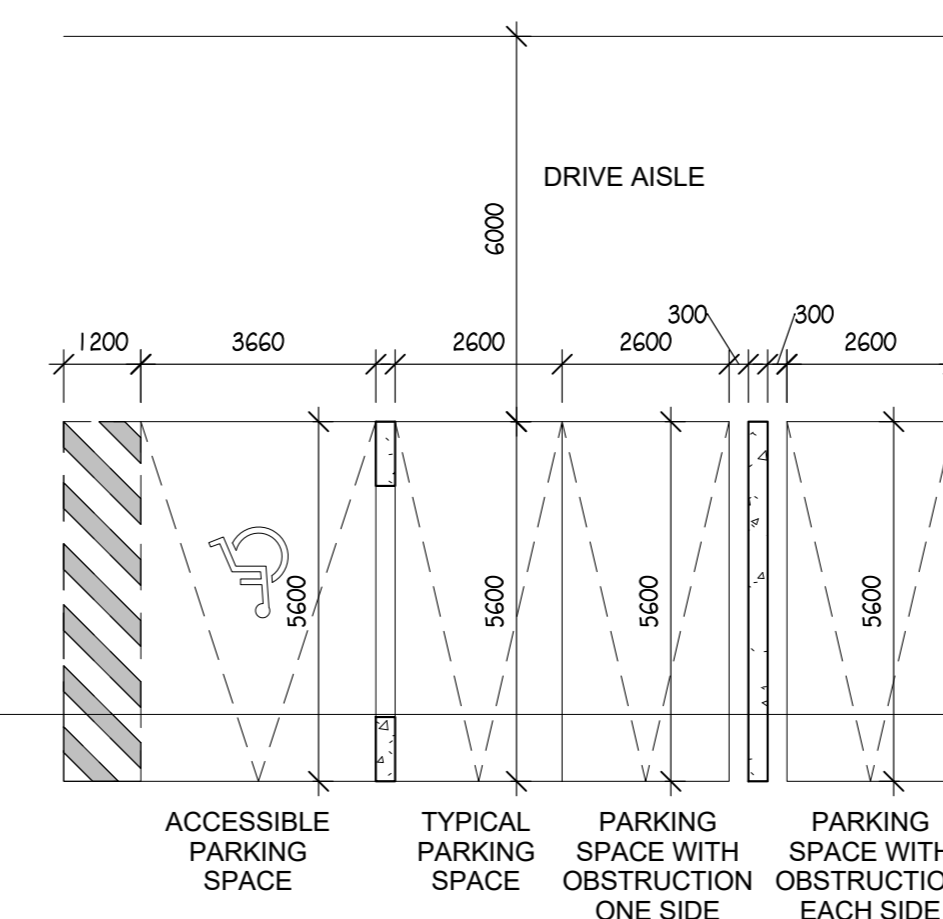
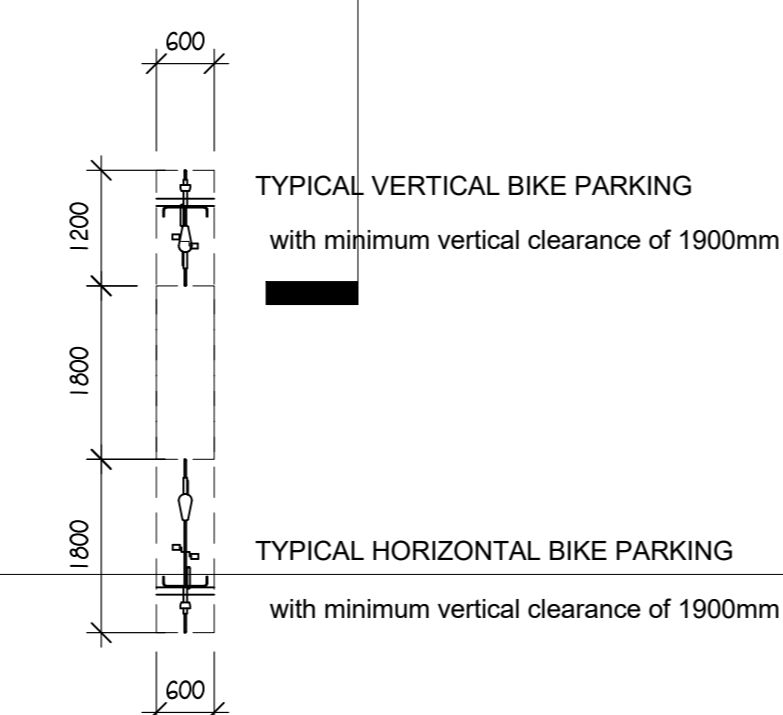
Drawn by KK

Checked by Checker

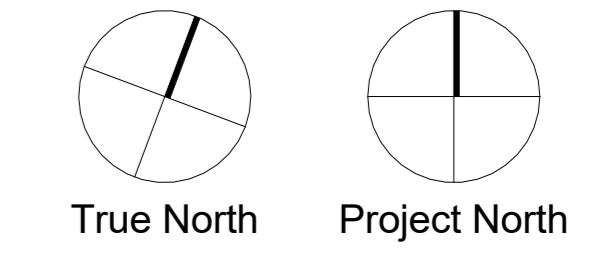
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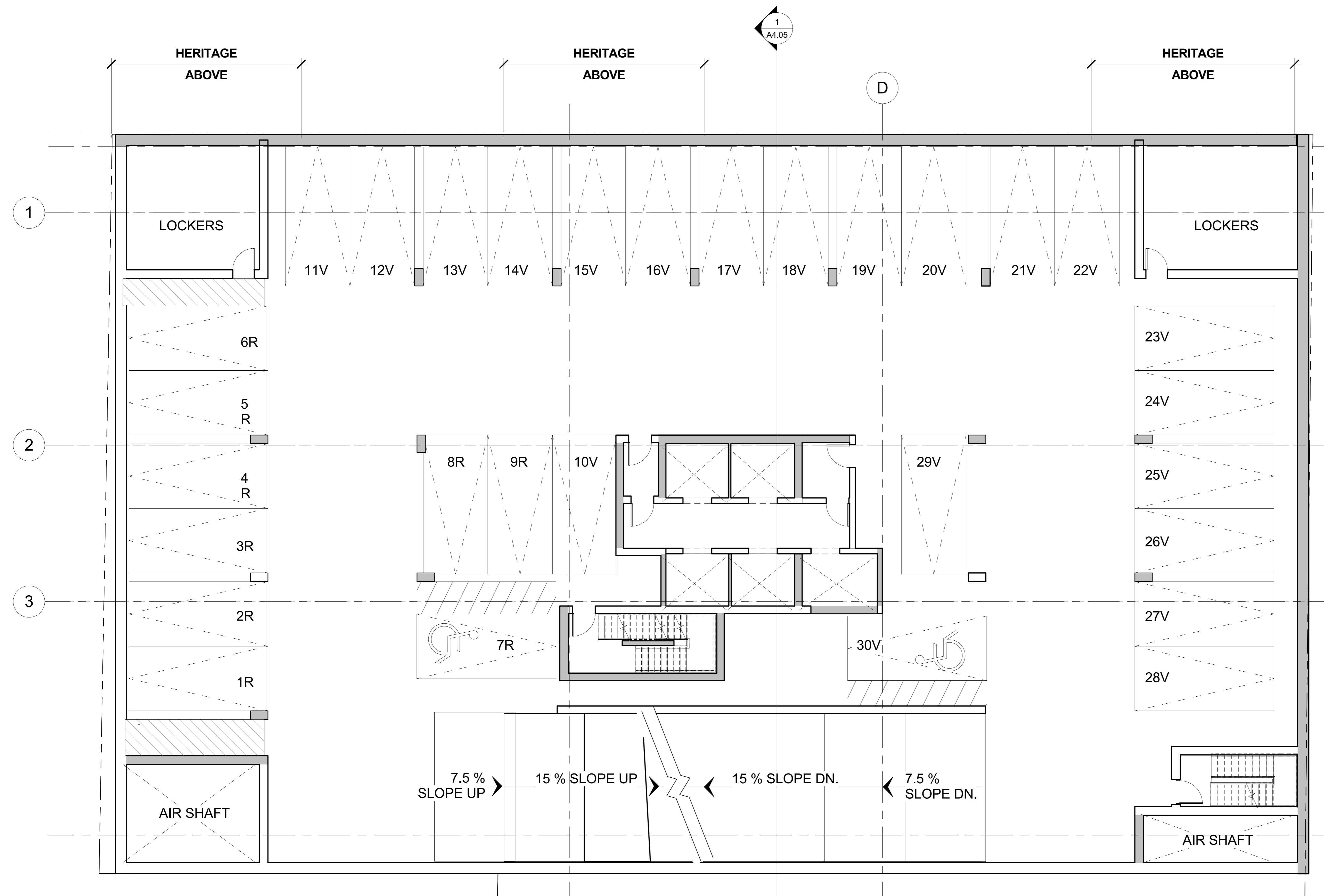
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301-319 KING STREET WEST

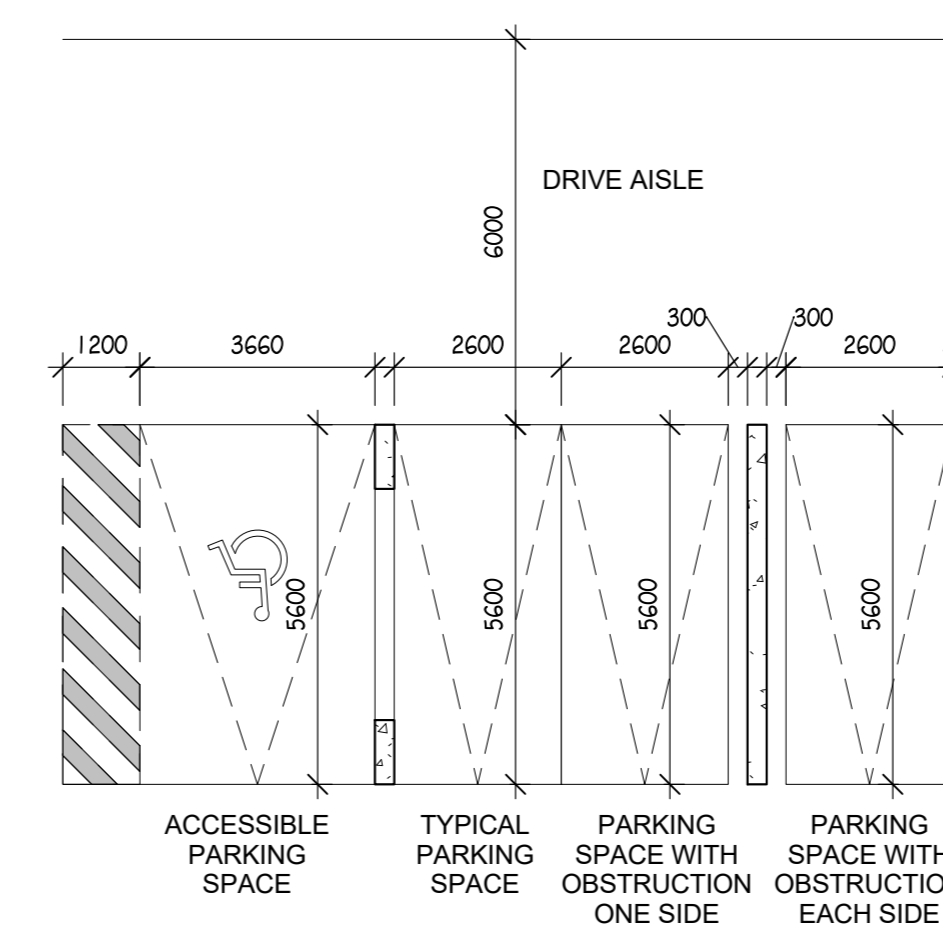
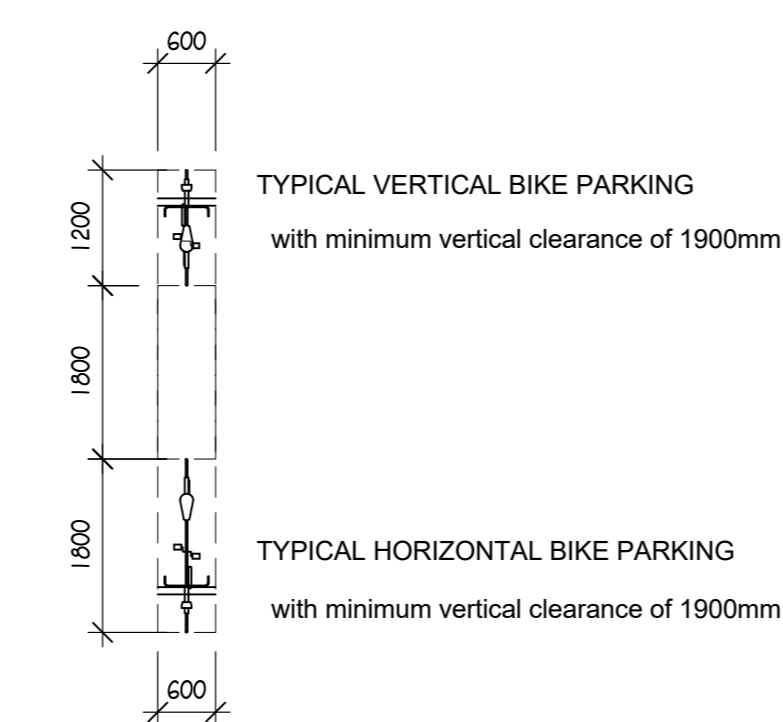
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Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

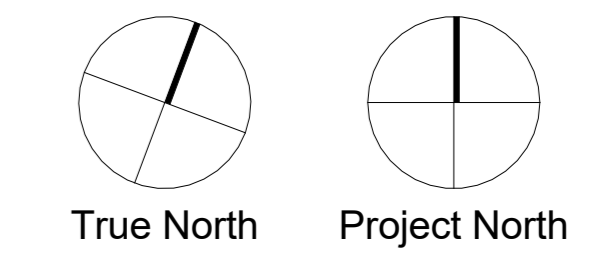
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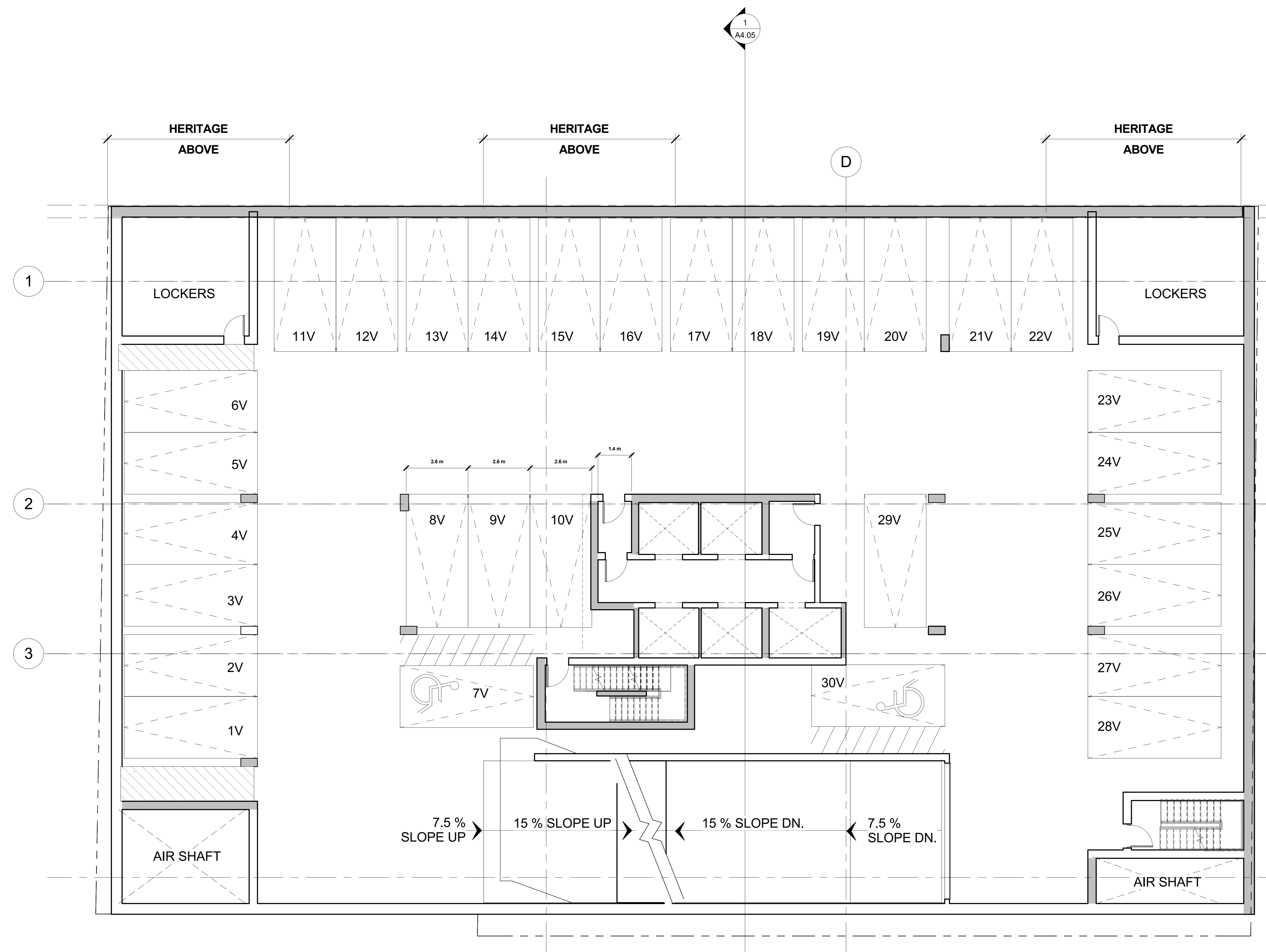
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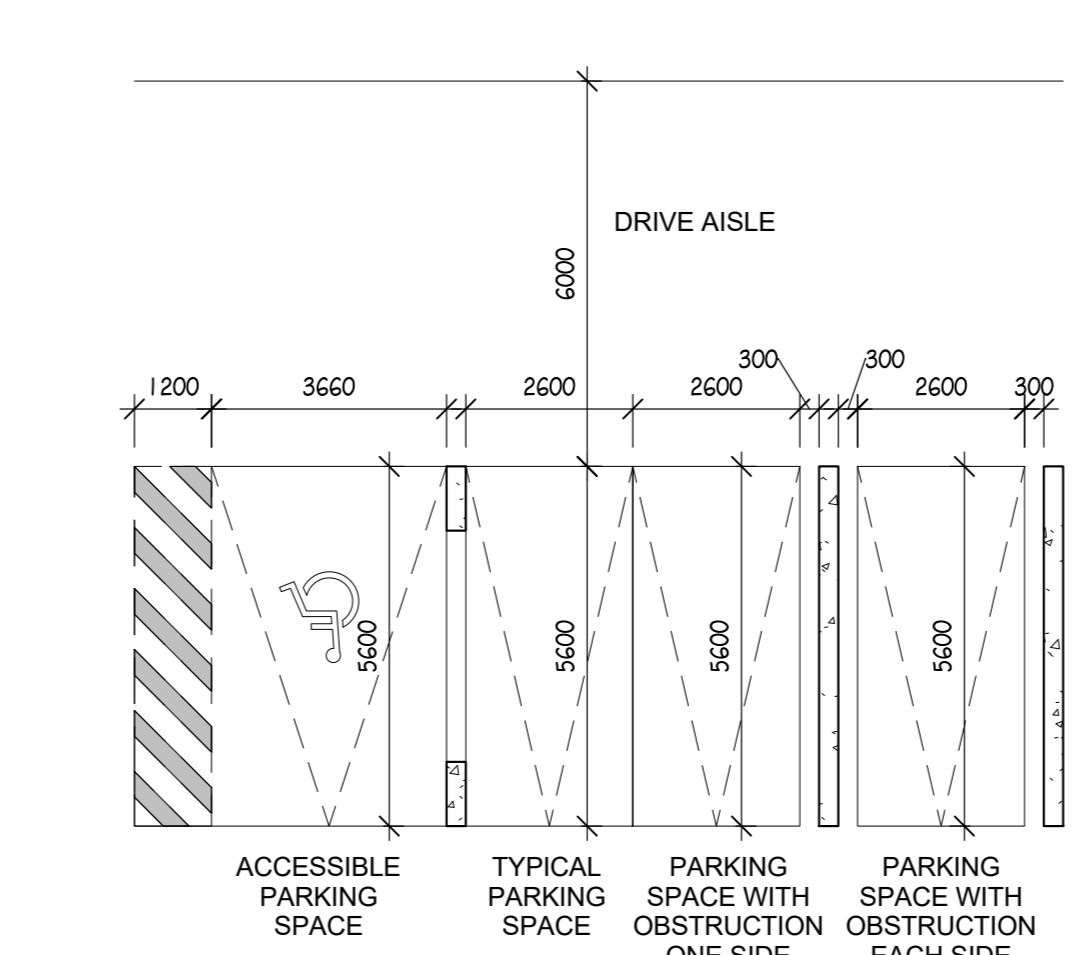
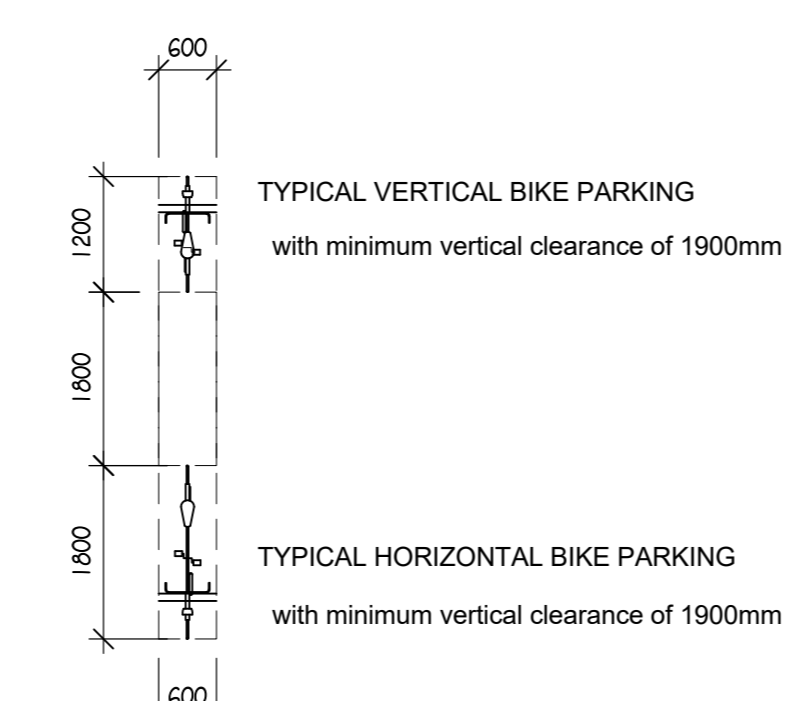
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Key Plan



① P2
1:100



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Owner
301-319 KING STREET WEST

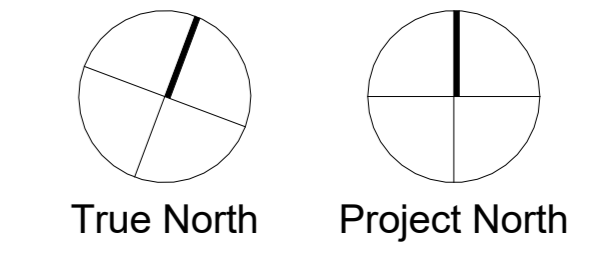
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Drawn by	KK
Checked by	DS

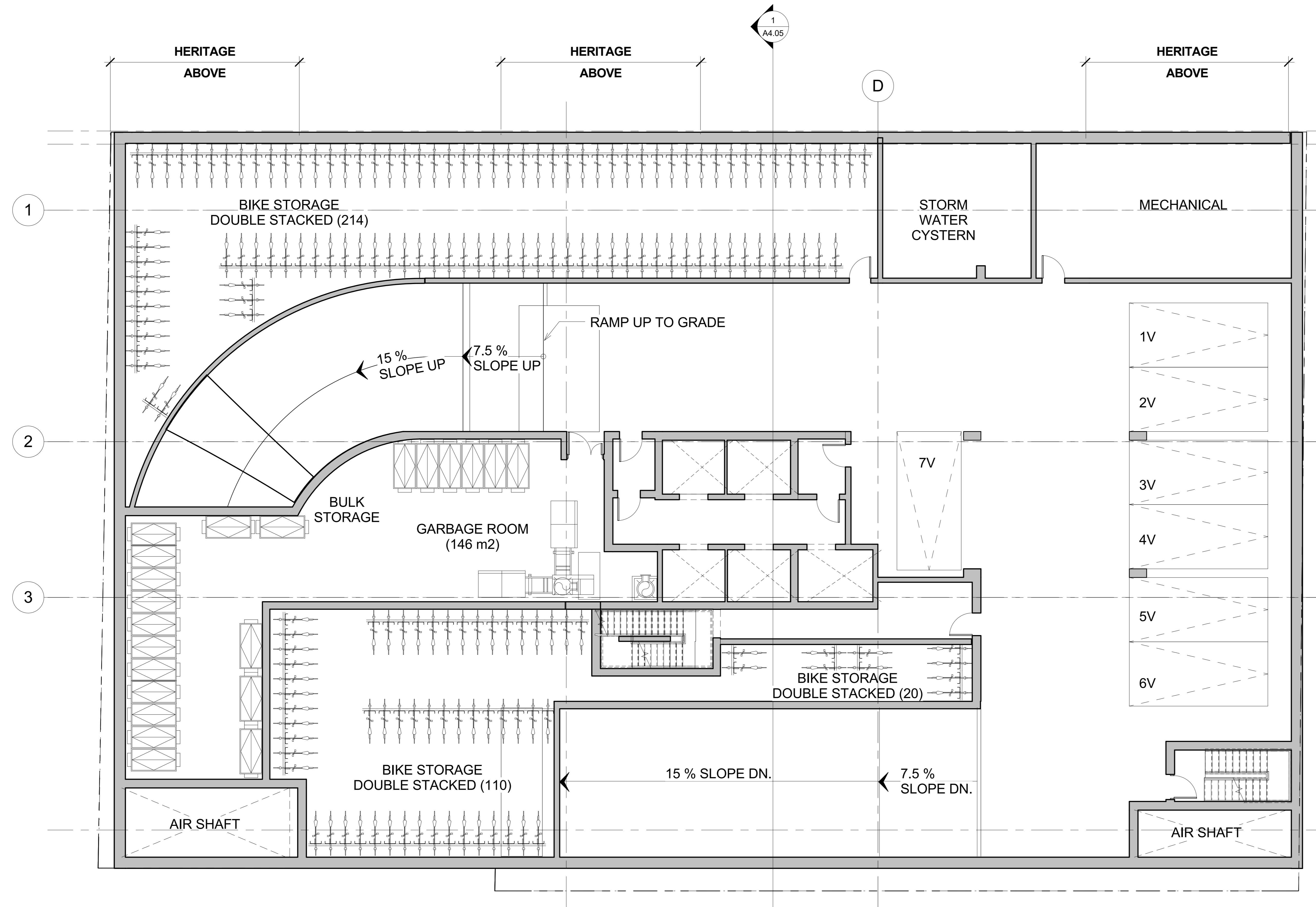
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Scale As indicated

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301-319 KING STREET WEST

PARKING P1

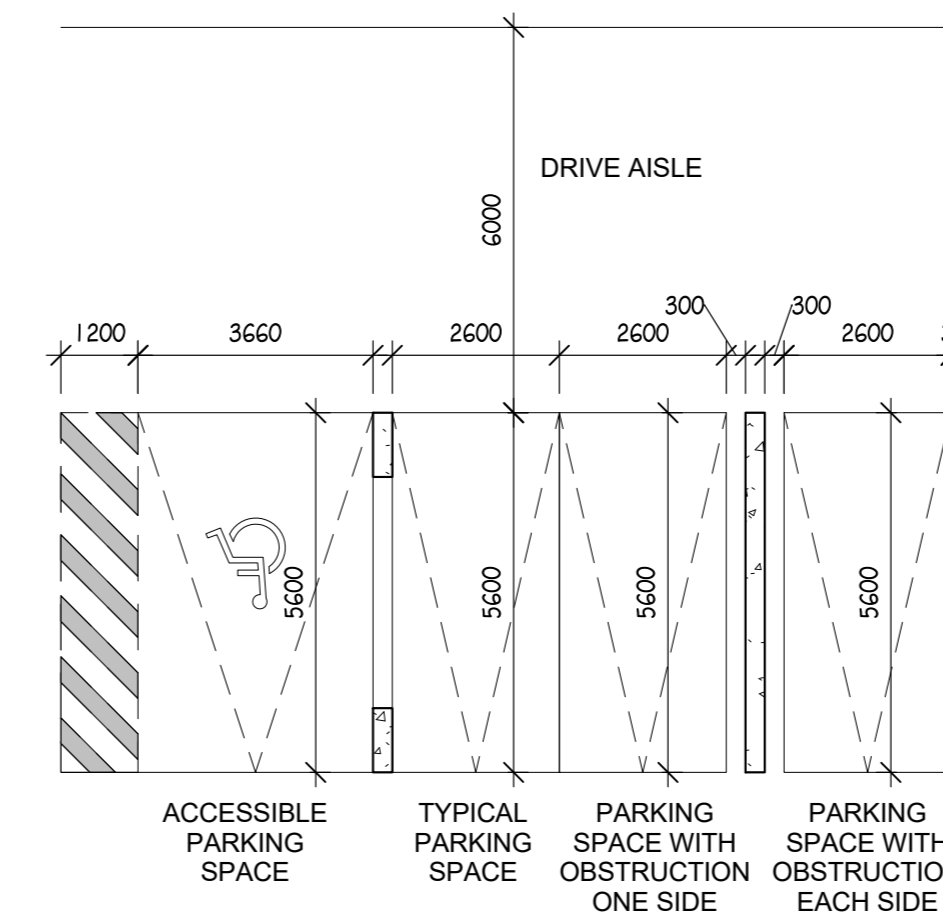
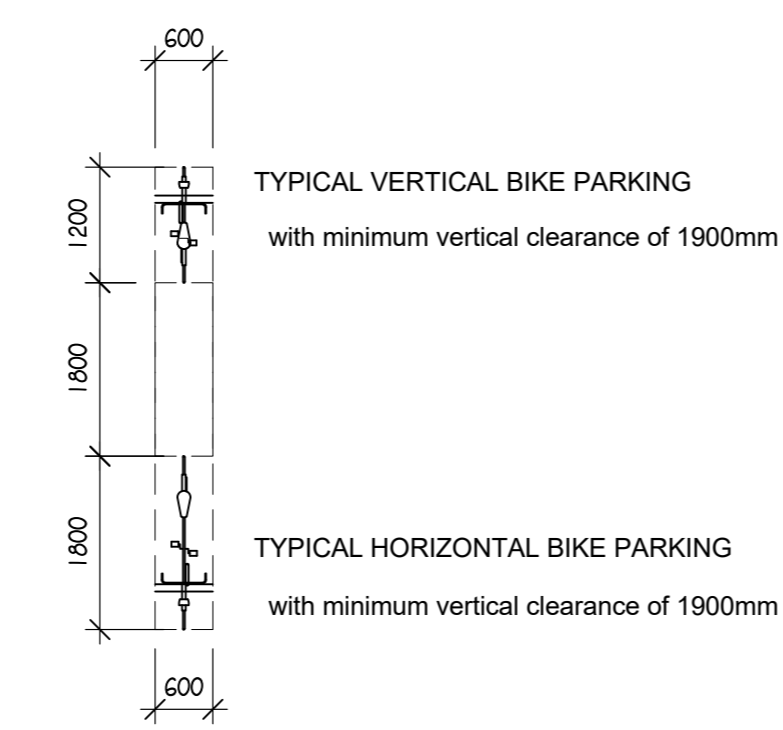
Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A2.04

Scale As indicated

1 P1
1:100

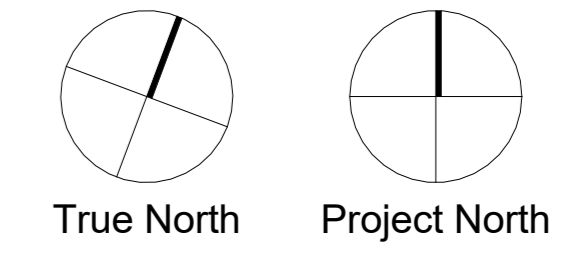
	P6	P5	P4	P3	P2	P1	GROUND	TOTAL
TENANT STANDARD PARKING SPACE	27	27	27	3	0	0	0	84
TENANT ACCESSIBLE PARKING SPACE	1	1	1	0	0	0	0	3
TOTAL TENANT PARKING	28	28	28	3	0	0	0	87
COMMERCIAL STANDARD PARKING SP	0	0	0	24	0	0	0	24
COMMERCIAL ACCESSIBLE PARKING SP	0	0	0	1	0	0	0	1
TOTAL COMMERCIAL PARKING				25				25
VISITOR STANDARD PARKING SPACE	0	0	0	0	27	5	0	32
VISITOR ACCESSIBLE PARKING SPACE	0	0	0	0	1	0	0	1
TOTAL VISITOR PARKING					28	5	0	33
TENANT BICYCLE PARKING	0	0	0	0	0	208	0	208
VISITOR BICYCLE PARKING	0	0	0	0	0	44	0	44



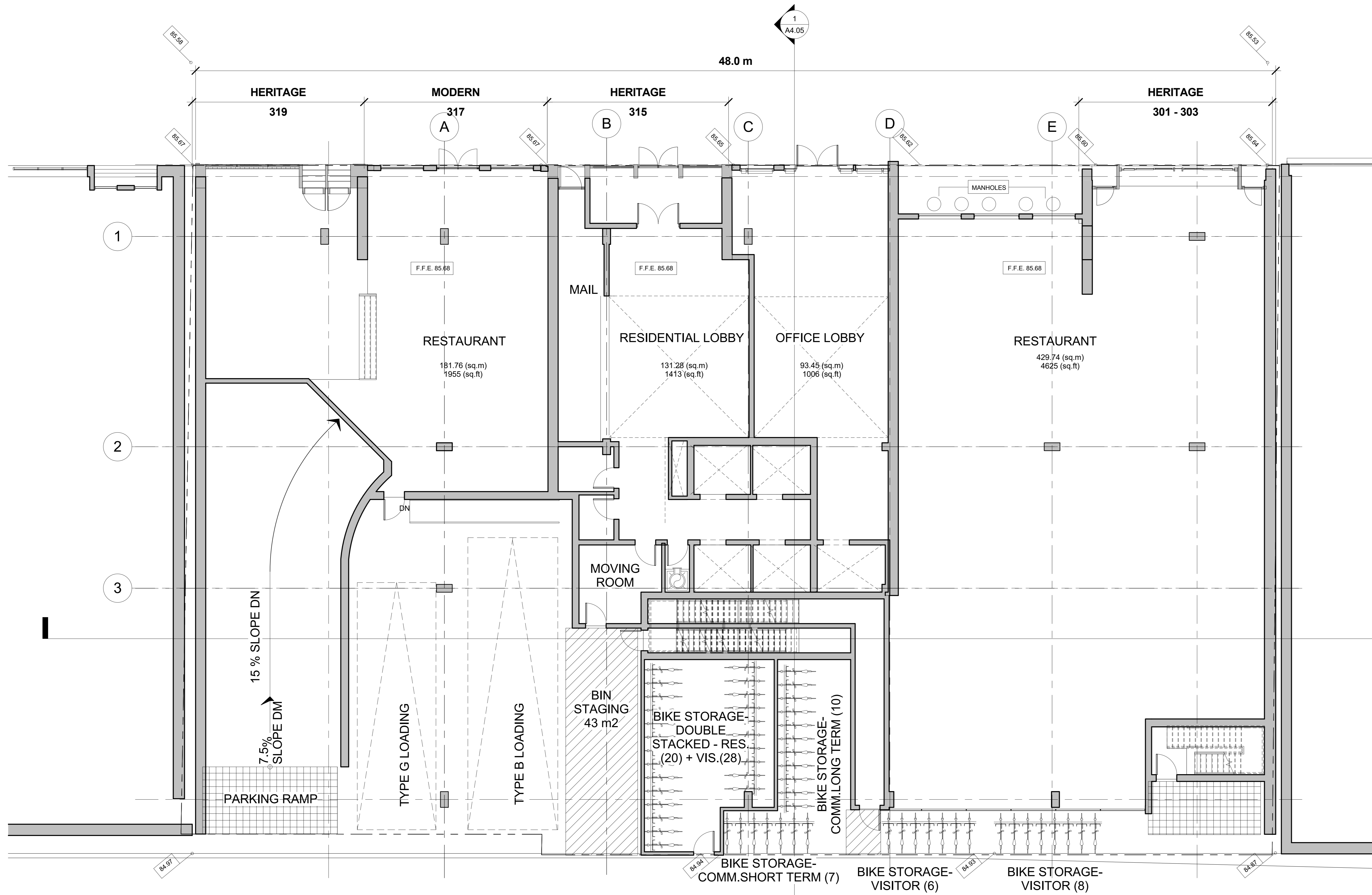
KING STREET WEST

CENTRELINE OF STREET

- General Notes
1. ALL DIMENSIONS IN MILLIMETRES.
 2. VERIFY ALL DIMENSIONS.
 3. DO NOT SCALE DRAWINGS.
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Key Plan



No.	Issue	Date
6	Issued for Settlement	Oct 28/2019
5	Issued for Review	July 25/2019
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3	Issued for Review	May 14/2019
2	Issued for Review	Feb 13/2018
1	Review	Jan 25/2018

No. Issue Date

SCOTT SHIELDS ARCH Architects Inc.
 24 Mercer Street
 Toronto, ON
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 t. 416.924.2177
 f. 416.924.7398

Owner

301-319 KING STREET WEST

GROUND FLOOR PLAN

Project number 18901

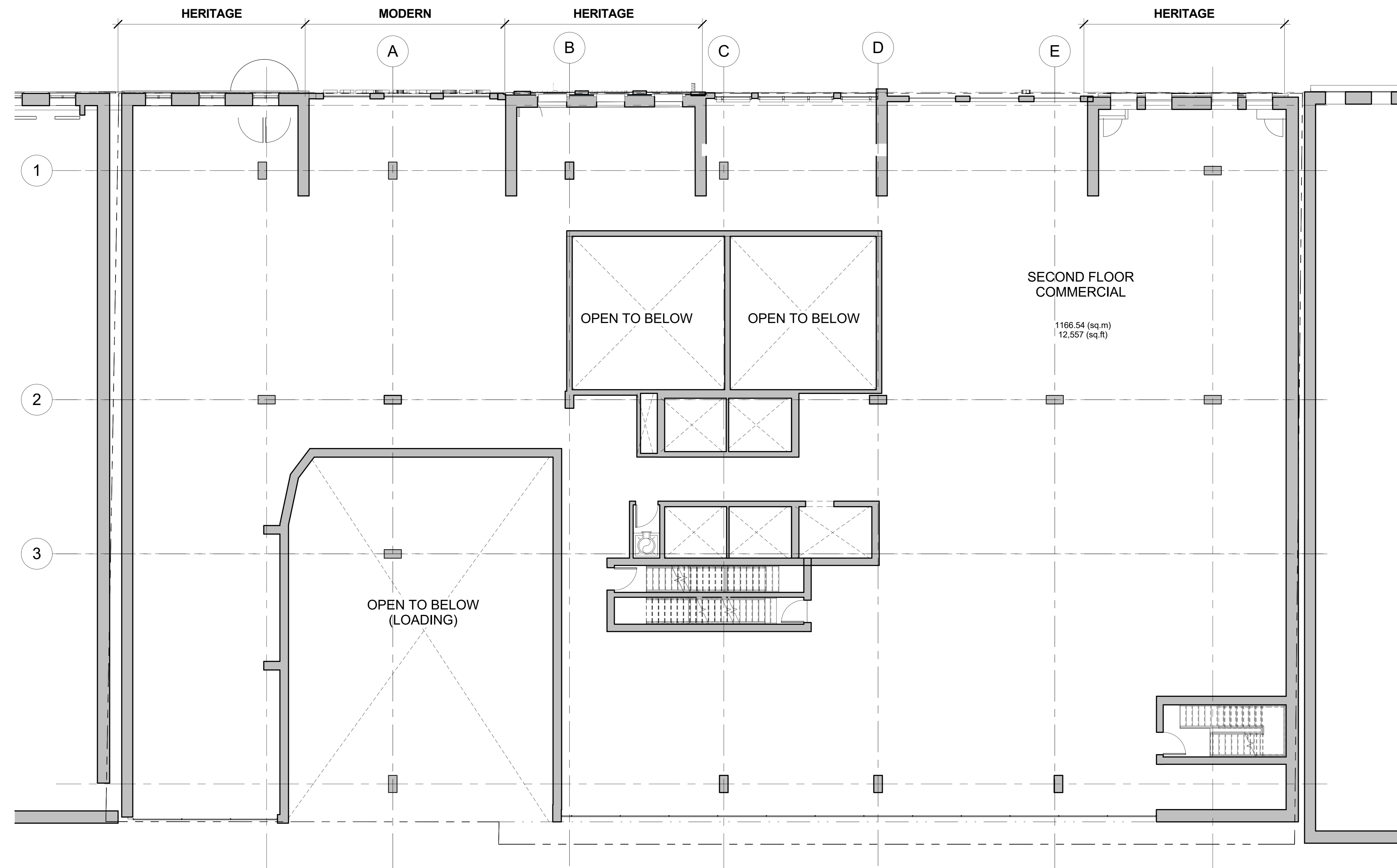
Date Feb. 05/2018

Drawn by KK

Checked by DS

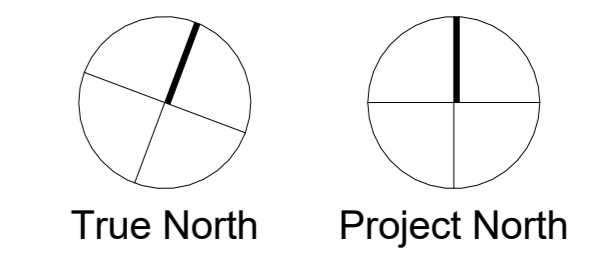
A3.01

Scale 1 : 100



① 2nd
1 : 100

- General Notes
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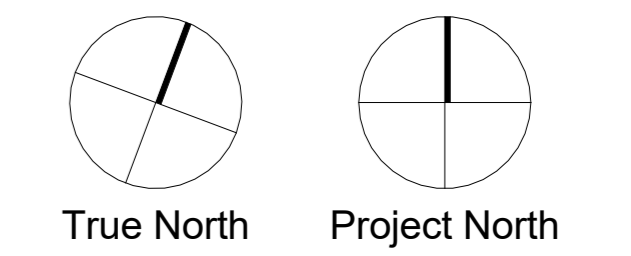
SECOND FLOOR

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A3.02

Scale 1 : 100

- General Notes
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1	Review	Jan 25/2018

No.	Issue	Date
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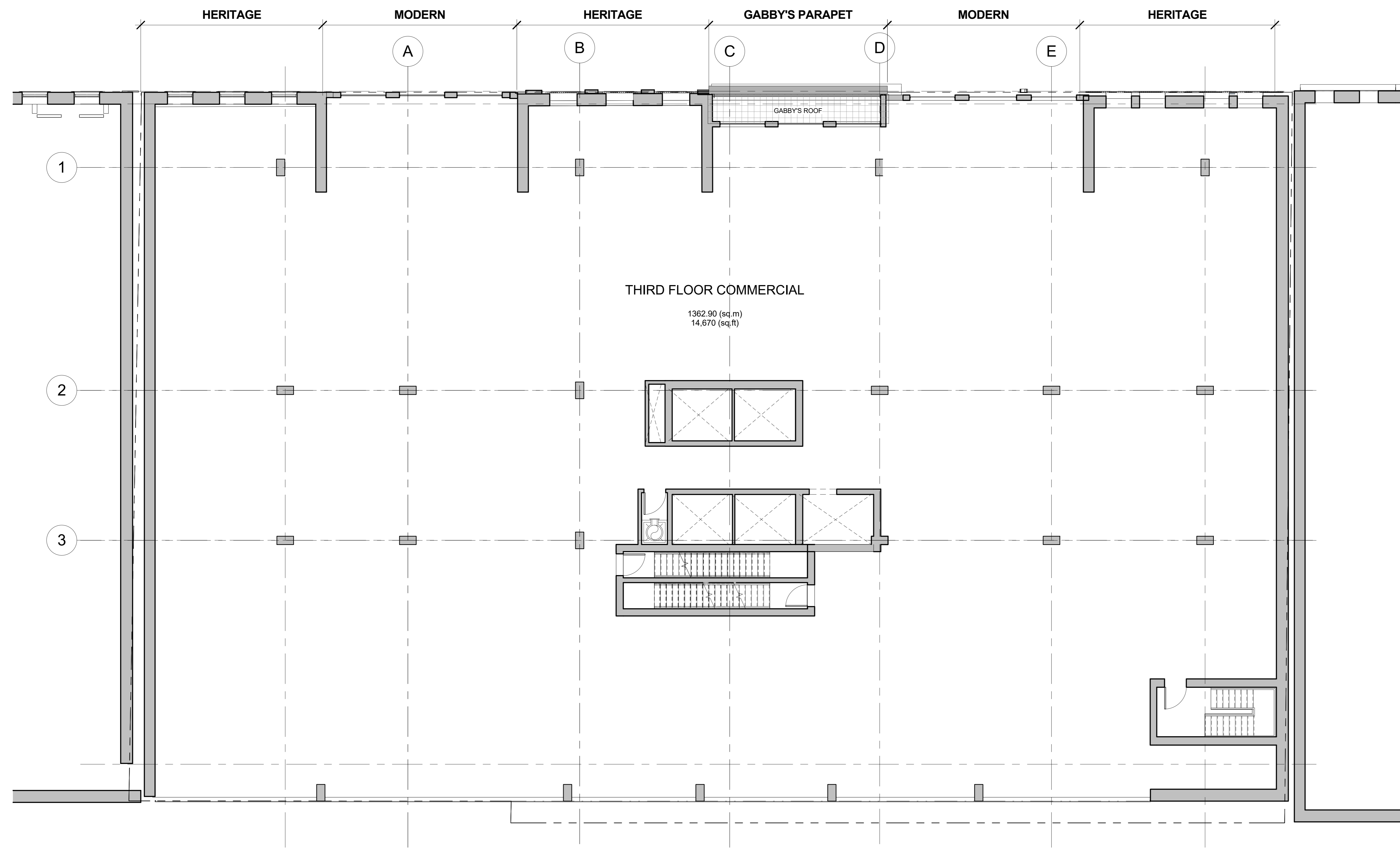
Owner
 301-319 KING STREET WEST

THIRD FLOOR

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

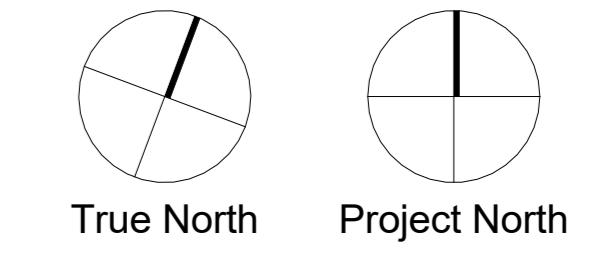
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Scale	1 : 100
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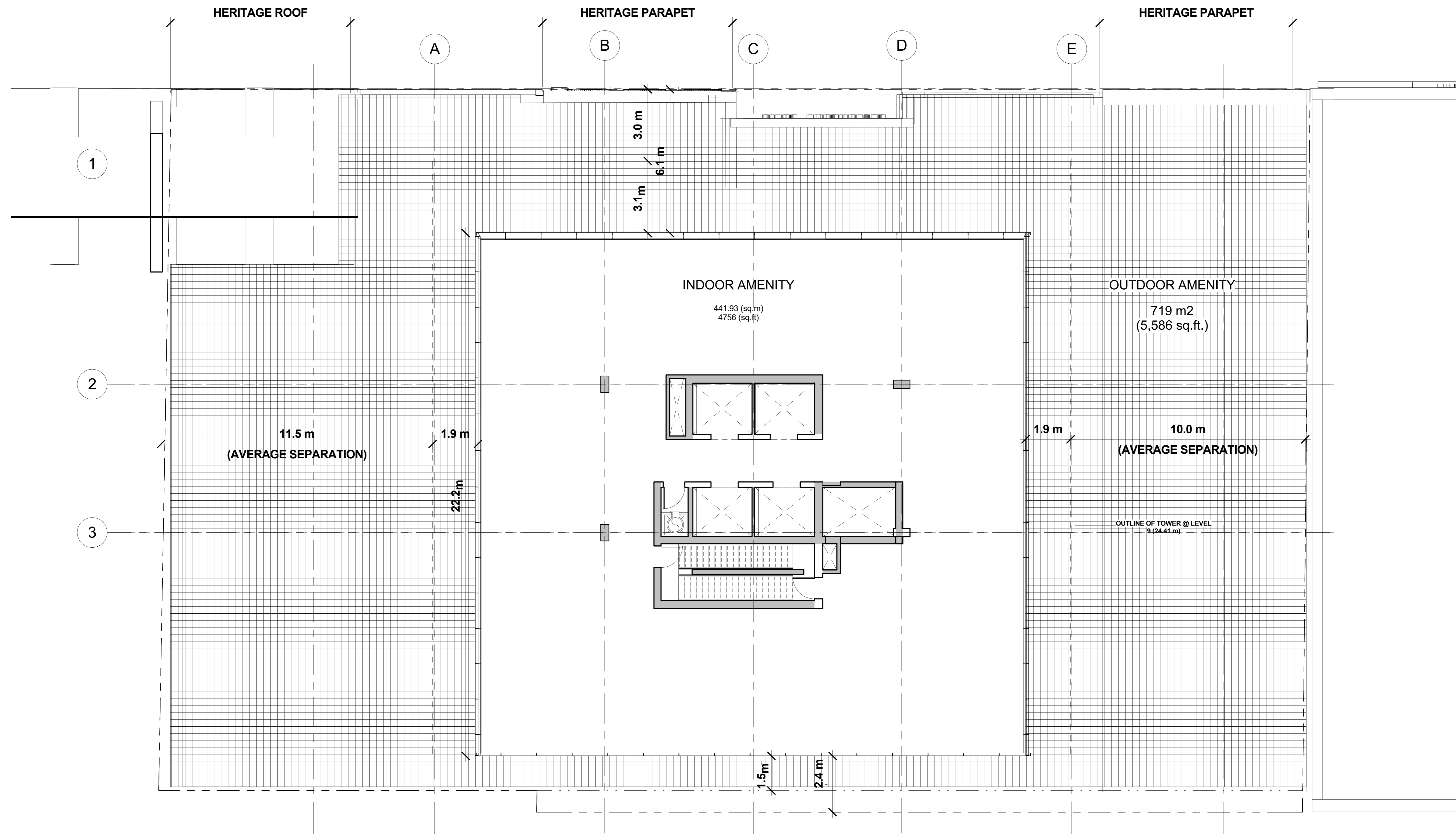


① 3rd
 1 : 100

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1	Review	Jan 25/2018

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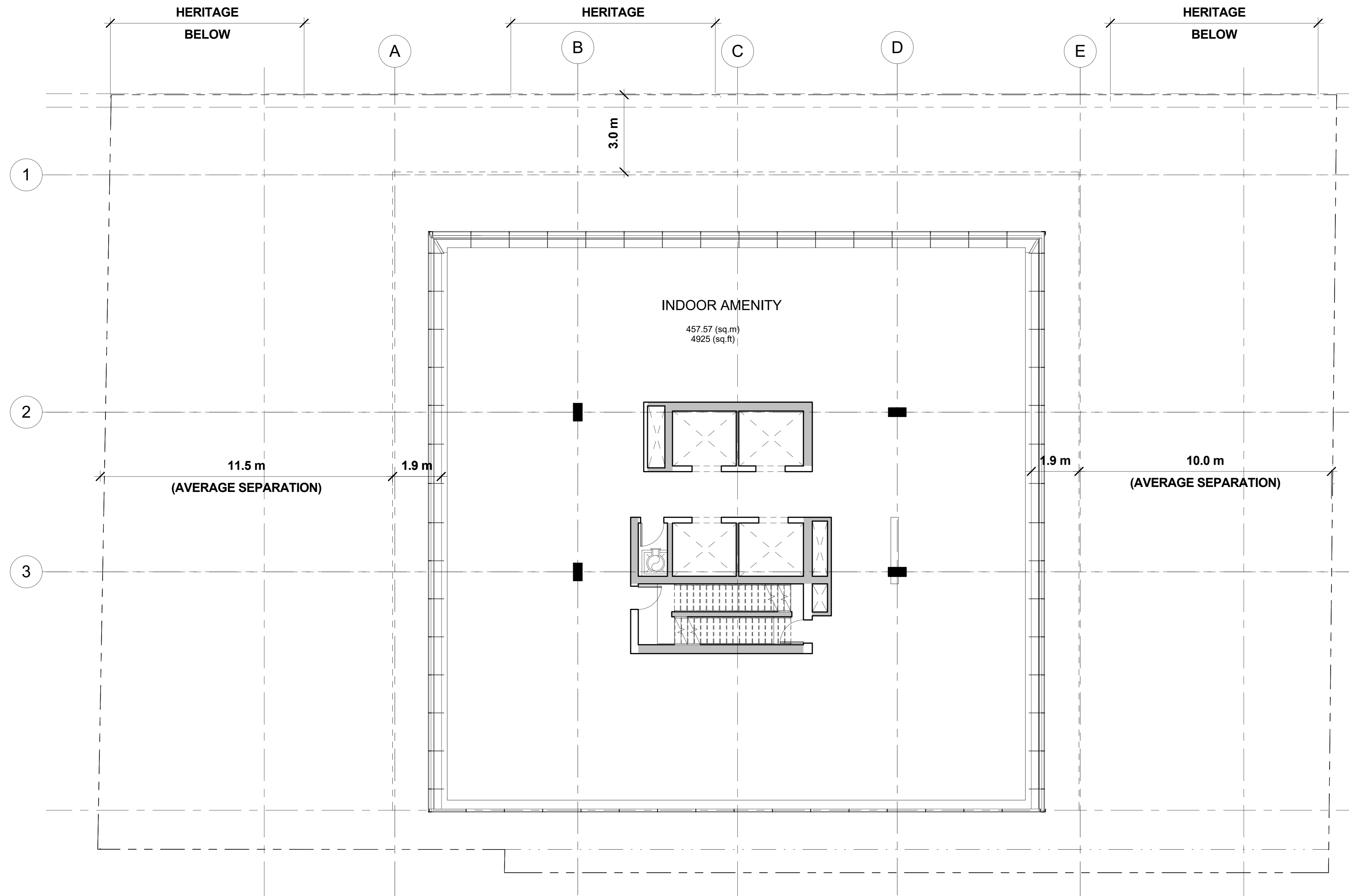
301-319 KING STREET WEST

4TH FLOOR PLAN

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

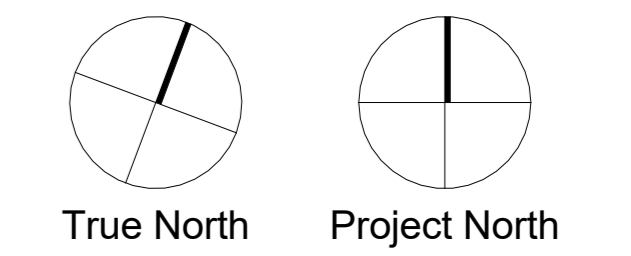
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Scale 1 : 100



① 5th
1:100

- General Notes
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No.	Issue	Date
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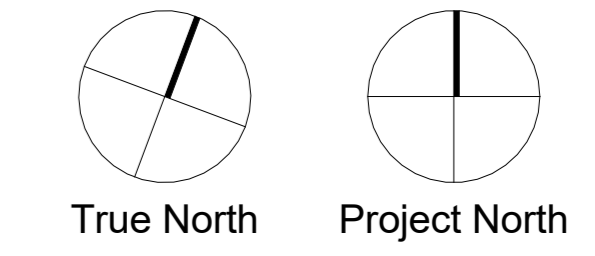
5TH FLOOR PLAN

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A3.05

Scale 1:100

- General Notes
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Key Plan



① 6th
1: 100

No.	Issue	Date
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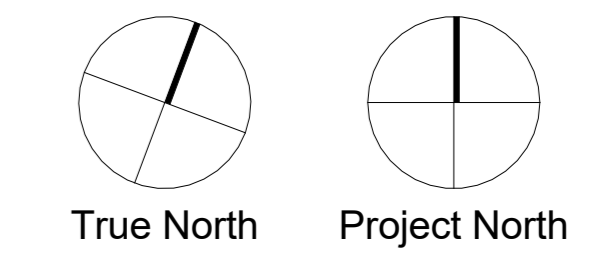
TYPICAL NECK FLOOR 6TH-8TH

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

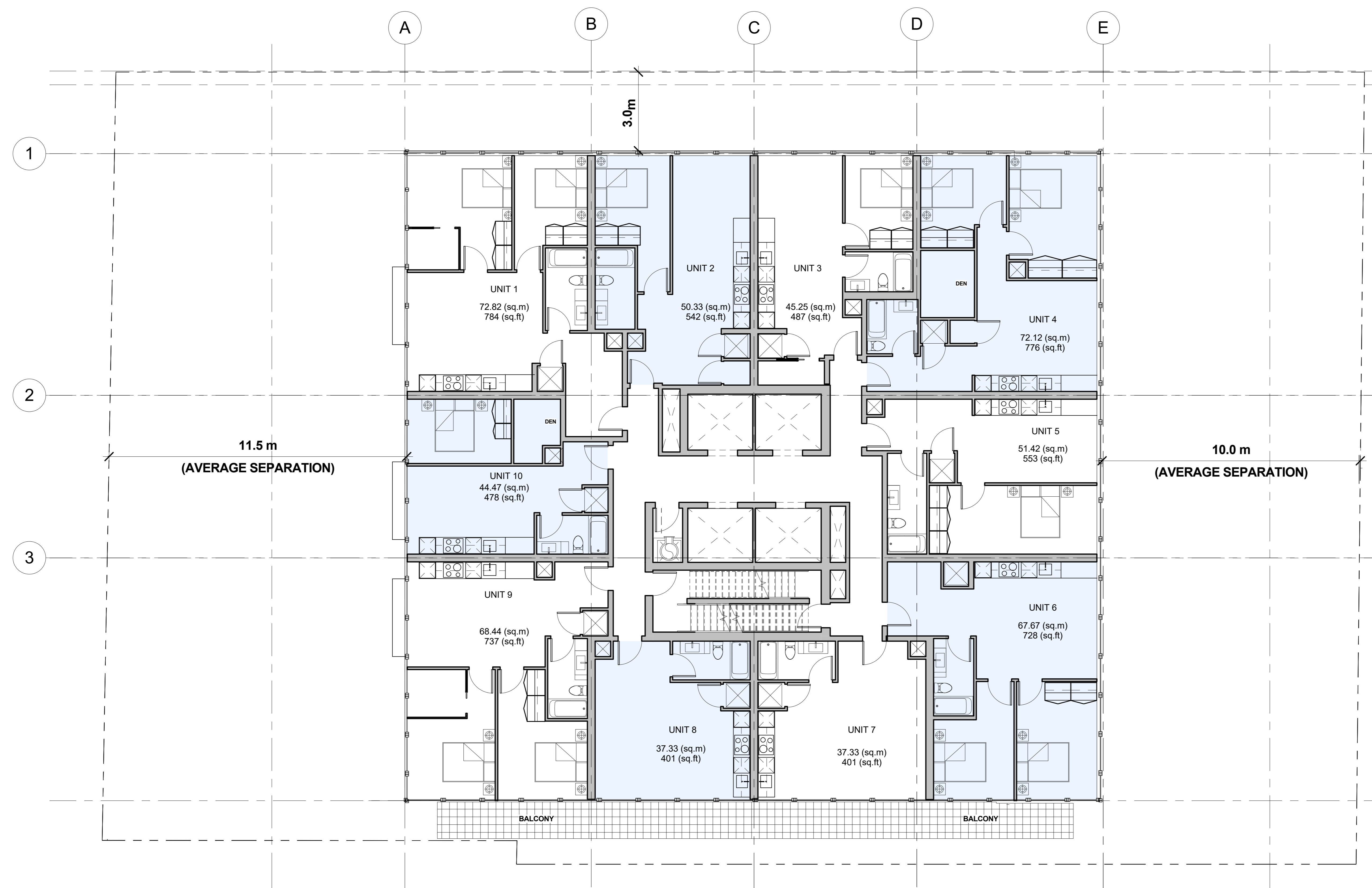
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Scale 1: 100

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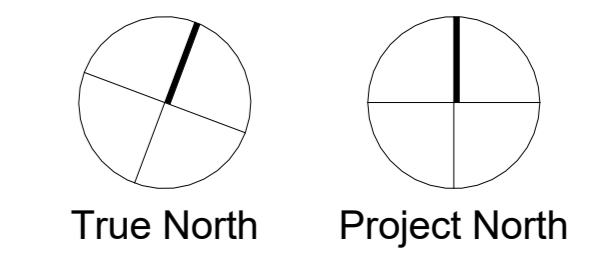
TOWER FLOOR 9TH - 14TH

Project number	18901
Date	Feb. 05/2018
Drawn by	Author
Checked by	Checker

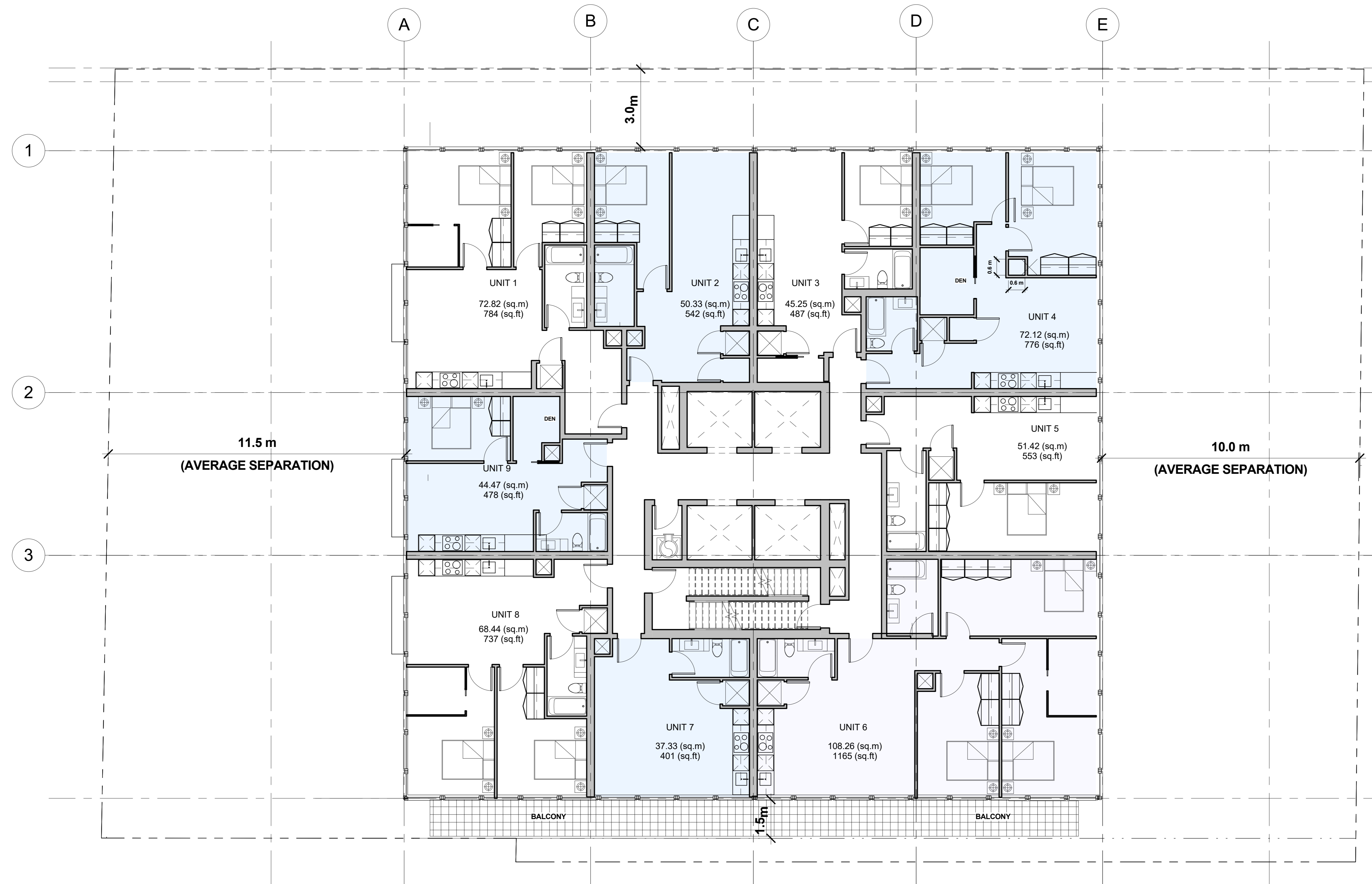
A3.07

Scale 1 : 100

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Key Plan



19th
1:100

No.	Issue	Date
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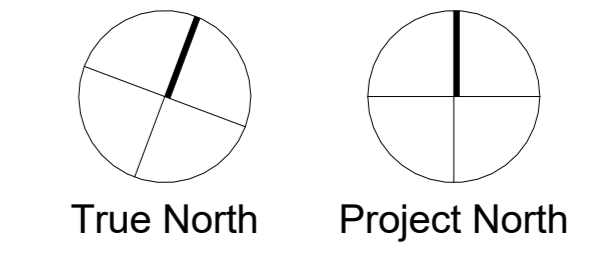
TOWER FLOOR 15TH - 48TH

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

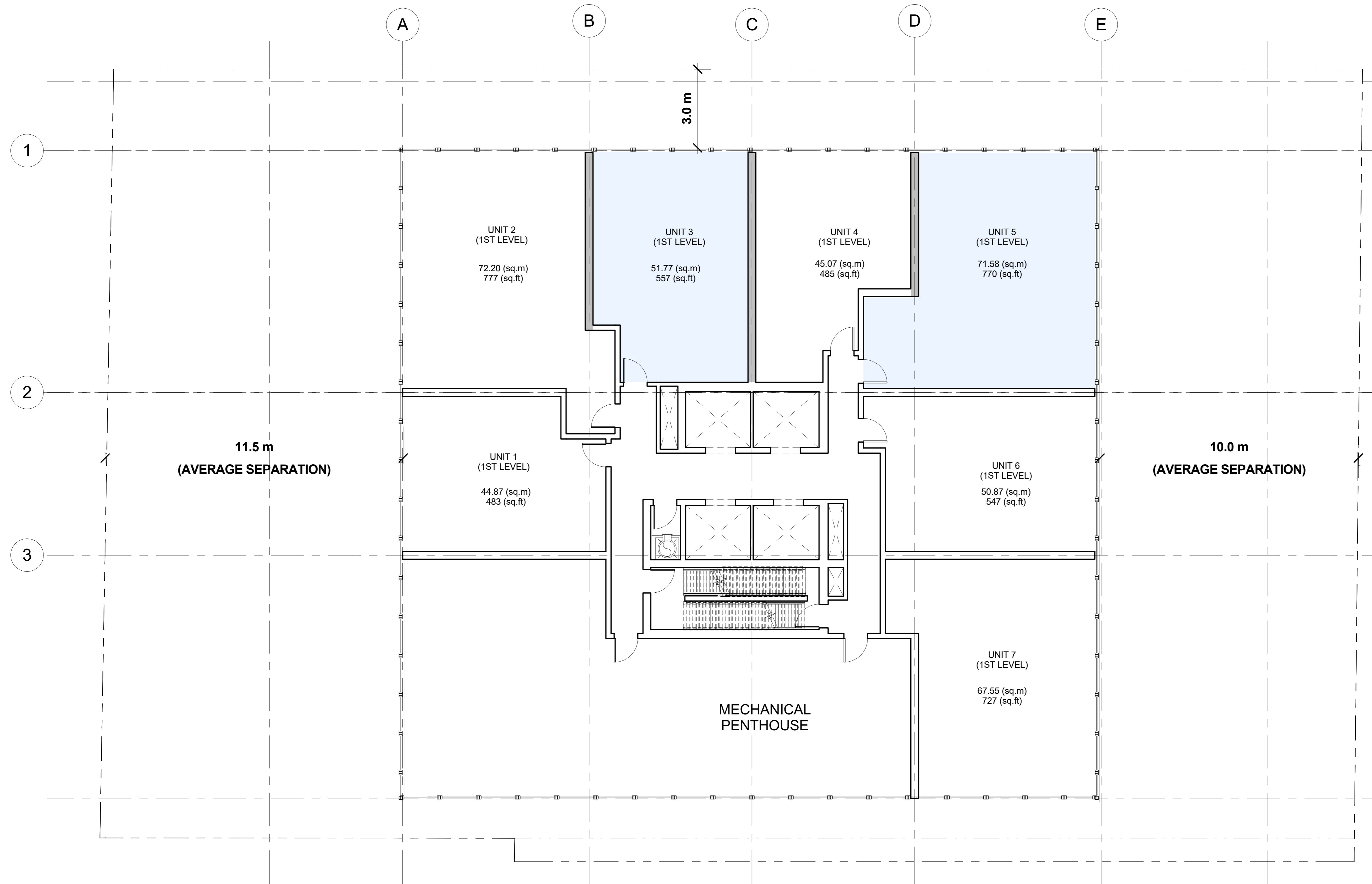
A3.08

Scale 1:100

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Key Plan



① 49th
1 : 100

No.	Issue	Date
6	Issued for Settlement	Oct 28/2019
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301-319 KING STREET WEST

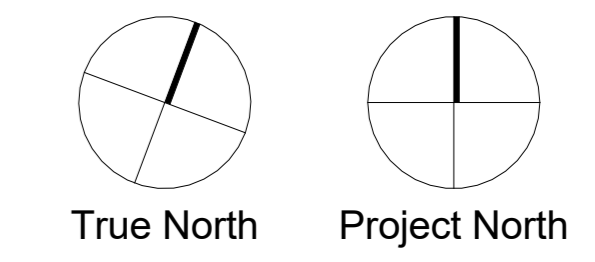
49TH FLOOR PLAN

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

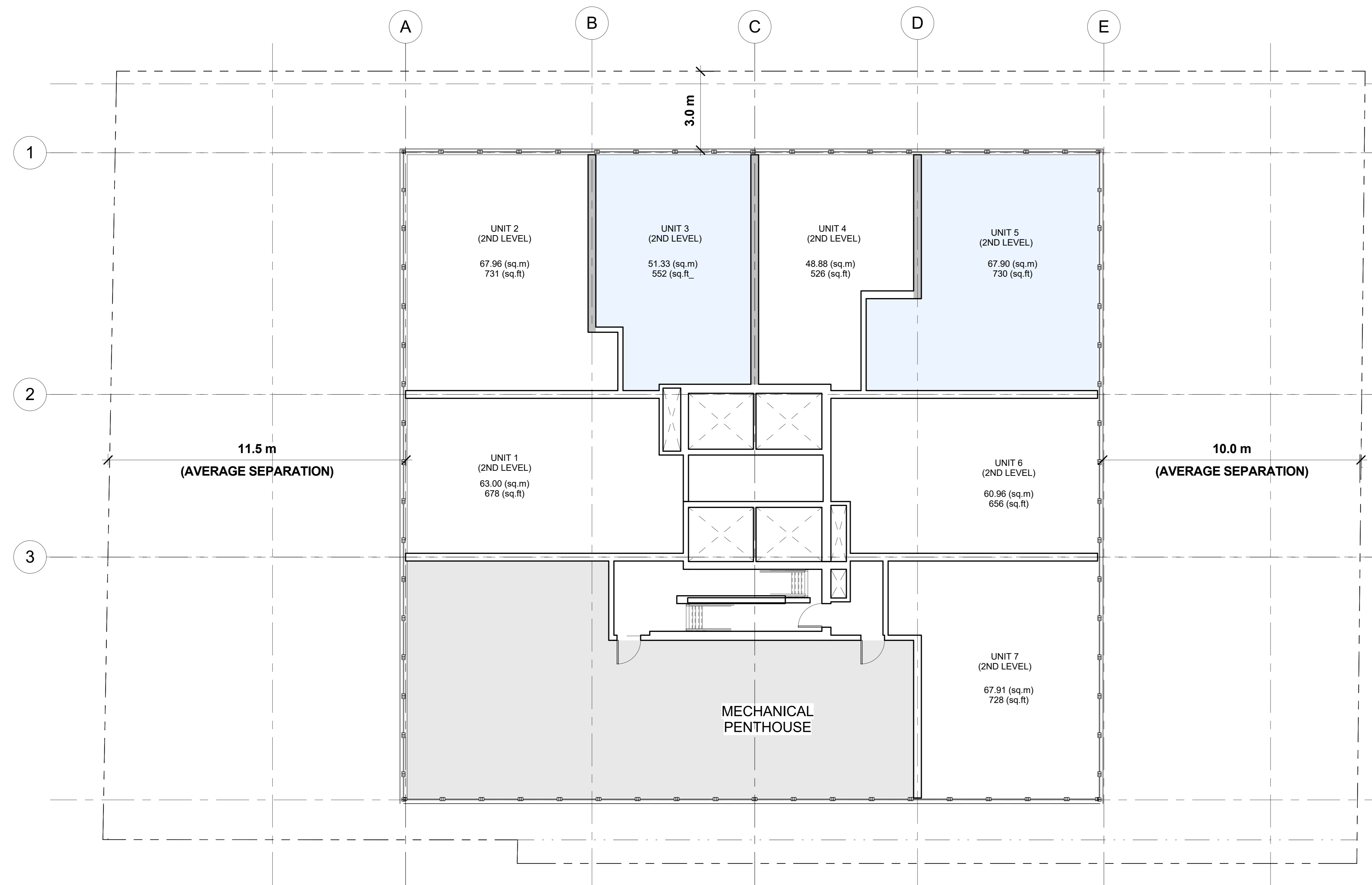
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Scale 1 : 100

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50TH FLOOR PLAN

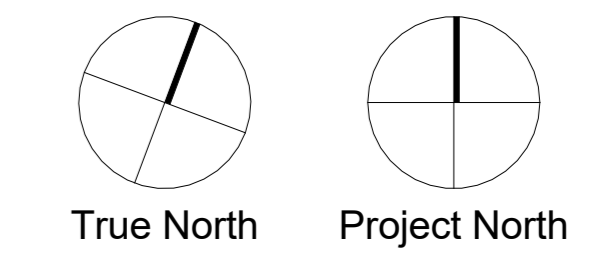
Project number	18901
Date	Feb. 05/2018
Drawn by	Author
Checked by	Checker

A3.10

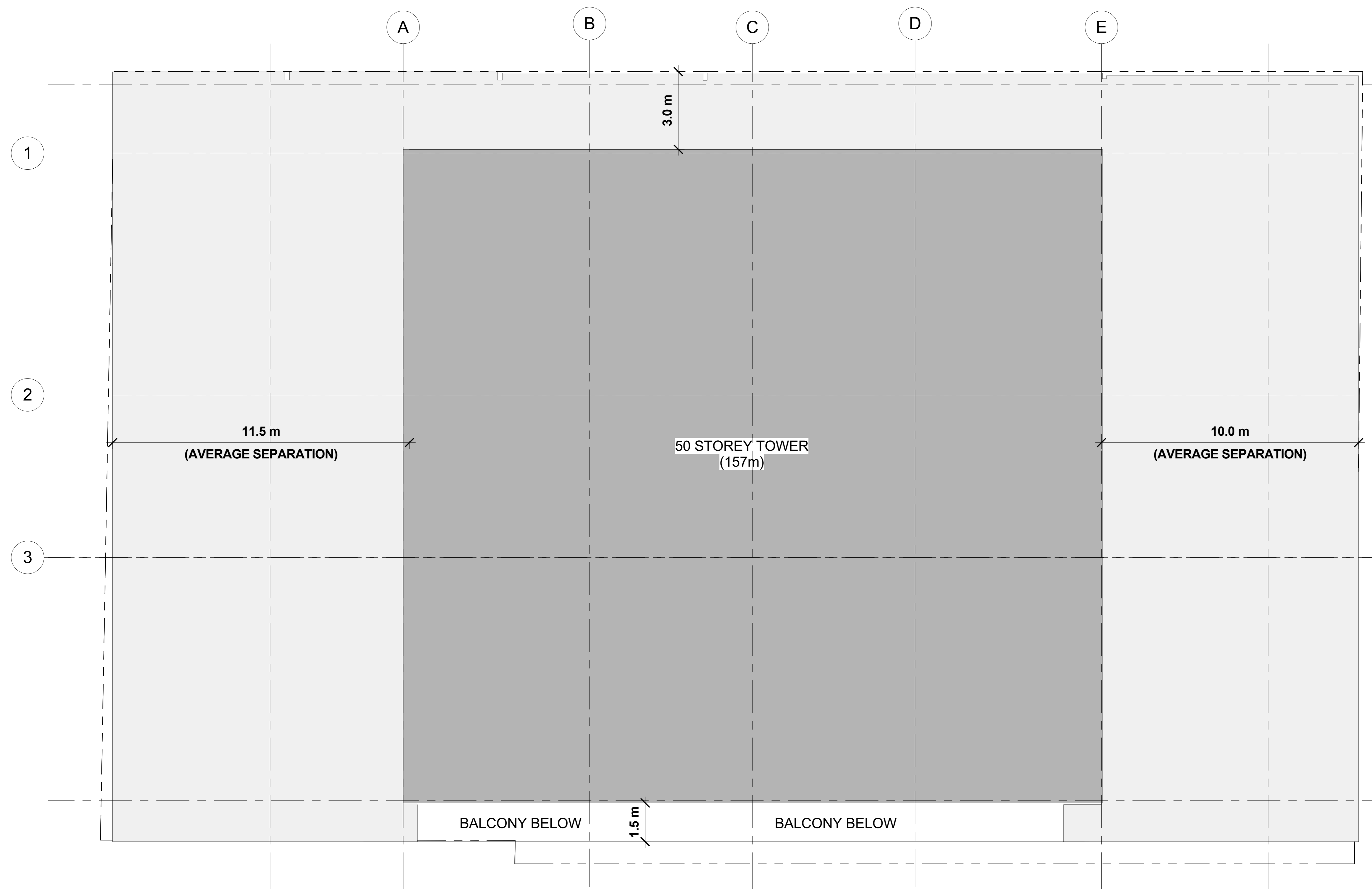
Scale 1 : 100

① 50th
1 : 100

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Key Plan



1 TOP OF MECH
1 : 100

No.	Issue	Date
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No.	Issue	Date
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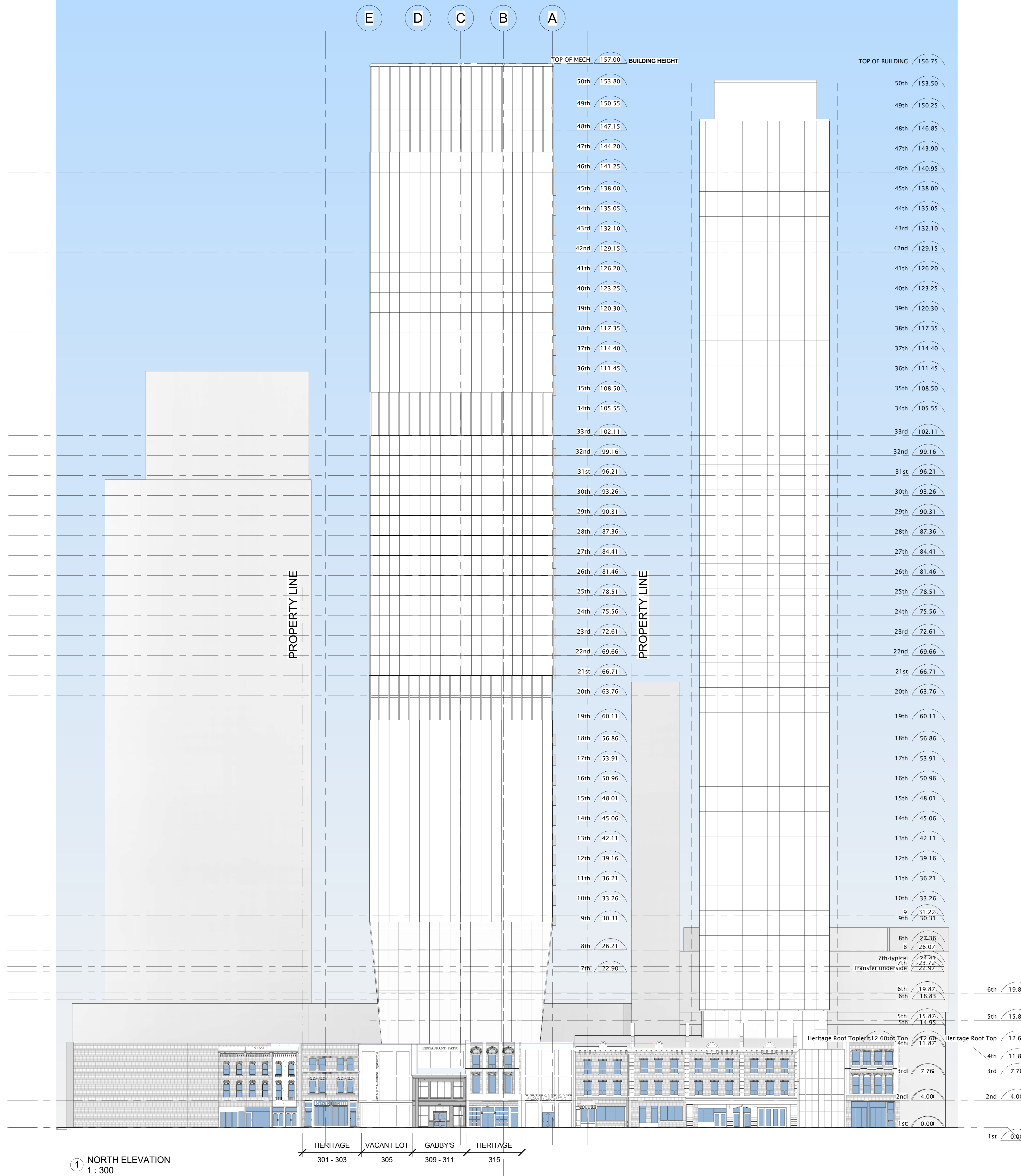
301-319 KING STREET WEST

ROOF PLAN

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A3.11

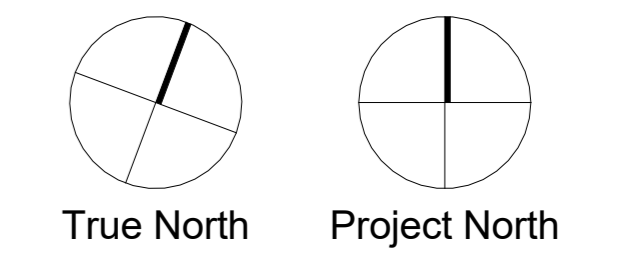
Scale 1 : 100



1 NORTH ELEVATION
1 : 300

HERITAGE VACANT LOT GABBY'S HERITAGE
301 - 303 305 309 - 311 315

- General Notes
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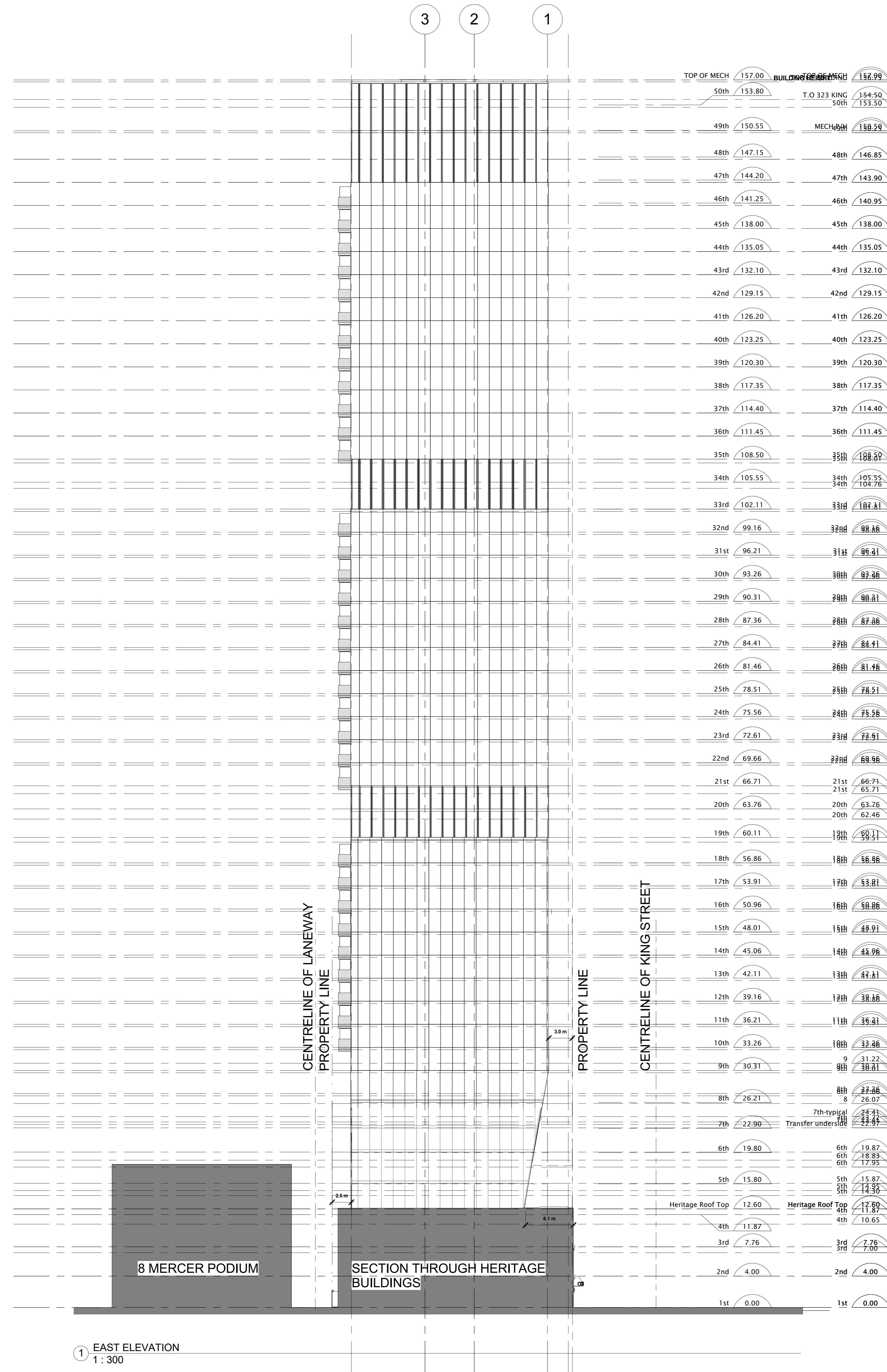
301-319 KING STREET WEST

NORTH ELEVATION

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

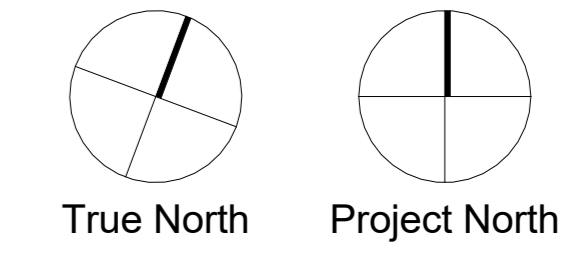
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Scale	1 : 300
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1 EAST ELEVATION
1 : 300

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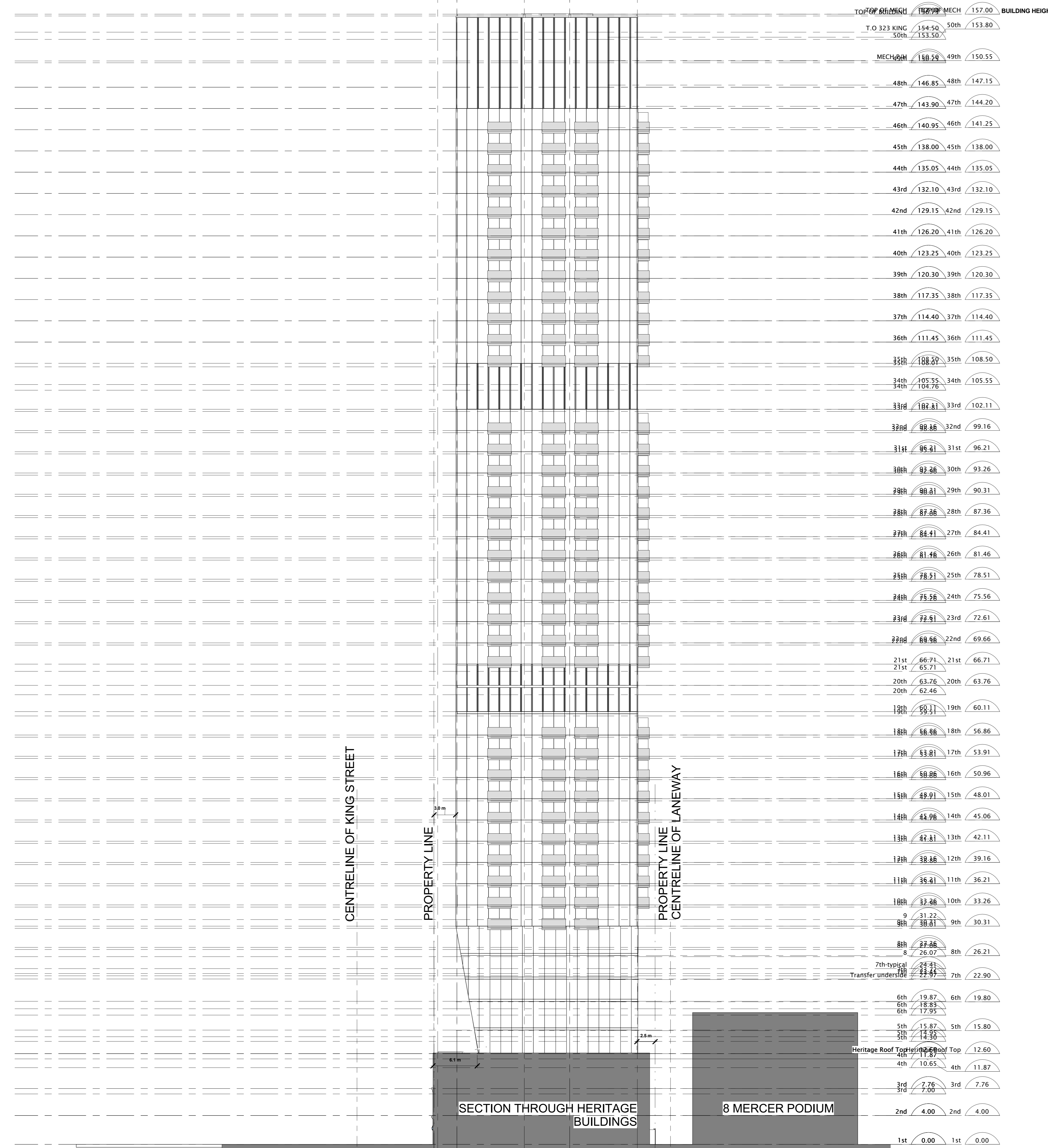
EAST ELEVATION

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

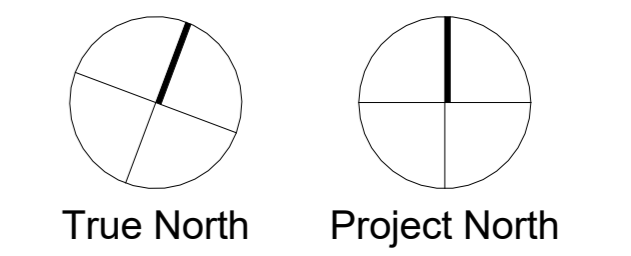
A4.02

Scale 1 : 300

1 2 3



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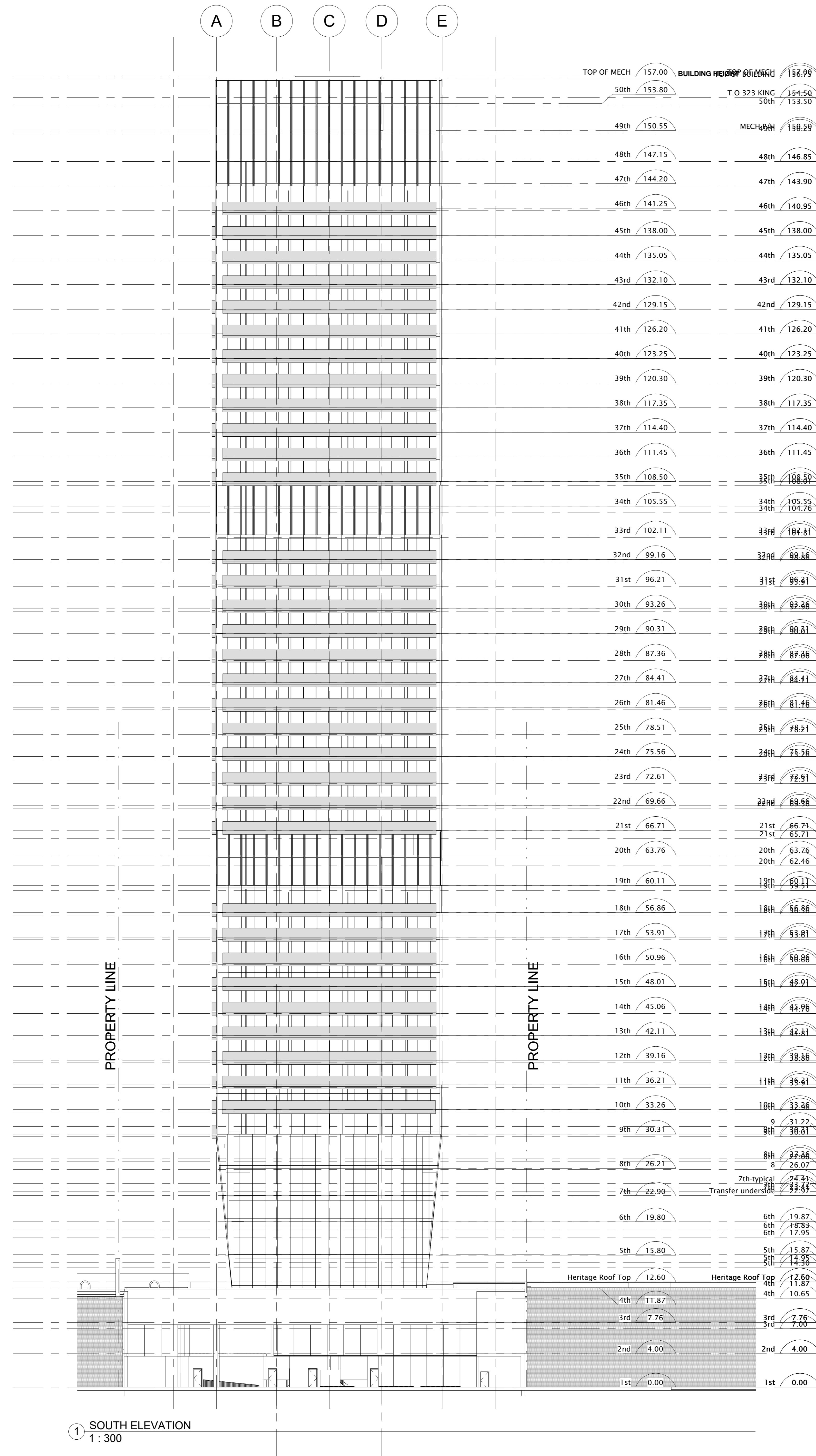
WEST ELEVATION

Project number	18901
Date	Feb. 05/2018
Drawn by	KK
Checked by	DS

A4.03

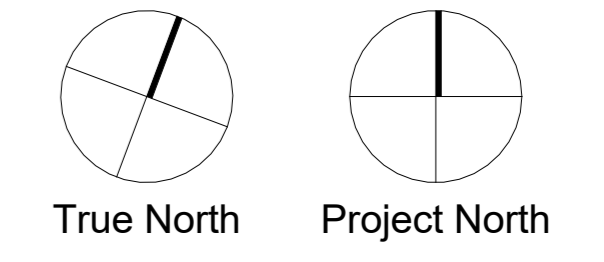
Scale 1 : 300

1 WEST ELEVATION
 1 : 300



1 SOUTH ELEVATION
1 : 300

- General Notes
1. ALL DIMENSIONS IN MILLIMETRES.
 2. VERIFY ALL DIMENSIONS.
 3. DO NOT SCALE DRAWINGS.
 4. CHECK DRAWINGS AGAINST SPECIFICATIONS.
 5. USE THE LATEST REVISED DRAWINGS ONLY.
 6. REPORT ANY DISCREPANCIES, DISCOVERED ERRORS, OR OMISSIONS, TO THE ARCHITECT BEFORE PROCEEDING.
 7. DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF THE ARCHITECT, AND MUST BE RETURNED UPON COMPLETION OF WORK.



Key Plan

6	Issued for Settlement	Oct 28/2019
4	Issued for Review	July 17/2019
3	Issued for Review	May 14/2019
2	Issued for Review	Feb 13/2018

No.	Issue	Date
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Owner

301-319 KING STREET WEST

SOUTH ELEVATION

Project number 18901

Date Feb. 05/2018

Drawn by KK

Checked by DS

A4.04

Scale 1 : 300

