

CC44.2 - Confidential Appendix B

Revised Proposal

Below is a summary chart comparing the original submission (June 23, 2017) to the without prejudice submission (June 7, 2018).

Category	Original Submission	Settlement Offer
Site Area (square metres)	1,779	1,779
Building Height	36 storeys (118 metres; 124 metres to roof of mechanical penthouse)	35 storeys (115 metres; 121 metres to roof of mechanical penthouse)
Base Building Setbacks at Ground Level (metres)		
Yonge Street	0.5	0.5 – 3.0
Soudan Avenue	0.0	0.0 – 3.0 (approx.)
East Lot Line	0.0	0.0
North Lot Line	0.0	0.0
Tower Setbacks (metres)	Setbacks vary as height increases and with articulation and orientation of tower.	Setbacks vary as height increases and with articulation and orientation of tower.
Yonge Street	0.5 – 3.5	1.9 – 4.7
Soudan Avenue	0.0 – 7.1 (approx)	0.0 – 7.1 (approx)
East Lot Line	3.9 – 5.5	5.5 – 7.0
North Lot Line	6.9 – 10.9	8.0 – 14.1 (approx.)
Tower Floor Plate (Gross Construction Area) in square metres	Varies from 1,049 (7 th floor) to 701 (33 rd to 36 th floors)	Varies from 883 (7 th floor) to 750 (14 th to 35 th floor)
Gross Floor Area (square metres)		
Residential	22,434	21,212
Office	8,267	8,095
Retail	603	523
Floor Space Index	17.6	16.76
Number of Units		
Studio	0	0 (0.0%)
1 Bedroom	108 (37.5%)	136 (48.0%)
2 Bedroom	141 (49%)	110 (39.0%)
3 Bedroom	39 (13.5%)	37 (13.0%)
Total	288	(see Appendix A)
Ground Floor Height (metres)	6.5	6.25
Vehicle Parking (residential:visitor/commercial:car- share)	155 spaces (110:43:2)	155 spaces (110:43:2)
Bicycle Parking	396 spaces	396 spaces

(long-term:short-term)	(340:76)	(340:76)
Loading Spaces Description	1 Type G, 3 Type C	1 Type G, 3 Type C
Amenity Space (square metres) Indoor	630.8 (2.2 square metres/unit)	2.0 square metres/unit
Outdoor	591.3 (2.1 square metres/unit)	2.0 square metres/unit