

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ANY DISCREPANCIES TO DP DESIGN INC. BEFORE PROCEEDING WITH THE WORK. DO NOT SCALE THE DRAWINGS.

| NO. | REVISIONS   | DATE          | DWN   | CHK |
|-----|---|---------------|-------|-----|
| 1.  | FOR REVIEW  | JULY 25, 2016 | PL    |     |
| 2.  | REVISED BLOCK A & SITE DATA                           | AUG. 09, 2016 | PL    |     |
| 3.  | REVISED VISITOR STREET PARKING                        | NOV. 08, 2016 | PL    |     |
| 4.  | REVISED BLOCK A - UNIT 7 FOOTPRINT & REVISED SIDEWALK | NOV. 08, 2016 | PL    |     |
| 5.  | REVISED LANDSCAPE PARKING NORTH OF BLOCK B            | NOV. 21, 2016 | PL    |     |
| 6.  | ISSUED FOR REVIEW                                     | NOV. 21, 2016 | PL    |     |
| 7.  | ISSUED FOR REVIEW                                     | DEC. 14, 2016 | DK    |     |
| 8.  | ISSUED TO CONSULTANTS                                 | JUNE 28, 2017 | SC    |     |
| 9.  | ISSUED TO CONSULTANTS                                 | JULY 11, 2017 | SC    |     |
| 10. | ISSUED TO CONSULTANTS                                 | JULY 28, 2017 | SC    |     |
| 11. | ISSUED TO CONSULTANTS                                 | AUG. 01, 2017 | DK    |     |
| 12. | ISSUED FOR REVIEW                                     | AUG. 28, 2017 | SC    |     |
| 13. | ISSUED FOR CONSULTANTS                                | SEP. 7, 2017  | SC    |     |
| 14. | ISSUED FOR REVIEW                                     | SEP. 15, 2017 | SC    |     |
| 15. | ISSUED FOR CONSULTANTS                                | SEP. 19, 2017 | SC    |     |
| 16. | ISSUED FOR CONSULTANTS                                | OCT 10, 2017  | SC    |     |
| 17. | ISSUED FOR BUILDING PERMIT                            | NOV 2, 2017   | SC    |     |
| 18. | ISSUED TO CONSULTANTS                                 | JAN 10, 2018  | DK/RA |     |
| 19. | ISSUED TO CONSULTANTS                                 | JAN 18, 2018  | DK    |     |
| 20. | ISSUED TO CONSULTANTS                                 | JAN 23, 2018  | DK    |     |
| 21. | ISSUED TO CONSULTANTS                                 | FEB. 01, 2018 | DK    |     |
| 22. | ISSUED TO CONSULTANTS                                 | FEB. 10, 2018 | DK    |     |
| 23. | ISSUED TO CONSULTANTS                                 | FEB. 16, 2018 | DK    |     |
| 24. | RE-ISSUED FOR SPA                                     | MAR. 01, 2018 | RA    |     |

### Site Data

Project name: 49, 53 & 55 Judson Date: 09/15/2018

|  | Meters                       | Hs                                    | Acres        |
|--|------------------------------|---------------------------------------|--------------|
| Total Site Area                                    | 12865.63                     | 1.286563                              | 3.18         |
| By Units   |                              |                                       |              |
| Unit No.   | Total GFA (sq.ft.)           | Total Building Coverage Area (sq.mt.) | No. of Units |
| 1-7  | 14629                        | 1357.26                               | 7            |
| 8-14 (B1)  | 13330                        | 1424.21                               | 7            |
| 15-21 (B2)   | 15241                        | 1415.96                               | 7            |
| 22-28 (B3)   | 15335                        | 1424.62                               | 7            |
| Totals   | 60535                        | 5622.04                               | 28           |
| By Block   |                              |                                       |              |
| Block A  | 14629                        | 1357.26                               | 7            |
| Block B (B1+B2+B3)                                 | 45006                        | 4264.78                               | 21           |
| Future Development - Block C                       | 28410                        | 2639.37                               | 18           |
| Future Development - Block D                       | 44366                        | 4121.71                               | 28           |
| Future Development - Block E                       | 41238                        | 3831.13                               | 26           |
| Totals   | 174829                       | 16214.27                              | 100          |
| Total Site GFA                                     | Proposed                     | 16214.27                              |              |
| Total Paved Area                                   | Proposed                     | 3129                                  | 24.3         |
| Total Building Coverage Area                       | Proposed                     | 5686.29                               | 44.2         |
| Total Landscape Area                               | Proposed                     | 4050.33                               | 31.3         |
| Parking  |                              |                                       |              |
| Required   | 1.5 spaces/100m <sup>2</sup> | 162.14                                | 1664         |
| Proposed Surface                                   |                              | 120                                   | 10           |
| Proposed Underground                               |                              | 7                                     | 10.63        |
| Total Provided                                     |                              | 127                                   |              |
| 200 GFA (sq.mt.)                                   |                              |                                       | 2365         |
| Short-Term Bicycle Parking (located at grade)      | Total Required               | 12                                    | 75           |
| Long-Term Bicycle Parking (located at U/G parking) | Total Proposed               | 12                                    |              |
| Site Density (units/Ha)                            | Proposed                     | 77.72633009                           |              |
| Floor space index (F.S.I.)                         | Proposed                     | 1.260278945                           |              |

**LEGEND**

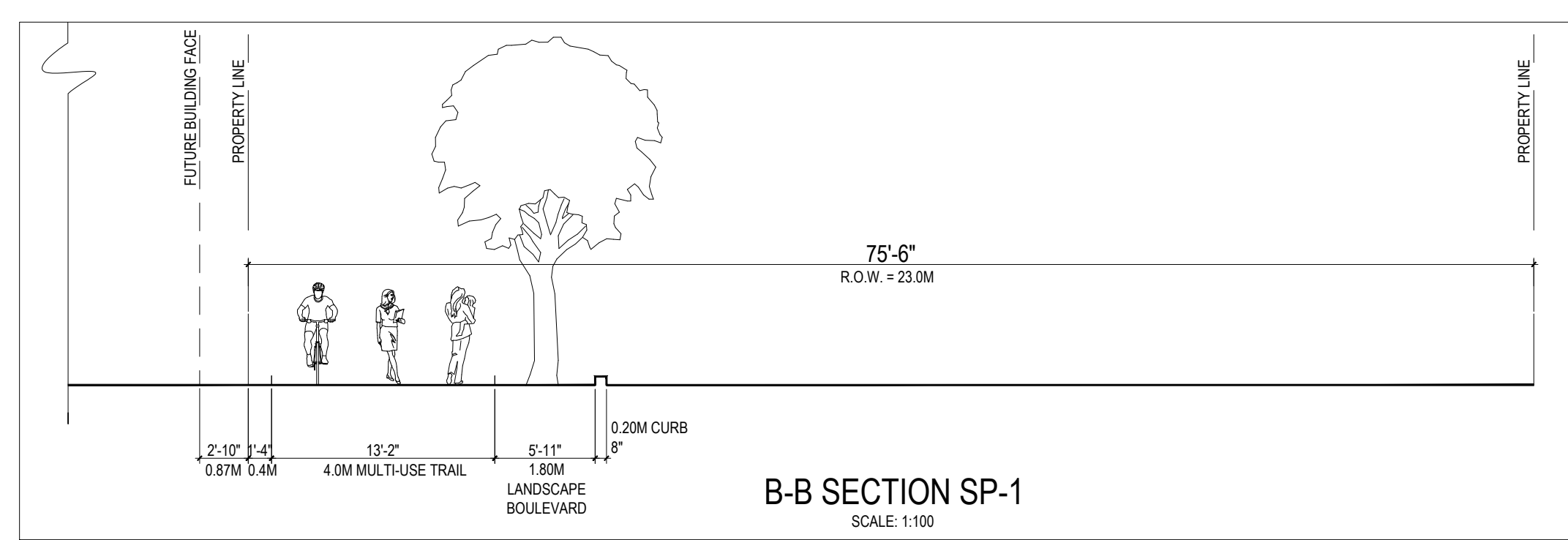
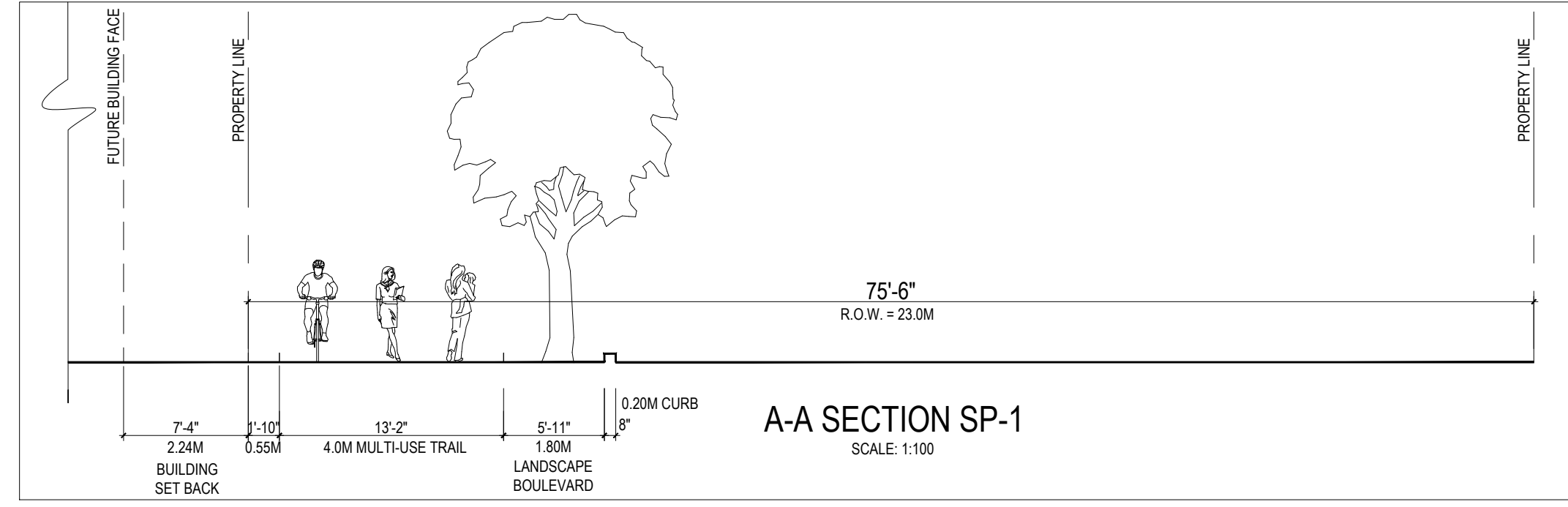
- BIKE RACK
- TRANSFORMER
- ACCESSIBLE PARKING SPACE TYPE A
- ACCESSIBLE PARKING SPACE TYPE B
- TYP. PARKING SPACE
- MAILBOXES
- PICNIC TABLE

**GENERAL NOTES:**

- FOR LANDSCAPE REFER TO LANDSCAPE DRAWINGS
- FOR PROPOSED GRADING REFER TO GRADING DRAWINGS
- ALL PERIMETER EXISTING INFORMATION INDICATED TAKEN FROM SURVEY.
- ALL WORK TO BE DONE IN ACCORDANCE WITH THE 2012 ONTARIO BUILDING CODE (O.B.C. AS AMENDED)

**NOTES:**

- THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL OTHER DRAWINGS COMPRISING THE COMPLETE SET OF APPROVED DRAWINGS FOR THIS DEVELOPMENT.
- COLLECTION OF WASTE MATERIAL FOR THIS DEVELOPMENT IS GOING TO BE PRIVATE AND STORAGE AT THE GARBAGE KIOSK NEXT TO BLOCK A.
- ACCESS TO BE CONSTRUCTED AS PER TYPICAL CURB DETAIL T-350 01
- THE PROPOSER WILL BE RESPONSIBLE FOR RECONSTRUCTING THE SIDEWALKS AT NO COST TO, AND TO THE SATISFACTION OF THE CITY.
- STAFF HAVE REVIEWED THIS APPLICATION ON THE UNDERSTANDING IT WILL COMPRISE A SINGLE PARCEL OF LAND UNDER ONE OWNER. SUBMITTERS AN APPLICATION FOR SEVERANCE, PART-LOT CONTROL, SUBDIVISION, CONDOMINIUM APPROVAL OR ANY OTHER FORM OF LAND DIVISION FOR THIS DEVELOPMENT NOT IN ACCORDANCE WITH THIS ASSUMPTION. DIFFERENT SERVICES, INCLUDING ALL ASSOCIATED STORMWATER MANAGEMENT FACILITIES AND ANY NECESSARY REVISED PLANS AND STUDIES MAY BE REQUIRED BY THE CITY AT THE SOLE COST TO THE APPLICANT.



**DUNPAR**  
BETTER BY DESIGN

PROJECT:  
**49, 53 & 55 JUDSON STREET**  
ETOBICOKE, ONTARIO

SCALE:  
1:300

DRAWING TITLE:  
**SITE PLAN**

OWNER/DEVELOPER:  
**1720194**  
**1742875**  
**ONTARIO INC.**

PREPARED BY: [ ] PROJECT NO. [ ]  
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