

NOTES:

* BE ADVISED THAT SHOULD ANY PARTY, INCLUDING APPLICANT OR ANY SUBSEQUENT OWNER, APPLY FOR MORE THAN ONE CONDOMINIUM CORPORATION ENCOMPASSING ANY OR ALL OF THIS DEVELOPMENT OR MAKE AN APPLICATION THAT RESULTS IN A LAND DIVISION, STAFF MAY REQUIRE LEGAL ASSURANCES, INCLUDING BUT NOT LIMITED TO EASEMENTS, WITH RESPECT TO THE APPROVED SERVICES. SUCH ASSURANCES WILL BE DETERMINED AT THE TIME OF APPLICATION FOR CONDOMINIUM APPROVAL.

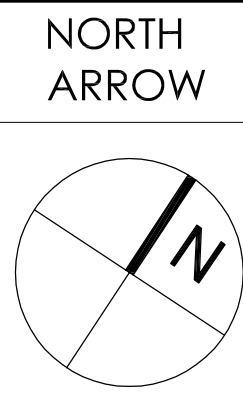
** IN THE EVENT THE APPLICANT/OWNER CAUSES OR PERMITS ANY ACTION THAT INJURES, DAMAGES, DESTROYS OR PREVENTS A PROTECTED TREE FROM MATURING, THE APPLICANT/OWNER SHALL BE LIABLE TO THE CITY UNDER THE RAVINE & NATURAL FEATURES PROTECTION BY-LAW, CHAPTER 658 OF THE CITY OF TORONTO MUNICIPAL CODE, WHICH REGULATES THE UNJURY AND DESTRUCTION OF TREES, DUMPING OR REFUSE AND CHANGES TO GRADE WITHIN PROTECTED AREAS DEFINED IN SCHEDULE A OF THE BY-LAW, CONVICTIONS OF OFFENCES RESPECTING THE REGULATIONS IN THE RAVINE & NATURAL FEATURE PROTECTION BY-LAW ARE SUBJECT TO FINES, AND THE LANDOWNER MAY BE ORDERED BY THE COURT TO RESTORE THE AREA TO THE SATISFACTION OF THE CITY. A PERSON CONVICTED OF AN OFFENCE UNDER THIS BY-LAW IS LIABLE TO A MINIMUM FINE OF \$ 500 AND A MAXIMUM FINE OF # 100,00 FOR EACH TREE DESTROYED, A MAXIMUM FINE OF \$ 100,000 FOR ANY OTHER OFFENCE COMMITTED UNDER THIS CHAPTER, AND/OR A SPECIAL FINE OF \$ 100,000. A PERSON CONVICTED OF CONTINUING OFFENCE, INCLUDING FAILURE TO COMPLY WITH RAVINE PERMIT CONDITIONS IS LIABLE TO A MAXIMUM FINE OF NOT MORE THAN \$ 10,000 FOR EACH DAY OR PART OF A DAY THAT THE OFFENCE CONTINUES.

GENERAL NOTES:

1. THE NEW RECONSTRUCTED SIDEWALKS ALONG THE DEVELOPMENT SITE FRONTAGES WILL BE BUILT TO THE SATISFACTION OF THE CITY AND AT NO COST TO THE MUNICIPALITY.
2. THE 15.0 m ROUNDING AT THE SOUTH-EAST CORNER OF THE SITE WILL BE CONVEYED TO THE CITY IN AN UNENCUMBERED MANNER FOR A NOMINAL SUM, TO THE SATISFACTION OF THE CITY.
3. THE TYPE OF CONSTRUCTION IS FIRE-RESISTIVE AND THE VERTICAL OPENINGS AND EXTERIOR VERTICAL COMMUNICATIONS ARE PROPERLY PROTECTED (ONE HOUR RATING)
4. BALCONIES PROJECTING INTO THE 3 m STRUCTURAL SETBACK WILL BE MAINTAINED WITHOUT ENCRANCHING INTO THE 10 m TRCA BUFFER.

APPLICANT:
EASTON'S GROUP OF COMPANIES
GATEWAY CENTRE
3100 STEELES AVE. EAST, SUITE 601
MARKHAM, ONTARIO L3R 8T3

ISSUED		
No	DATE	DESCRIPTION
1	JANUARY 29, 2020	ISSUED FOR OPA, REZONING & SPA
2	DECEMBER 10, 2020	RE- ISSUED FOR OPA, REZONING & SPA
3	APRIL 12, 2021	RE- ISSUED FOR OPA, REZONING & SPA



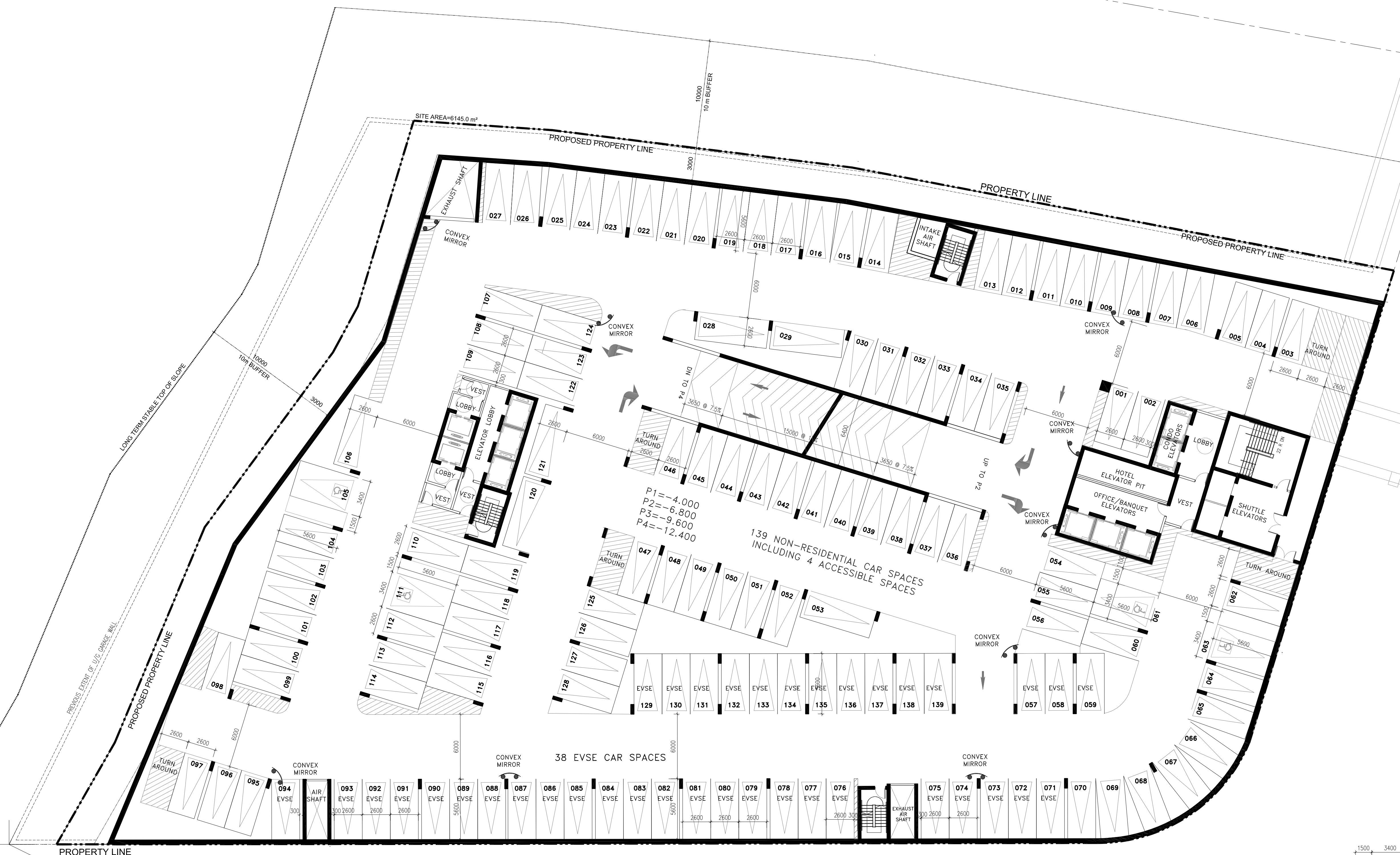
PROPOSED 21 STOREY HOTEL & CONDO
AND 35 STOREY RESIDENTIAL BUILDINGS

SITE PLAN

4050 YONGE STREET, TORONTO, ONTARIO

SCALE: 1:250
 DATE: APRIL 12, 2021
 JOB NO.: 37798
 DWG NO.: A.03

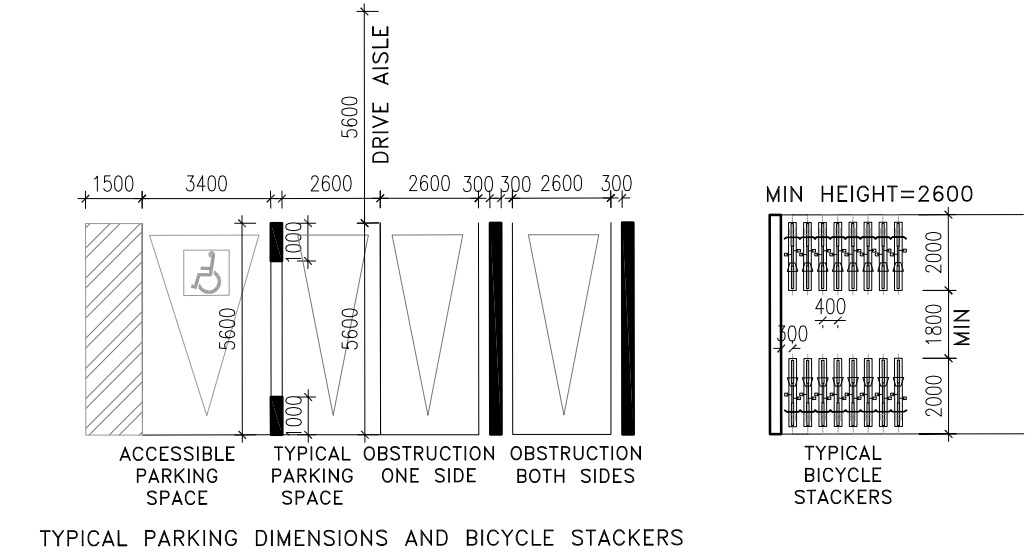




P1 = -4.000
 P2 = -6.800
 P3 = -9.600
 P4 = -12.400

38 EVSE CAR SPACES

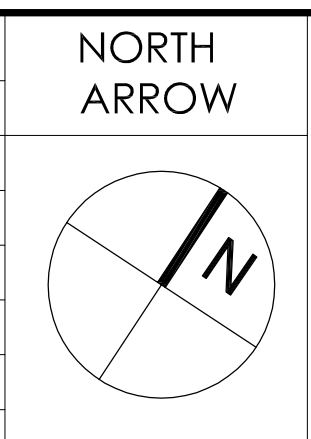
139 NON-RESIDENTIAL CAR SPACES
 INCLUDING 4 ACCESSIBLE SPACES



APPLICANT:
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 GATEWAY CENTRE
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P3-5 PARKING LEVEL

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3	APRIL 12, 2021	RE- ISSUED FOR OPA, REZONING & SPA

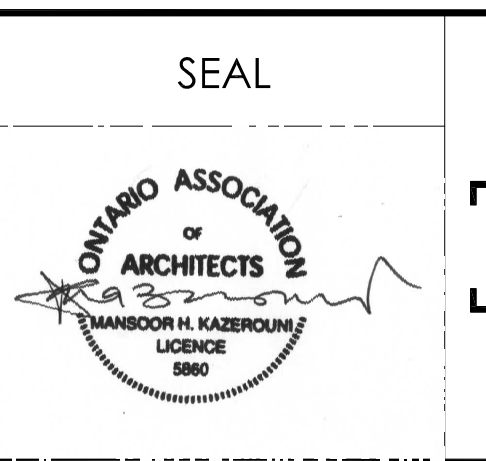


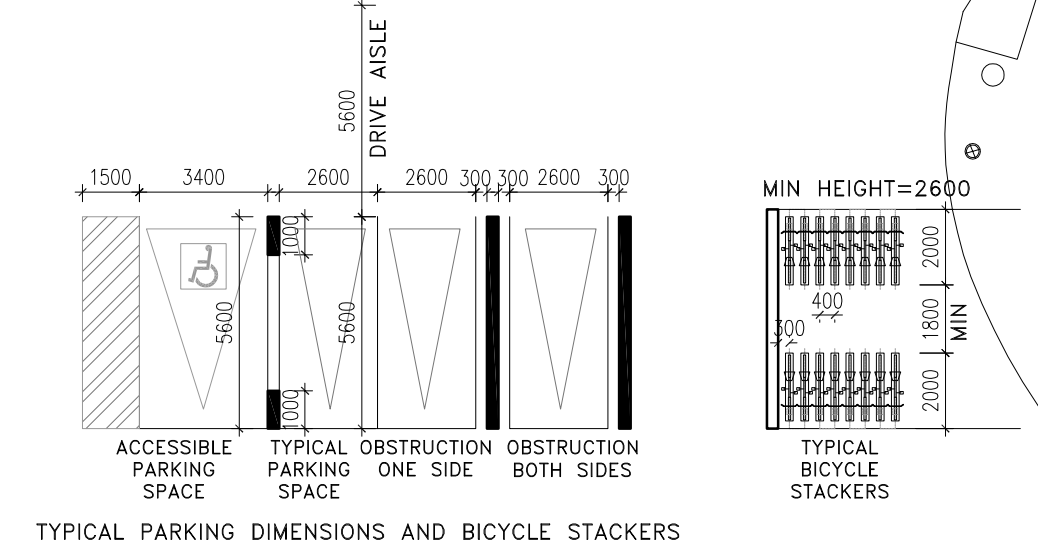
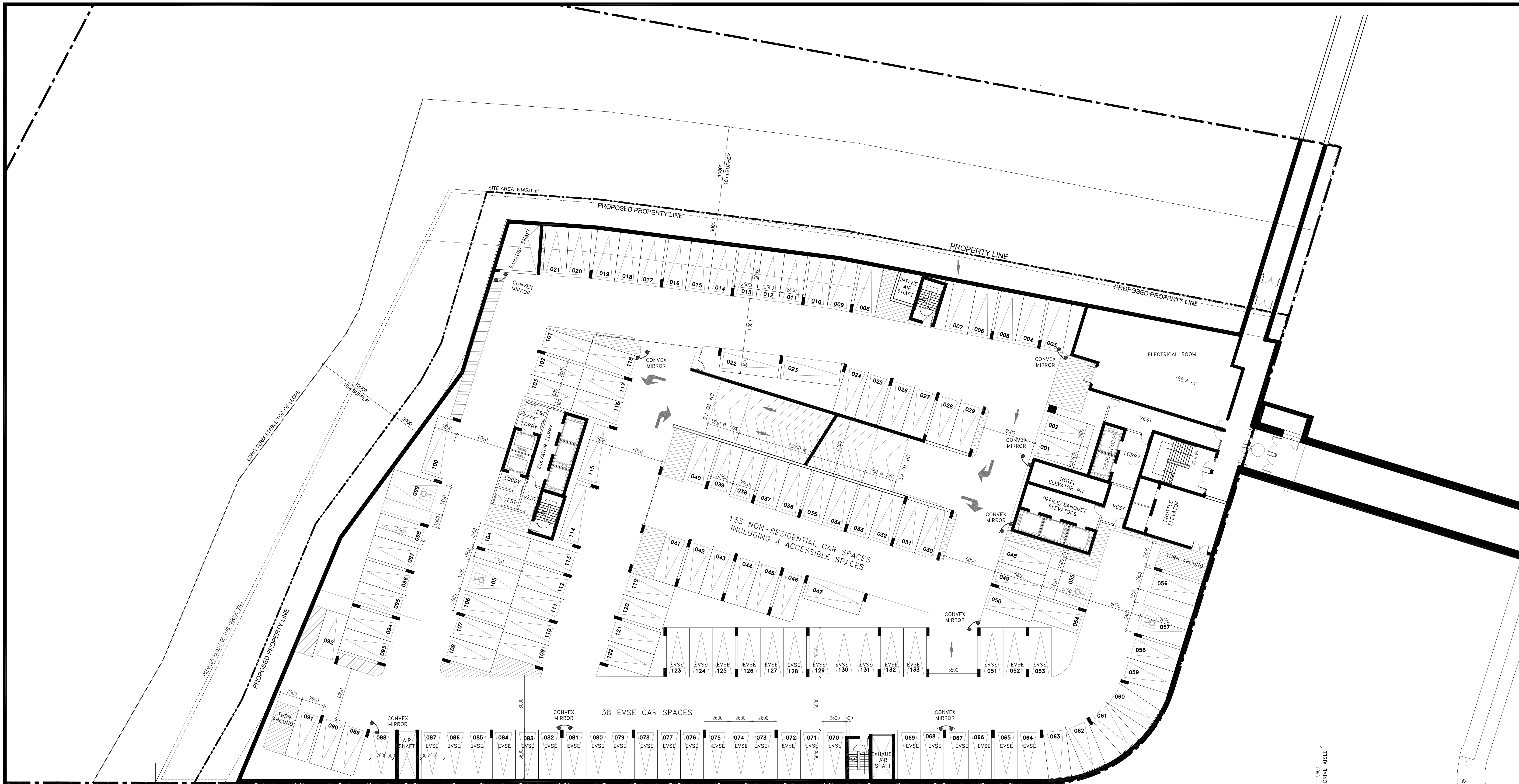
PROPOSED 21 STOREY HOTEL & CONDO
 AND 35 STOREY RESIDENTIAL BUILDINGS

P3 PARKING LEVEL

4050 YONGE STREET, TORONTO, ONTARIO

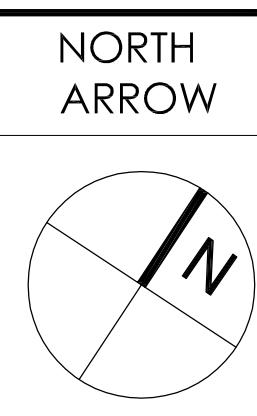
SCALE: 1:200
 DATE: APRIL 12, 2021
 JOB NO.: 37798
 DWG NO.: A.05.2





APPLICANT:
 EASTON'S GROUP OF COMPANIES
 GATEWAY CENTRE
 3100 STEELES AVE. EAST, SUITE 601
 MARKHAM, ONTARIO L3R 8T3

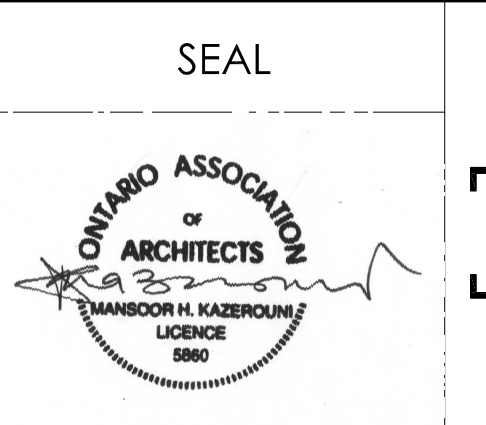
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PROPOSED 21 STOREY HOTEL & CONDO
 AND 35 STOREY RESIDENTIAL BUILDINGS

P2 PARKING LEVEL
 4050 YONGE STREET, TORONTO, ONTARIO

SCALE: 1:200
 DATE: APRIL 12, 2021
 JOB NO.: 37798
 DWG NO.: A.06



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