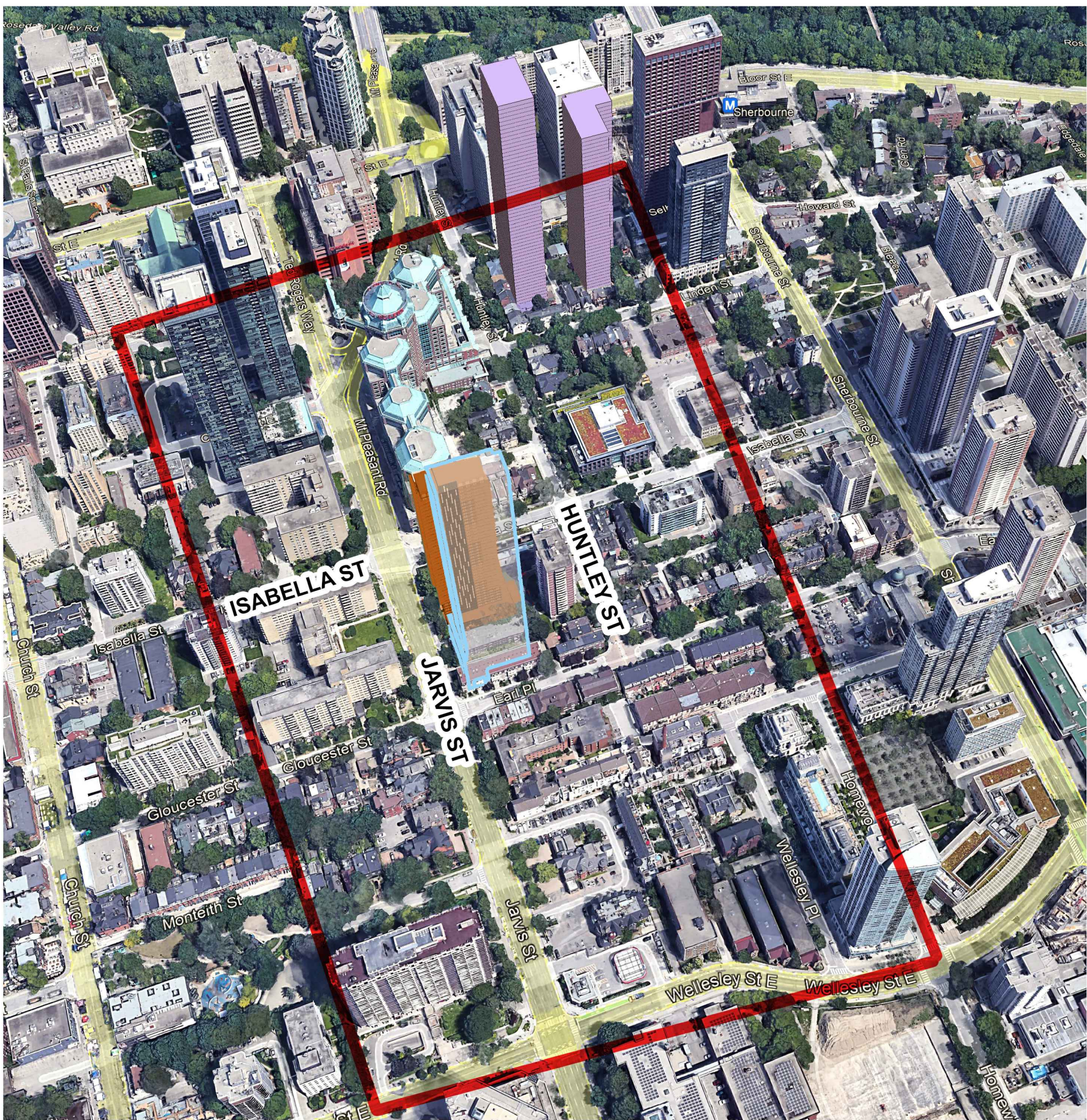


BLOCK PLAN AERIAL VIEW



BLOCK PLAN STUDY BOUNDARY

CLIENT

GLEN-HUNTLEY
HOLDINGS LIMITED AND
APS HOLDINGS LIMITED

100 SCARSDALE ROAD
TORONTO, ON M3B 2R8

COPYRIGHT

This drawing has been prepared solely for the intended use, and any reproduction or distribution for any purpose other than authorized by Arcadis Canada is prohibited. Written dimensions shall have precedence over scaled dimensions. Corrections shall verify and be responsible for all dimensions and conditions on the job, and Arcadis shall be informed of any variations from the dimensions and conditions shown on the drawing. Shop drawings shall be submitted to Arcadis Canada for general conformance before proceeding with fabrication.

KEY PLAN

10 HUNTLEY
DEVELOPMENT
SITE

ISSUES

No.	DESCRIPTION	DATE
01	ISSUED FOR OPA / ZBA	2021-11-04
02	ISSUED FOR SPA	2022-08-04
03	ISSUED FOR ZBA / SPA	2022-12-13
04	ISSUED FOR ZBA / SPA	2023-08-31
05	ISSUED FOR ZBA / SPA	2024-07-09

Notes:

- For landscape Information - Refer to Drawings Prepared by LPL.
- For grading and Servicing Information - Refer to Drawings prepared by COUNTERPOINT ENGINEERING INC.
- For autoturns, curb radii and fire access route, refer to drawings prepared by NEXTRANS CONSULTING ENGINEERS.
- For Lighting information refer to drawings prepared by RTG SYSTEMS INC.
- The building will be sprinklered.
- The method of resi. waste separation will be a single chutes with a tri-sorter. A waste compactor is provided at ground level.
- The proposed building have a Type G UnLoading bay for moving, delivery & garbage pick up. The existing building garbage bins will also be picked up at this bay on different days.
- Type G bay and staging area are constructed of 200mm reinforced concrete and have a grade of no more than 2%.
- Staging pad area abutting the front of the type G loading space have an unobstructed vertical clearance of 6.1 m.
- A trained on-site staff member will be available to maneuver bins for the collection driver and also act as a flagman when the truck is reversing. In the event the on-site staff is unavailable at the time the city collection vehicle arrives at the site, the collection vehicle will leave the site and not return until the next scheduled collection day.
- A warning system to caution motorists leaving the parking garage of heavy vehicles when loading operations are occurring, this warning system should include both lights and signs.
- For survey credit, refer to survey drawing prepared by R. AVIS SURVEYING INC.
- Survey Benchmark: Elevations shown hereon are geodetic and are referred to city of Toronto bench mark no. C7817, having an elevation = 115.819 metres.

PRIME CONSULTANT

ARCADIS

ARCADIS ARCHITECTS (CANADA) INC.
55 St. Clair Avenue West | 7th Floor
Toronto | ON | M4V 2Y7 | Canada
T 416 596 1930 | F 416 596 0644
www.arcadis.com

PROJECT

10 HUNTLEY ST.
TORONTO, ONTARIO

SEAL

DRAWN BY: KE	CHECKED BY: GR
PROJECT MGR: GR	APPROVED BY:

SHEET TITLE BLOCK CONTEXT PLAN	SCALE
	DATE 2024-07-09
SHEET NUMBER A003	PROJ. NO. 134363



CASEY HOUSE
(HERITAGE BUILDING)

DEVELOPMENT SITE

RETAINED LANDS

BALCONIES FROM L10 AND ABOVE
OUTDOOR AMENITY @ L10
AREA: 306 m²
FOR DETAILS REFER TO

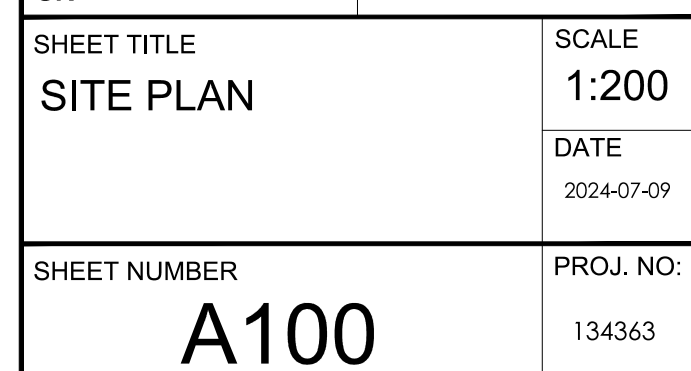
OUTDOOR AMENITY@L
AREA: 169 m²
FOR DETAILS REFER TO
LANDSCAPE DRAWING

EXISTING
BUILDING

PARKLAND DEDICATION
85 m²

HUNTLEY STREET

REGISTERED PI AN D-74) (BY REGISTERED PI AN 132A)



A100

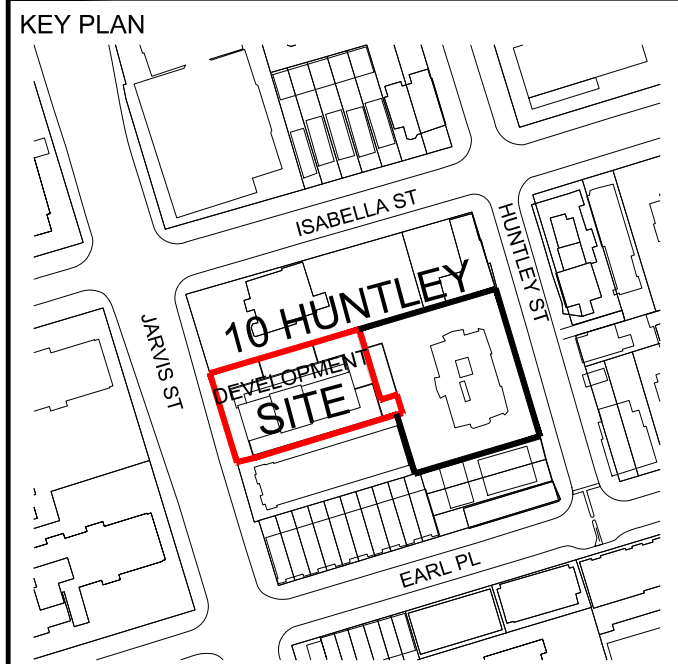
DATE _____

PROJ. N	
---------	--

--	--

CLIENT
GLEN-HUNTLEY HOLDINGS LIMITED AND APS HOLDINGS LIMITED
100 SCARSDALE ROAD
TORONTO, ON M3B 2R8

COPYRIGHT
This drawing has been prepared solely for the intended use, thus any reproduction or distribution for any purpose other than authorized by Arcadis Canada is forbidden. Written dimensions shall have precedence over scaled dimensions. Contractors shall verify and be responsible for all dimensions and conditions on the job, and Arcadis shall be informed of any variations from the dimensions and conditions shown on the drawing. Shop drawings shall be submitted to Arcadis Canada for general conformance before proceeding with fabrication.



ISSUES

No.	DESCRIPTION	
01	ISSUED FOR OPA / ZBA	2021-11-04
02	ISSUED FOR SPA	2022-08-04
03	ISSUED FOR ZBA / SPA	2022-12-13
04	ISSUED FOR ZBA / SPA	2023-08-31
05	ISSUED FOR ZBA / SPA	2024-07-09

- Notes:
- For landscape Information - Refer to Drawings Prepared by LPL.
 - For grading and Servicing Information - Refer to Drawings prepared by COUNTERPOINT ENGINEERING INC.
 - For autoturns, curb radii and fire access route, refer to drawings prepared by NEXTRANS CONSULTING ENGINEERS.
 - For Lighting information refer to drawings prepared by RTG SYSTEMS INC.
 - The building will be sprinklered.
 - The method of resi. waste separation will be a single chutes with a tri-sorter. A waste compactor is provided at ground level.
 - The proposed building have a Type G UnLoading bay for moving, delivery & garbage pick up. The existing building garbage bins will also be picked up at this bay on different days.
 - Type G bay and staging area are constructed of 200mm reinforced concrete and have a grade of no more than 2%.
 - Staging pad area abutting the front of the type G loading space have an unencumbered vertical clearance of 6.1 m.
 - A trained on-site staff member will be available to maneuver bins for the collection driver and also act as a flagman when the truck is reversing. In the event the on-site staff is unavailable at the time the city collection vehicle arrives at the site, the collection vehicle will leave the site and not return until the next scheduled collection day.
 - A warning system to caution motorists leaving the parking garage of heavy vehicles when loading operations are occurring, this warning system should include both lights and signs.
 - For survey credit, refer to survey drawing prepared by R. AVIS SURVEYING INC.
 - Survey Benchmark: Elevations shown hereon are geodetic and are referred to city of Toronto bench mark no. C7817, having an elevation = 115.819 metres.

PRIME CONSULTANT
ARCADIS
ARCADIS ARCHITECTS (CANADA) INC.
55 St. Clair Avenue West | 7th Floor
Toronto | ON | M4V 2Y7 | Canada
T 416 596 1930 | F 416 596 0644
www.arcadis.com

PROJECT
**10 HUNTLEY ST.
TORONTO, ONTARIO**



DRAWN BY:
KE
PROJECT MGR:
GR

CHECKED BY:
GR
APPROVED BY:

SHEET TITLE
P3 PARKING PLAN

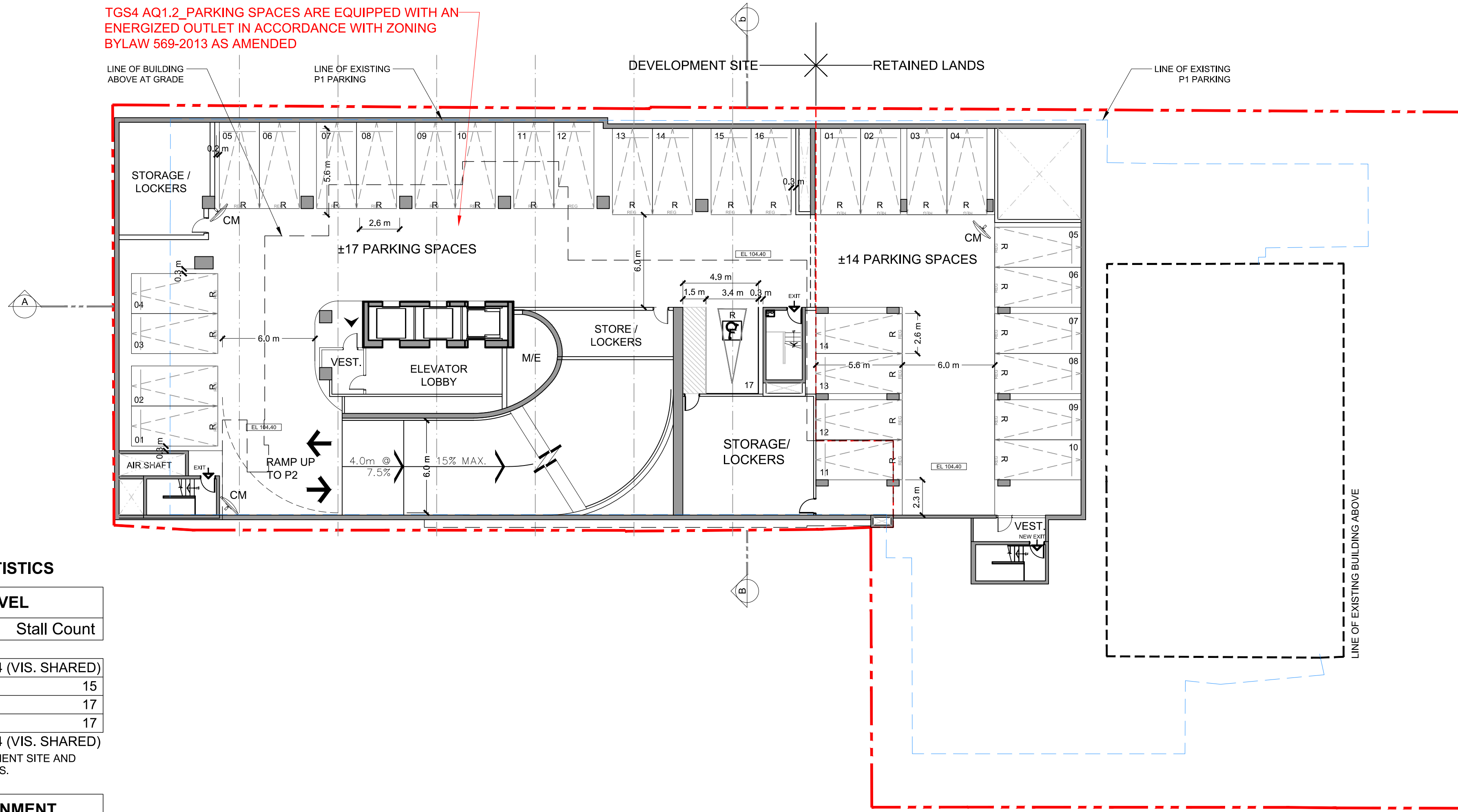
SCALE
1:200

DATE
2024-07-09

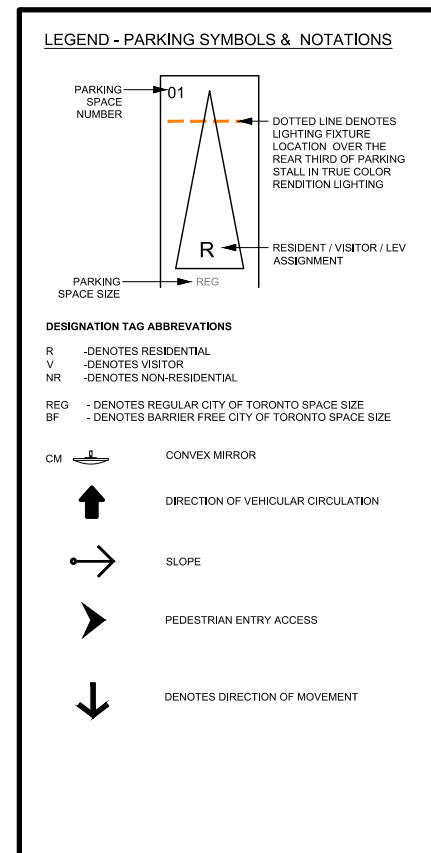
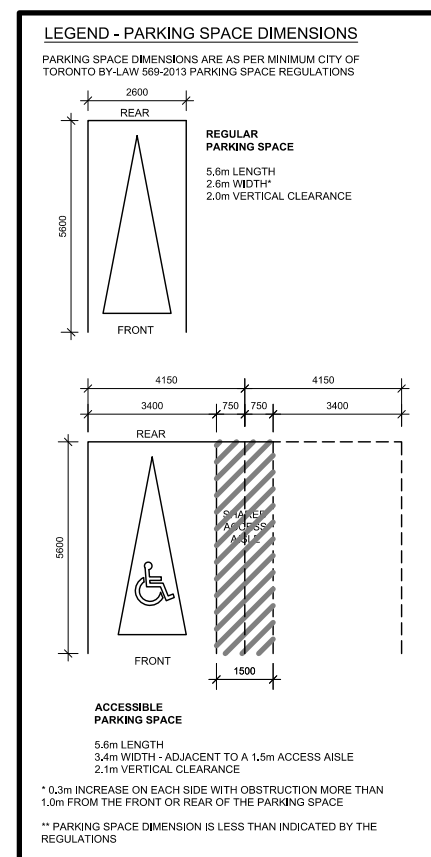
SHEET NUMBER
A197

PROJ. NO:
134363

TGS4 AQ1.2_PARKING SPACES ARE EQUIPPED WITH AN ENERGIZED OUTLET IN ACCORDANCE WITH ZONING BYLAW 569-2013 AS AMENDED



- NOTES
- CONVEX MIRRORS TO BE INSTALLED WITHIN THE PARKING GARAGE AT ALL TURNS AND AT THE TOP AND BOTTOM OF ALL RAMP LEADING TO INDIVIDUAL PARKING LEVELS.
 - ACCEPTABLE SIGNS TO BE INSTALLED AT THE TOP AND BOTTOM OF ALL RAMP LEADING TO THE INDIVIDUAL PARKING LEVELS, WARNING MOTORISTS TO WATCH FOR ONCOMING VEHICLES.
 - ALL UNDERGROUND PARKING LEVELS TO UTILIZE TRUE COLOR RENDITION LIGHTING. LIGHT FIXTURES ARE INDICATED IN A DASHED LINE LOCATED OVER THE REAR THIRD OF PARKING STALLS.
 - GLAZED DOORS AND SCREENS TO BE PROVIDED FOR THE ELEVATOR VESTIBULE AND LOBBY TO THE MAXIMUM ALLOWABLE PER CODE TO ENSURE SAFETY AND SECURITY. ALL PARKING LEVEL EXIT STAIRS, VESTIBULES, BIKE PARKING AND LOCKER STORAGE DOORS TO BE TREATED IN A SIMILAR FASHION.



DEVELOPMENT SITE PARKING STATISTICS

PARKING SPACE COUNT BY LEVEL	
Level	Stall Count
Ground Floor	14 (VIS. SHARED)
Parking level - P1	15
Parking level - P2	17
Parking level - P3	17

TOTAL PARKING SPACES: 49 + 14 (VIS. SHARED)
NOTE: 49 PARKING SPACES DEDICATED FOR THE DEVELOPMENT SITE AND 14 SPACES VISITOR SPACES SHARED WITH RETAINED LANDS.

PARKING SPACE COUNT BY ASSIGNMENT			
Level	Assignment		Stall Count

GROUND	V	14 (VIS. SHARED)
P1 & P2 & P3	R	49

TOTAL PARKING SPACES: 49 + 14 (VIS. SHARED)

BARRIER FREE PARKING SPACE COUNT / LOCATION			
Level	Type	Assignment	Space Count
Parking level - G	BF 3400x5600	V	1 (SHARED)
Parking level - P1	BF 3400x5600	R	1
Parking level - P2	BF 3400x5600	R	1
Parking level - P3	BF 3400x5600	R	1
TOTAL B/F PARKING SPACES:			4