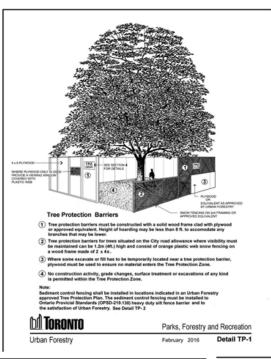
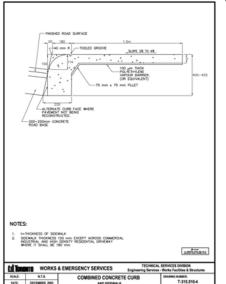
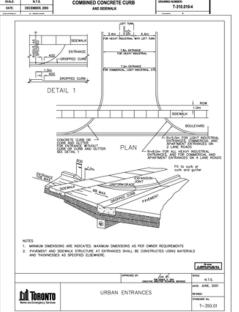
CC28.7 - Confidential Appendix 1 - made public on February 10, 2021

7. Tree Protection Plan Details

The following diagrams provide details for tree protection barriers and sediment protection barriers:







PROJECT STATISTICS: King + Adelaide Centre

WITHOUT PREJUDICE AND CONFIDENTIAL

SITE DESCRIPTION

PIN 21239-0210

Lots 1, 2, 3, and 4 Registered Plan D108, Lot 5, Section "G" Military Reserve Plan, 1 Foot Reserve, Lane and Lots 2 and 3 Registered Plan 1086

SITE AREA

sq.m	sq. ft.	Hectares	Acres	F.S.I (569-2013)
5,073.26	54,608	0.5073	1.25	7.27

ZONING BY-LAW 569-2013

EXISTING GFA ENVELOPE CALCULATIONS

590 King Block		Adelaide Block		Totals		
Levels	Existing Retail Gross Floor Area (sq.m)	Existing Commercial Gross Floor Area (sq.m)	Existing Retail Gross Floor Area (sq.m)	Existing Commercial Gross Floor Area (sq.m)		Existing Gross Floor Area per Level (sq. ft.)
Basement (Ground)	1,486.5				1,486.5	16,000
1st	1,480.0	55.8	1,593.3		3,129.0	33,681
2nd		1,564.7		1,585.1	3,149.8	33,904
3rd		1,564.7		1,055.5	2,620.2	28,204
4th		1,563.9		1,055.7	2,619.6	28,197
Subtotal Area per	•				1.000	
Block	2,966.5	4,749.1	1,593.3	3,696.3		
Total Existing Gross	Floor Area			(BY-LAW 569-2013)*	13,005.2	139,986

PROPOSED GFA ENVELOPE CALCULATIONS (BY-LAW 569-2013)*

	590 King Block		Adelaide Blo	ock	Tota	als
Levels	Proposed Retail Gross Floor Area (sq.m)	Proposed Commercial Gross Floor Area (sq.m)	Proposed Retail Gross Floor Area (sq.m)	Proposed Commercial Gross Floor Area (sq.m)	Total Proposed Gross Floor Area per Level (sq. m.)	Total Proposed Gross Floor Area per Level (sq. ft.)
Basement (Ground)	1,469.5		0.0	0.0	1,469.5	15,818
1st	1,450.1	80.0	259.4	1078.56	2,868.1	30,872
2nd		1,555.1		2,502.0	4,057.1	43,671
3rd		1,555.1		2,263.0	3,818.1	41,098
4th		1,555.1		2,361.0	3,916.1	42,153
5th		1,378.0		1,750.0	3,128.0	33,670
6th		1,378.0		2,064.0	3,442.0	37,049
7th		1,1212 m ² (+189m ²) 923.0		2,064.0	3,176 m ² 2,987.0	32,152
Bth		1,1212 m ² (+189m ²) 923.0		2,064.0	3,176 m ² 2,987.0	32,152
9th		1,096 m ² (+173m ²) 923.0		2,064.0	3,160 m ² 2,987.0	32,152
10th		923.0		1,715.0	2,638.0	28,395
11th		0.0		1,715.0	1,715.0	18,460
12th		0.0		870.0	870.0	9,365
Subtotal Area per Block	2,919.6	11,744 m ² 11,193.4	259.4	22,510.6		
Total Proposed Gros		14,664 m² (+551m²) 14,113.0		22,770.0	37,434 m² (+551 m²) 36,883	402,933 ft² (+5,928 ft²) 397,005
				-		*Includes existing gross floor area

VEHICLE PARKING STATS

Required Parking		
Туре	BY-LAW 569-2013	BY-LAW 438-86
Туре	No. of Spaces	No. of Spaces
Commercial/Office	88	75
Retail Store	-	
Total Vehicle Parking	88	87

Levels	Proposed No. of Spaces	
P1 Total	26	
P2 Total	30	
P3 Total	33	
P4 Total	33	

LOADING SPACE STATS

Required	
Туре	No. Required
Type 'B'	2 spaces
Type 'C'	2 spaces
Proposed Loading	Spaces
Туре	Provided
Туре	Provided
Type Type 'B'	Provided 2

BICYCLE PARKING STATS

	Required Parking		
Туре	BY-LAW	BY-LAW 569-2013	
Type	Req. Short Term	Req. Long Term	
Commercial/Office	54	51	
Retail Store	13	6	
Total Bike Parking Spaces	66	57	

	Proposed	Bike Parking	
Levels		Prop. Short Term	Prop. Long Term
Ground Floor			64
Surface	OFF-SITE	28	-
Total Proposed Bike Parking Spaces		28	64

King & Adelaide Centre

590 King Street West & 473 Adelaide Street West, Toronto, Ontario

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Project No:	1405
Scale:	
Date:	07/17/2019
Drawn by:	KE

PROJECT STATISTICS

Drawing

560 KING ST. WEST EXISTING 11 STOREY FASHION CONDOMINUM 457 ADELAIDE ST. WEST EXISTING 10 STOREY FASHION CONDOMINUM TERRACE AT TH FL (25.3m) 5TH FLOOR TERRACE 578 - 580 KING STREET WEST (PROPOSED 9 STOREY BUILDING) +36.4m (+MPH) ADDITIONAL AREA 189 m² A402 4201 102A ADELAIDE COMM. KING COMM. A200 109 PORTLAND STREET -EXISTING 2 STOREY BUILDING 101 PORTLAND EXISTING 2-STOREY BUILDINGS 600 KING ST. WEST EXISTING 4 STOREY BRICK BUILDING 109 PORTLAND STREET STREET EXISTING 2-STOREY BUILDINGS PROPERTY LINE N16'40'50'W 31.11

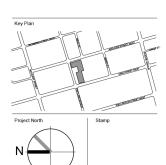
PORTLAND STREET

King & Adelaide Centre

590 King Street West & 473 Adelaide Street West, Toronto, Ontario

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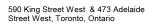


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07/17

7TH & 8TH FLOOR

Drawir

King & Adelaide Centre



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9TH FLOOR

Drawing

