

17-41 HENNING AVENUE AND 50-90 EGLINTON AVENUE WEST

REVISED PLANS
WITHOUT PREJUDICE
Toronto, ON

21.023CS



**TURNER
FLEISCHER**

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Toronto, ON, M3B 2T8
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**ISSUED FOR SETTLEMENT
OCTOBER 17TH, 2024**

PROJECT SUMMARY (THE CONSOLIDATED LANDS)

PARKLAND SUMMARY (THE CONSOLIDATED LANDS)

LAND USE	m²	ft²
NET SITE AREA (THE HENNING LANDS - 21-35 HENNING AVENUE)	1,684.0	18,127
NET SITE AREA (THE EGLINTON LANDS - 50-90 EGLINTON AVENUE W AND 17-19 HENNING AVENUE)	3,906.3	42,047
NET SITE AREA (PARKLAND - 37-41 HENNING AVENUE)	585.5	6,302
TOTAL CONSOLIDATED SITE AREA (50-90 EGLINTON AVE W AND 17-19 HENNING AVE)	6,175.8	66,476
REQUIRED ON-SITE PARKLAND DEDICATION	602.2	6,482
PROVIDED ON-SITE PARKLAND DEDICATION	585.5	6,302
UNDER DEDICATION OF PARKLAND	16.7	180

GROSS FLOOR AREA SUMMARY (THE CONSOLIDATED LANDS)

PARCEL	USE	GFA		FSI
		m²	ft²	
THE EGLINTON LANDS & THE HENNING LANDS	RETAIL	3,137.7	33,774	0.51
	TOTAL NON-RESIDENTIAL	3,137.7	33,774	0.51
	RESIDENTIAL (SALEABLE) 1559 UNITS	83,748.1	901,465	13.56
	RESIDENTIAL (NON-SALEABLE)	13,259.9	142,731	2.15
	TOTAL RESIDENTIAL	97,008.1	1,044,195	15.71
	TOTAL	100,145.8	1,077,969	16.22

WITHOUT PREJUDICE

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1	2024/10/17	ISSUED FOR SETTLEMENT	JAIF
#	DATE	DESCRIPTION	BY

PROJECT

17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST

WITHOUT PREJUDICE

Toronto, ON

DRAWING

THE CONSOLIDATED LANDS

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE	
DRAWING NO. SPA 001	REV. 1

PROJECT SITE AREA			
BLDG	SITE AREA	m²	ft²
BLDG B1	21-35 HENNING AVE NET SITE AREA	1,684.0	18,126.4
	TOTAL PROPOSED GFA	30,767.1	331,174.0

AMENITY AREAS REQUIRED & PROVIDED

BLDG B1	TYPE	REQUIRED			PROVIDED		
		RATIO	m²	ft²	RATIO	m²	ft²
	INDOOR AMENITY	2.00 m²/UNIT	892.0	9,601	1.50 m²/UNIT	687.0	7,395
	OUTDOOR AMENITY	2.00 m²/UNIT	892.0	9,601	1.00 m²/UNIT	478.8	5,154
	TOTAL AMENITY	4.00 m²/UNIT	1,784.0	19,203	2.50 m²/UNIT	1,165	12,549

GROSS FLOOR AREA BREAKDOWN

	FLOOR	# OF UNITS	RESIDENTIAL				TOTAL GFA TFA - EXCLUSIONS)	
			SALEABLE		NON-SALEABLE		m²	ft²
			m²	ft²	m²	ft²		
BLDG B1	U/G LEVEL 02				105.6	1,137	105.6	1,137
	U/G LEVEL 01				250.4	2,695	250.4	2,695
	FLOOR 1				697.4	7,507	697.4	7,507
	MEZZANINE				154.7	1,665	154.7	1,665
	FLOOR 2	2	122.1	1,314	631.2	6,795	753.3	8,108
	FLOOR 3	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 4	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 5	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 6	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 7	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 8	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 9	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 10	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 11	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 12	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 13	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 14	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 15	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 16	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 17	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 18	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 19	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 20	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 21	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 22	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 23	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 24	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 25	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 26	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 27	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 28	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 29	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 30	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 31	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 32	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 33	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 34	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 35	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 36	12	658.5	7,088	97.0	1,044	755.5	8,132
	FLOOR 37	12	658.5	7,088	97.0	1,044	755.5	8,132
FLOOR 38	12	658.5	7,088	97.0	1,044	755.5	8,132	
FLOOR 39	12	658.5	7,088	97.0	1,044	755.5	8,132	
FLOOR 40	12	658.5	7,088	97.0	1,044	755.5	8,132	
MPH					97.0	1,044	97.0	1,044
TOTAL	458	25,145.144	270,660.195	5,621.915	60,513.811	30,767.059	331,174.006	
TOTAL (ROUNDED)	458	25,145.1	270,660	5,621.9	60,514	30,767.1	331,174	

VEHICULAR PARKING PROVIDED

BLDG B1	FLOOR	USE		TOTAL
		RESIDENTIAL	VISITOR	
	U/G LEVEL 01	24	0	24
	U/G LEVEL 02	21	0	21
	TOTAL	45	0	45

ACCESSIBLE PARKING PROVIDED

BLDG B1	FLOOR	USE	TOTAL
		RESIDENTIAL	
	U/G LEVEL 01	5	5
	U/G LEVEL 02	0	0
TOTAL		5	5

BICYCLE PARKING - PROVIDED

	FLOOR	RESIDENTIAL			TOTAL
		SHORT TERM	LONG TERM	SUB TOTAL	
BLDG B1					
	FLOOR 1	88	124	212	212
	MEZZANINE		228	228	212
	TOTAL	88	352	440	440
NET FLOOR AREA OCCUPIED BY BICYCLE PARKING					422.07 m ²

10 PUBLICLY ACCESSIBLE SHORT-TERM BICYCLE PARKING INCLUDED AT GRADE

15% OF ALL LONG TERM BICYCLE PARKING SPOTS TO BE PROVIDED WITH AN ENERGIZED OUTLET 53 SPOTS)

AMENITY AREA BREAKDOWN

[illegible]

TOTAL FLOOR AREA BREAKDOWN

[illegible]

SALEABLE UNIT MIX PROVIDED

BLDG	FLOOR						TOTAL
BLDG B1		STUDIO	1B	1B+D	2B	3B	
	FLOOR 2			2			2
	FLOOR 3	1	4	7			12
	FLOOR 4	1	4	7			12
	FLOOR 5	1	4	7			12
	FLOOR 6	1	4	7			12
	FLOOR 7	1	4	4	3		12
	FLOOR 8	1	4	4	2	1	12
	FLOOR 9	1	4	4	2	1	12
	FLOOR 10	1	4	4	2	1	12
	FLOOR 11	1	4	4	2	1	12
	FLOOR 12	1	4	4	2	1	12
	FLOOR 13	1	4	4	2	1	12
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	FLOOR 16	1	4	4	2	1	12
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	FLOOR 20	1	4	4	2	1	12
	FLOOR 21	1	4	4	2	1	12
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	FLOOR 23	1	4	4	2	1	12
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	FLOOR 25	1	4	4	2	1	12
	FLOOR 26	1	4	4	2	1	12
	FLOOR 27	1	4	4	2	1	12
	FLOOR 28	1	4	4	2	1	12
	FLOOR 29	1	4	4	2	1	12
	FLOOR 30	1	4	4	2	1	12
	FLOOR 31	1	4	4	2	1	12
	FLOOR 32	1	4	4	2	1	12
	FLOOR 33	1	4	4	2	1	12
	FLOOR 34	1	4	4	2	1	12
	FLOOR 35	1	4	4	2	1	12
	FLOOR 36	1	4	4	2	1	12
	FLOOR 37	1	4	4	2	1	12
	FLOOR 38	1	4	4	2	1	12
	FLOOR 39	1	4	4	2	1	12
	FLOOR 40	1	4	4	2	1	12
	SUBTOTAL	38	152	166	69	33	458
	TOTAL UNITS	38	318		69	33	
	UNIT MIX	8.3%	33.2%	36.2%	15.1%	7.2%	100.0%
	UNIT MIX TOTAL	8.3%	69.4%		15.1%	7.2%	100.0%

TURNER FLEISCHER

Turner Fleischer Architects Inc.

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AUDAX
ARCHITECTURE / INTERIORS / BUILD

1	2024/10/17	ISSUED FOR SETTLEMENT	AAF
#	DATE	DESCRIPTION	BY

PROJECT

**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**

WITHOUT PREJUDICE
Toronto, ON

DRAWING

**STATISTICS
THE HENNING LANDS
(21-35 HENNING AVENUE**

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE 1 : 1	

DRAWING NO.	REV.
SPA 002	1

LAND USE	m ²	ft ²
THE EGLINTON LANDS - TOTAL SITE AREA	3,989.3	42,941
ROW LAND CONVEYANCE		
• LAND CONVEYANCE (DUPLEX) 46.3 m ²		
• LAND CONVEYANCE (EGLINTON) 29 m ²	83.0	893
• CORNER ROUNDING CONVEYANCE 7.7 m ²		
TOTAL SITE AREA (NET OF ROW LAND CONVEYANCE)	3,906.3	42,047
TOTAL PROPOSED GFA	69,378.7	746,793

PARCEL	USE	GFA		FSI
		m ²	ft ²	
46 AND 49 STOREYS MIXED USE BUILDING	RETAIL	3,137.7	33,774	0.79
	TOTAL NON-RESIDENTIAL	3,137.7	33,774	0.79
	RESIDENTIAL (SALEABLE)	58,603.0	630,803	14.69
	RESIDENTIAL (NON-SALEABLE)	7,638.0	82,215	1.91
	TOTAL RESIDENTIAL	66,241.0	713,018	16.60
	TOTAL	69,378.7	746,793	17.39

46 AND 48 STOREY'S MIXED USE BUILDING	GROSS FLOOR AREA BREAKDOWN																		TOTAL GROSS FLOOR AREA [GFA] (TFA - EXCLUSIONS)	
	FLOOR	# OF FLOORS	# OF UNITS	NON-RESIDENTIAL				TOTAL NON-RESIDENTIAL		RESIDENTIAL				TOTAL RESIDENTIAL						
				RETAIL		RETAIL SERVICE				RETAIL PARKING		SALEABLE				NON-SALEABLE				
			#	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²			
	U/G 3	1												66.8	719	66.8	719	66.8	719	
	U/G 2	1												74.7	804	74.7	804	74.7	804	
	U/G 1	1				9.9	107	1694.2	18236.4	1,704.1	18,343			505.0	5,436	505.0	5,436	2,209.1	23,779	
	1	1		1,249.4	13,449	184.2	1,983			1,433.6	15,431			499.1	5,372	499.1	5,372	1,932.7	20,804	
	Mezz.	1																		
	2	1																		
WEST TOWER (46 STOREY + MPH)																				
3	1	9									486.1	5,232	70.3	757	556.4	5,989	556.4	5,989		
4-44	41	533									27,029.3	290,943	2,939.7	31,643	29,969.0	322,586	29,969.0	322,586		
45	1	6									463.2	4,986	65.5	705	528.7	5,691	528.7	5,691		
46	1	6									444.6	4,786	65.5	705	510.1	5,491	510.1	5,491		
MPH	1																			
EAST TOWER (58 STOREY + MPH)																				
3	1	9									581.7	6,261	70.0	753	651.7	7,015	651.7	7,015		
4-47	44	528									28,743.9	309,399	3,159.2	34,006	31,903.1	343,405	31,903.1	343,405		
48	1	5									435.3	4,686	61.1	658	496.4	5,343	496.4	5,343		
49	1	5									419.0	4,510	61.1	658	480.1	5,168	480.1	5,168		
MPH	1																			
TOTAL		1,101	1,249.4	13,449	194.1	2,089	1,694	18,236	3,137.7	33,774	58,603.0	630,803	7,638.0	82,215	66,241.0	713,018	69,378.7	746,793		

[illegible]

FLOOR	UNIT TYPE						TOTAL
	STUDIO	1B	1B+D	2B	2B+D	3B	
1							
2							
WEST TOWER							
3	2	3	1		1	2	9
4-44 (WEST TOWER)		287	82	82	41	41	533
45-46 (WEST TOWER)			2			10	12
TOTAL UNITS (WEST TOWER)							554
EAST TOWER							
3		4		1		4	9
4-47 (EAST TOWER)		220	132	132		44	528
48-49 (EAST TOWER)						10	10
TOTAL UNITS (EAST TOWER)							547
SUBTOTAL	2	514	217	215	42	111	
TOTAL UNITS	2	731		257		111	1,101
UNIT MIX	0.2%	66.4%		23.3%		10.1%	

REQUIRED/PROVIDED	TYPE	REQUIRED		PROVIDED		
		m2	ft2	RATIO	m2	ft2
	INDOOR AMENITY	2,100	22,604	1.7 m2/ UNIT	1,886.7	20,308.4
	OUTDOOR AMENITY	1,100	11,840	0.8 m2 / UNIT	865.8	9,319.5
	TOTAL AMENITY	2,500	26,910	2.5 m2 / UNIT	2,752.5	29,627.9

PROVIDED	TYPE OF LOADING	NUMBER OF LOADING
	TYPE G/TYPE B (SHARED WITH TYPE G)	1
	TYPE C	2
	TOTAL	3

REQUIRED	TYPE OF LOADING	NUMBER OF LOADING
	TYPE G	1
	TYPE B	1
	TYPE C	1
	TOTAL	3

REQUIRED		RESIDENTIAL	
	USE	RATIO	SPACES
	RESIDENTIAL SHORT TERM	0.10 / UNIT	110
	RESIDENTIAL LONG TERM	0.90 / UNIT	991
	TOTAL RESIDENTIAL		1,101

NON-RESIDENTIAL			
REQUIRED	USE	RATIO	SPACES
	NON-RES. SHORT TERM	NO BICYCLE SPACE IS REQUIRED FOR INTERIOR NON-RESIDENTIAL AREAS	N/A
	NON-RES. LONG TERM	LESS THAN 2000m ²	N/A
	TOTAL REQUIRED		N/A

REQUIRED	FLOOR			TOTAL	EVSE
		RESIDENTIAL	COMMERCIAL		
	U/G LEVEL 1		61	61	30
	U/G LEVEL 2	78		78	30
	U/G LEVEL 3	78		78	
	TOTAL PROVIDED	156	61	217	60

PROPOSED	FLOOR	SPACES		TOTAL
		RESIDENTIAL	NON-RESIDENTIAL	
	U/G LEVEL 1	2		
	U/G LEVEL 2	3		
	U/G LEVEL 3	3		
	TOTAL PROVIDED	6	2	8

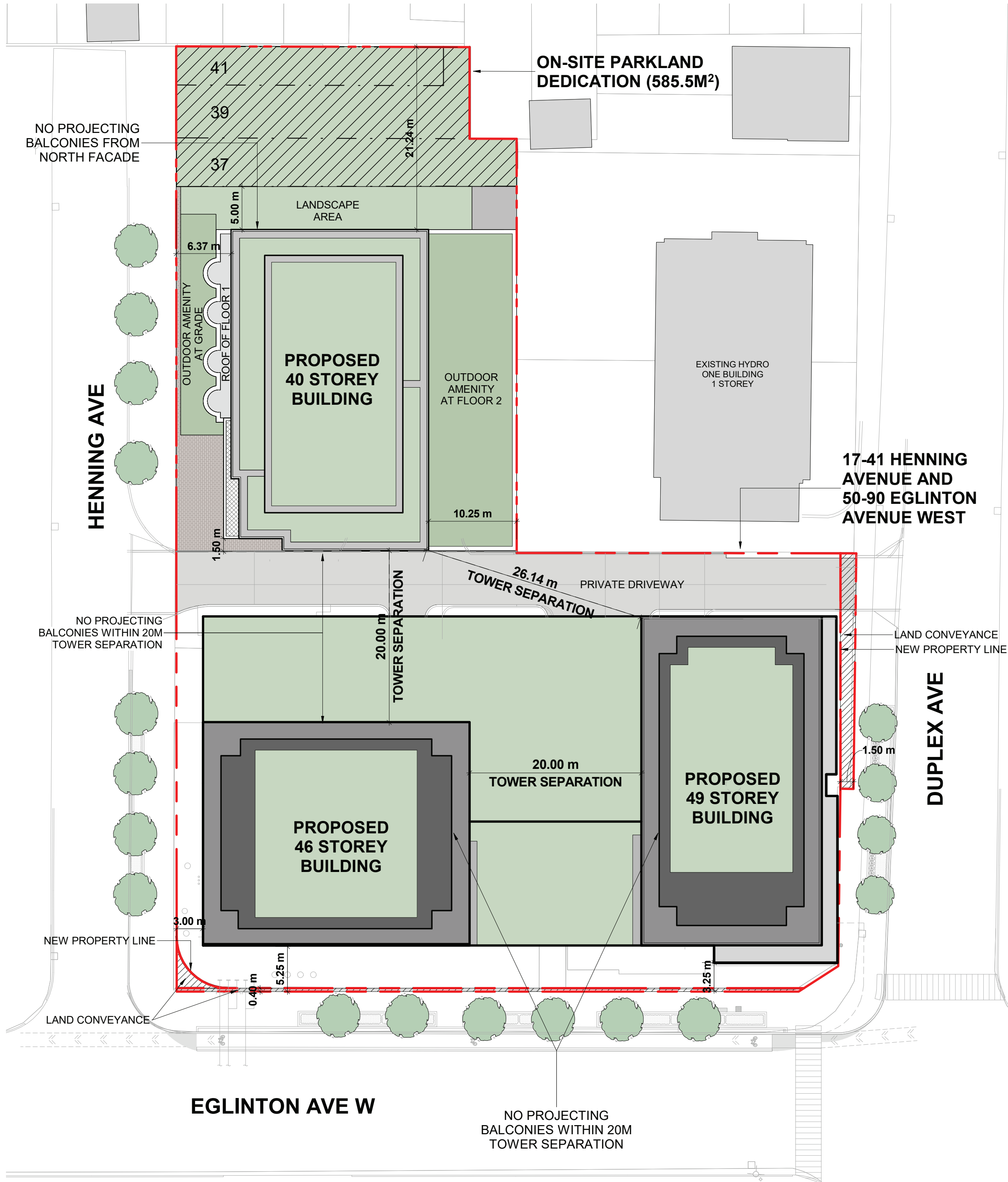
PROPOSED	FLOOR	SPACES				TOTAL	% OF NET FLOOR AREA OCCUPIED BY BICYCLE PARKING
		RESIDENTIAL		NON-RESIDENTIAL			
		SHORT TERM	LONG TERM	SHORT TERM	LONG TERM		
	FLOOR 1	112		7	2	121	5%
U/G LEVEL 1							
U/G LEVEL 2		568			568	15%	
U/G LEVEL 3		517			517	7%	
TOTAL PROVIDED	242	1,085	7	2	1,206	27%	

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DRAWING

**STATISTICS
THE EGLINTON LANDS
50-90 EGLINTON AVENUE W AND
17-19 HENNING AVENUE**

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE	
DRAWING NO. SPA 003	REV. 1

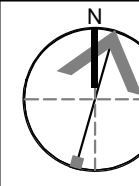


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#	DATE	DESCRIPTION	BY

PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

DRAWING
BLOCK PLAN

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE 1 : 350	



DRAWING NO. SPA 004	REV. 1
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22-ST

59-ST

1	2024/10/17	ISSUED FOR SETTLEMENT	IAAF
#	DATE	DESCRIPTION	BY

PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

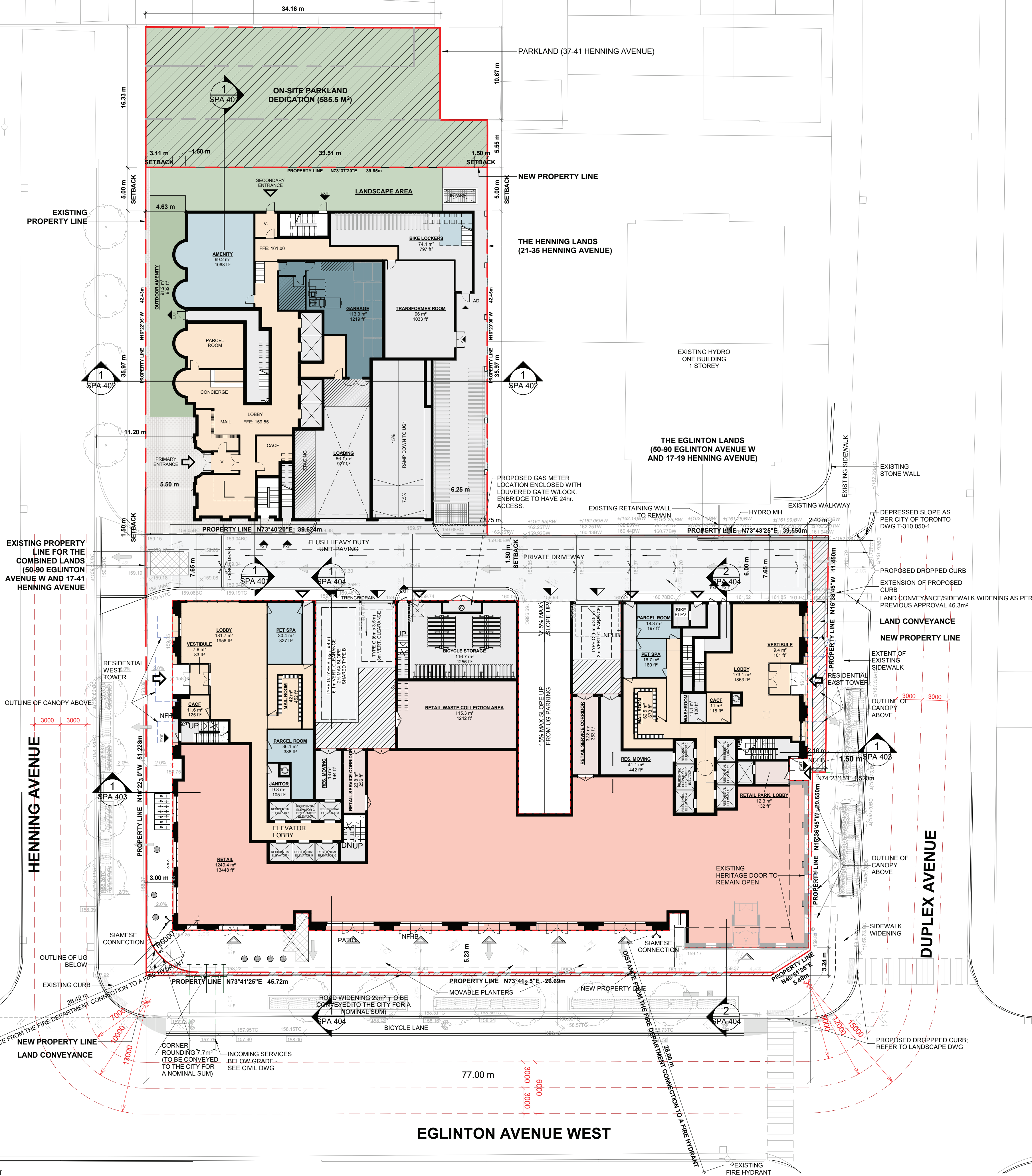
DRAWING
SITE PLAN

PROJECT NO.
21.023CS
PROJECT DATE
2023-12-04
DRAWN BY
NGE
CHECKED BY
AYU
SCALE
1:150

DRAWING NO.
SPA 005
REV.
1

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2024-10-18 3:49:47 PM



1	2024/10/17	ISSUED FOR SETTLEMENT	AAJ
#	DATE	DESCRIPTION	BY

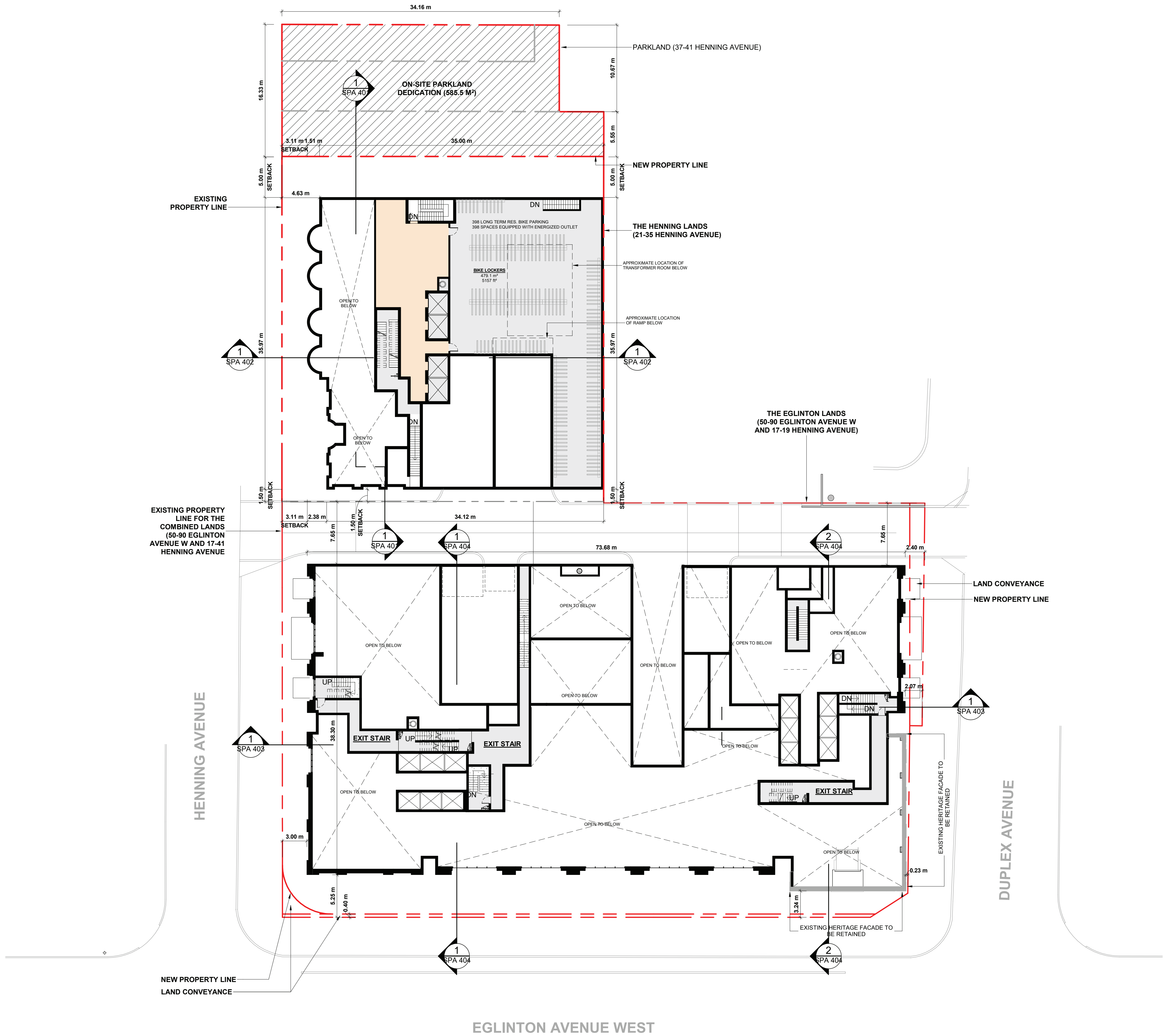
PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

DRAWING
FLOOR 01

PROJECT NO. 21.023CS
PROJECT DATE 2023-12-04
DRAWN BY NGE
CHECKED BY AYU
SCALE 1:250

DRAWING NO. SPA 151	REV. 1
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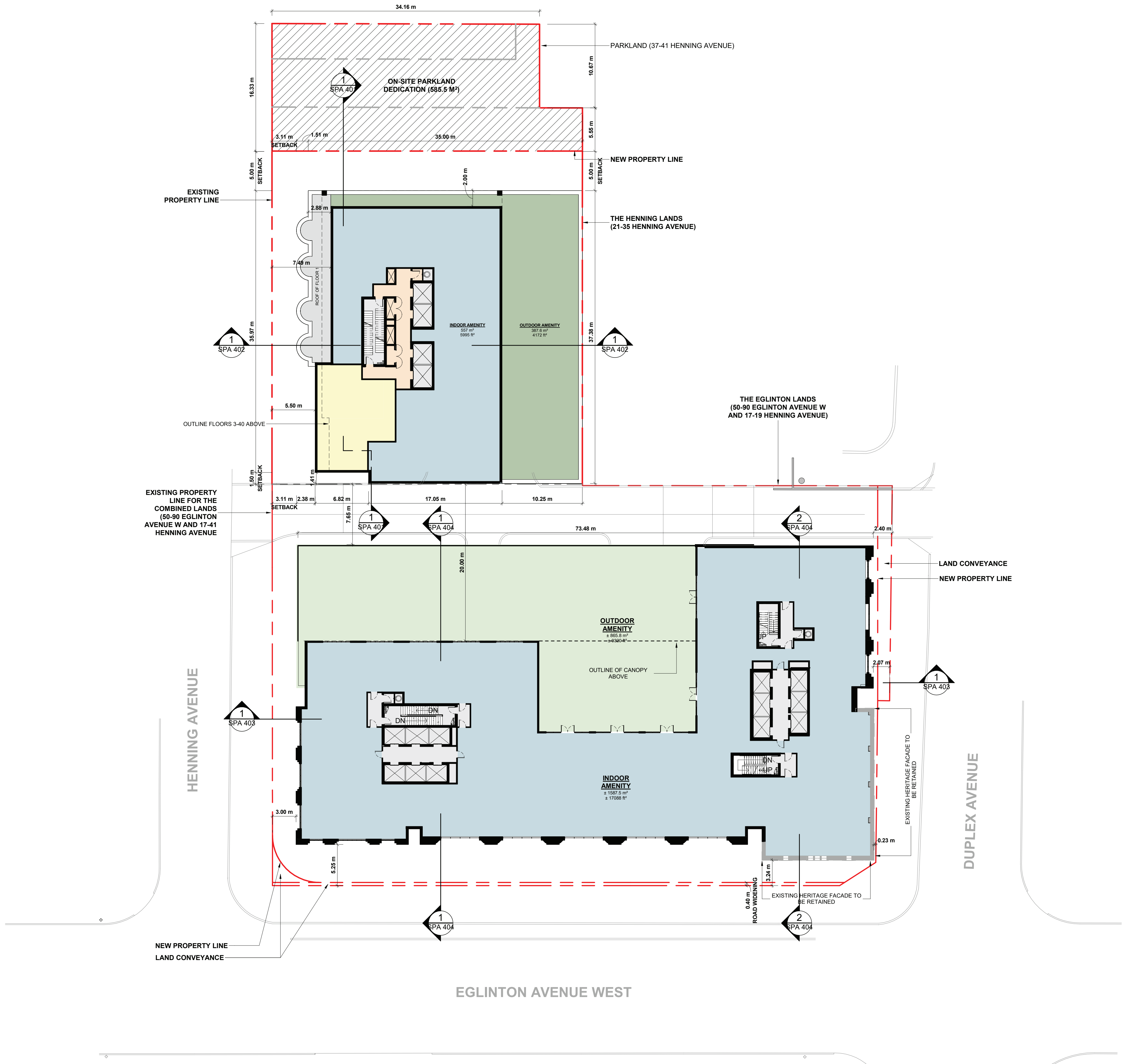
PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

DRAWING
MEZZANINE

PROJECT NO.
21.023CS
PROJECT DATE
2023-12-04
DRAWN BY
NGE
CHECKED BY
AYU
SCALE
1 : 250

DRAWING NO.
SPA 152
REV.
1

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1	2024/10/17	ISSUED FOR SETTLEMENT	AAF
#	DATE	DESCRIPTION	BY

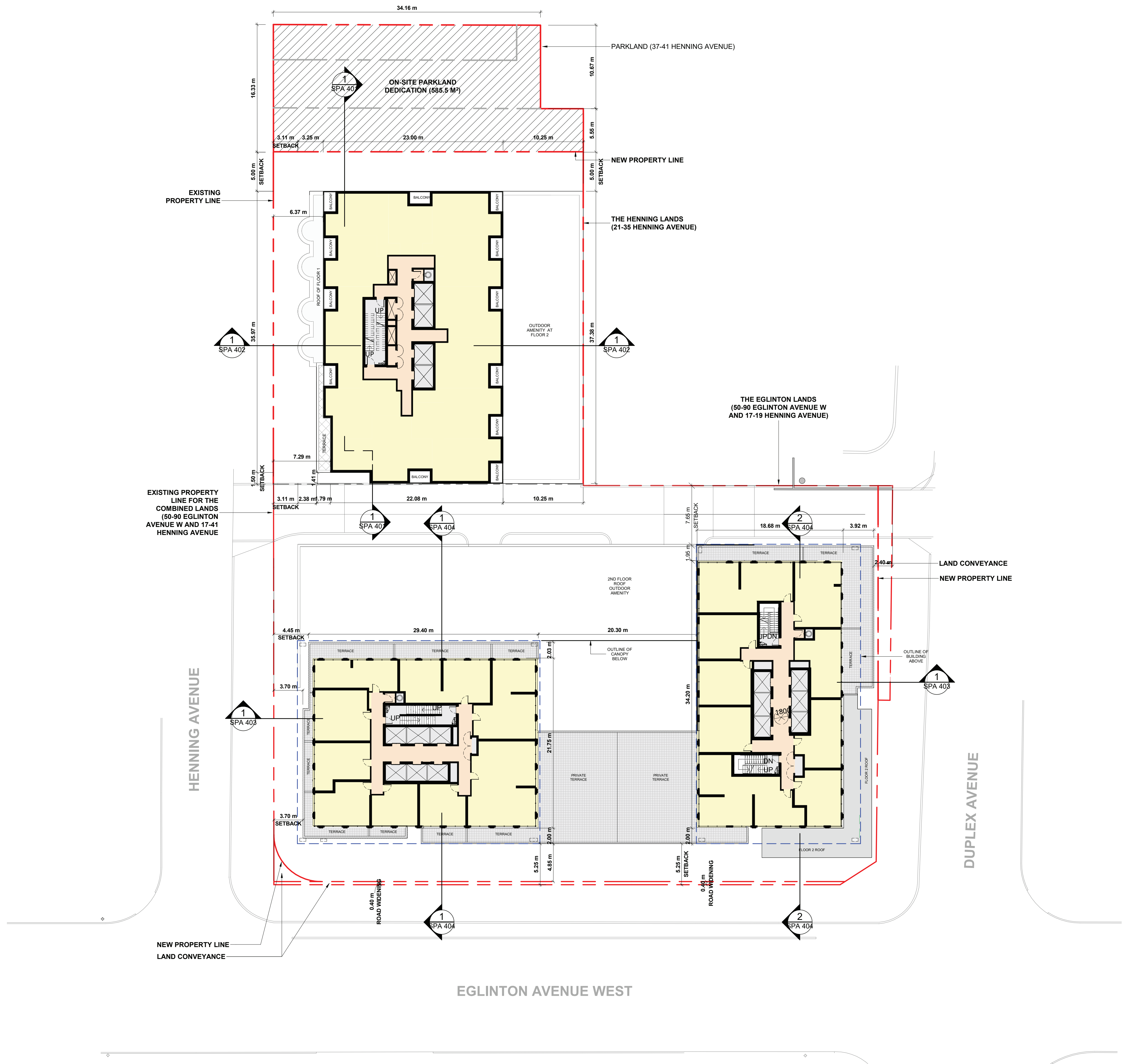
PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

DRAWING
FLOOR 02

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE 1 : 250	

	DRAWING NO.	REV.
	SPA 153	1

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2024/10/17	ISSUED FOR SETTLEMENT	AAF
DATE	DESCRIPTION	BY

PROJECT

**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**

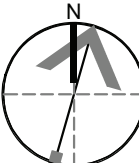
WITHOUT PREJUDICE

Toronto, ON

RAWING

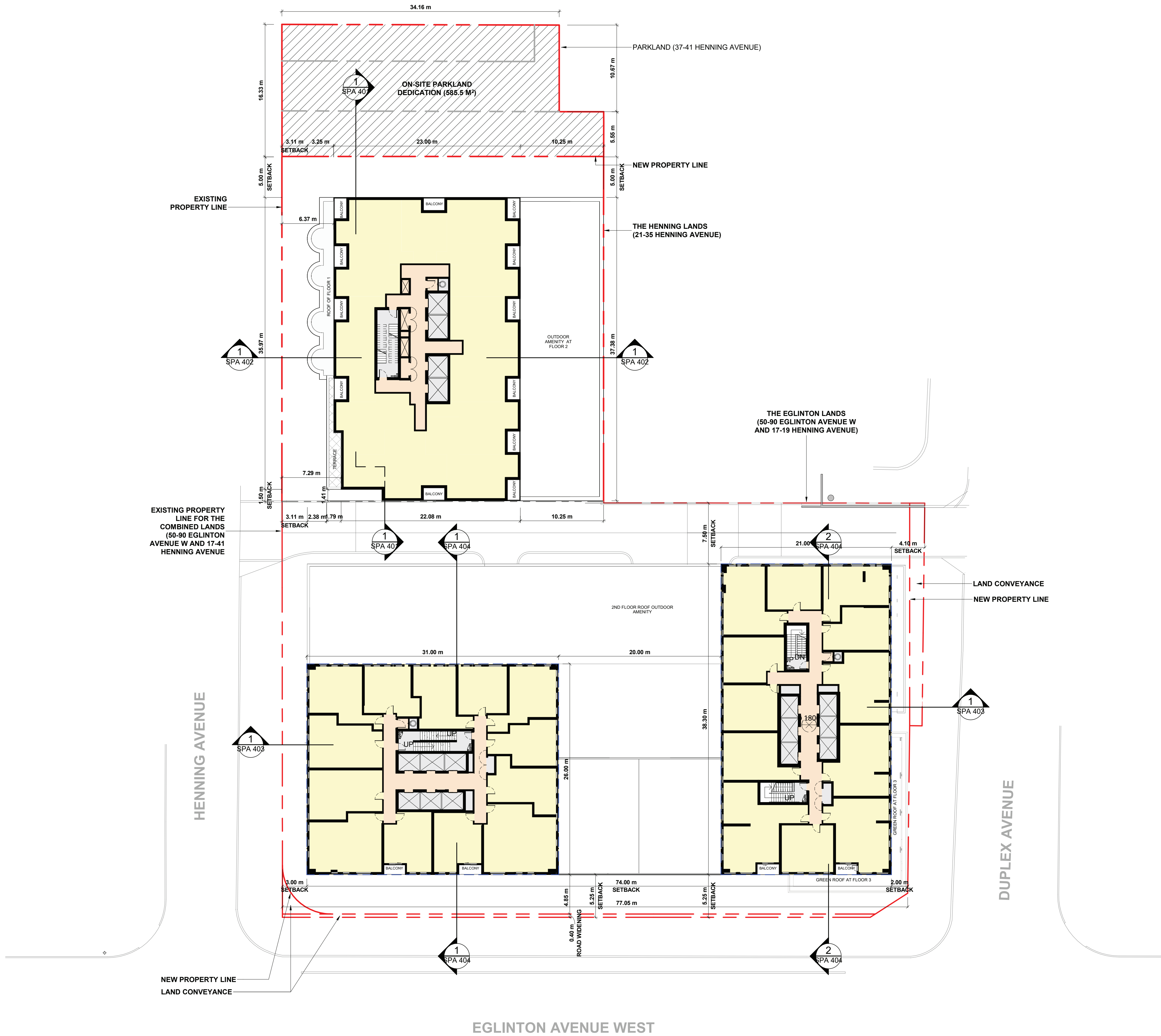
FLOOR 03

PROJECT NO. 1.023CS	
PROJECT DATE 023-12-04	
RAWN BY IGE	
CHECKED BY .YU	
SCALE : 250	



DRAWING NO.	REV.
SPA 154	1

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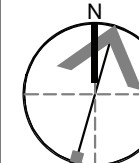


1	2024/10/17	ISSUED FOR SETTLEMENT	AAF
#	DATE	DESCRIPTION	BY

PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

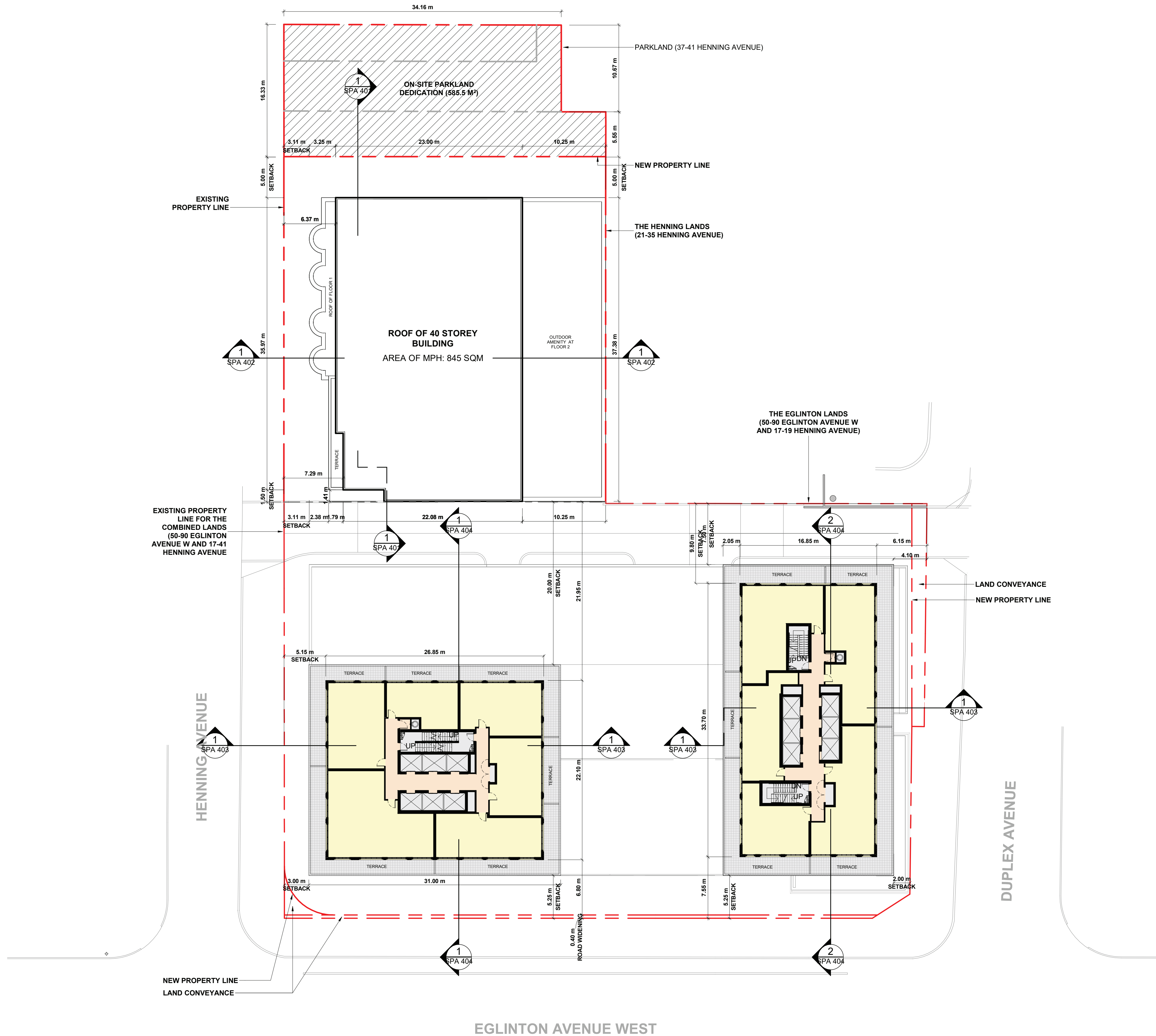
DRAWING
**THE HENNING LANDS - FLOOR 4-40
THE EGLINTON LANDS - FLOOR 4-44
(WEST TOWER) AND 4-47 (EAST
TOWER)**

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY AAF	
CHECKED BY AYU	
SCALE 1 : 250	



DRAWING NO. **SPA 155** REV. **1**

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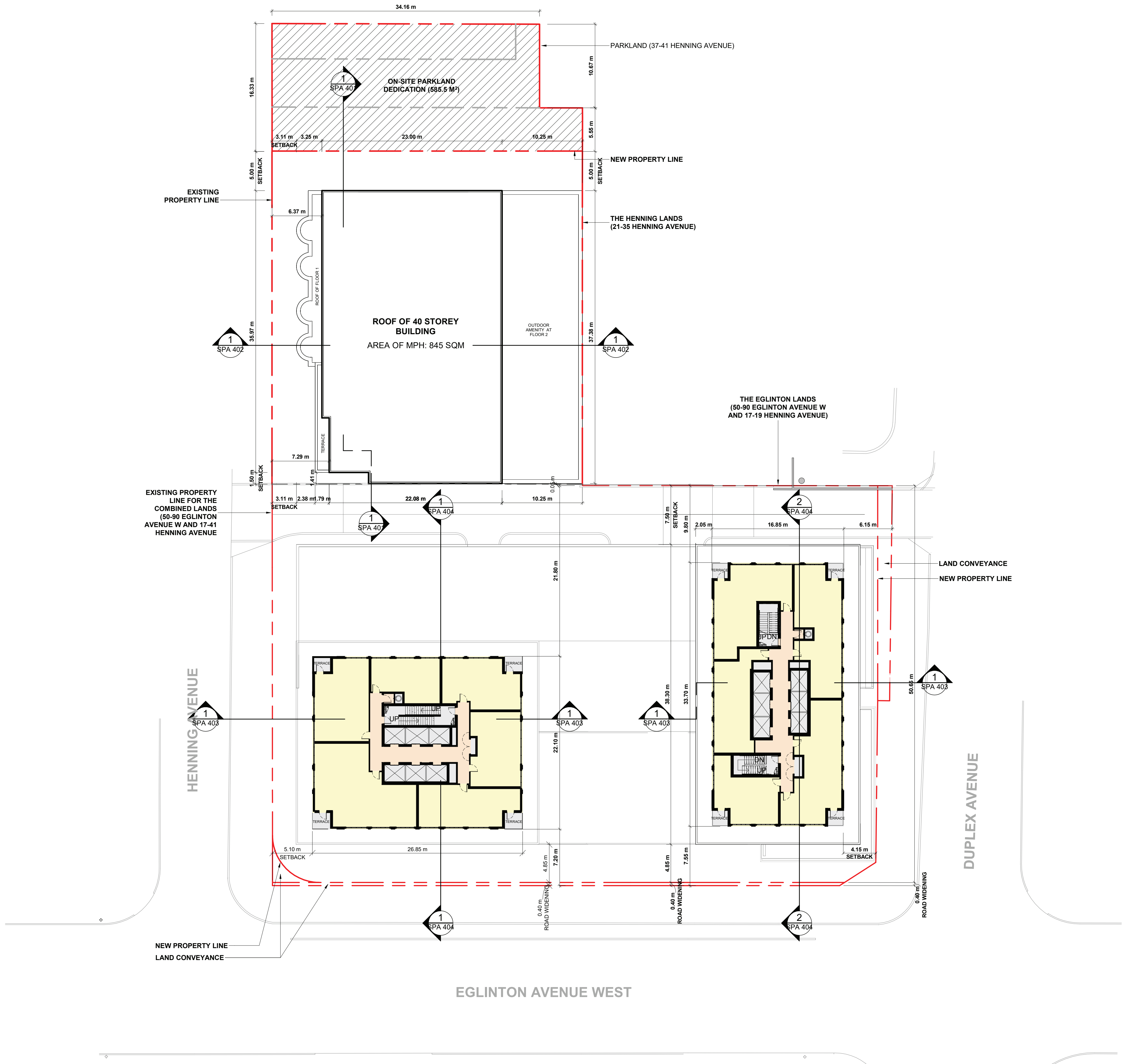
1	2024/10/17	ISSUED FOR SETTLEMENT	AAF
#	DATE	DESCRIPTION	BY

PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

DRAWING
**THE EGLINTON LANDS - FLOOR 45
W EST TOWER AND FLOOR 48 E AST
TOWER)**

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE 1 : 250	

	DRAWING NO. SPA 156	REV. 1
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1	2024/10/17	ISSUED FOR SETTLEMENT	AAF
#	DATE	DESCRIPTION	BY

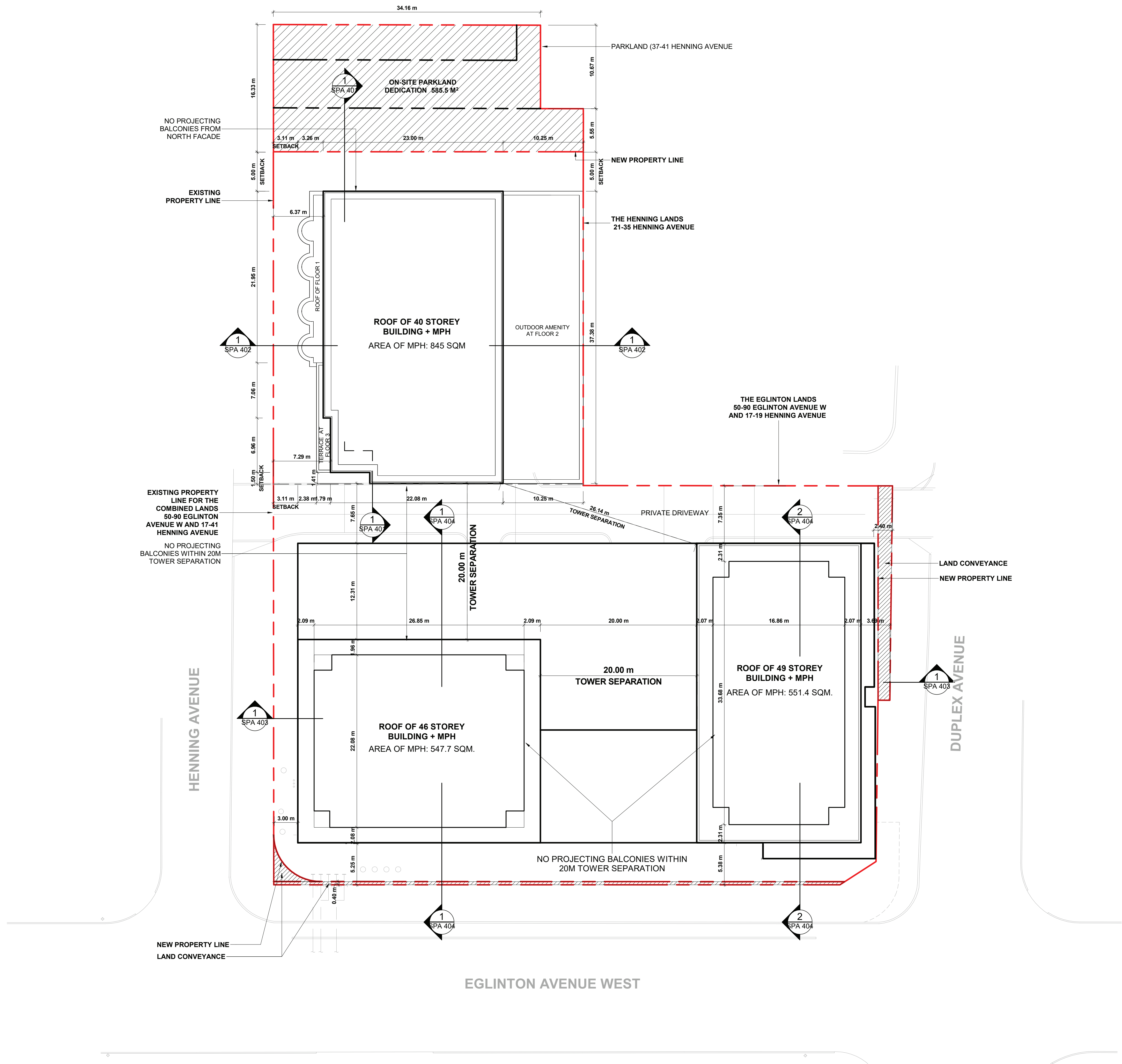
PROJECT
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**
WITHOUT PREJUDICE
Toronto, ON

DRAWING
**THE EGLINTON LANDS - FLOOR 46
W EST TOWER AND FLOOR 49 E AST
TOWER)**

PROJECT NO.
21.023CS
PROJECT DATE
2023-12-04
DRAWN BY
NGE
CHECKED BY
AYU
SCALE
1 : 250

DRAWING NO.
SPA 157
REV.
1

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2024/10/17	ISSUED FOR SETTLEMENT	AAF
DATE	DESCRIPTION	BY

PROJECT

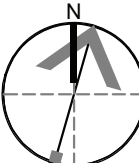
**17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST**

WITHOUT PREJUDICE

Toronto, ON

ROOF PLAN

PROJECT NO. 1.023CS	
PROJECT DATE 023-12-04	
DRAWN BY IGGE	
CHECKED BY LYU	
SCALE : 250	



DRAWING NO.	REV.
SPA 158	1

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AUDAX
Audax Architecture Inc.
1002 Dundas Street West
Toronto, Ontario M6J 1W6
416.862.8403
info@audax.ca
audax.ca

- EXTERIOR MATERIAL LEGEND
- GL1 GLAZING SYSTEM CLEAR VISION GLASS
 - GL2 GLAZING SYSTEM BIRD FRIENDLY GLASS
 - GL3 BALCONY GUARD(CLEAR VERSION GLASS
 - GL4 WIND SCREEN(BIRD FRIENDLY GLASS
 - BR1 BRICK FINISH
 - ST1 STONE FINISH
 - SP1 SPANDREL GLASS UNIT - COLOUR (TBD
 - M1 METAL PANEL - COLOUR TBD
 - M2 METAL CANOPY - COLOUR TBD
 - M3 METAL WINDOW FRAME - COLOURE (TBD
 - M4 METAL LOUVER - COLOURE (TBD
 - C1 CANOPY
 - H HERITAGE

1	2024-10-17	ISSUED FOR SETTLEMENT	
#	DATE	DESCRIPTION	BY

PROJECT
**50-90 EGLINTON AVENUE WEST AND
17-41 HENNING AVENUE**
WITHOUT PREJUDICE
TORONTO, ONTARIO

DRAWING
**HERITAGE SOUTH & EAST
ELEVATIONS**
THE EGLINTON LANDS
**50-90 EGLINTON AVENUE W AND
17-19 HENNING AVENUE**

PROJECT NO. 13.218	
PROJECT DATE 2023-07-26	
DRAWN BY Author	
CHECKED BY Checker	
SCALE 1:75	

DRAWING NO.
SPA 351

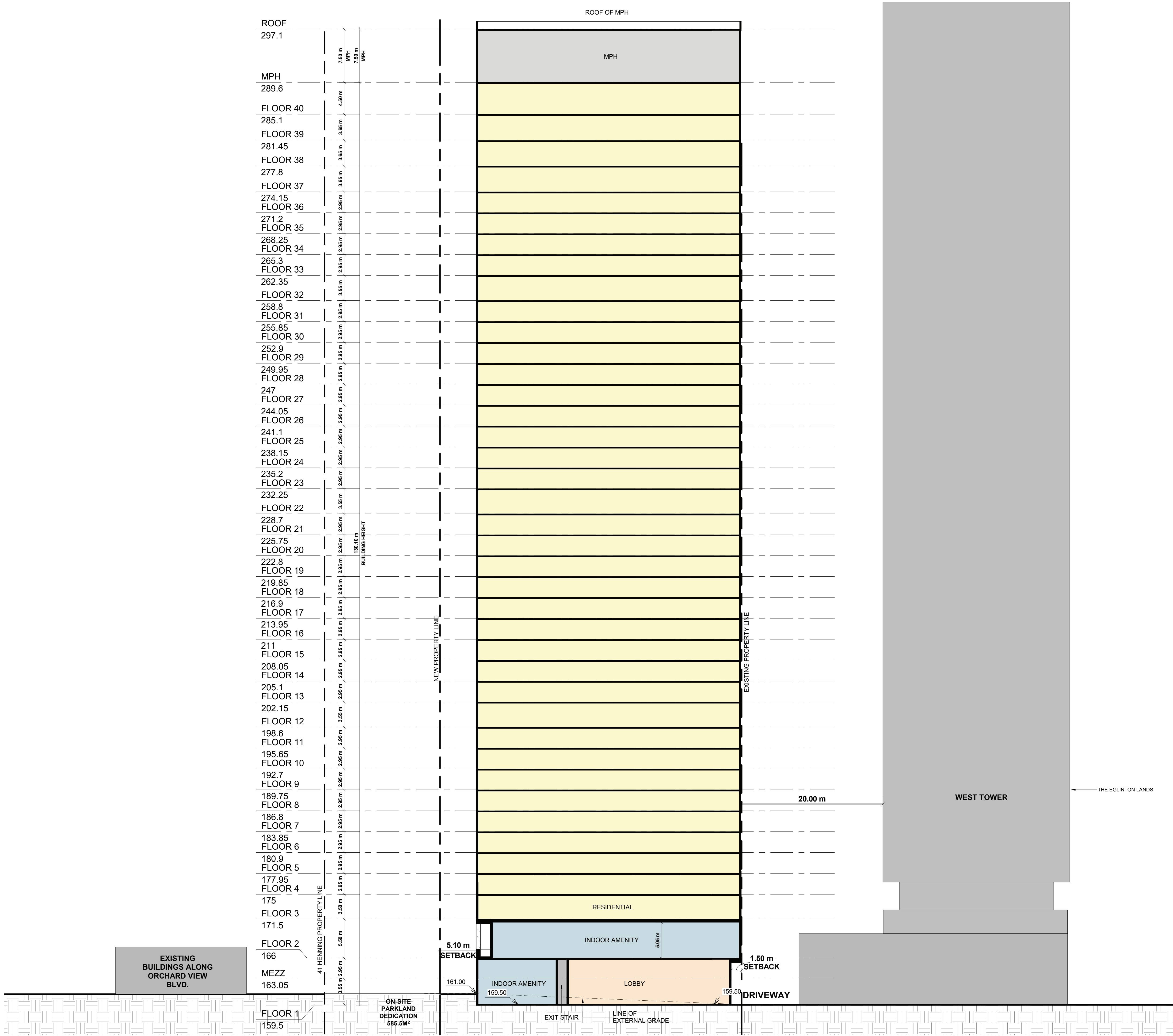


1 SOUTH ELEVATION - HERITAGE
SPA 351 1 : 75



2 EAST ELEVATION - HERITAGE
SPA 351 1 : 75

2024-10-18 3:50:25 PM



TURNER FLEISCHER

Turner Fleischer Architects Inc.

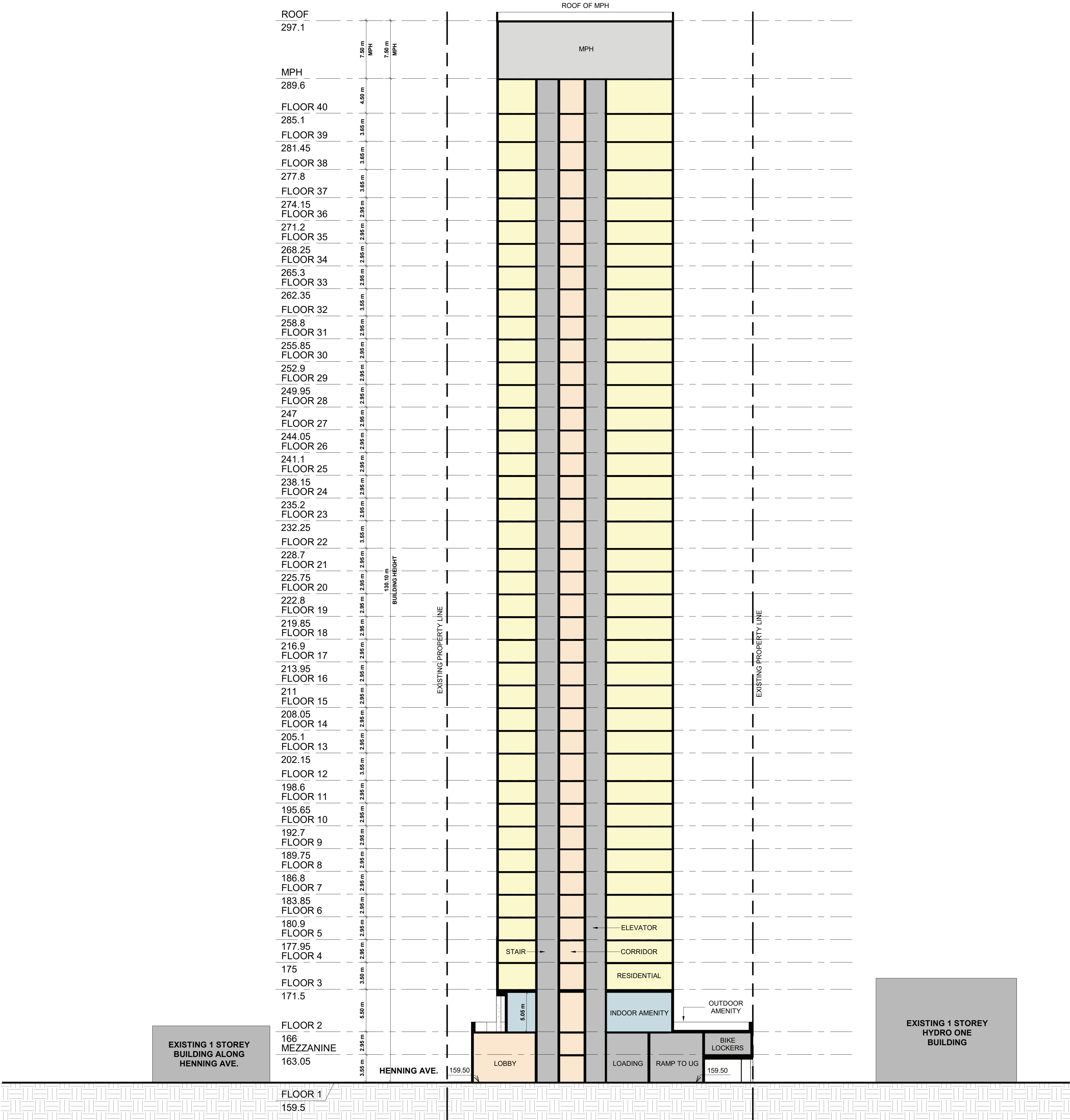
67 Leasmill Road
Toronto, ON, M3B 2T8
T 416 425 2222
turnerfleischer.com

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AUDAX

ARCHITECTURE / INTERIORS / BUILD

1	2024/10/17	ISSUED FOR SETTLEMENT	IAAF
#	DATE	DESCRIPTION	BY
PROJECT			
17-41 HENNING AVENUE AND 50-90 EGLINTON AVENUE WEST WITHOUT PREJUDICE Toronto, ON			
DRAWING			
NORTH - SOUTH SECTION THE HENNING LANDS 21-35 HENNING AVENUE)			
PROJECT NO.	21.023CS		
PROJECT DATE	2023-12-04		
DRAWN BY	MZH		
CHECKED BY	AYU		
SCALE	1 : 250		
DRAWING NO.	SPA 401		REV.
			1



TURNER
FLEISCHER

Turner Fleischer Architects Inc.
67 Leasmill Road
Toronto, ON, M3B 2T8
T 416 425 2222
turnerfleischer.com

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ARCHITECTURE / INTERIORS / BUILD

1	2024/10/17	ISSUED FOR SETTLEMENT	IAAF
#	DATE	DESCRIPTION	BY

PROJECT
17-41 HENNING AVENUE AND
50-90 EGLINTON AVENUE WEST

WITHOUT PREJUDICE
Toronto, ON

DRAWING
EAST - WEST SECTION
THE HENNING LANDS
(21-35 HENNING AVENUE)

PROJECT NO. 21.023CS	
PROJECT DATE 2023-12-04	
DRAWN BY NGE	
CHECKED BY AYU	
SCALE 1 : 250	

DRAWING NO. SPA 402	REV. 1
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1	2024-10-17	ISSUED FOR SETTLEMENT	
#	DATE	DESCRIPTION	BY

PROJECT

**50-90 EGLINTON AVENUE WEST AND
17-41 HENNING AVENUE**

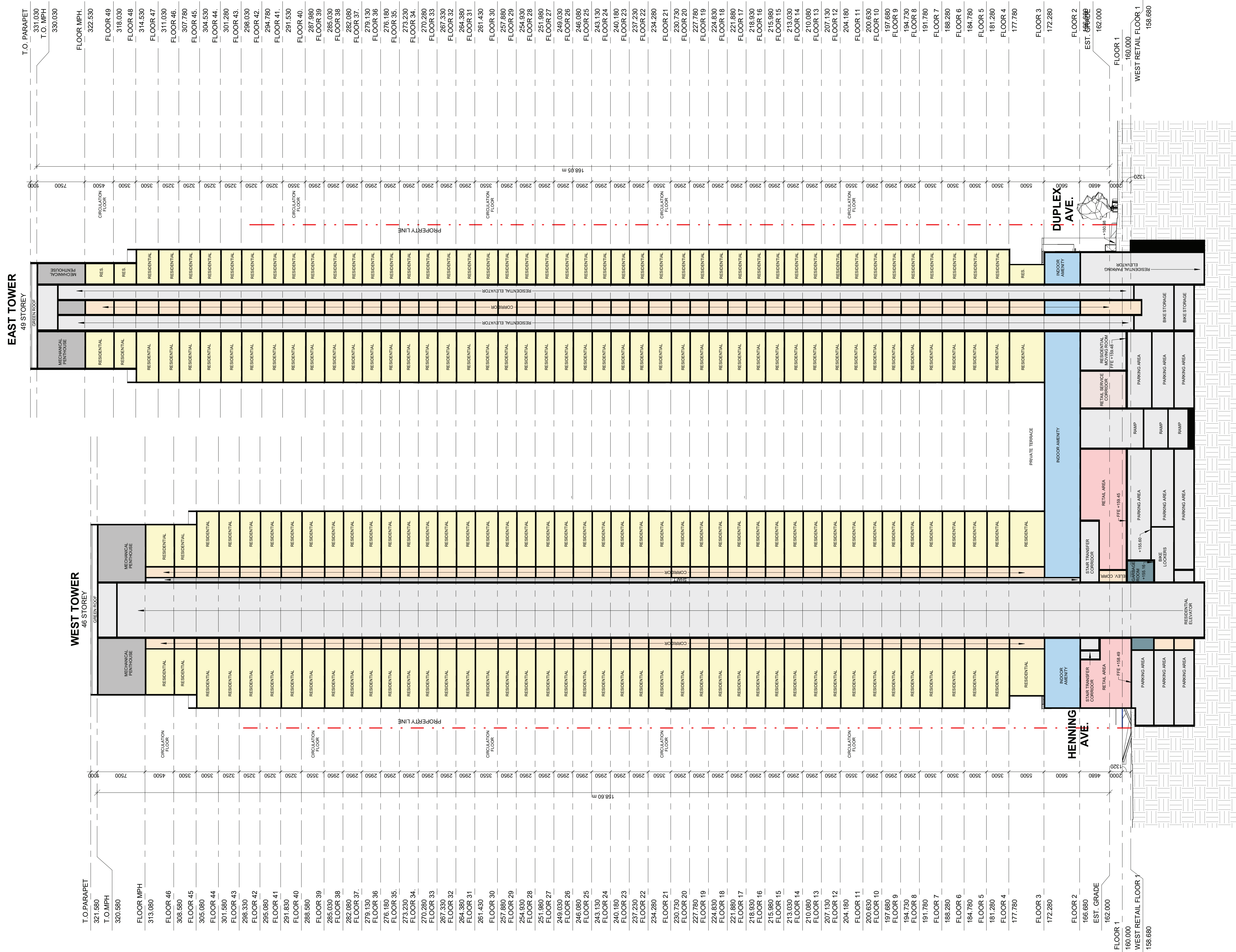
WITHOUT PREJUDICE

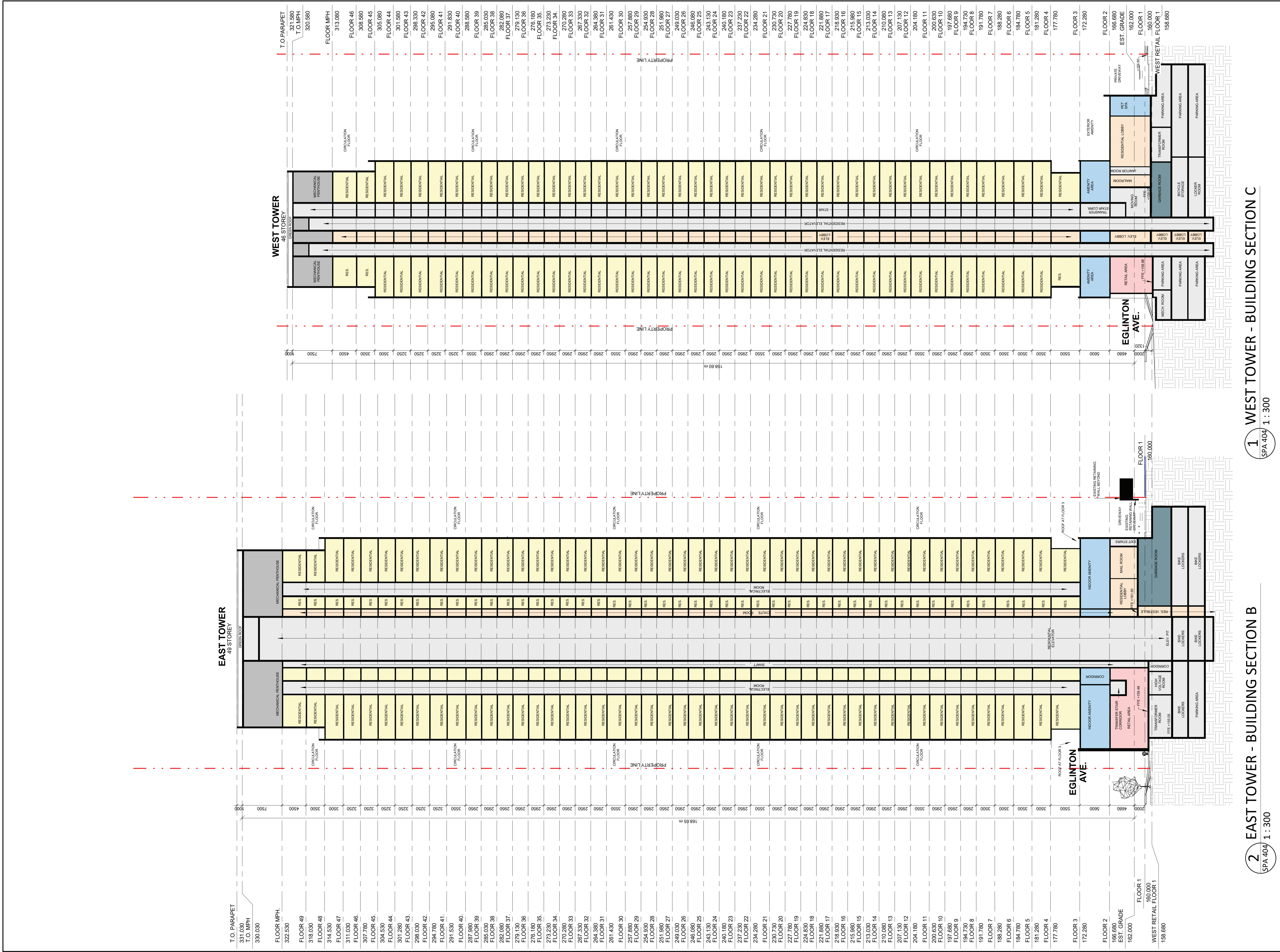
TORONTO, ONTARIO

**BUILDING SECTION A
THE EGLINTON LANDS
(50-90 EGLINTON AVENUE W AND
17-19 HENNING AVENUE)**

PROJECT NO.	13.218
PROJECT DATE	2023-07-26
DRAWN BY	SCK
CHECKED BY	MYG
SCALE	1 : 300

DRAWING NO. SPA 403





2 EAST TOWER - BUILDING SECTION B
SPA 404 1 : 300

1 WEST TOWER - BUILDING SECTION C
SPA 404 1 : 300

TURNER FLEISCHER

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AUDAX

13.218
2023-07-26
SCK
MYG
1 : 300

PROJECT NO.
PROJECT DATE
DRAWN BY
CHECKED BY
SCALE

PROJECT
50-90 EGLINTON AVENUE WEST AND
17-41 HENNING AVENUE
WITHOUT PREJUDICE
TORONTO, ONTARIO

DRAWING
BUILDING SECTION B
THE EGLINTON LANDS
(50-90 EGLINTON AVENUE W AND
17-19 HENNING AVENUE)

1
2024-10-17
ISSUED FOR SETTLEMENT

DATE
DESCRIPTION

BY

SPA 404