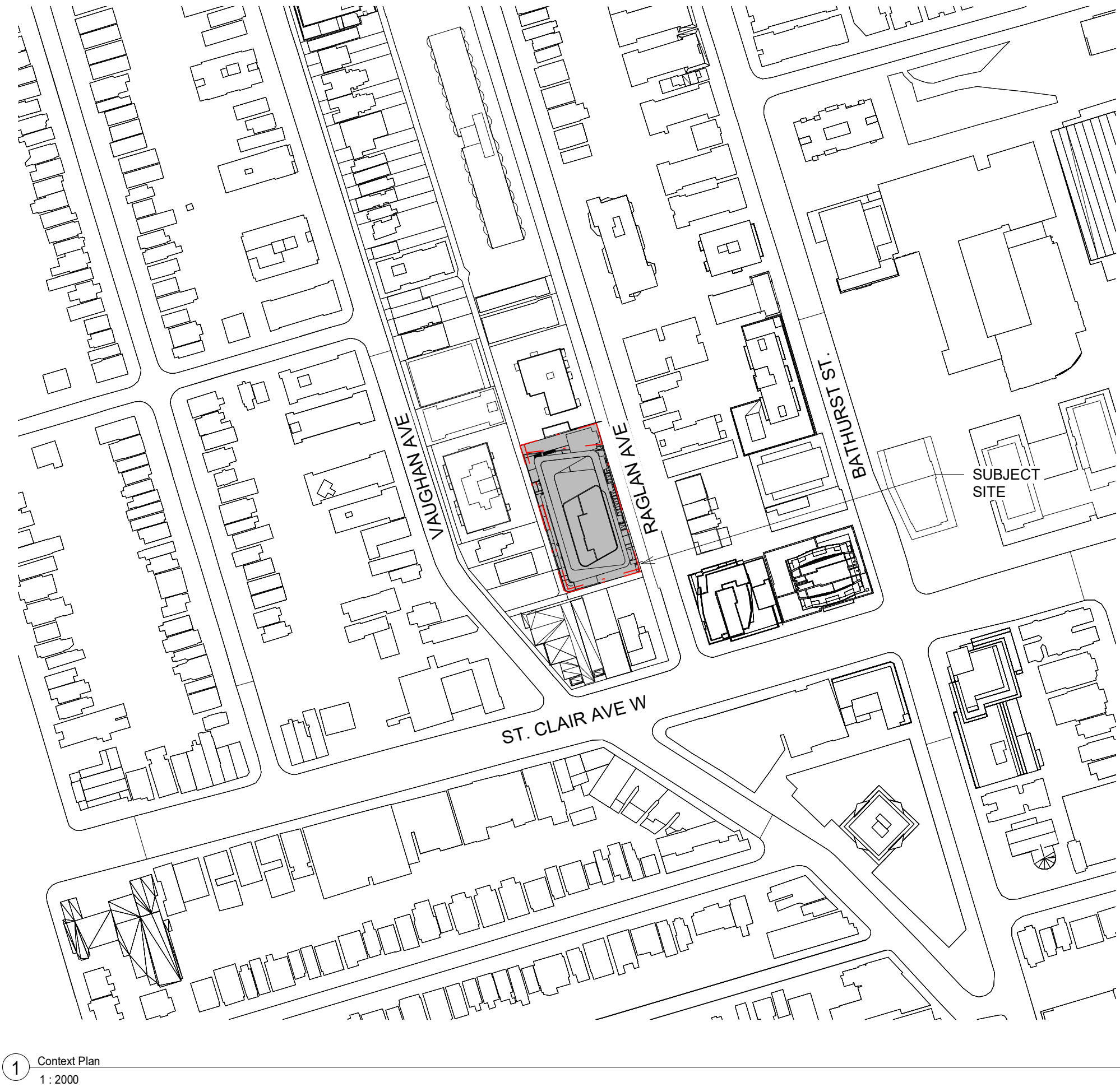


RAGLAN

ISSUED JANUARY 21, 2022



CLIENT

PROJECT ADDRESS

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369 RIMROCK RD,  
NORTH YORK, ONTARIO  
M3J 3G2

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M6C 2K6

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GEO-TECHNICAL ENGINEER  
MCCLYMONT & RAK ENGINEERS INC.  
111 ZENWAY BLVD  
WOODBIDGE, ON L4H 3H9  
(T) 416.675.0160

SHEET LIST

A000	Cover Sheet & Drawing List
A001	Project Statistics
A100	Site Plan & Zoning Data/Stats
A101	P2 Plan
A102	P1 Plan
A103	Ground Floor Plan
A103a	Mezzanine Plan
A105	Level 3 Floor Plan (Sim. for Levels 2, 4 & 5)
A106	Level 6 Floor Plan
A107	Level 7 Floor Plan (Sim. for Levels 8 - 12)
A108	Level 13 Floor Plan
A109	Level 22 Floor Plan (Sim. for Levels 14 - 24)
A110	Level 25 Floor Plan
A112	Level 28 Floor Plan (Sim for Level 26 and 27)
A113	Mechical Penthouse Floor Plan
A114	Roof Plan
A300	Building Section - A-A Looking West
A301	Building Section - C-C

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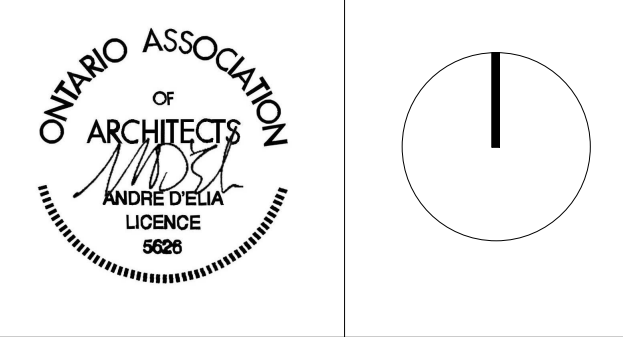
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6	Jan 21, 2022	Issued for ZAA
5	June 10, 2020	Issued For ZAA
4	May 21, 2020	Client Review
3	May 14, 2020	Client Review
2	Apr. 17, 2020	Client Review
1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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RAGLAN  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
Cover Sheet & Drawing  
List

Project No.	1928	Scale	1 : 2000
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Drawing No.

A000







NOTES:

LOADING NOTES

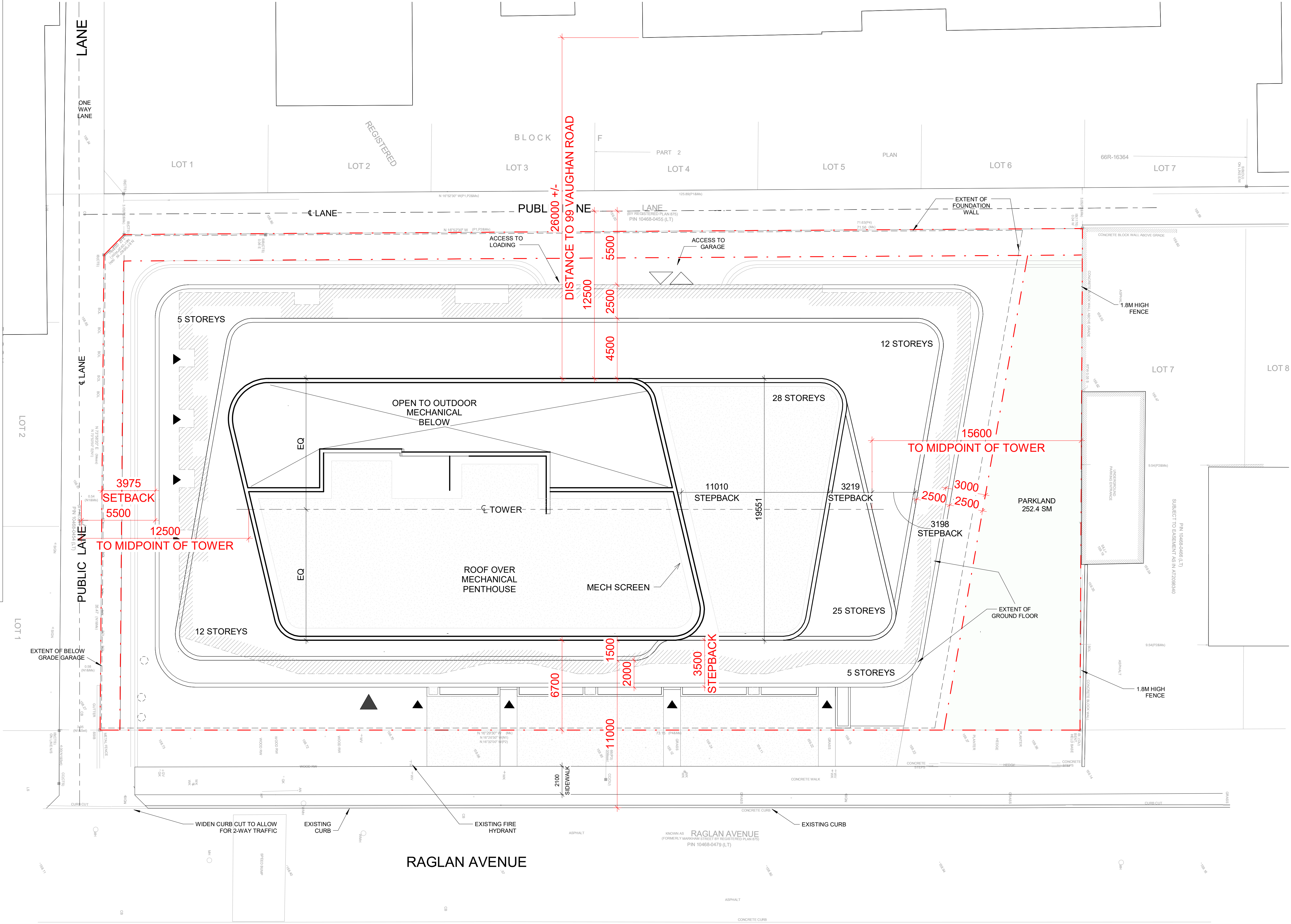
1. TYPE G LOADING SPACE AND ADJACENT STAGING PAD HAVE VERTICAL CLEARANCE OF MIN 6.1 METERS.  
OVERHEAD DOOR TO LOADING SPACE WILL HAVE MIN 4.4 METER HEIGHT.  
2.1M DEEP STAGING AREA DIRECTLY IN FRONT OF THE LOADING AREA TO HAVE MIN. VERTICAL CLEARANCE OF 6.1M.
2. TYPE G LOADING SPACE WILL BE LEVEL (+/- 2%) AND CONSTRUCTED WITH MIN 200mm THICK CONCRETE SLAB
3. A WARNING SYSTEM WILL BE PROVIDED, ALERTING DRIVERS WHEN EXITING THE UNDERGROUND PARKING GARAGE THAT LARGE TRUCKS ARE MANOEUVRING WITHIN THE PUBLIC LANE;
4. ALL ACCESS DRIVEWAYS TO BE USED BY THE GARBAGE COLLECTION VEHICLE WILL HAVE:
  - a) MAXIMUM GRADIENT OF 8%;
  - b) MINIMUM VERTICAL CLEARANCE OF 4.4 METRES THROUGHOUT;
  - c) MINIMUM WIDTH OF 4.5 METRES THROUGHOUT; AND,
  - d) 6 METRES WIDE AT POINT OF INGRESS AND EGRESS.
5. 'NO PARKING' SIGNS TO BE PROVIDED AND MAINTAINED ADJACENT TO THE LOADING SPACE.
6. CONSTRUCT ANY TYPE G LOADING SPACE AND ALL DRIVEWAYS AND PASSAGEWAYS PROVIDING ACCESS THERETO, TO THE REQUIREMENTS OF THE ONTARIO BUILDING CODE, INCLUDING ALLOWANCE FOR CITY OF TORONTO BULK LIFT AND REAR BIN LOADING WITH IMPACT FACTORS WHERE THEY ARE TO BE BUILT AS SUPPORTED STRUCTURES.
7. THE RESIDENTIAL SOLID WASTE ROOM WILL ACCOMMODATE GARBAGE, RECYCLING AND ORGANICS VIA USE OF A TRISORTER.
8. BULK WASTE HAS 15m2 DESIGNATED FLOOR AREA.
9. 'COLLECTION OF WASTE MATERIALS FOR THIS DEVELOPMENT WILL TAKE PLACE IN AN ENCLOSED LOADING BAY. AN ON-SITE STAFF PERSON IS RESPONSIBLE FOR MOVING THE BINS FROM THE GARBAGE STORAGE SPACE TO THE COLLECTION POINT AND PROVIDE VEHICULAR DIRECTIVES TO THE COLLECTION VEHICLE OPERATOR AS REQUIRED.'
10. THIS BUILDING IS DESIGNED WITH A TYPE G LOADING SPACE. A FLASHING WARNING LIGHT SYSTEM AND / OR APPROPRIATE SIGNAGE ADJACENT TO THE SPACE, AT NO COST TO THE CITY, WILL BE IN PLACE AND ACTIVATED DURING COLLECTION AND REMAIN ACTIVE UNTIL THE VEHICLE EXITS THE SITE. REFER TO TRAFFIC CONSULTANT REPORT FOR SWEEP PATH.
11. SOLID WASTE MANAGEMENT TO BE NOTIFIED UPON COMPLETION OF THE DEVELOPMENT AND SHOULD PUBLIC WASTE COLLECTION BE USED, ALL NECESSARY APPLICATION AND WAIVER FORMS TO BE COMPLETED PRIOR TO COMMENCEMENT OF CITY REFUSE COLLECTION.

SITE PLAN NOTES

1. THE BUILDING IS TO BE SPRINKLERED.
2. RESIDENTIAL VISITOR PARKING SPACES WILL BE INDIVIDUALLY SIGNED AT THE FRONT OF EACH SPACE FOR THE USE OF RESIDENTIAL VISITORS. BUILDING MANAGEMENT SHALL PROVIDE ENFORCEMENT OF THIS ARRANGEMENT.
3. SIDEWALKS AND BOULEVARDS WITHIN THE RIGHT OF WAY TO HAVE A MINIMUM 1% AND MAXIMUM 4% SLOPE TOWARDS THE ROADWAY.
4. REFER TO SITE SERVICING DOCUMENTS FOR SEWER AND WATER SERVICE INFORMATION.
5. ANY RETAINING WALLS ARE TO BE PROFESSIONALLY ENGINEERED.
6. ALL EXISTING ACCESSES, CURB CUTS, TRAFFIC CONTROL SIGNS, ETC. ALONG THE DEVELOPMENT SITE FRONTAGES THAT ARE NO LONGER REQUIRED ARE TO BE REMOVED. THE BOULEVARD WITHIN THE PUBLIC RIGHT OF WAY, IN ACCORDANCE WITH CITY STANDARDS AND TO THE SATISFACTION OF THE EXECUTIVE DIRECTOR OF TECHNICAL SERVICES ARE TO BE REINSTITATED.
7. PROPOSED ACCESS TO THE RIGHT-OF-WAY/LANEWAY FOR THIS PROJECT TO BE DESIGNED IN ACCORDANCE WITH CITY STANDARD FOR COMBINED CURB AND SIDEWALK VEHICULAR ENTRANCES - SEE LANDSCAPE.
8. NO SPEED BUMPS SHALL BE INSTALLED ON ANY DESIGNATED FIRE ROUTE.
9. MAX. POROSITY OF ALL GROUND LEVEL VENTILATION GRATES MUST BE 20mm X 20mm PER TORONTO GREEN STANDARDS.
10. ALL EXTERIOR LIGHT FIXTURES TO BE 'DARK SKY' COMPLIANT.

UTILITY/SERVICES NOTES

1. THE METHOD OF INSTALLATION FOR THE PROPOSED SERVICE CONNECTIONS WILL BE AT THE DISCRETION OF TORONTO WATER.
2. EXISTING CONNECTIONS NO LONGER IN USE SHALL BE DISCONNECTED BY TORONTO WATER AT THE OWNER'S COST.
3. THE LOCATION OF THE WATER METER SHALL BE TO TORONTO WATER'S SATISFACTION.
4. THE OWNER IS REQUIRED TO INSTALL AND MAINTAIN A PREMISE ISOLATION DEVICE FOR ALL APPLICABLE WATER SERVICES IN ACCORDANCE WITH THE TORONTO MUNICIPAL CODE, CHAPTER 851 WATER SUPPLY. THE BUILDING CODE AND CSA B64 SERIES STANDARDS.
5. THE BUILDING'S STORM AND SANITARY SYSTEM MUST BE DESIGNED TO BE ABLE TO OPERATE UNDER MUNICIPAL SURCHARGE CONDITIONS.



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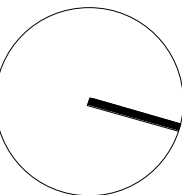
**WITHOUT  
PREJUDICE**

- TOWNHOUSE ENTRY
- VEHICULAR ENTRY/EXIT
- GROUND FLOOR FOOTPRINT
- SIAMESE CONNECTION
- FH FIRE HYDRANT
- MH MANHOLE
- CB CATCH BASIN
- 600X1800mm BICYCLE PARKING SPACE
- GEODETIC ELEVATION (ESTABLISHED GRADE = XX.XX)
- EXISTING GRADE ELEVATION
- BARRIER FREE TURNING RADIUS
- FFE FINISHED FLOOR ELEVATION
- TOP TOP OF PARAPET
- TOR TOP OF ROOF
- TOS TOP OF STRUCTURE
- TOFF TOP OF FINISHED PAVER
- TGS TORONTO GREEN STANDARDS
- TPZ TREE PROTECTION ZONE

SURVEY INFORMATION TAKEN FROM  
"PLAN OF SURVEY SHOWING  
TOPOGRAPHY ON LOTS 1, 2, 3, 4, 5 AND  
6, BLOCK E, REGISTERED PLAN 875 CITY  
OF TORONTO" BY J.D. BARNES LTD.  
DATED SEPTEMBER 06, 2019.

4	Jan 21, 2022	Issued for ZAA
3	Nov. 25, 2021	For Review
2	June 10, 2020	Issued For ZAA
1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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**RAGLAN**

10-32 Raglan Avenue  
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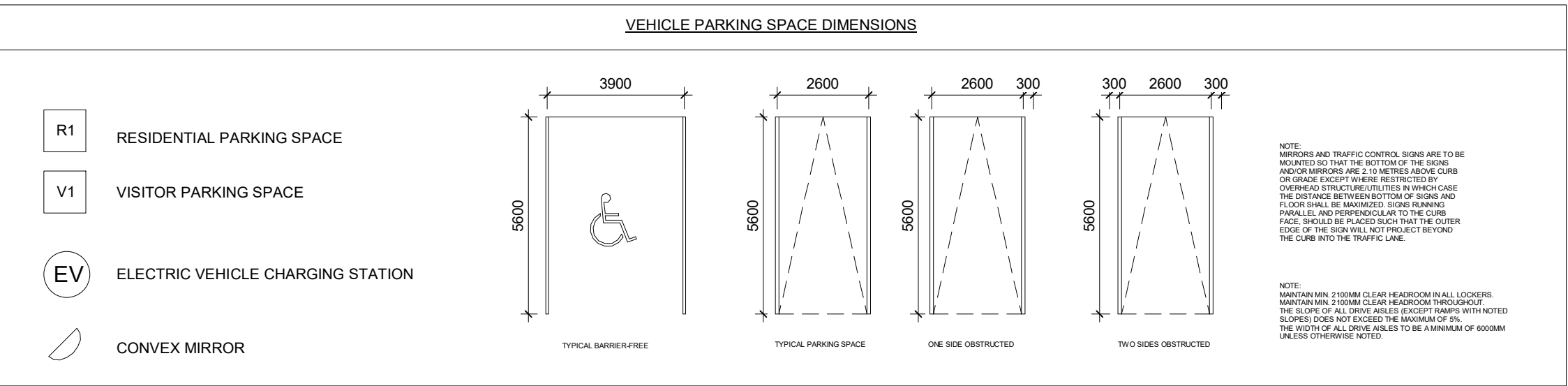
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**Site Plan & Zoning  
Data/Stats**

Project No. 1928 Scale As indicated

Drawing No.

**A100**

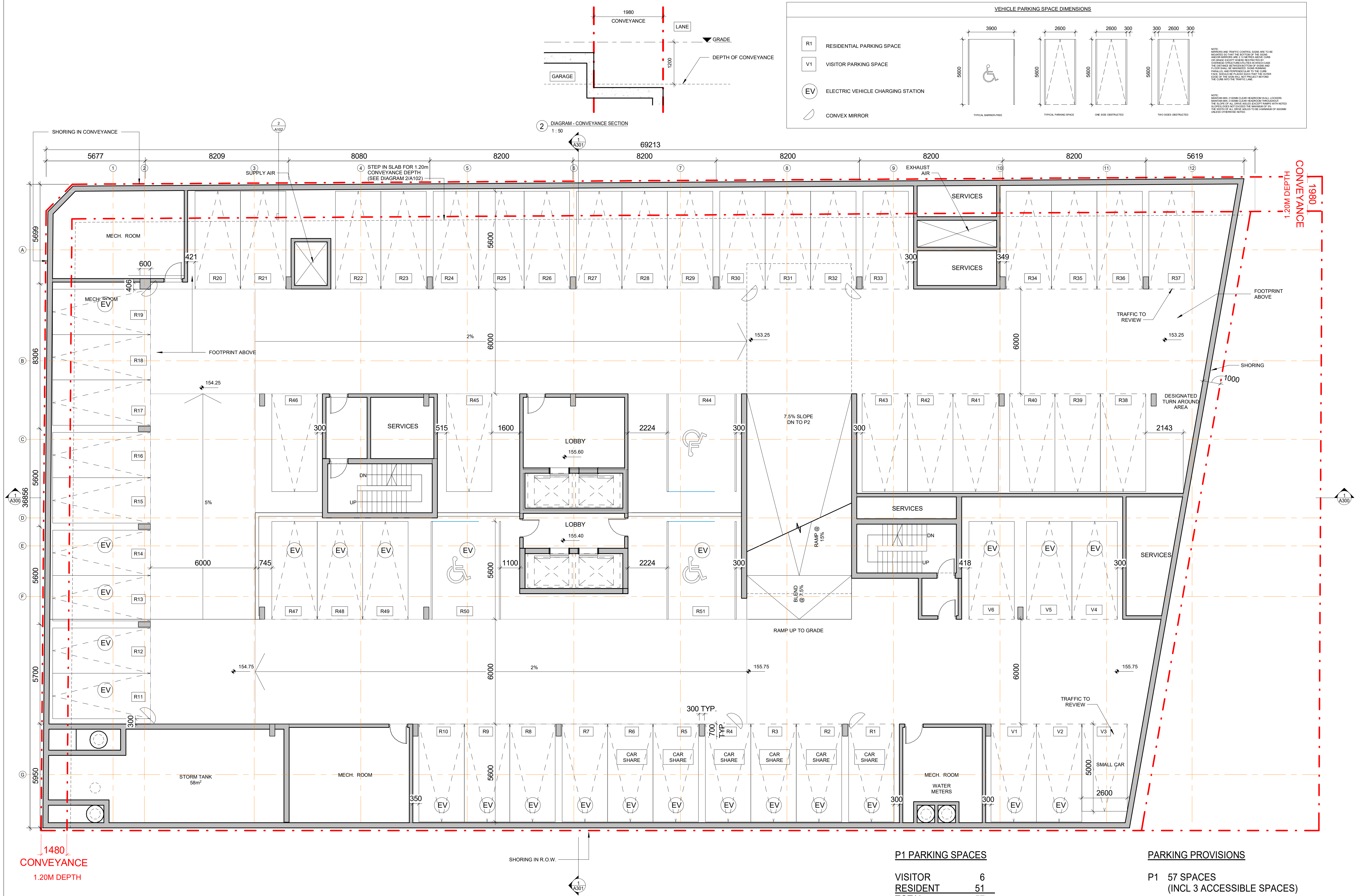




RESIDENT 65 SPACES  
(INCL 3 ACCESSIBLE SPACES)

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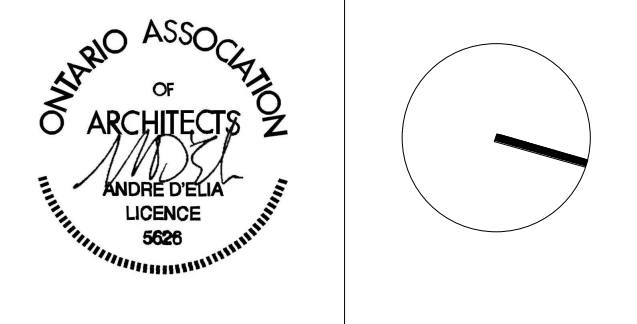
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3 Jan 21, 2022 Issued for ZAA  
2 June 10, 2020 Issued For ZAA  
1 Mar. 9, 2020 Issued for Consultant  
Co-ordination

No. Date Issue/Revision



**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title: **P1 Plan**

Project No. 1928 Scale As Indicated  
Drawing No.

**A102**



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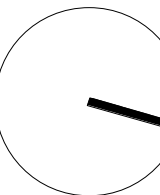
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- ▲ TOWNHOUSE ENTRY
- ▽ VEHICULAR ENTRY/EXIT
- ⋈ SIAMESE CONNECTION
- ⊕ FIRE HYDRANT
- ⊙ MH
- ⊙ CB
- ⊙ CATCH BASIN
- 600X1800mm BICYCLE PARKING SPACE
- 86.95 GEODETIC ELEVATION (ESTABLISHED GRADE = XX.XX)
- 78.20 EXISTING GRADE ELEVATION FH
- BARRIER FREE TURNING RADIUS
- FFE FINISHED FLOOR ELEVATION
- TOP TOP OF PARAPET
- TOR TOP OF ROOF
- TOS TOP OF STRUCTURE
- TOFF TOP OF FINISHED PAVER
- TGS TORONTO GREEN STANDARDS
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SURVEY INFORMATION TAKEN FROM "PLAN OF SURVEY SHOWING TOPOGRAPHY ON LOTS 1, 2, 3, 4, 5 AND 6, BLOCK E, REGISTERED PLAN 875 CITY OF TORONTO" BY J.D. BARNES LTD. DATED SEPTEMBER 06, 2019.

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1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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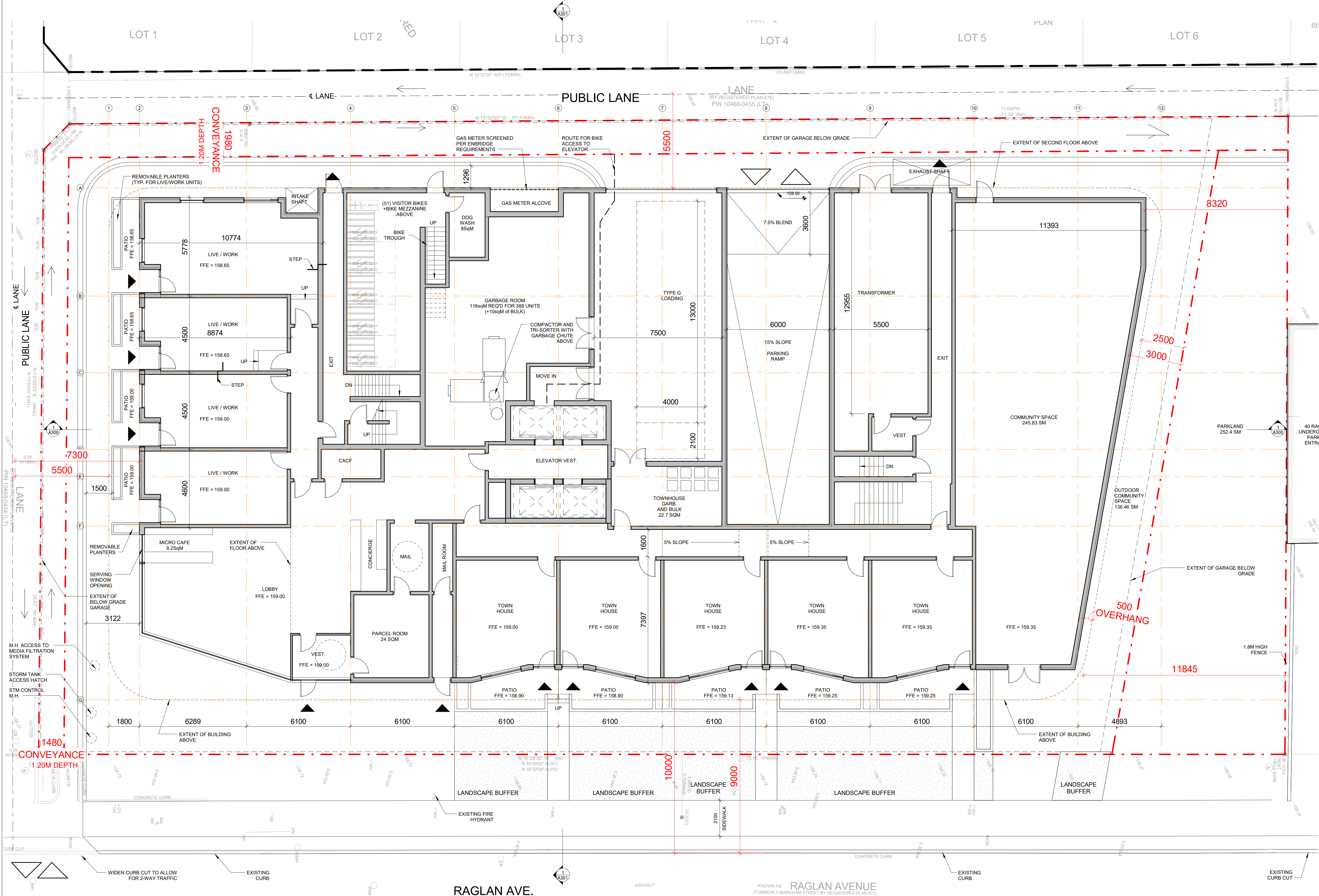
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10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Ground Floor Plan**

Project No. 1928    Scale 1 : 100  
Drawing No.

**A103**



RAGLAN AVE.

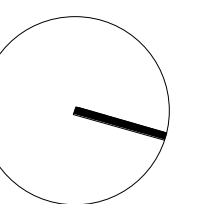
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(FORMERLY MARKHAM STREET BY REGISTERED PLAN 875)  
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7	Jan 21, 2022	Issued for ZAA
6	May 04, 2021	Client Review
5	June 10, 2020	Issued For ZAA
4	May 21, 2020	Client Review
3	May 14, 2020	Client Review
2	Apr. 17, 2020	Client Review
1	Mar. 9, 2020	Issued for Consultant Co-ordination

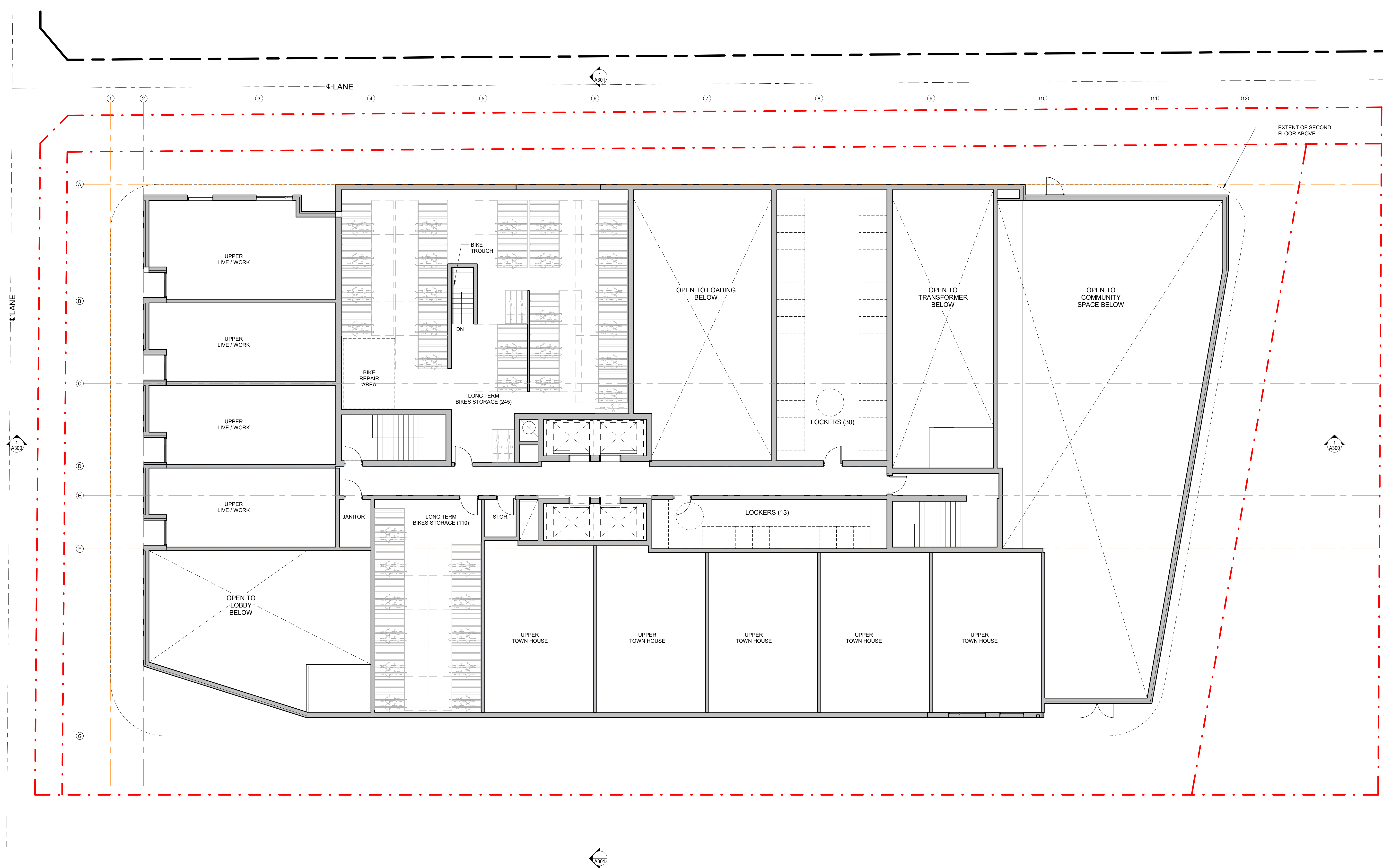
No.	Date	Issue/Revision
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Title: Mezzanine Plan

Project No. 1928	Scale 1 : 100
Drawing No.	

# A103a

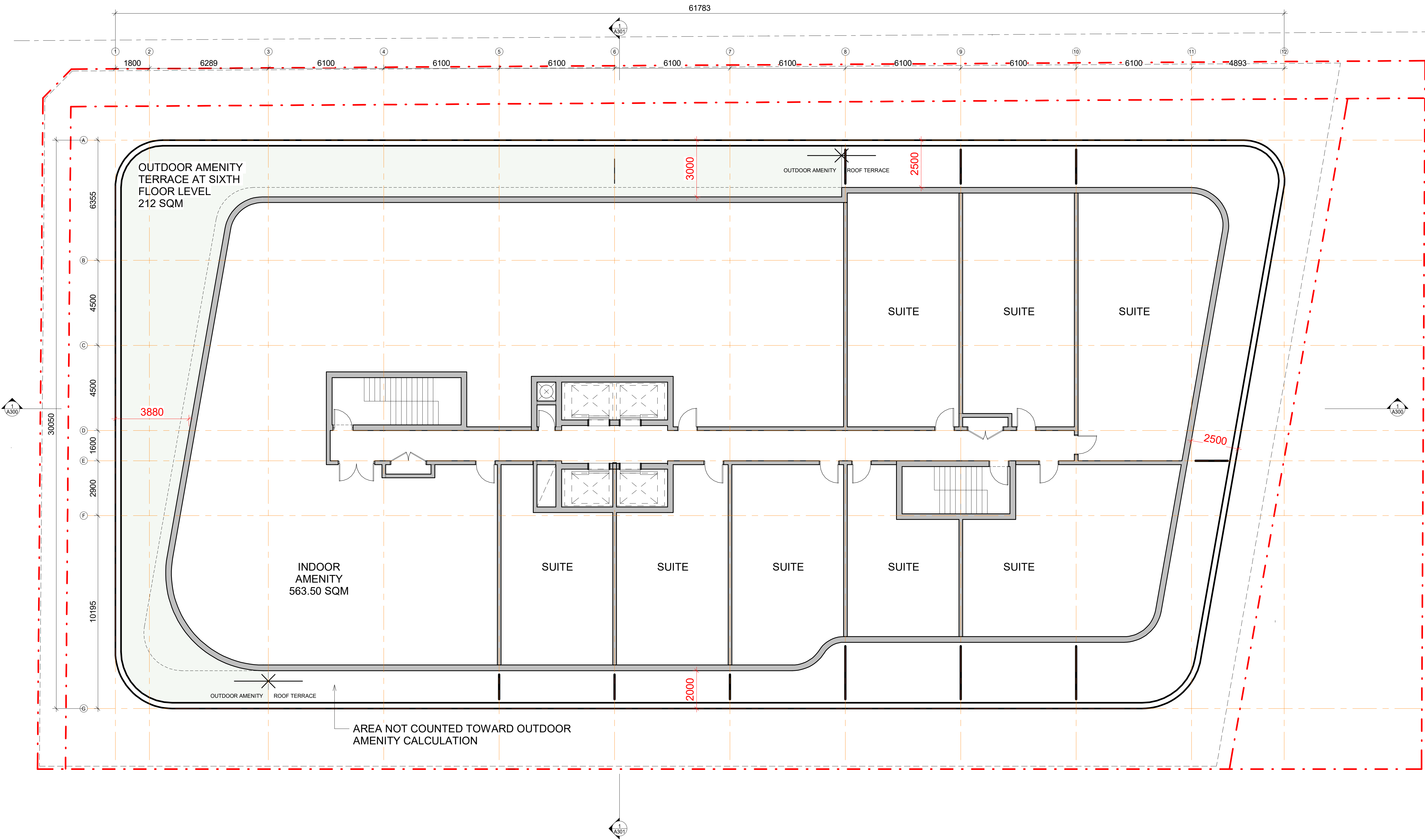






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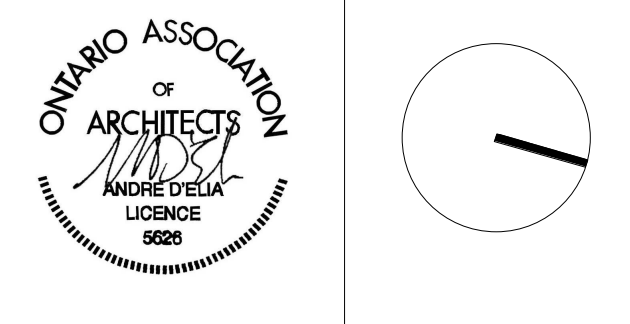
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1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Level 6 Floor Plan**

Project No.	1928	Scale	1 : 100
Drawing No.			

**A106**



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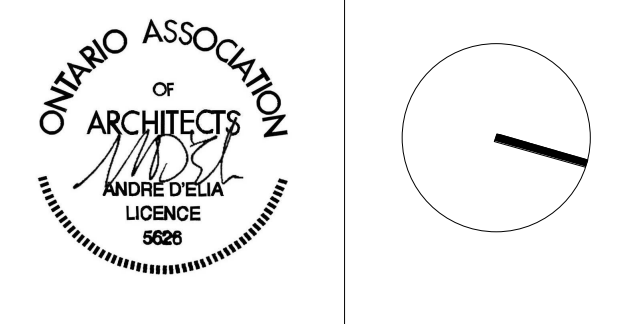
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1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Level 7 Floor Plan (Sim.  
for Levels 8 - 12)**

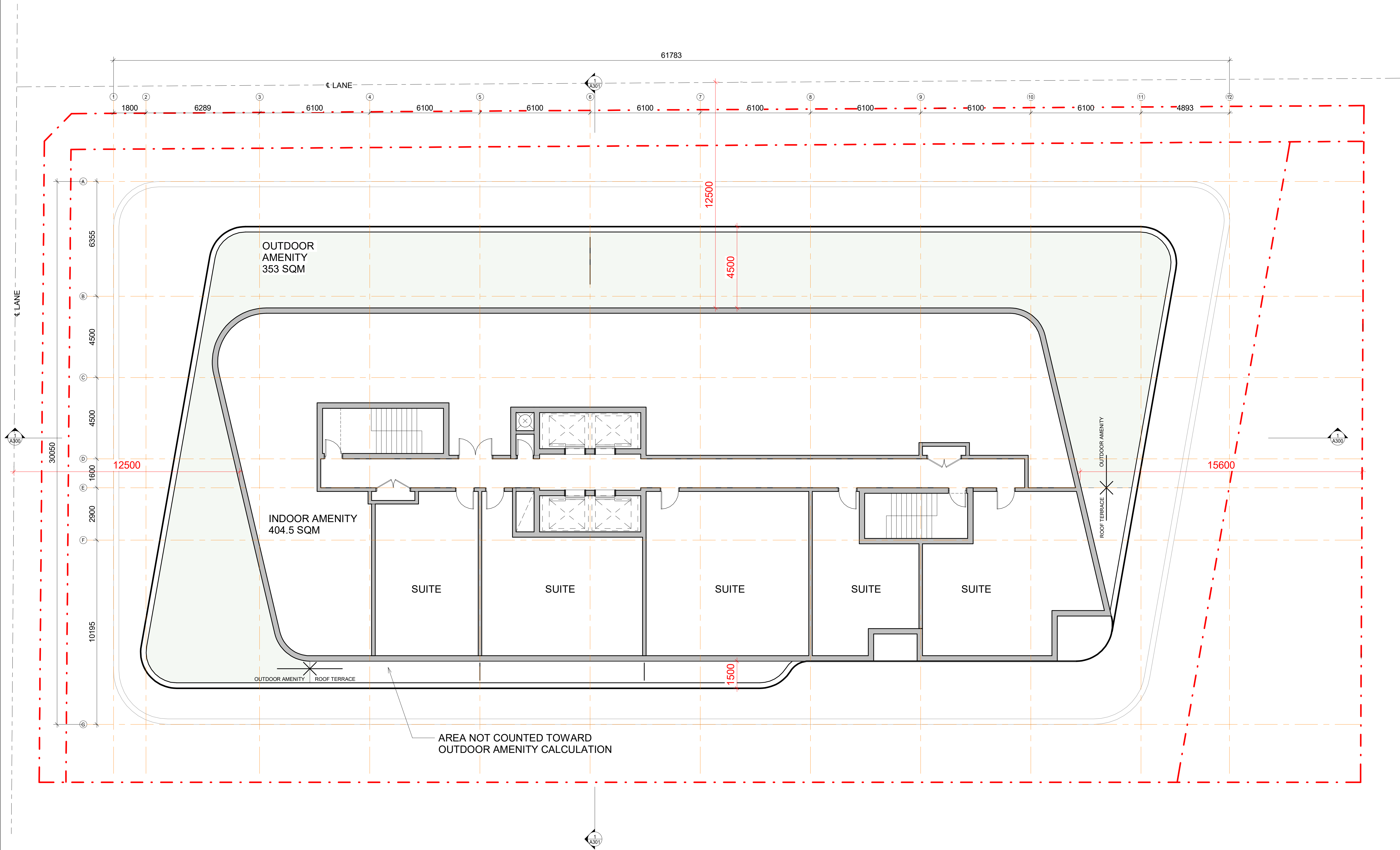
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Drawing No.			

**A107**



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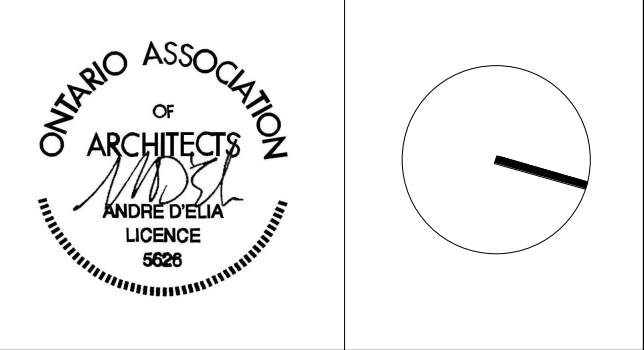
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No.	Date	Issue/Revision
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**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Level 13 Floor Plan**

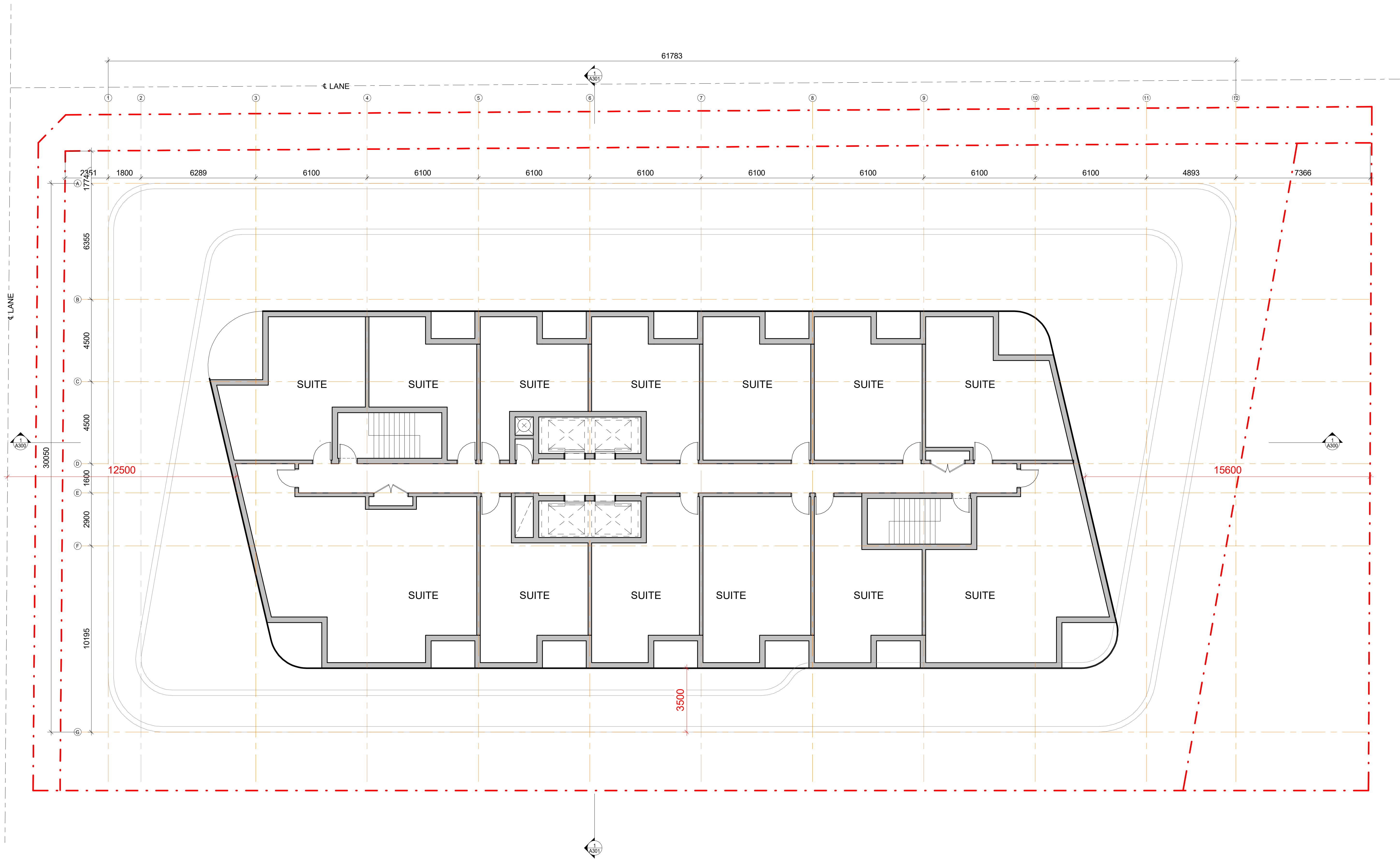
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Drawing No.			

**A108**



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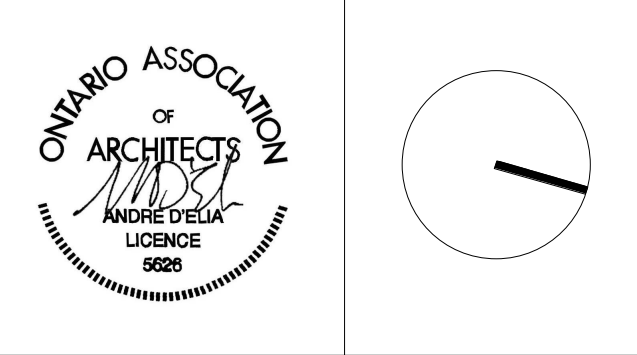
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**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Level 22 Floor Plan (Sim.  
for Levels 14 - 24)**

Project No.	1928	Scale	1 : 100
Drawing No.			

**A109**

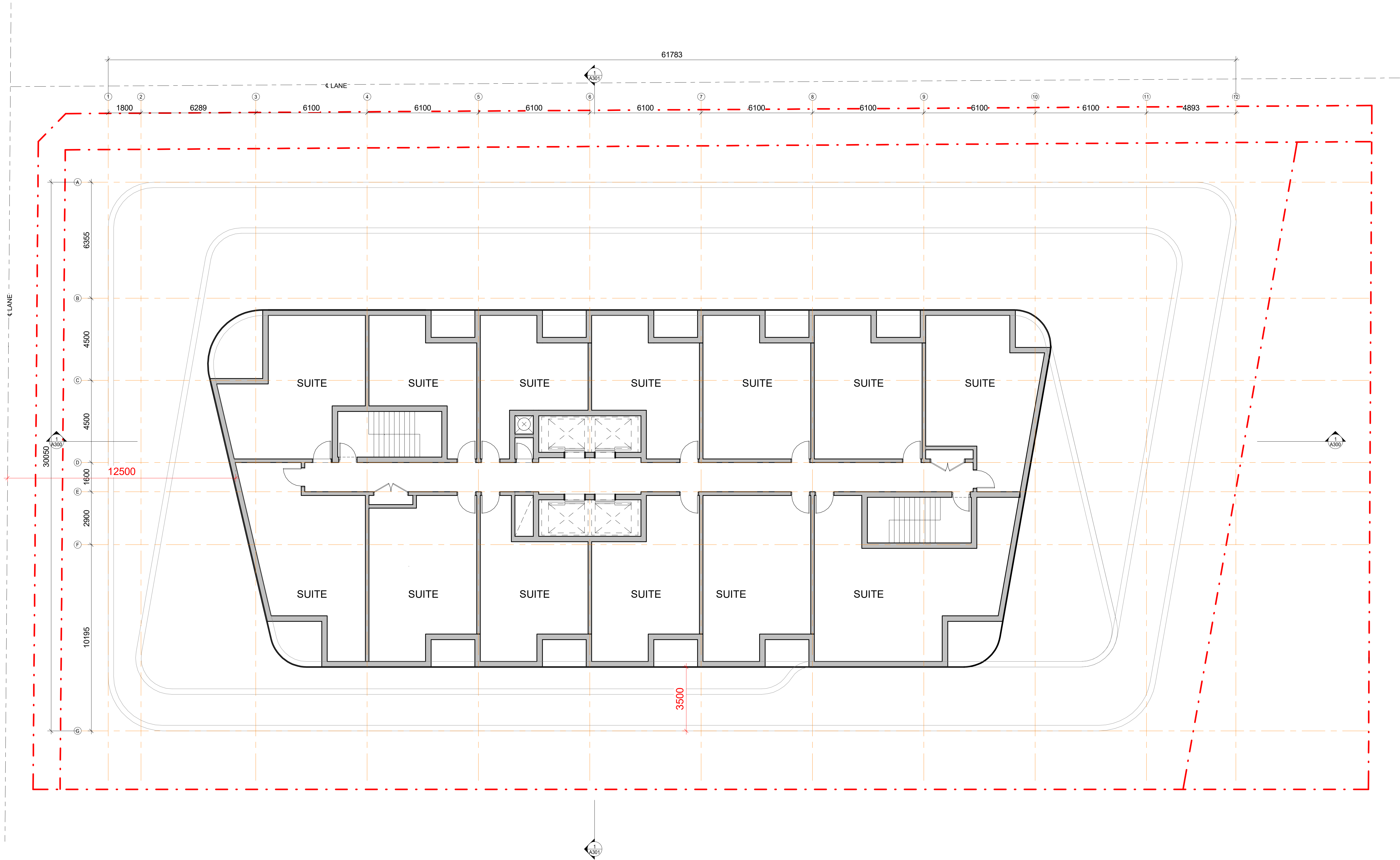






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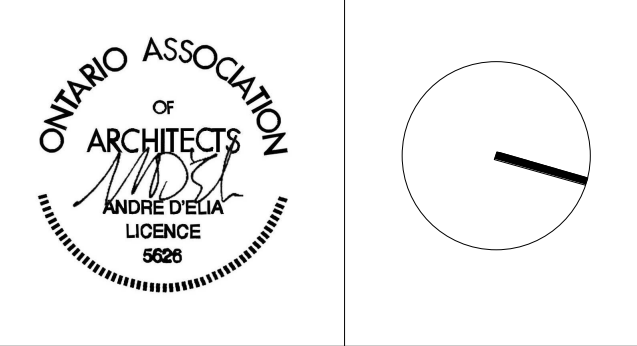
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No.	Date	Issue/Revision
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**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Level 28 Floor Plan (Sim  
for Level 26 and 27)**

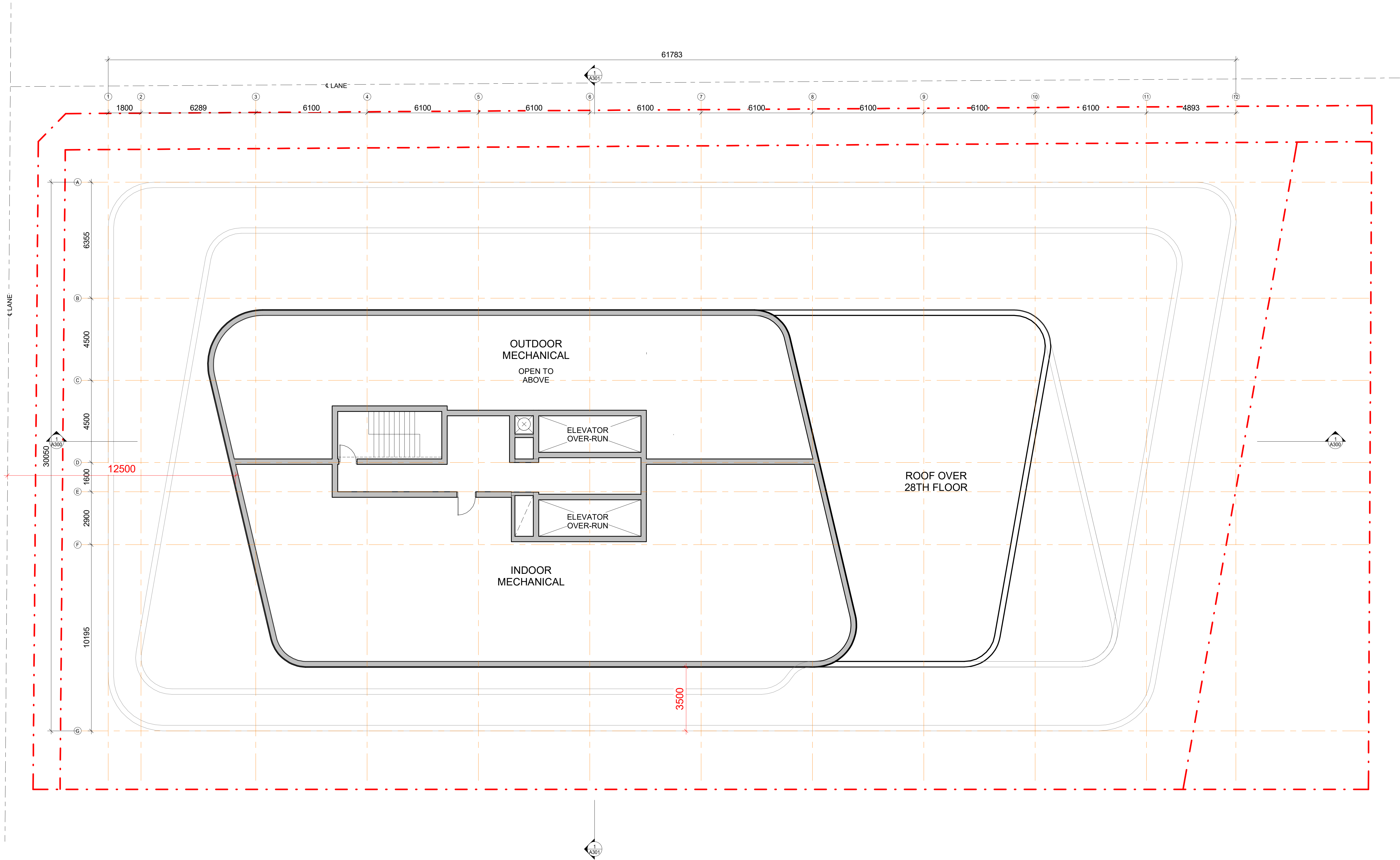
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Drawing No.			

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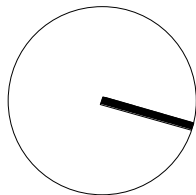
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3	Jan 21, 2022	Issued for ZAA
2	June 10, 2020	Issued For ZAA
1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
		
		

RAGLAN  
10-32 Raglan Avenue  
Toronto, Ontario

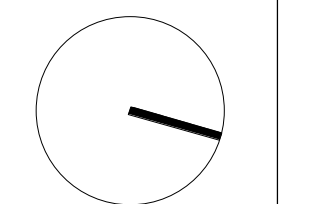
Title:  
Mechical Penthouse Floor  
Plan

Project No.	1928	Scale	1 : 100
Drawing No.			

A113



No.	Date	Issue/Revision
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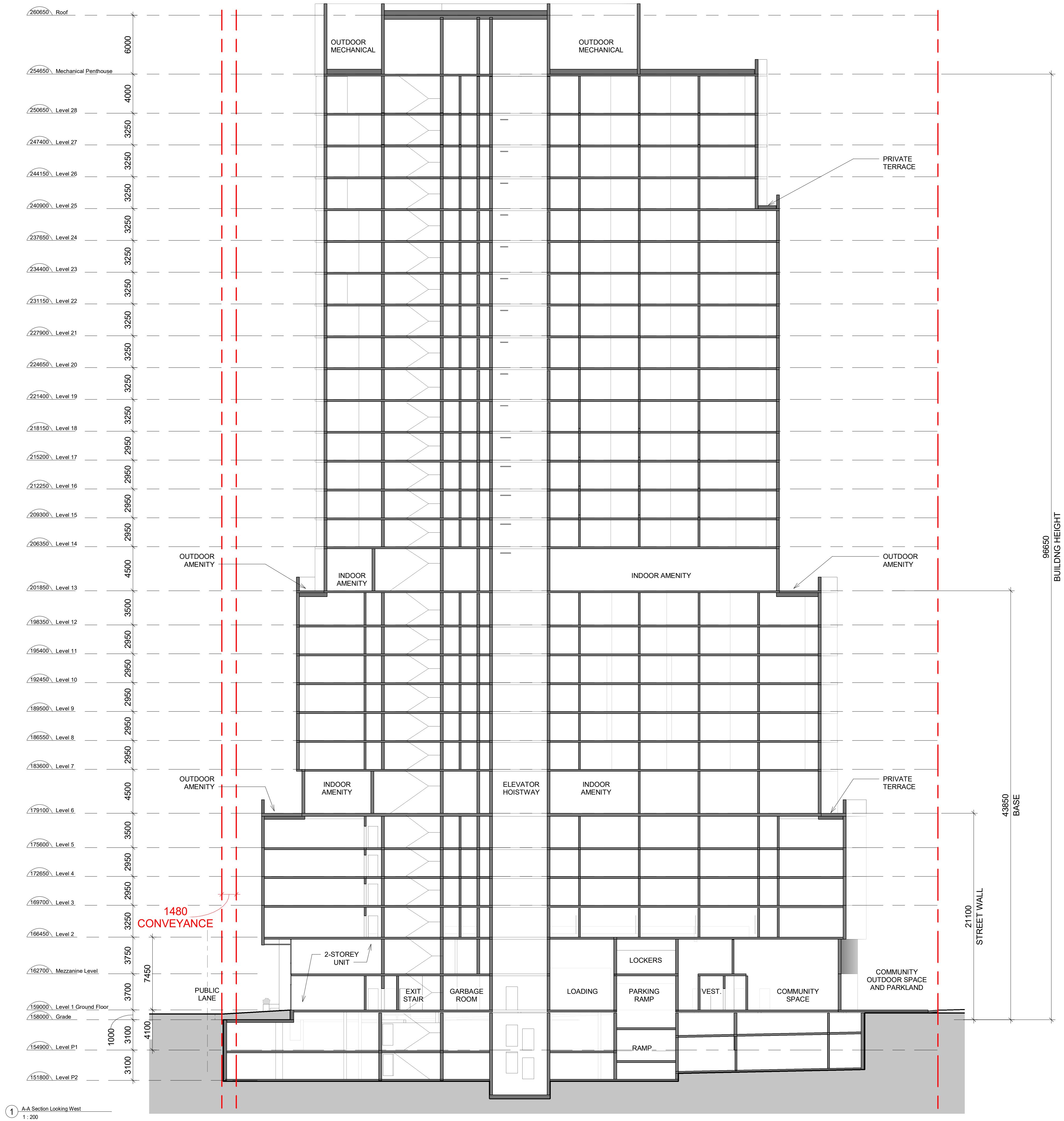
Title: **Roof Plan**

# A114



2022-01-21 9:39:17 AM

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6	Jan 21, 2022	Issued for ZAA
5	June 10, 2020	Issued For ZAA
4	May 21, 2020	Client Review
3	May 14, 2020	Client Review
2	Apr. 17, 2020	Client Review
1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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**RAGLAN**  
10-32 Raglan Avenue  
Toronto, Ontario

Title:  
**Building Section - A-A  
Looking West**

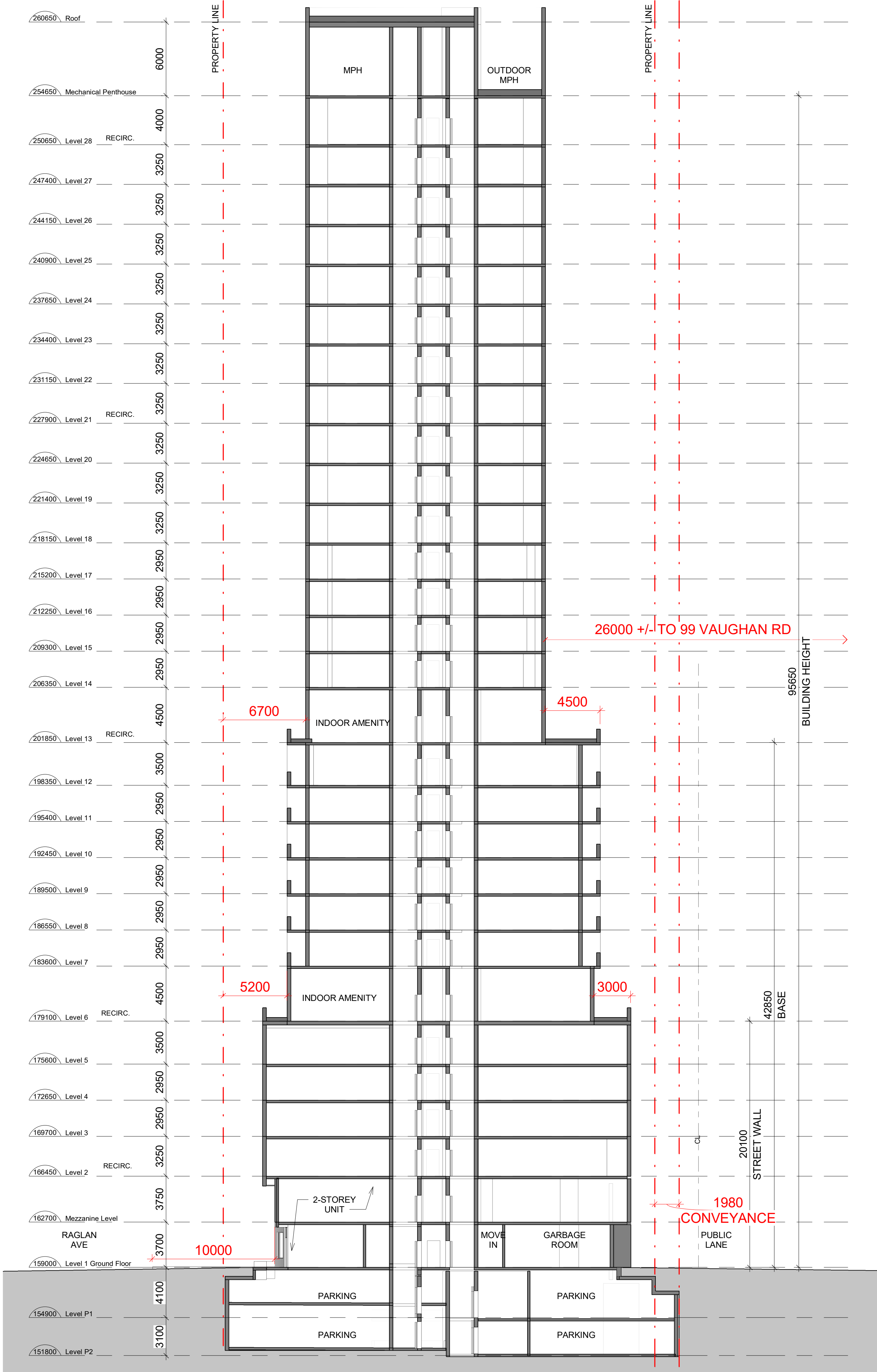
Project No. 1928      Scale 1 : 200

Drawing No.

**A300**

2022-01-21 9:39:18 AM

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3	Jan 21, 2022	Issued for ZAA
2	June 10, 2020	Issued For ZAA
1	Mar. 9, 2020	Issued for Consultant Co-ordination

No.	Date	Issue/Revision
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**RAGLAN**  
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Toronto, Ontario

Title:  
**Building Section - C-C**

Project No.	1928	Scale	1 : 200
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Drawing No.

**A301**