

PLAN OF SURVEY
SHOWING TOPOGRAPHICAL INFORMATION OF
PART OF BLOCK D
REGISTERED PLAN 554E
CITY OF TORONTO

SCALE 1:200
KRCMAR SURVEYORS LTD. 2022

METRIC: DISTANCES AND COORDINATES SHOWN HEREON ARE IN METRES
AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

BEARING

BEARINGS SHOWN HEREON ARE GRID DERIVED FROM GPS OBSERVATIONS OF
OBSERVED REFERENCE POINTS 'A' AND 'B' USING THE LEICA SMARTNET
RTK NETWORK AND ARE REFERRED TO THE 3° MTM COORDINATE SYSTEM,
ZONE 10, CENTRAL MERIDIAN 79°30' WEST LONGITUDE.
(2° MODIFIED TRANSVERSE MERCATOR PROJECTION, NAD 83 (CSRS) (1997)).
DISTANCES SHOWN HEREON ARE GROUND DISTANCES AND CAN BE
CONVERTED TO GRID DISTANCES BY MULTIPLYING BY A COMBINED SCALE
FACTOR OF 0.9999758.

INTEGRATION DATA

3° MTM ZONE 10 COORDINATES NAD 83 (CSRS) (2010) CENTRAL MERIDIAN 79°30' WEST LONGITUDE		
THE MTM COORDINATES LISTED BELOW ARE TO URBAN ACCURACY AND COMPLY WITH SECTION 140.1 OF ONTARIO REGULATION 216/10 MADE UNDER THE SURVEYORS ACT		
OBSERVED REFERENCE POINTS		
MONUMENT ID.	NORTHING	EASTING
(A) OP(OU)	4 834 674.765	317 552.469
(B) CO(OU)	4 834 780.144	317 530.869
REFERENCE POINTS		
POINT	NORTHING	EASTING
1	4 834 684.26	317 383.29
2	4 834 736.14	317 458.82
3	4 834 642.89	317 514.26
4	4 834 596.21	317 435.65

COORDINATE VALUES SHOWN ARE FOR GEOGRAPHIC INFORMATION SYSTEM INTEGRATION ONLY.
COORDINATES CANNOT BE TRUSTED AND SHOULD BE USED TO
RE-ESTABLISH CORNERS OF BOUNDARIES SHOWN ON THIS PLAN.

ELEVATION

ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE RELATED TO BENCHMARK
No. 1221940889 HAVING AN ELEVATION OF 76.83 METRES (COVID28 PRE76)

LEGEND

■	DENOTES SURVEY MONUMENT FOUND
■	DENOTES STANDARD IRON BAR
■	DENOTES SHORT STANDARD IRON BAR
■	DENOTES IRON BAR
■	DENOTES CONCRETE PIN
■	DENOTES CUT CROSS
■	DENOTES MEASURED
■	DENOTES SET
■	DENOTES ORIGIN UNKNOWN
■	DENOTES WITNESS
■	DENOTES PLAN 63R-2060
■	DENOTES PLAN 63R-2188
■	DENOTES SURVEYOR'S REAL PROPERTY REPORT BY GENESIS LAND SURVEYING INC. O.L.S. DATED MAY 15, 2019
■	DENOTES SURVEYOR'S REAL PROPERTY REPORT BY GENESIS LAND SURVEYING INC. O.L.S. DATED MAY 15, 2019
■	DENOTES PLAN 64R-16996
■	DENOTES PLAN 66R-19741
■	DENOTES PLAN BY MCCONNELL, MAUGHAN LIMITED, O.L.S. DATED JANUARY 10, 1982
■	DENOTES CITY OF TORONTO SURVEYS
■	DENOTES MINISTRY OF TRANSPORTATION
■	DENOTES GENESIS LAND SURVEYING INC. O.L.S.
■	DENOTES MCCONNELL, MAUGHAN LIMITED, O.L.S.
■	DENOTES KRCMAR SURVEYORS LTD. O.L.S.
■	DENOTES CONCRETE RETAINING WALL
■	DENOTES SHAW LINK FENCE
■	DENOTES CONCRETE PAD
■	DENOTES WROUGHT IRON FENCE
■	DENOTES HYDRO VALVE
■	DENOTES TIE TO FOUNDATION
■	DENOTES TIE TO METAL
■	DENOTES FINISHED FLOOR ELEVATION
■	DENOTES TOP OF CURB
■	DENOTES BOTTOM OF CURB
■	DENOTES CONCRETE PAD
■	DENOTES EXISTING GRADE ELEVATION
■	DENOTES BELL PEDESTAL
■	DENOTES METAL BOLLARD
■	DENOTES PLASTIC BOLLARD
■	DENOTES CATCH BASIN
■	DENOTES CONIFEROUS TREE WITH TRUNK DIAMETER
■	DENOTES DECIDUOUS TREE WITH TRUNK DIAMETER
■	DENOTES FIRE HYDRANT
■	DENOTES GAS METER
■	DENOTES HYDRO MANHOLE
■	DENOTES HYDRO POLE WITH LAMP STANDARD
■	DENOTES LAMP STANDARD
■	DENOTES LAMP POST (PRIVATE)
■	DENOTES MANHOLE
■	DENOTES MONITORING WELL
■	DENOTES SIAMSESE CONNECTION
■	DENOTES SIGN
■	DENOTES WATER VALVE
■	DENOTES HYDRO SERVICE (OVERHEAD)

SURVEY REPORT

- THE RE-ESTABLISHMENT OF THE SUBJECT PROPERTY BOUNDARIES IS
BASED ON INFORMATION CONTAINED IN THE RELEVANT TITLE DOCUMENTS,
REGISTERED PLANS AND ON THE EVIDENCE OF PROOF SURVEY FOUND
DURING THE COURSE OF PREPARING THE SUBJECT SURVEY.
- THE TYPE AND LOCATION OF THE EXISTING BUILDINGS AND OTHER
IMPROVEMENTS, FENCES ETC., ON OR NEAR THE SUBJECT PROPERTY ARE
AS SHOWN ON THE SURVEY PLAN.
- COMPLIANCE WITH MUNICIPAL ZONING REQUIREMENTS IS NOT CERTIFIED BY
THIS REPORT.
- THE LAND COMPRISES ALL OF PIN 21385-011(LT).
- SUBJECT TO EASEMENT OVER PART 3, 63R-1949 AS IN C1427548.

TOTAL SITE AREA = 9899.9m²

SURVEYOR'S CERTIFICATE

- I CERTIFY THAT:
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH
THE SURVEYORS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE
UNDER THEM.
 - THE SURVEY WAS COMPLETED ON THE 16th DAY OF MARCH, 2022

DATE MARCH 22, 2022

WALDEMAR GOLINSKI
ONTOARIO SURVEYOR

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MUNICIPAL ADDRESS: No. 685 LAKE SHORE BOULEVARD EAST, TORONTO

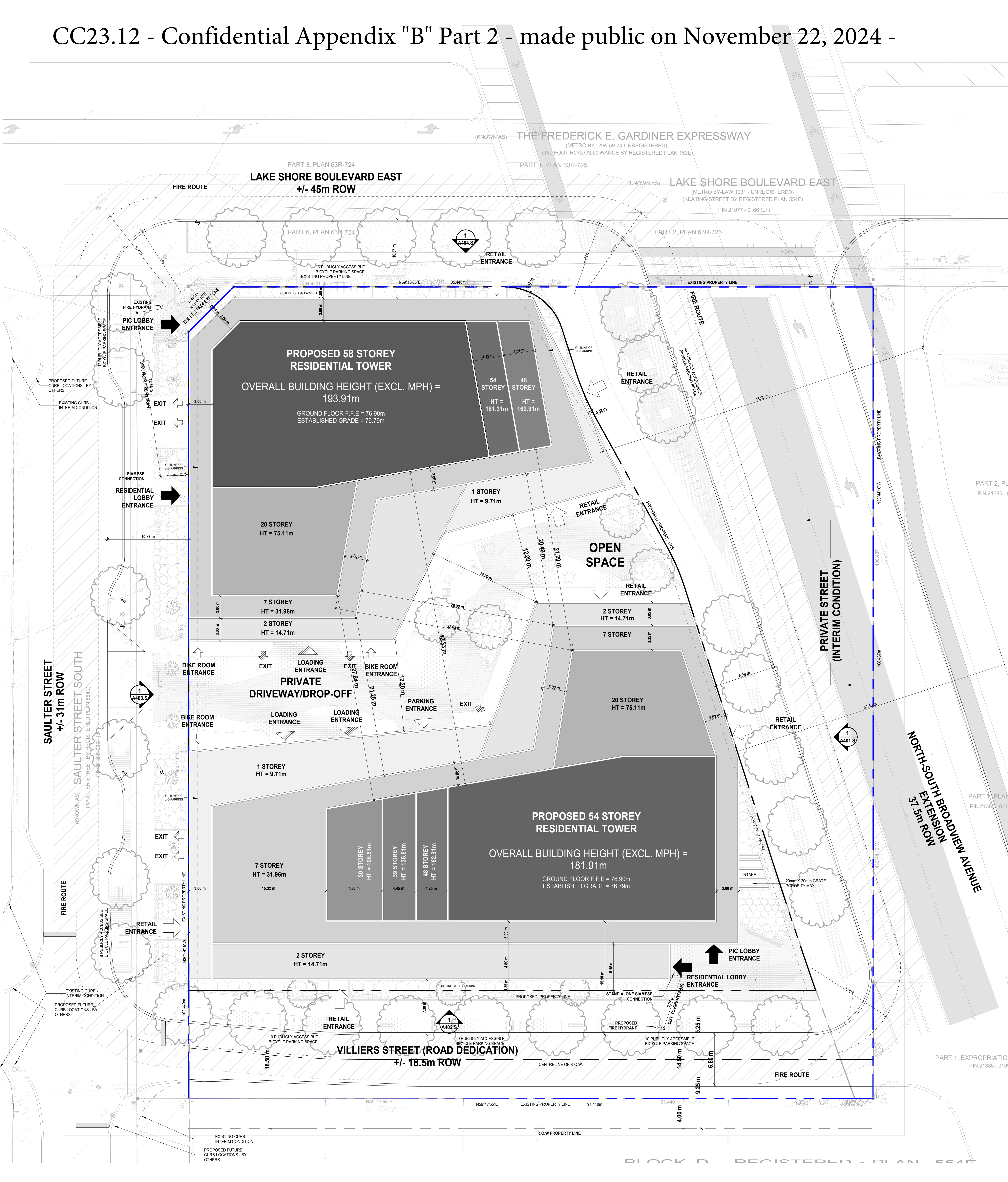
FIELD: K.K. DRAWN: J.M. CHECKED: W.G. JOB NO: 22-056

DWG NAME: 22-056B01 PLOT INFO: 15-14 22Mar/2022 WORK ORDER NO: 36148

1137 Centre Street, Thornhill, ON L4J 3M6 905.738.0053 F 905.738.9221 www.krcmar.ca

PLAN AVAILABLE AT: www.ProtectYourBoundaries.ca

KRCMAR



SITE PLAN LEGEND

—	PROPERTY LINE
—	LINE OF UNDER GROUND GARAGE BELOW
—	MAIN BUILDING ENTRANCE
—	RETAIL ENTRANCE
—	EXIT
—	VEHICLE / LOADING ENTRANCE / EXIT
—	FIRE HYDRANT
—	SIAMSESE CONNECTION
—	MANHOLE COVER
—	AREA DRAIN
—	CATCH BASIN
—	FLOOR DRAIN (PARKING SLAB)
—	FLOOR DRAIN (INTERIOR)
—	EXISTING LIGHT
—	TYPICAL PARKING SPACE
—	TYPICAL B.F. PARKING SPACE
—	F.F.E.
—	EXISTING ELEVATION
—	PROPOSED ELEVATION
—	TOP OF ROOF
—	BUILDING ENVELOPE
—	FIRE ACCESS ROUTE HEAVY DUTY PAVING, ASSEMBLY TO BE DESIGNED TO MEET THE LOADS IMPOSED BY FIRE FIGHTING EQUIPMENT.
—	GREEN ROOF
—	TERRACE PAVERS

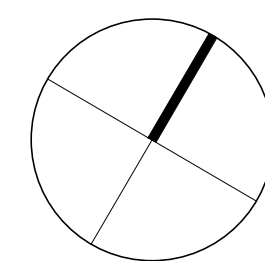
REVISION RECORD

Date No. Description

**Confidential
without
Prejudice**

2024-10-18 Issued for Confidential Settlement Offer
2024-09-27 Issued for OPA and RZA3 Submission

ISSUE RECORD



**BDP.
Quadrangle**

Quadrangle Architects Limited
901 King Street West, Suite 701 Toronto, ON M5V 3H5
F 416-598-1240 www.bdpquadrangle.com

685 Lake Shore Blvd E

Toronto, ON

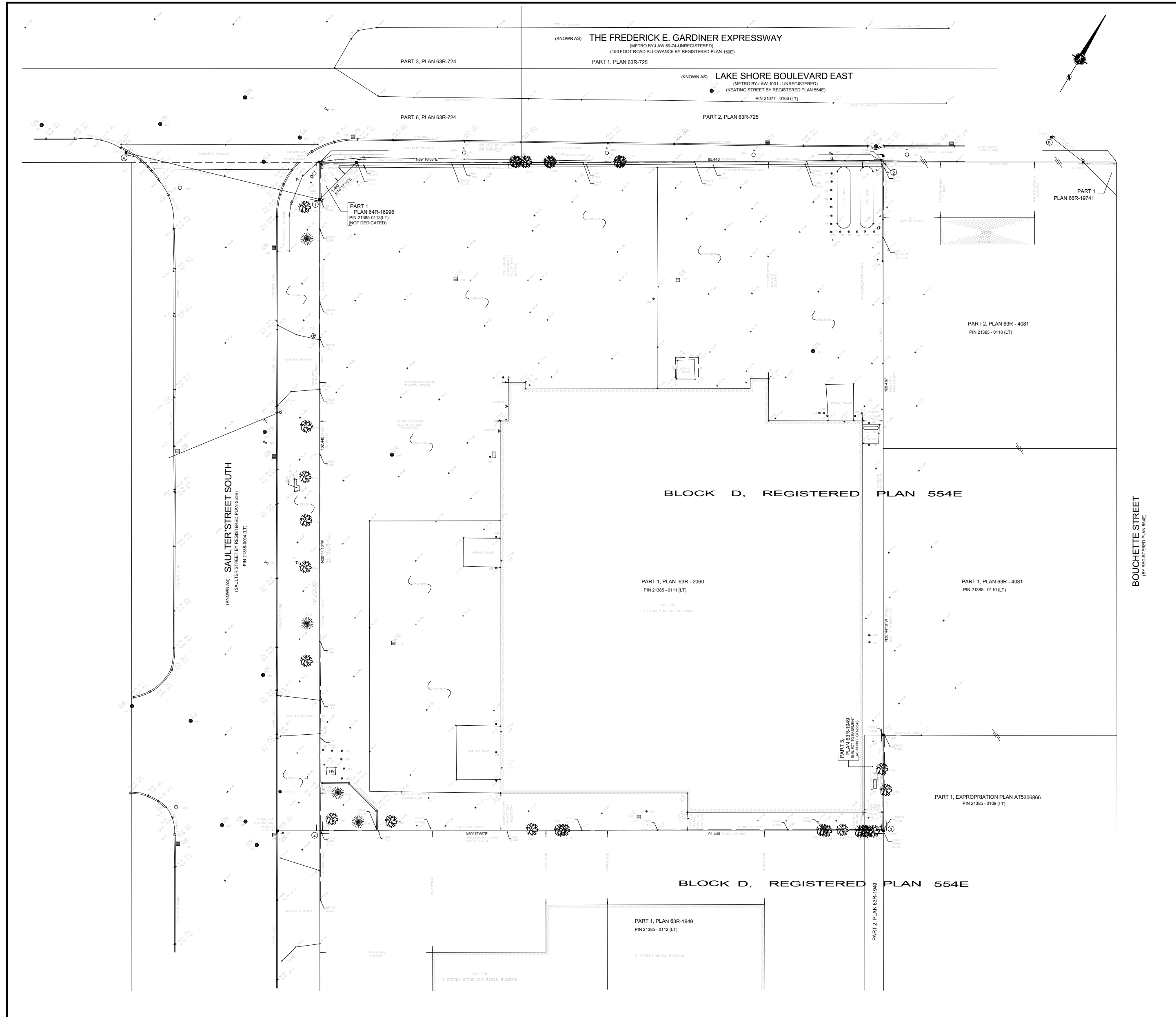
for
SLH Lakeshore Inc.

21060 1:200 WQ KCR
PROJECT SCALE DRAWN REVIEWED

Site Plan

A102.S

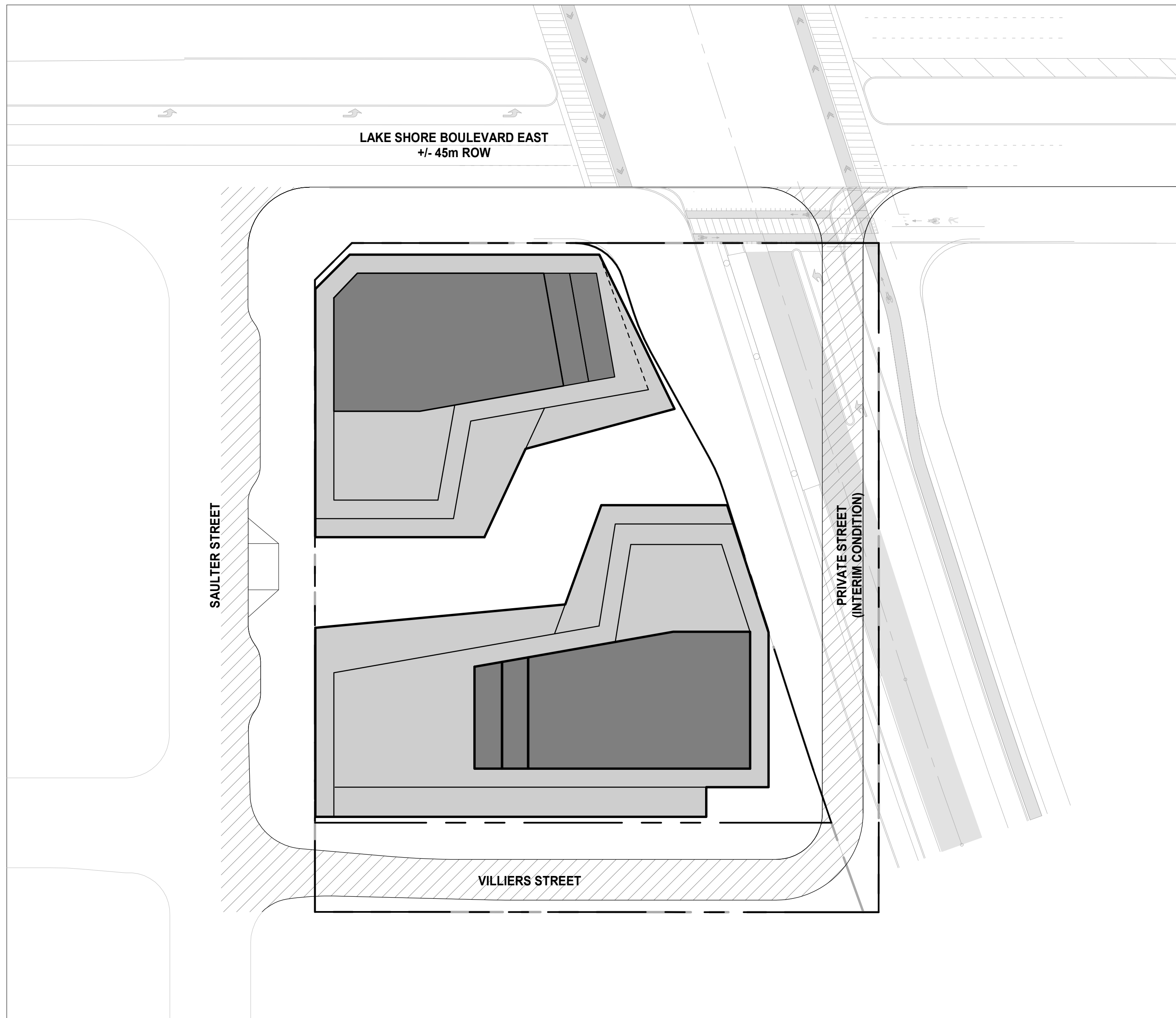
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discrepancies to the Architect and shall obtain prior to commencing work.



1 Existing Site Condition



2 Interim Site Condition



3 Interim Site Condition with Broadview Ave. Profile Design - Prepared by LEA Consulting Ltd. dated 2023-02-24

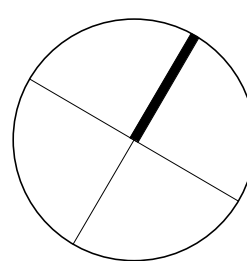


4 Final Site Condition with Broadview Ave. Profile Design - Prepared by LEA Consulting Ltd. dated 2023-02-24

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Toronto, ON
for
SLH Lakeshore Inc.

21060 1:200 WQ KCR
PROJECT SCALE DRAWN REVIEWED

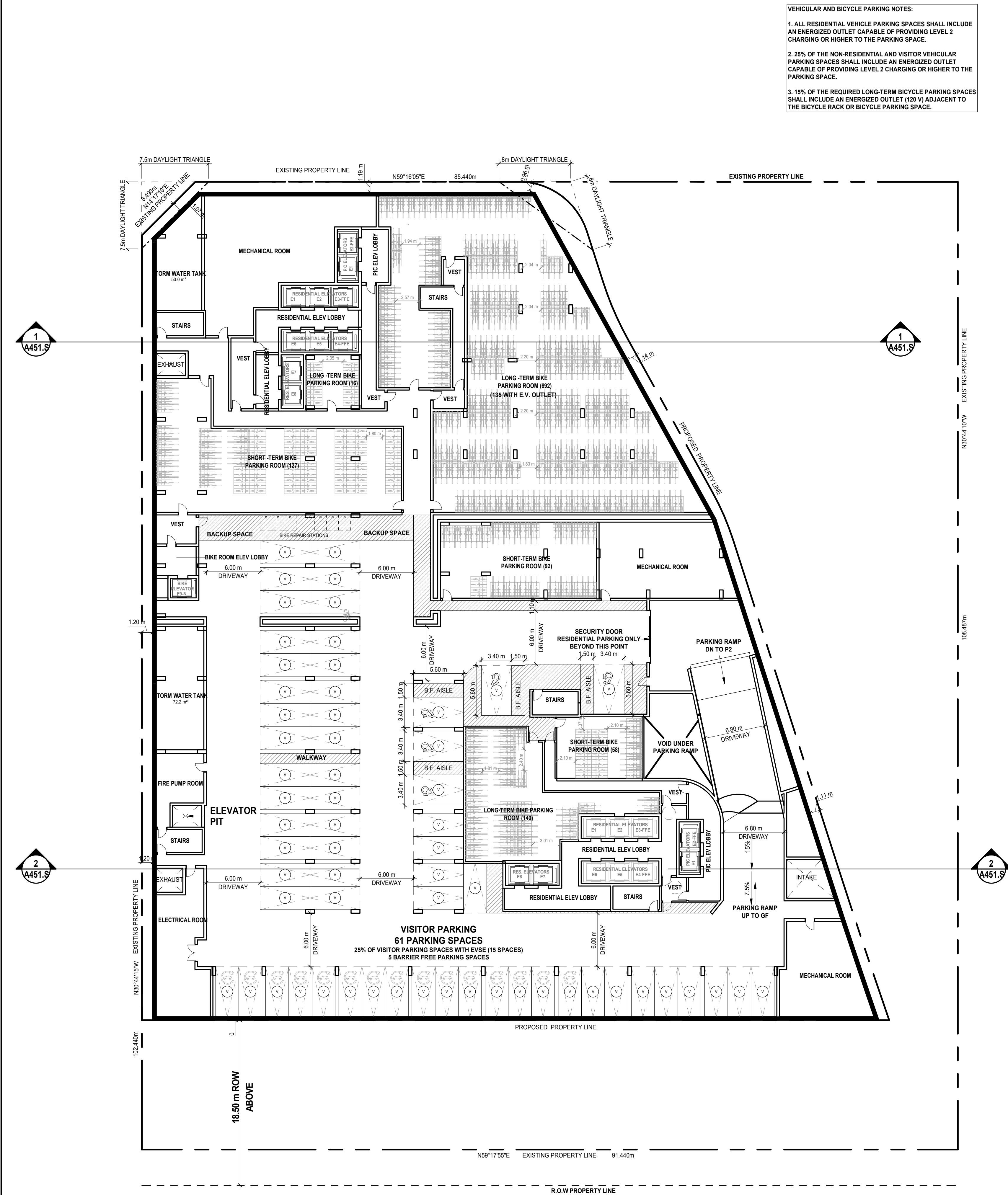
Phasing plan

A103.S

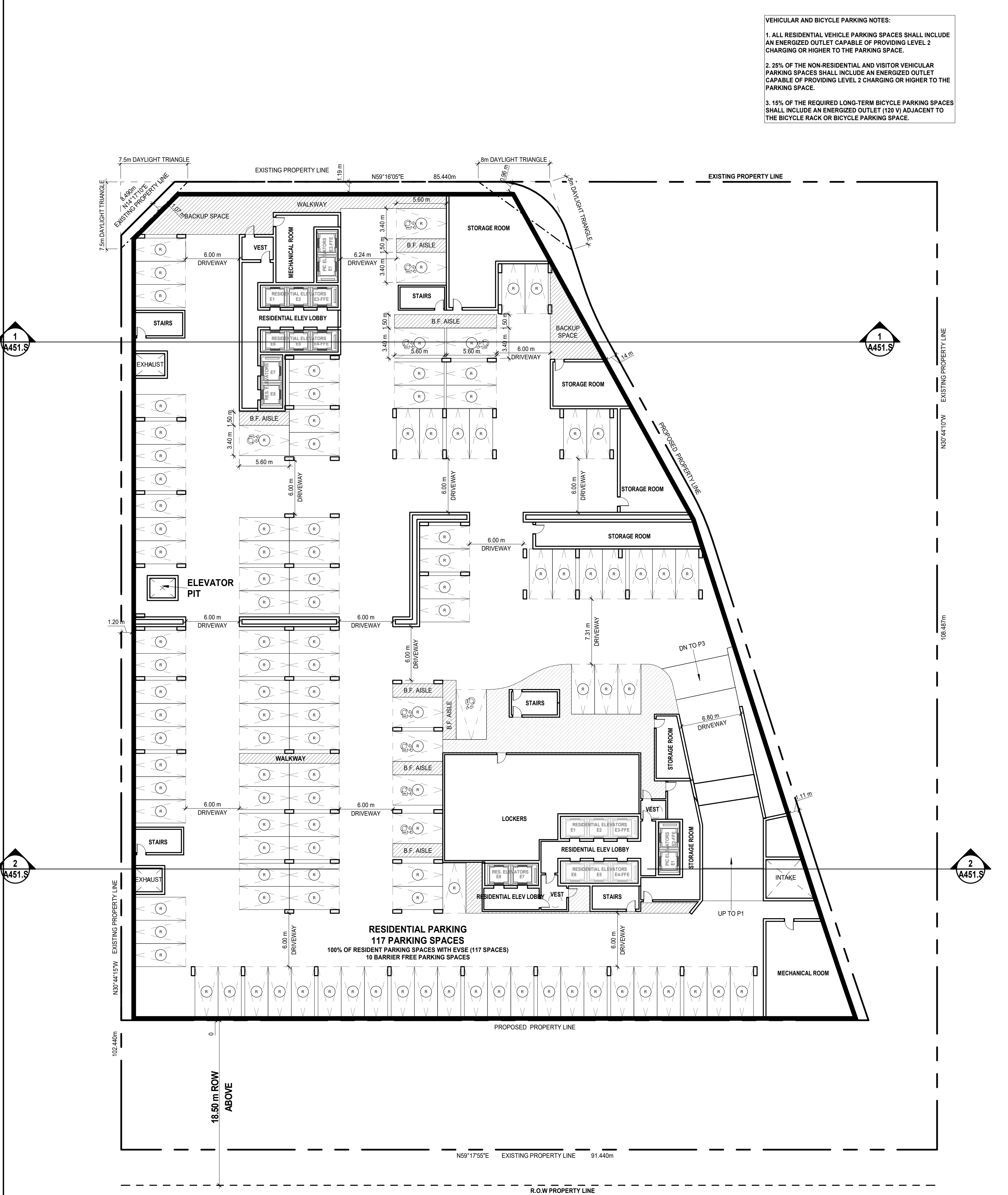
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C:\Users\Y045177\Documents\BPOC_AR_2105_685 Lake Shore Blvd_2023_parkingP1.rvt

1 A151.S - P1 Parking Level



2 A151.S - P3 and P2 Parking Level



PARKING NOTES:

1. MINIMUM PARKING SPACE SIZES (UNLESS OTHERWISE NOTED):
 - 2600mm WIDE X 5600mm LONG (NO SIDES OBSTRUCTED)
 - 2600mm WIDE X 5600mm LONG (ONE SIDE OBSTRUCTED)
 - 3200mm WIDE X 5600mm LONG (TWO SIDES OBSTRUCTED)
2. MAINTAIN MINIMUM DRIVE AISLE WIDTH OF 6000mm UNLESS OTHERWISE NOTED.
3. MAINTAIN MINIMUM HEADROOM CLEARANCE OF 2100mm THROUGHOUT.

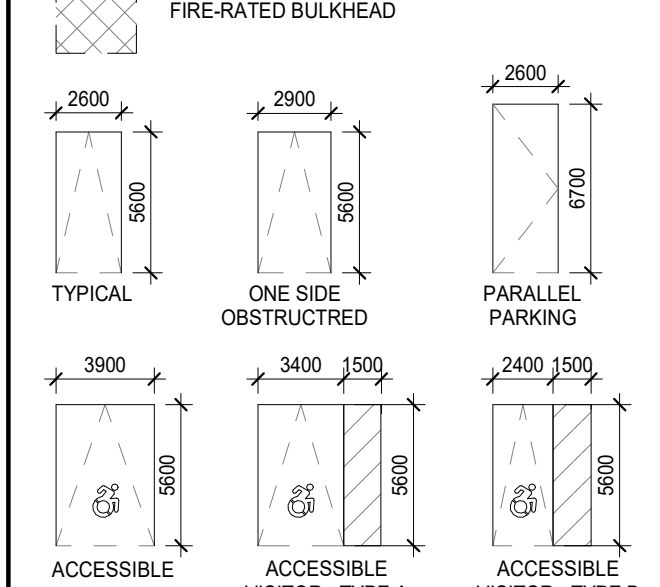
PARKING LEGEND:

- COMMERCIAL PARKING SPACE
- RESIDENTIAL PARKING SPACE
- VISITOR PARKING SPACE
- EXISTING PARKING SPACE

- BIKE LOCKER
- BIKE PARKING (STACKED)
- BIKE PARKING (VERTICAL)
- CONVEX MIRROR
- ELECTRIC VEHICLE
- LIGHT STANDARD

- PAINTED LINES

- FIRE-RATED BULKHEAD

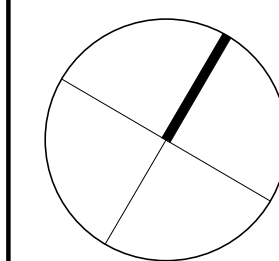


Date	No.	Description
REVISION RECORD		

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2024-10-18	Issued for Confidential Settlement Offer
2024-09-27	Issued for OPA and RZA3 Submission

ISSUE RECORD



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+1 416 598 1240 www.bdpquadrangle.com

685 Lake Shore Blvd E

Toronto, ON

for
SLH Lakeshore Inc.

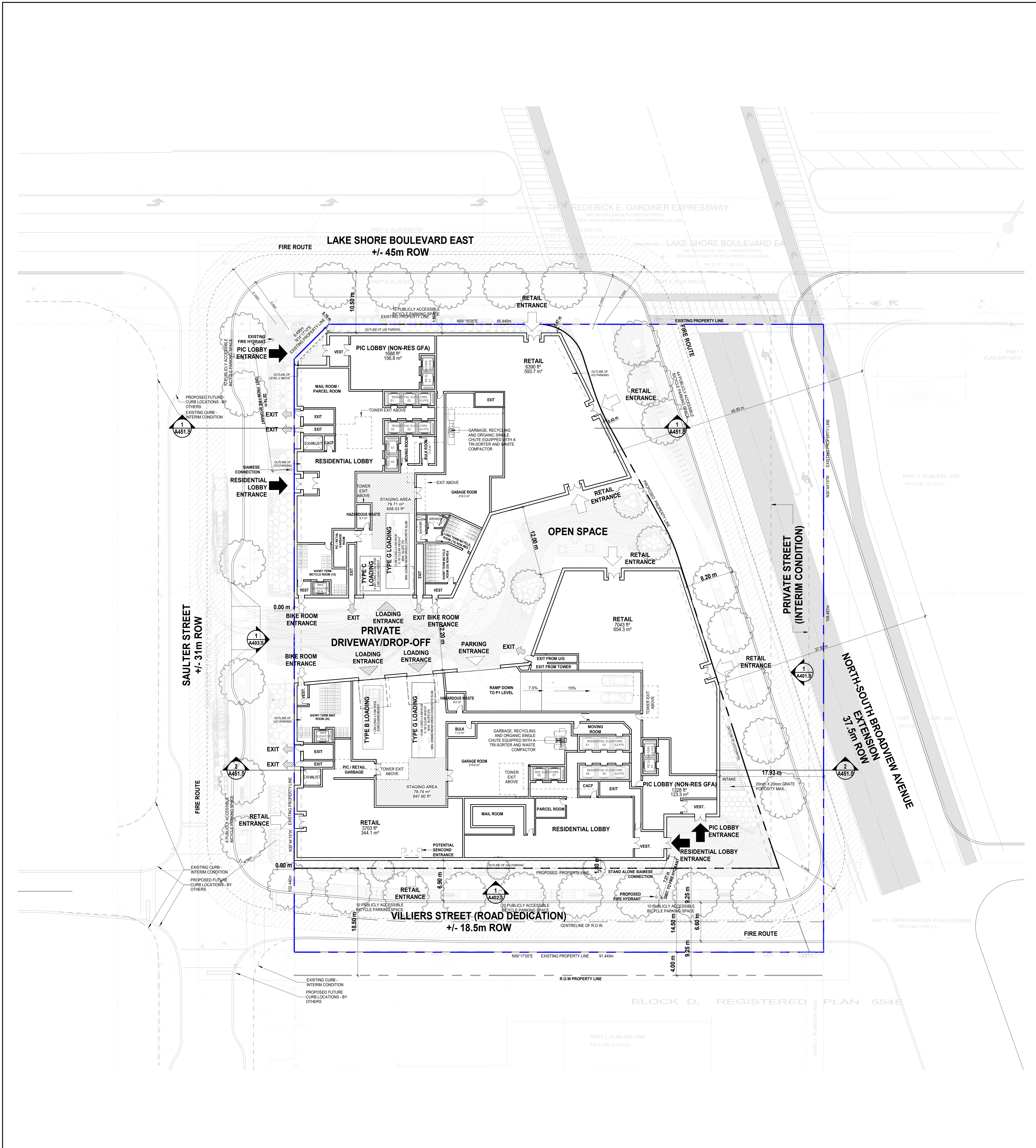
21060 1:250 KCR KCR
PROJECT SCALE DRAWN REVIEWED

Parking levels

A151.S

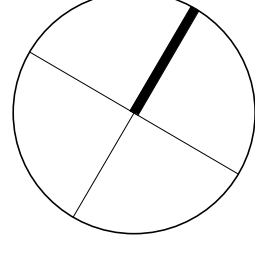
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1 A201.S - GROUND FLOOR

Date	No.	Description
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2024-09-27 Issued for OPA and RZA3 Submission		
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21060 1 : 250 ACJB KCR
PROJECT SCALE DRAWN REVIEWED

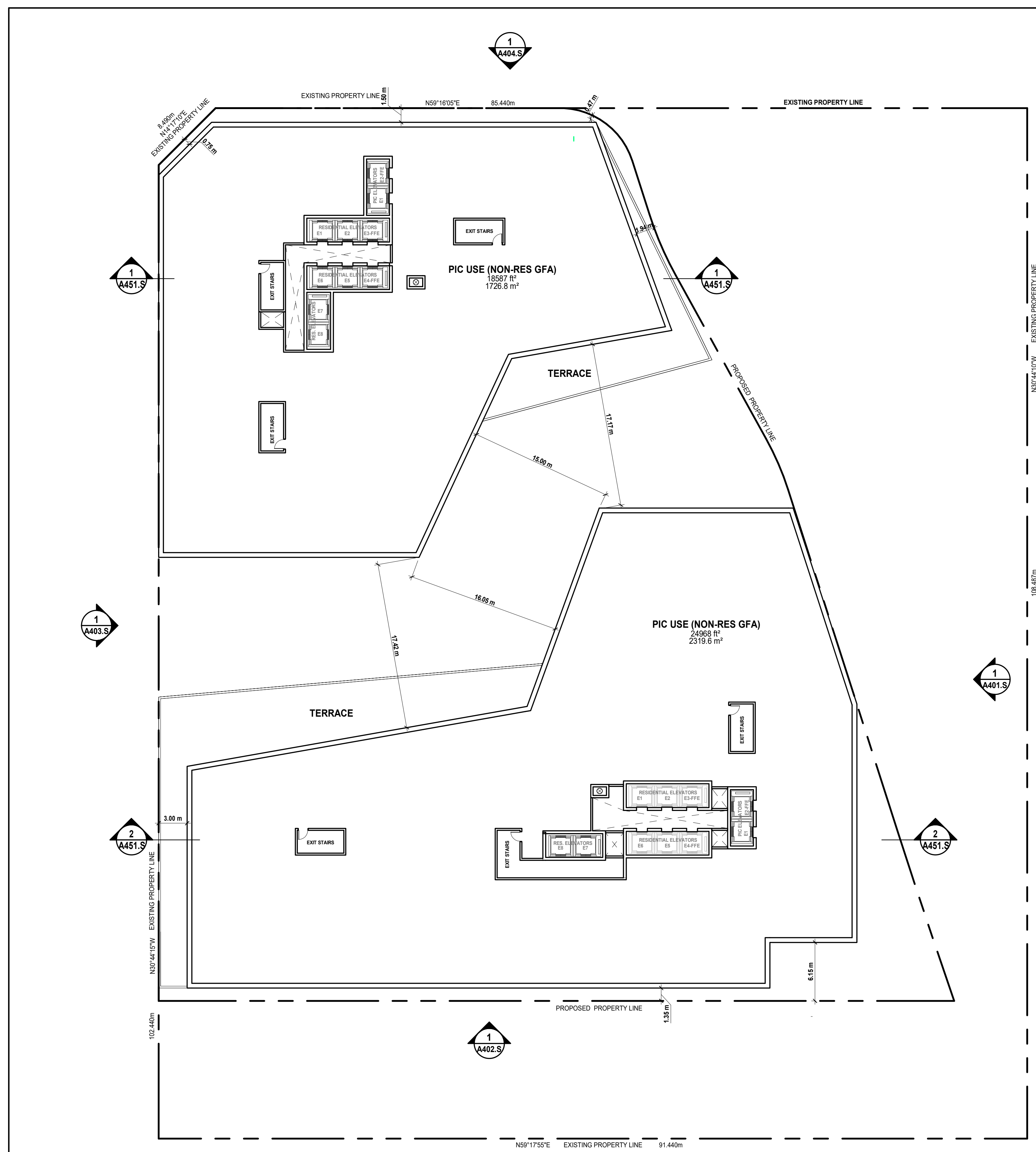
Ground Floor Plan

A201.S

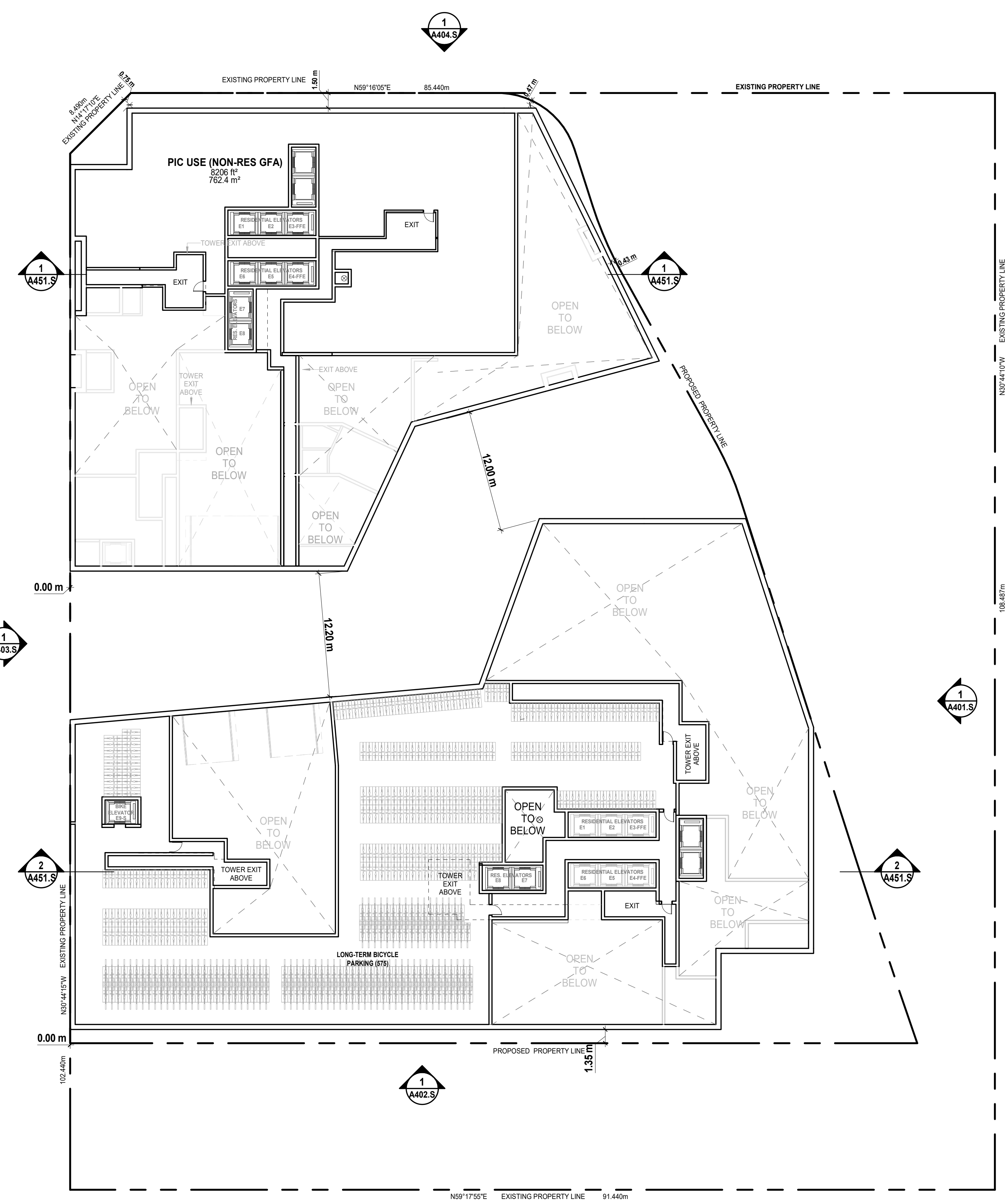
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2024-10-18 1:24:08 PM



1 A202.S - FLOOR 2 PLAN



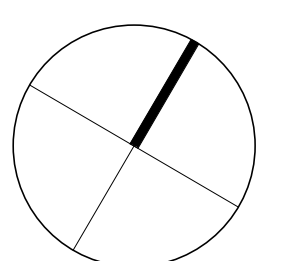
2 A202.S - MEZZANINE PLAN

Date	No.	Description
REVISION RECORD		

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Prejudice**

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685 Lake Shore Blvd E

Toronto, ON
for
SLH Lakeshore Inc.

21060 1 : 250 ACJB KCR
PROJECT SCALE DRAWN REVIEWED

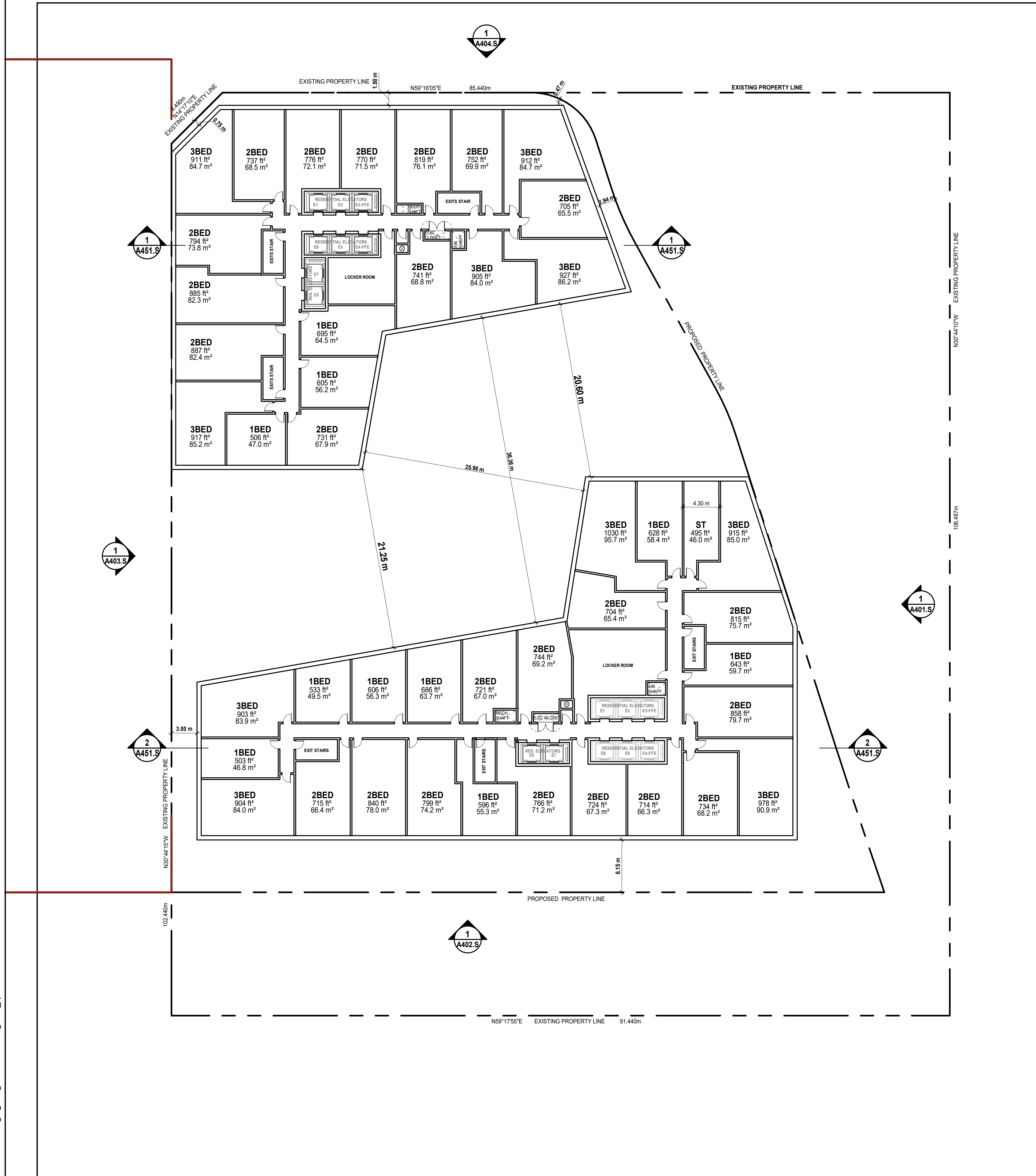
Mezzanie Plan and Floor 2 Plan

A202.S

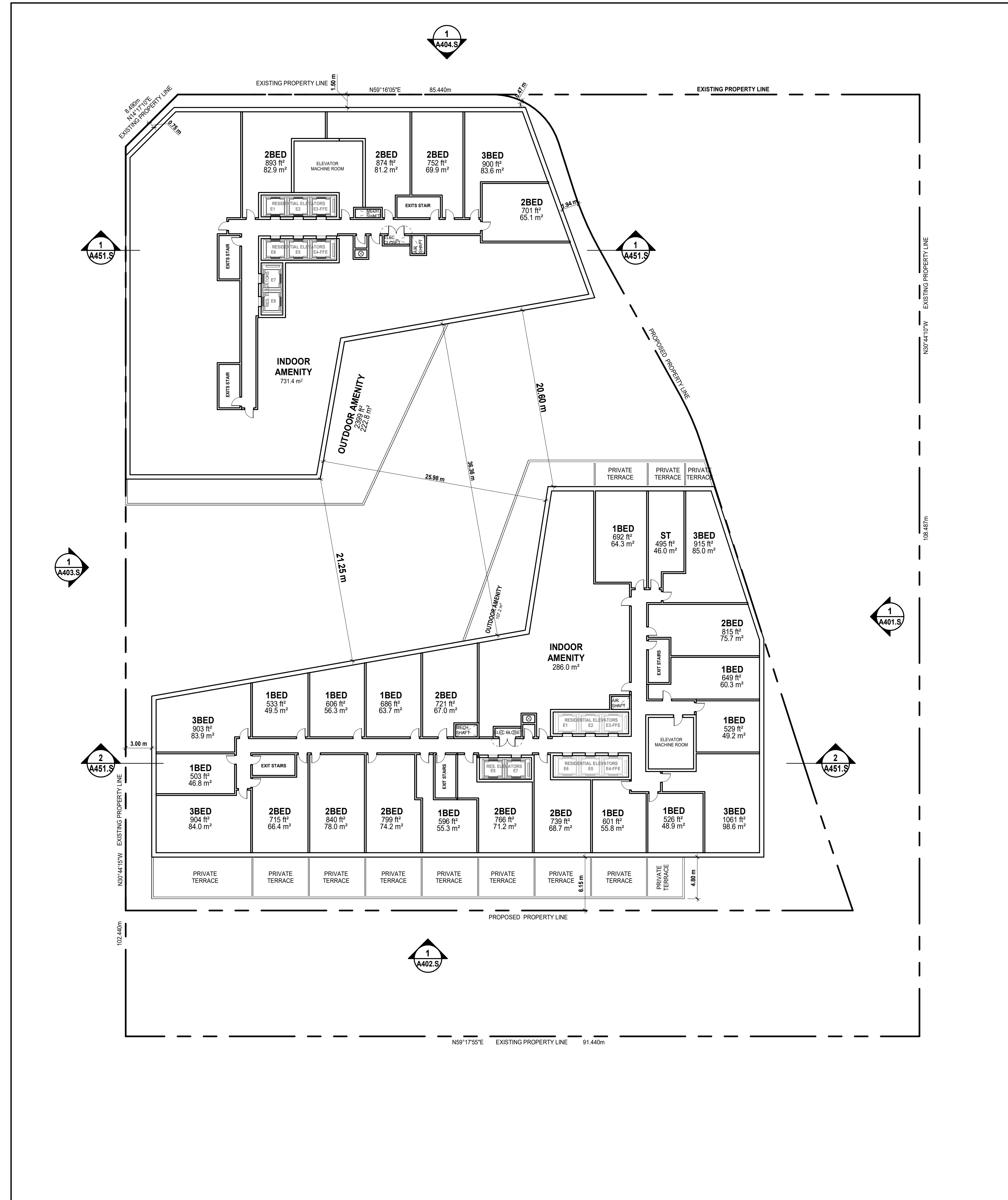
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1
A203.S
A203.S - FLOOR 4-7



2
A203.S
A203.S - FLOOR 3



Date	No.	Description
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2024-10-18	1	Issued for Confidential Settlement Offer
2024-09-27	2	Issued for OPA and RZA3 Submission

2024-09-27	3	Issued for OPA and RZA3 Submission
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2024-09-27	4	Issued for OPA and RZA3 Submission
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2024-09-27	5	Issued for OPA and RZA3 Submission
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2024-09-27	6	Issued for OPA and RZA3 Submission
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2024-09-27	7	Issued for OPA and RZA3 Submission
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2024-09-27	8	Issued for OPA and RZA3 Submission
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2024-09-27	9	Issued for OPA and RZA3 Submission
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2024-09-27	10	Issued for OPA and RZA3 Submission
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2024-09-27	11	Issued for OPA and RZA3 Submission
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2024-09-27	12	Issued for OPA and RZA3 Submission
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2024-09-27	13	Issued for OPA and RZA3 Submission
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2024-09-27	14	Issued for OPA and RZA3 Submission
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2024-09-27	15	Issued for OPA and RZA3 Submission
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2024-09-27	16	Issued for OPA and RZA3 Submission
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2024-09-27	17	Issued for OPA and RZA3 Submission
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2024-09-27	18	Issued for OPA and RZA3 Submission
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2024-09-27	19	Issued for OPA and RZA3 Submission
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2024-09-27	20	Issued for OPA and RZA3 Submission
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2024-09-27	21	Issued for OPA and RZA3 Submission
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2024-09-27	22	Issued for OPA and RZA3 Submission
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2024-09-27	23	Issued for OPA and RZA3 Submission
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2024-09-27	24	Issued for OPA and RZA3 Submission
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2024-09-27	25	Issued for OPA and RZA3 Submission
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2024-09-27	26	Issued for OPA and RZA3 Submission
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2024-09-27	27	Issued for OPA and RZA3 Submission
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2024-09-27	28	Issued for OPA and RZA3 Submission
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2024-09-27	30	Issued for OPA and RZA3 Submission
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2024-09-27	31	Issued for OPA and RZA3 Submission
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2024-09-27	32	Issued for OPA and RZA3 Submission
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2024-09-27	36	Issued for OPA and RZA3 Submission
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2024-09-27	37	Issued for OPA and RZA3 Submission
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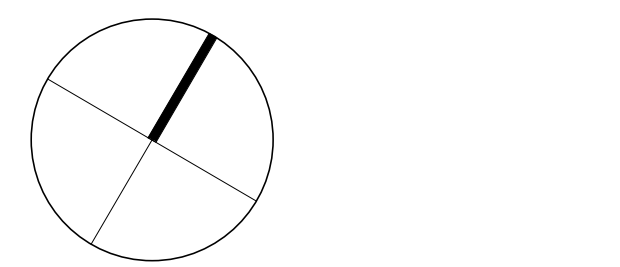
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2024-09-27	43	Issued for OPA and RZA3 Submission
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2024-09-27	44	Issued for OPA and RZA3 Submission
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685 Lake Shore Blvd E

Toronto, ON

for

SLH Lakeshore Inc.

21060 1 : 250 ACJB KCR

PROJECT SCALE DRAWN REVIEWED

Floor 3 Amenity and Floor 4 to 7 Plan

A203.S

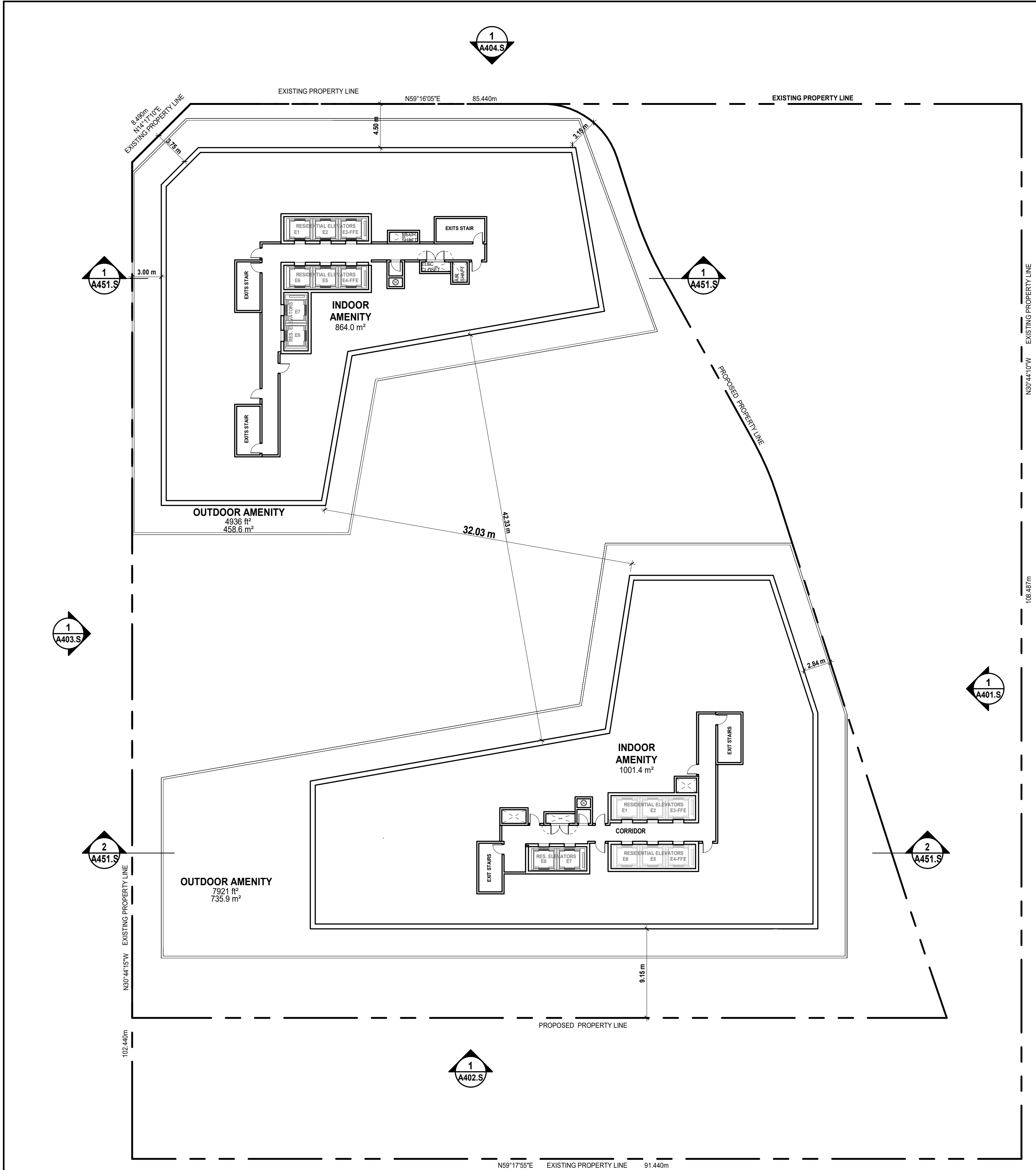
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2024-10-18 1:00:58 PM

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1 A204.S - FLOOR 9-20

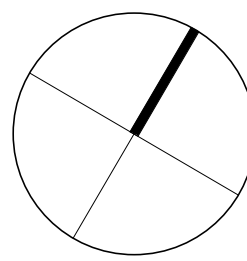


2 203.S - FLOOR 8_AMENITY

Date	No.	Description
2024-10-18	1	Issued for Confidential Settlement Offer
2024-09-27	2	Issued for OPA and RZA3 Submission

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Prejudice**

Date	No.	Description
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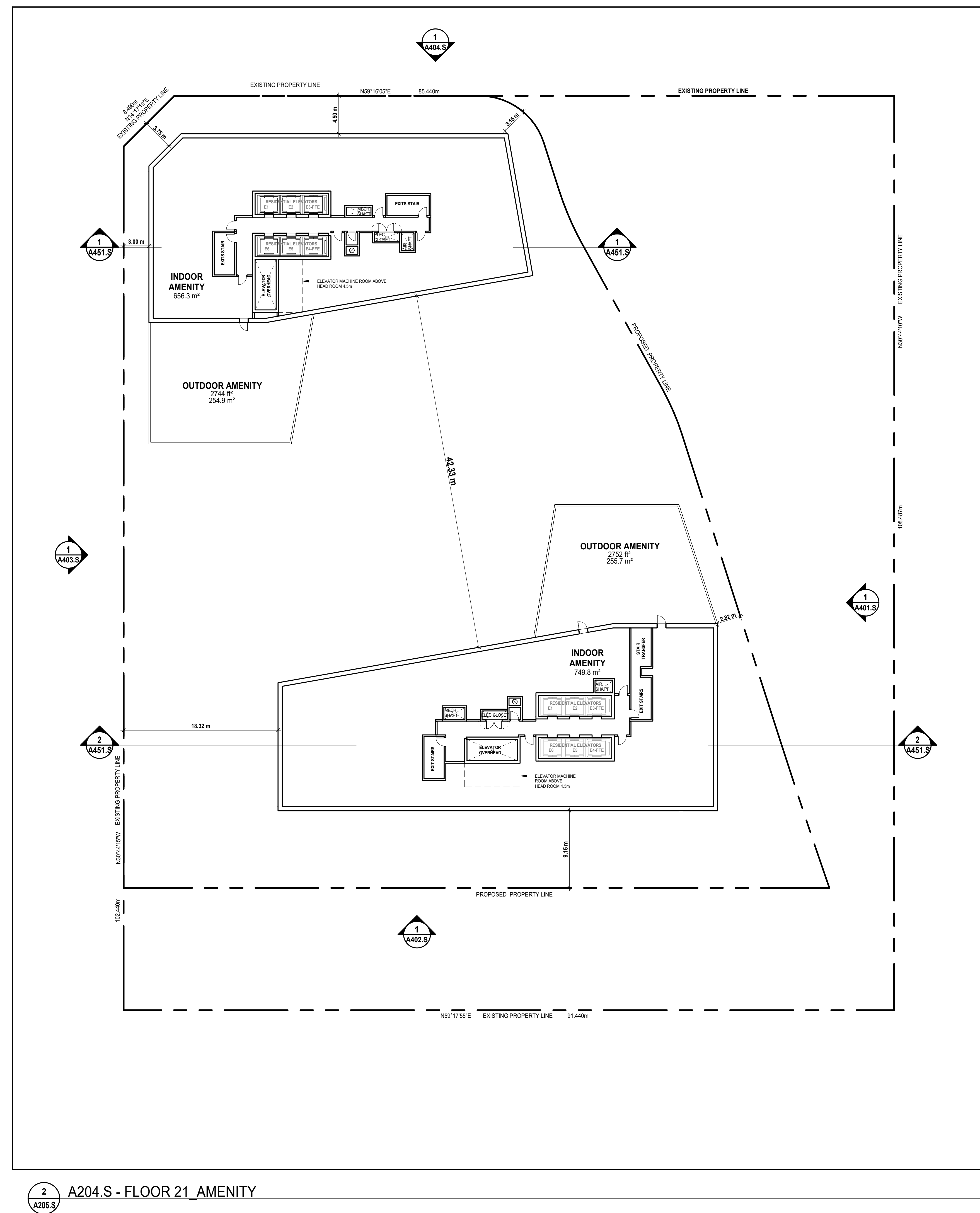
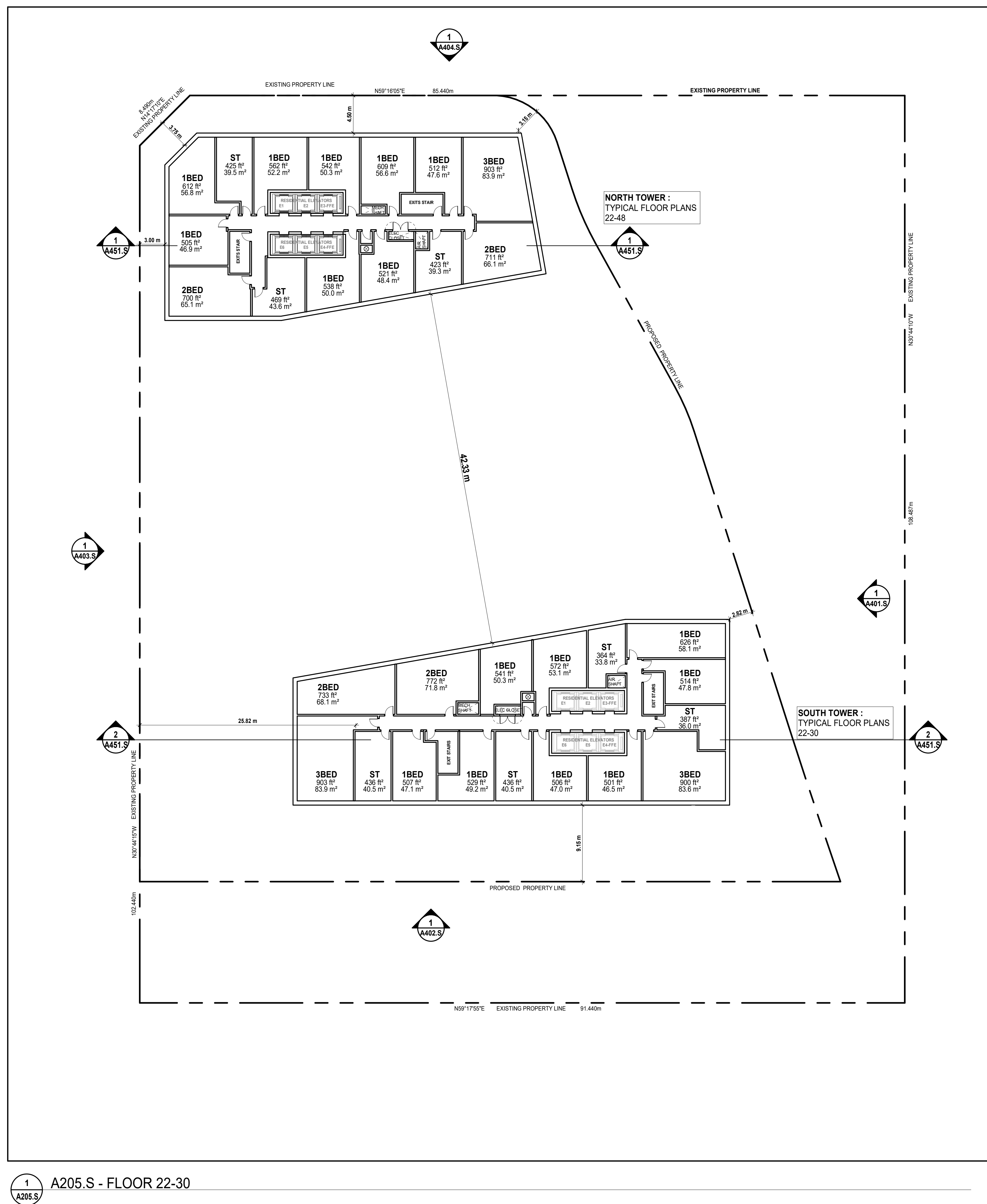
21060 1 : 250 ACJB KCR
PROJECT SCALE DRAWN REVIEWED

Floor 8 Amenity and Floor 9 to 20
Plan

A204.S

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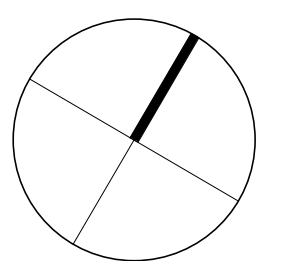
2024-10-18 10:18 PM



Date	No.	Description
REVISION RECORD		

**Confidential
without
Prejudice**

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ISSUE RECORD	



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for
SLH Lakeshore Inc.

21060 1 : 250 ACJB KCR
PROJECT SCALE DRAWN REVIEWED

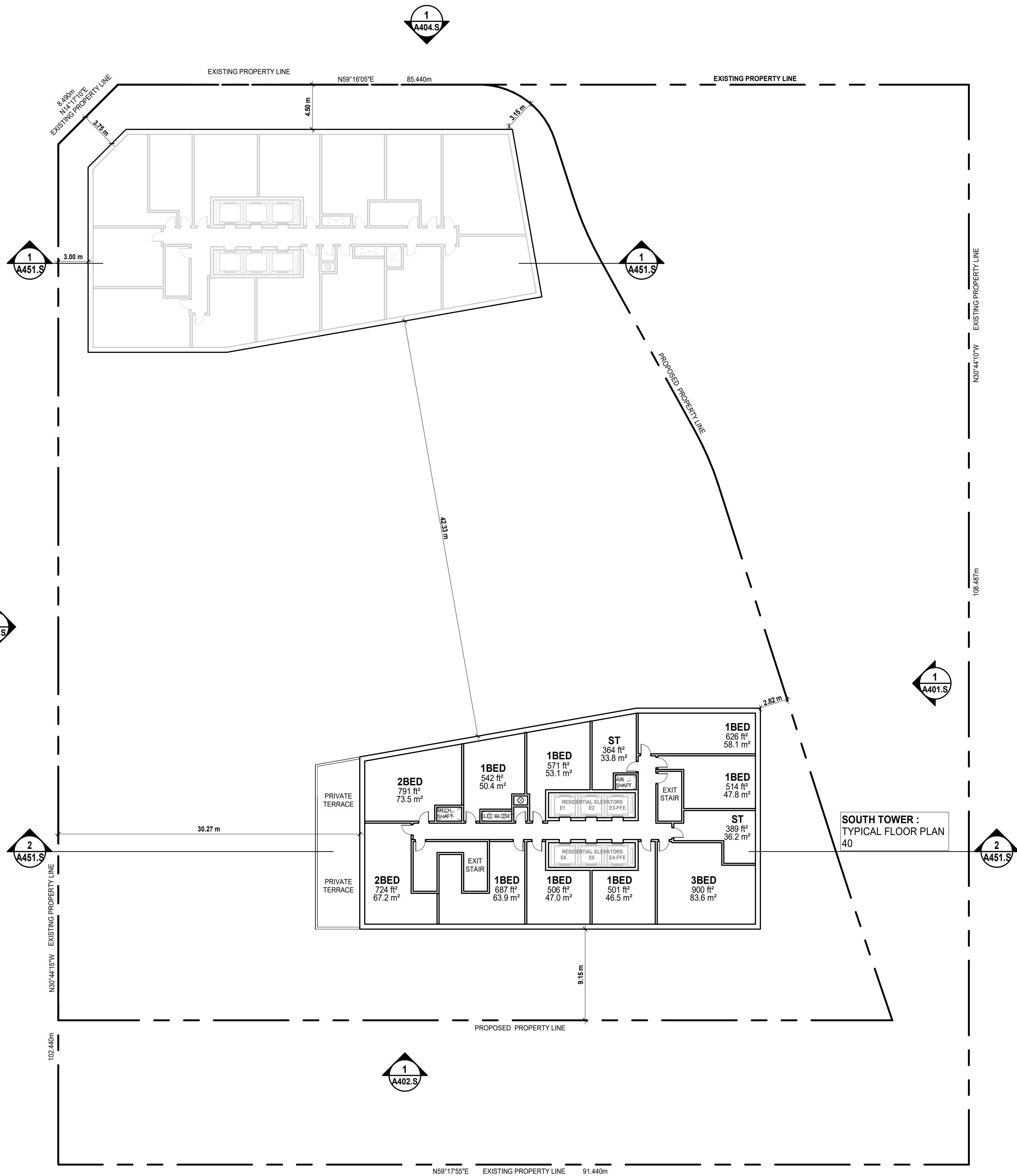
Floor 21 Amenity and Floor 22-30
Plan

A205.S

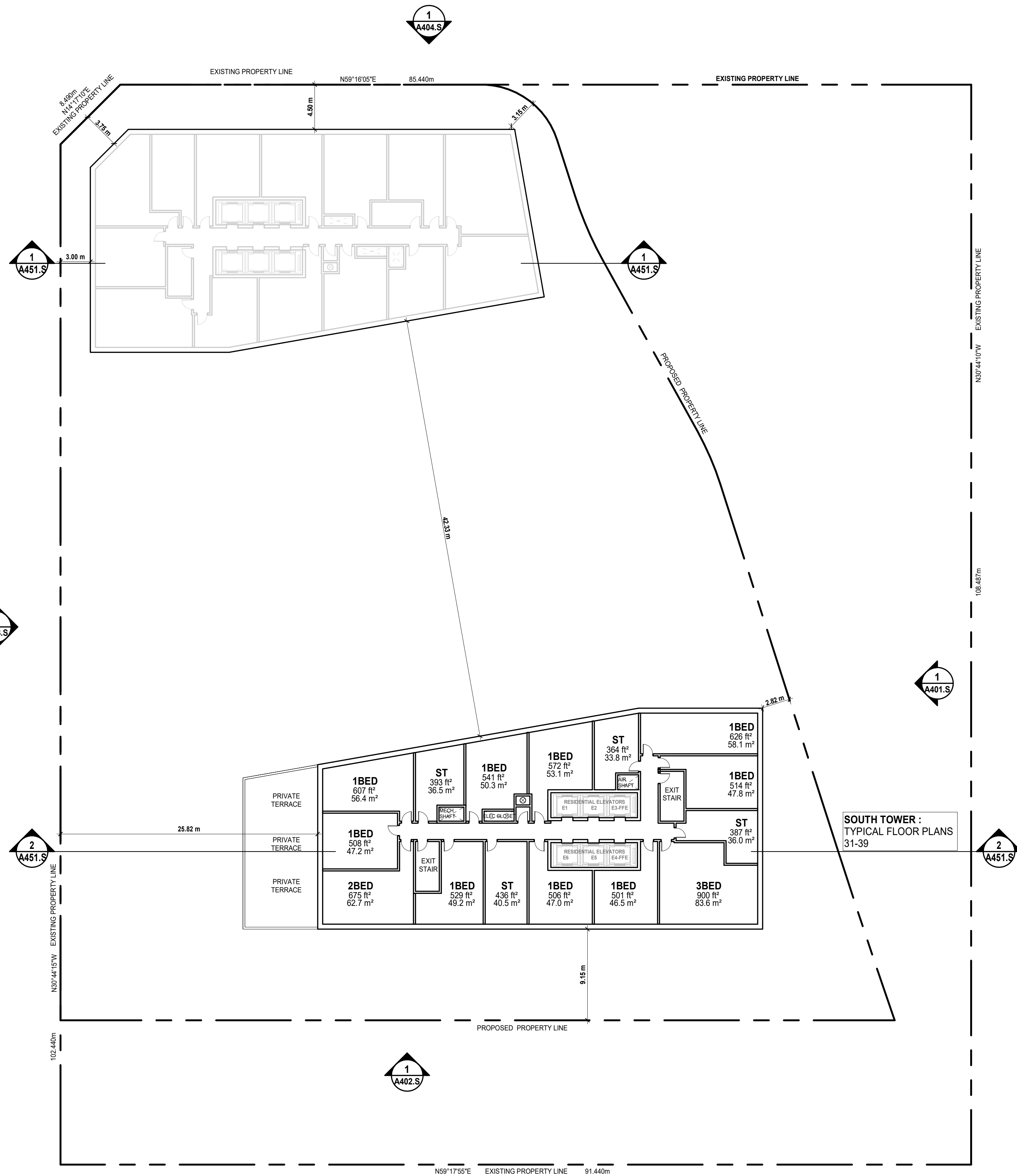
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2 A206.S - FLOOR 40 (South)



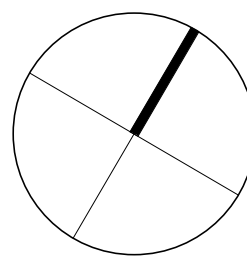
1 A206.S - FLOOR 31-39 (South)



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21060 1 : 250 ACJB KCR
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Floor 31-39 and Floor 40 Plan

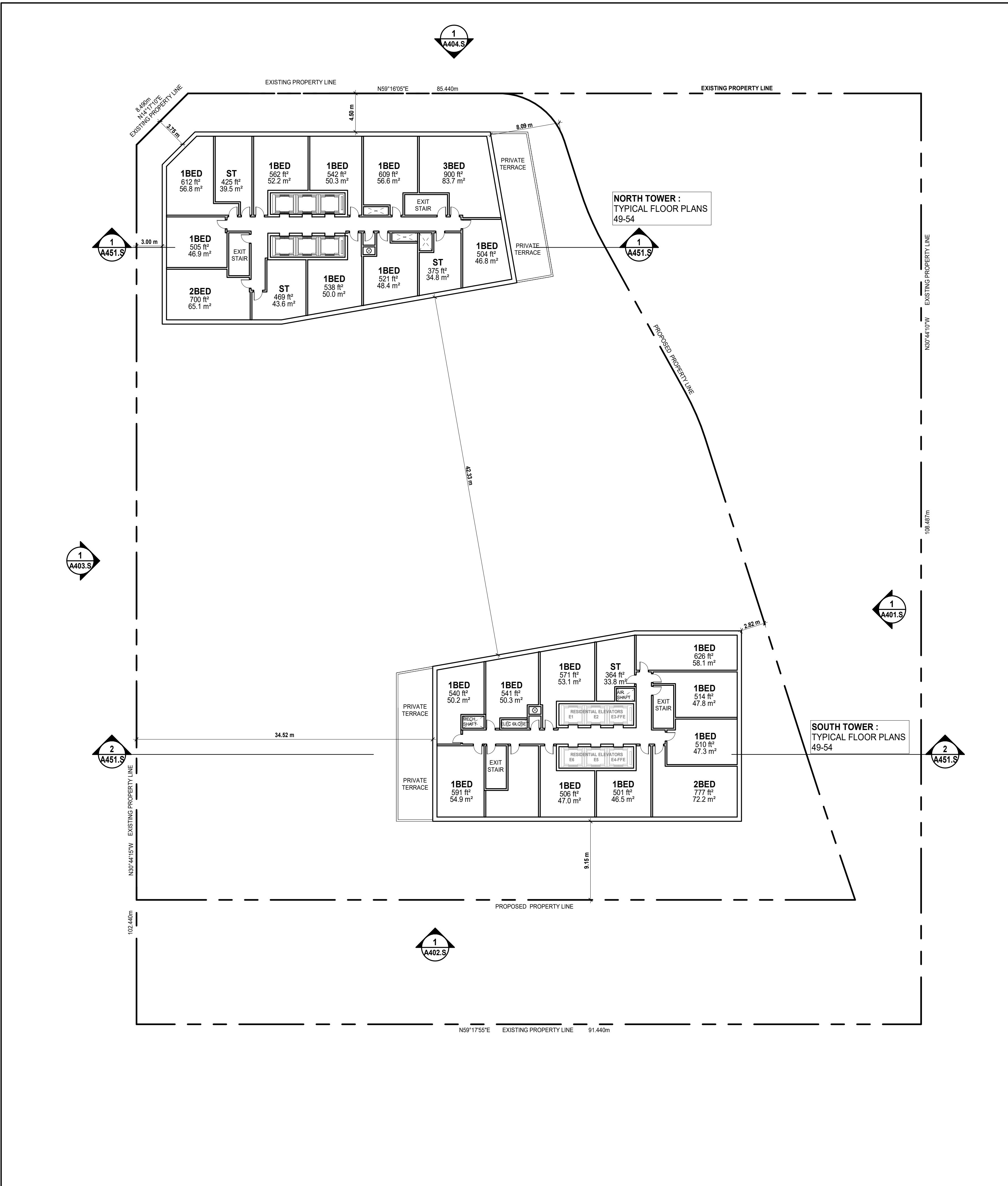
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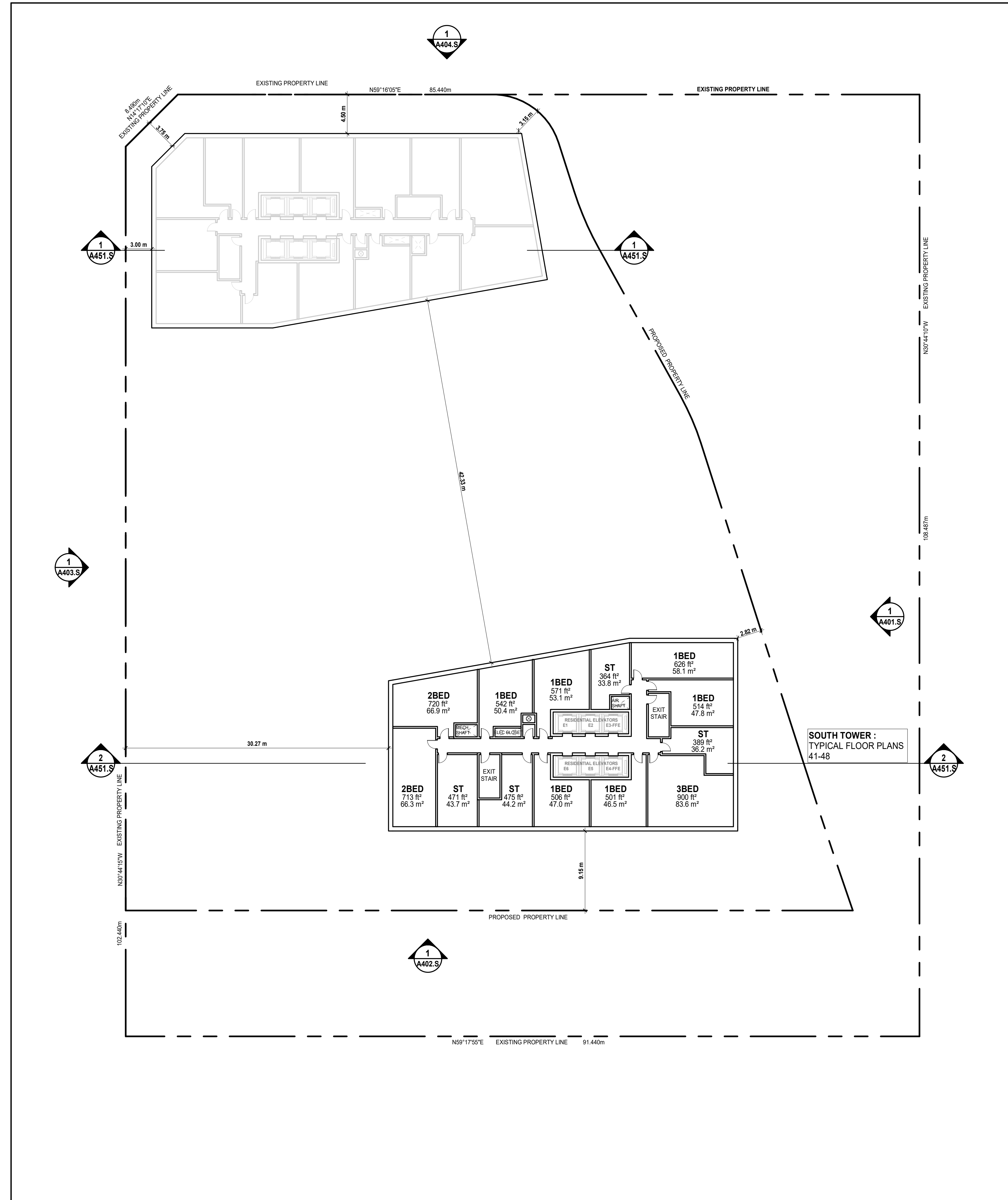
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2 A207.S - FLOOR 49-54



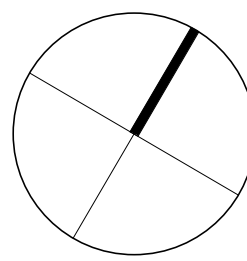
1 A207.S - FLOOR 41-48 (South)



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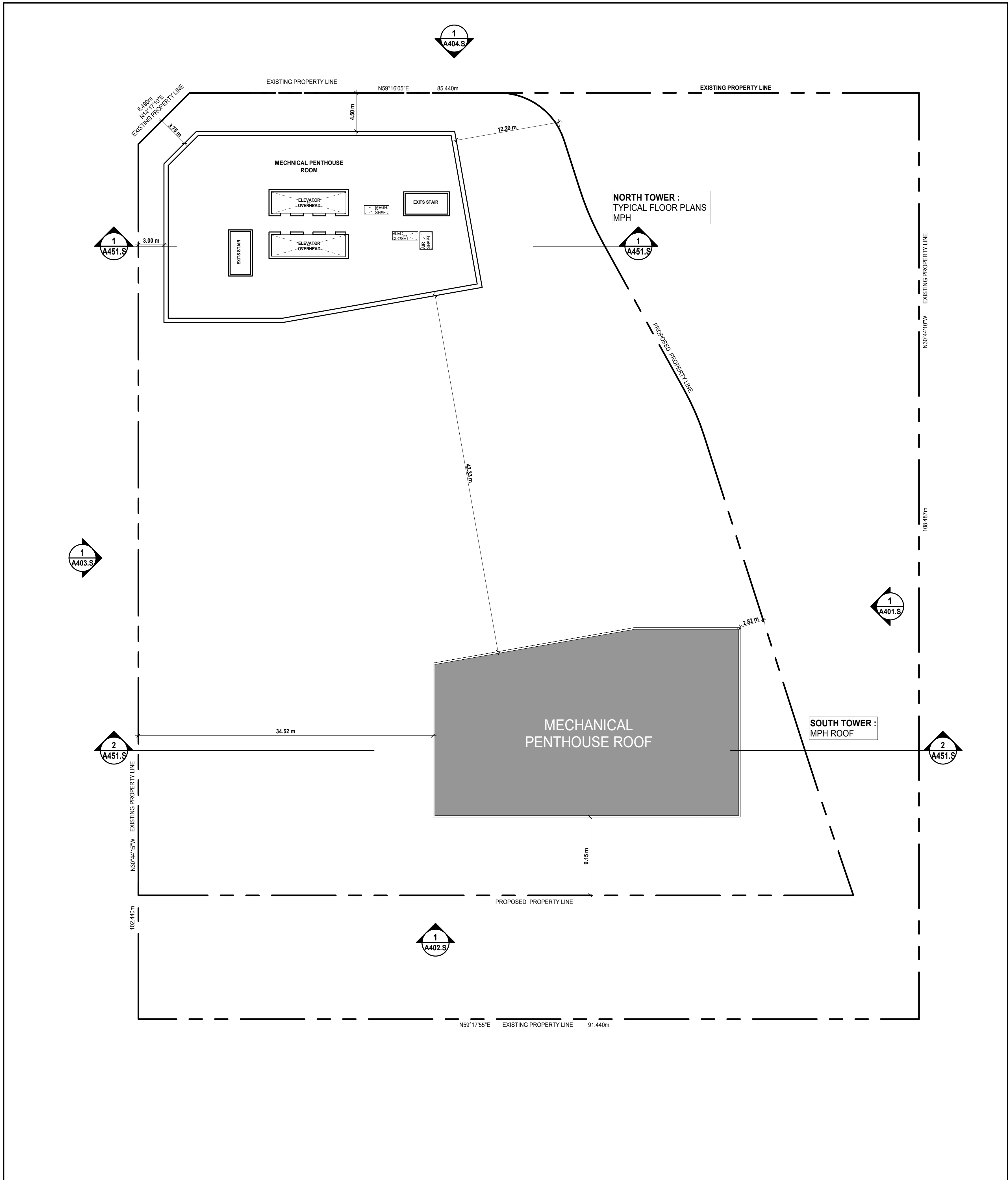
Floor 41-48 and Floor 49-54 Plan

A207.S

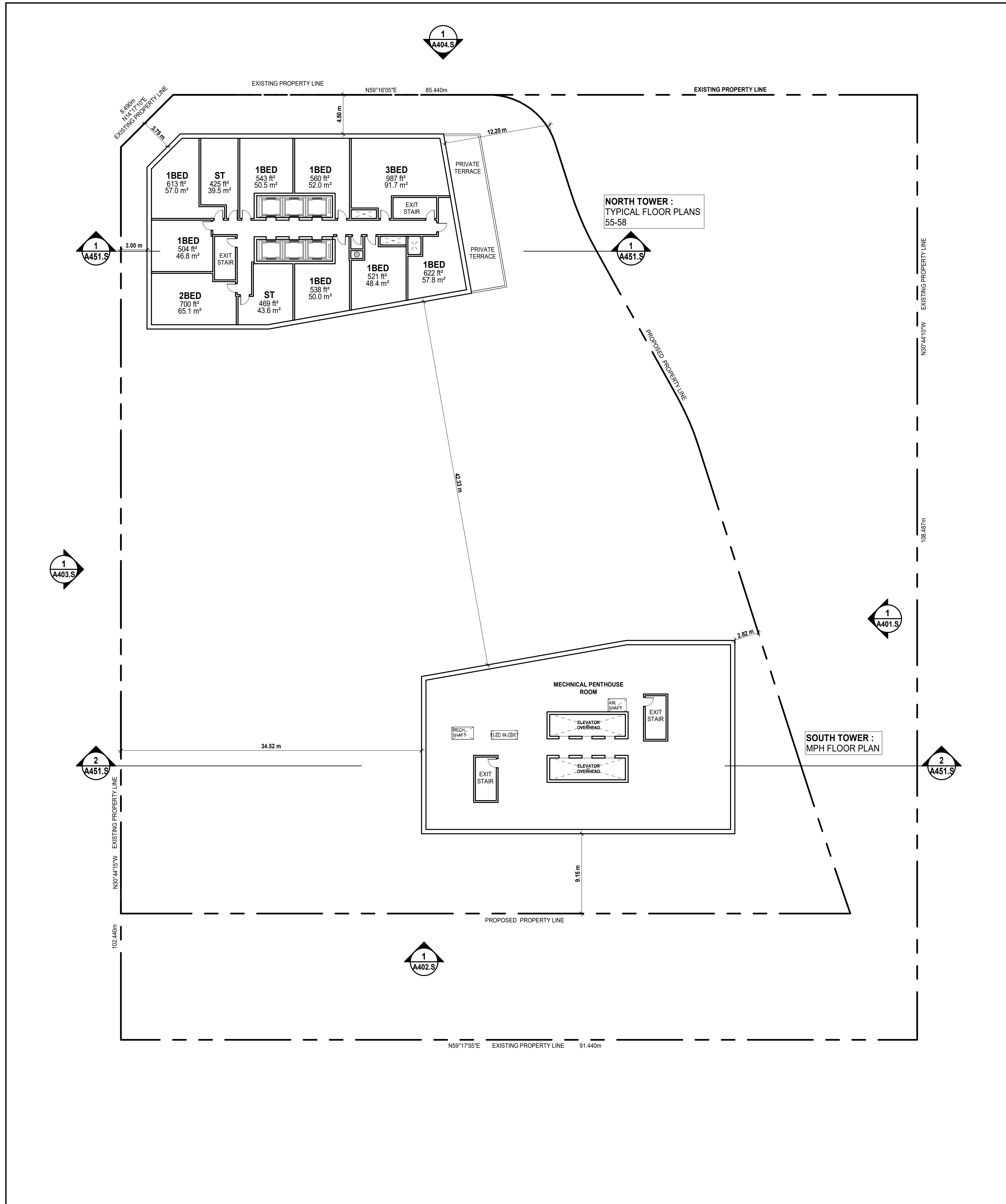
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2 A208.S MPH (North)

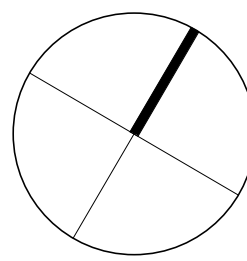


1 A208.S - FLOOR 55-58 (North)

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Floor 55-58 and MPH Plan

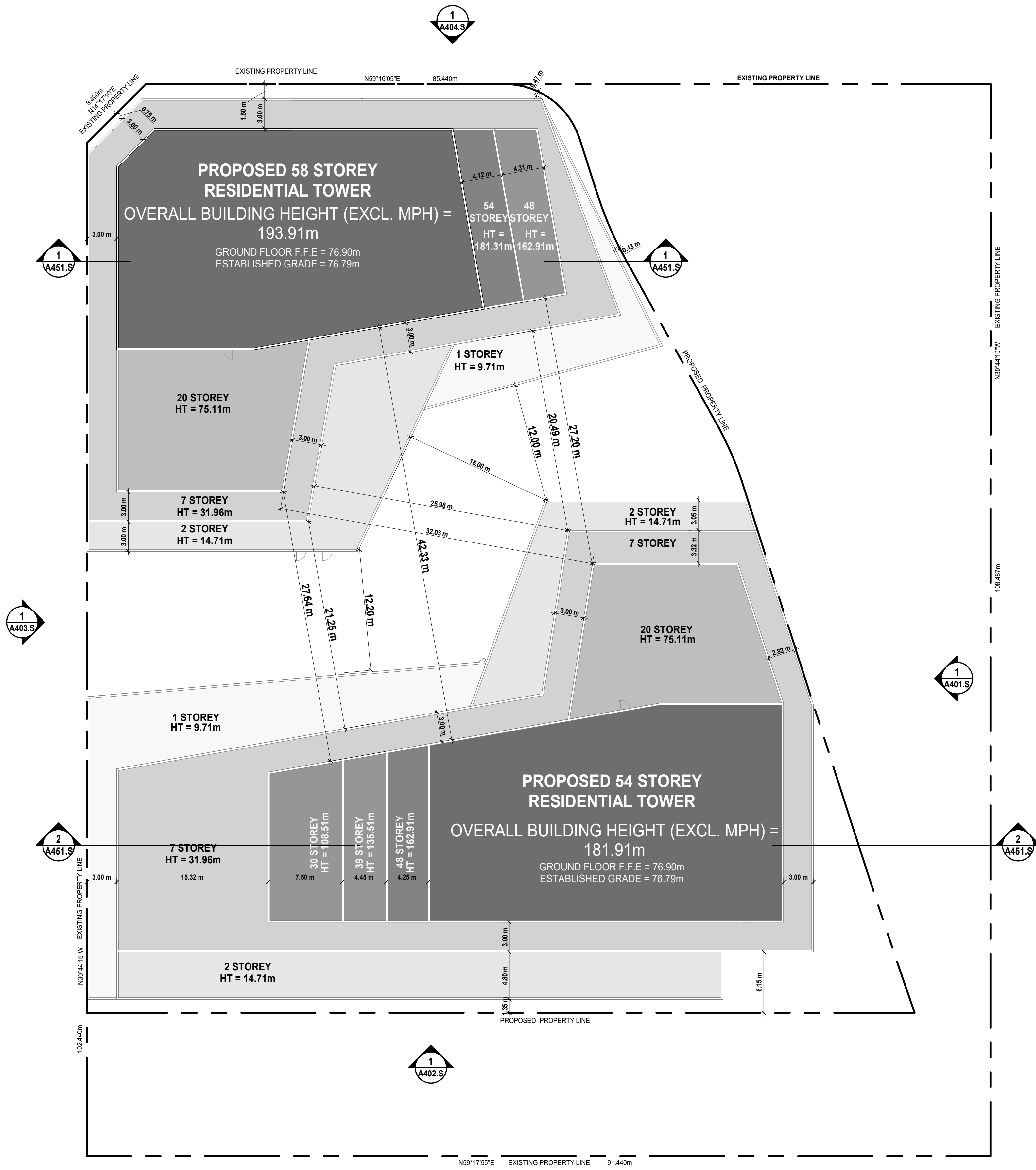
A208.S

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1
A209.S
Roof Plan

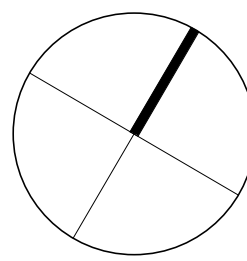


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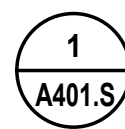
21060 1 : 250
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Roof Plan

A209.S

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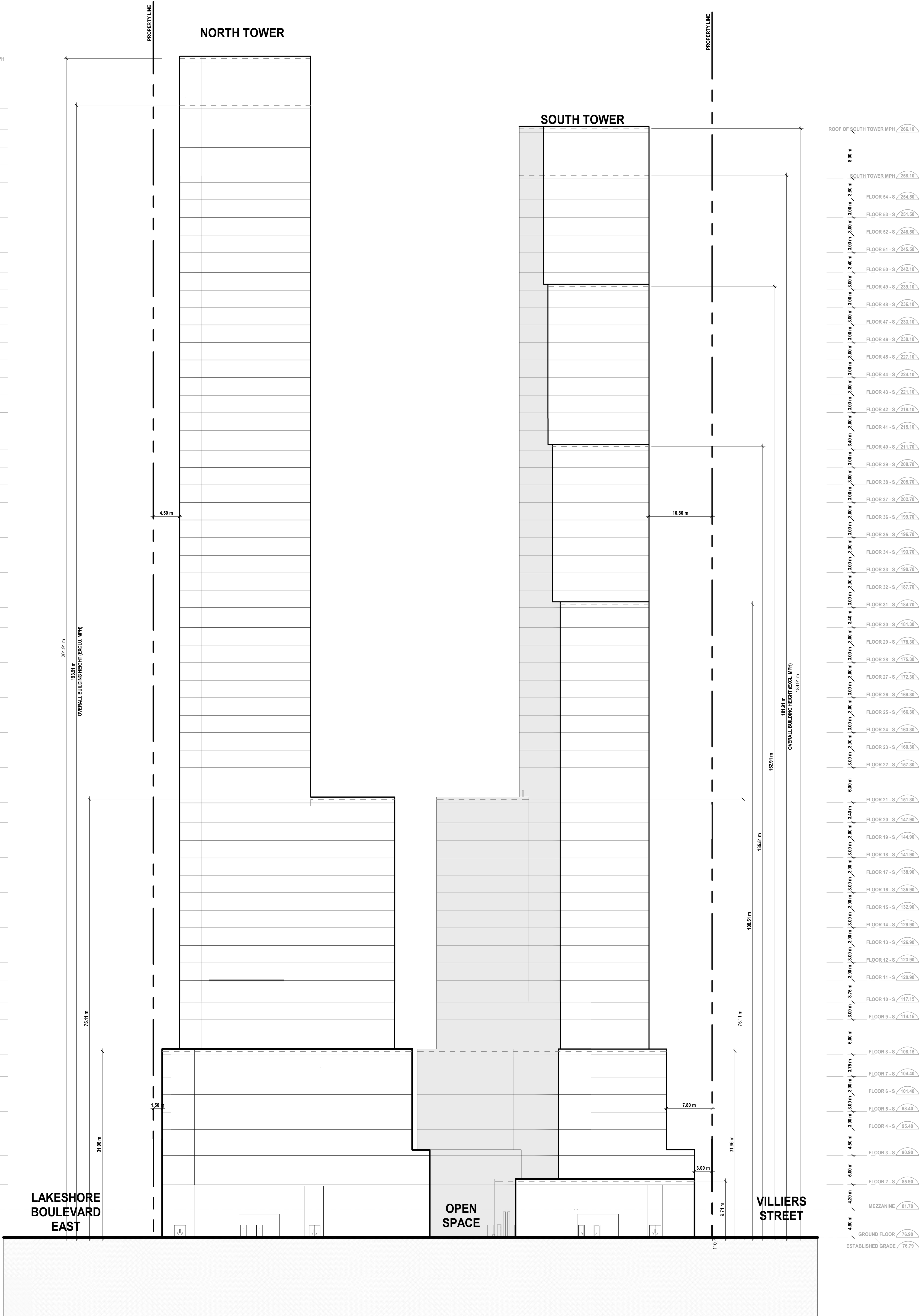




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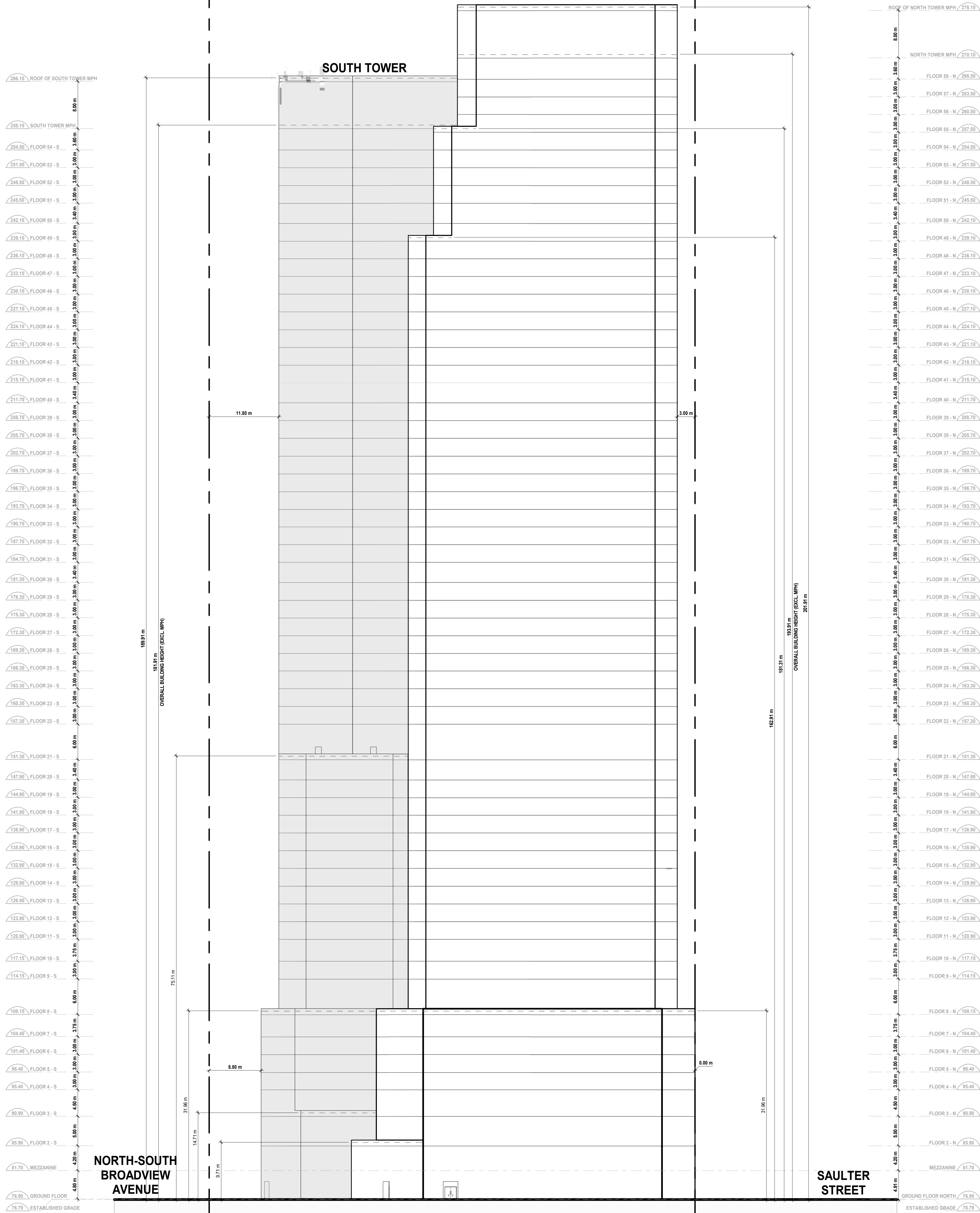
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A403.S

WEST ELEVATION



2024-10-18 10:23 PM

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PROJECT SCALE DRAWN REVIEWED

North Elevation

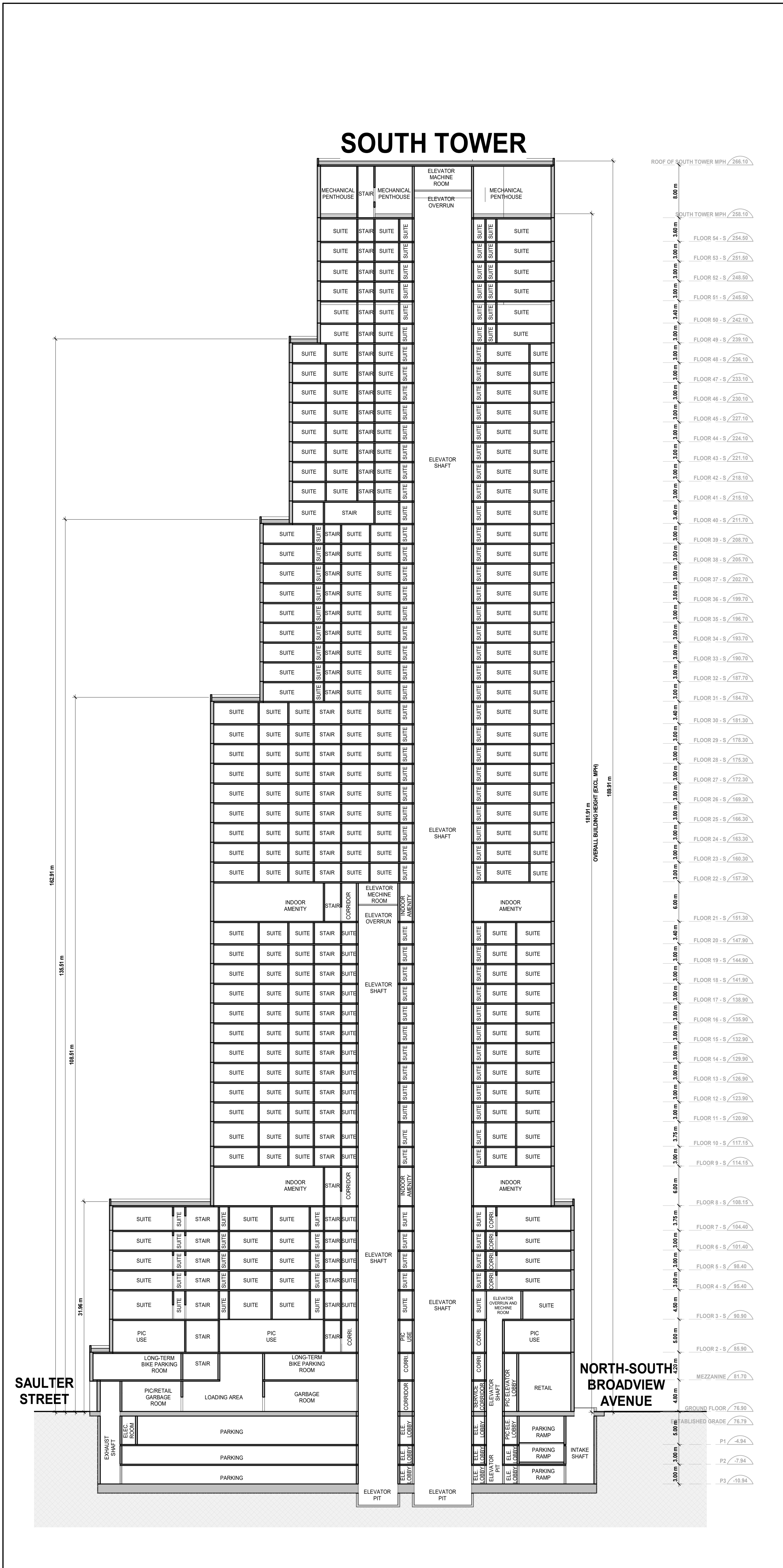
A404.S

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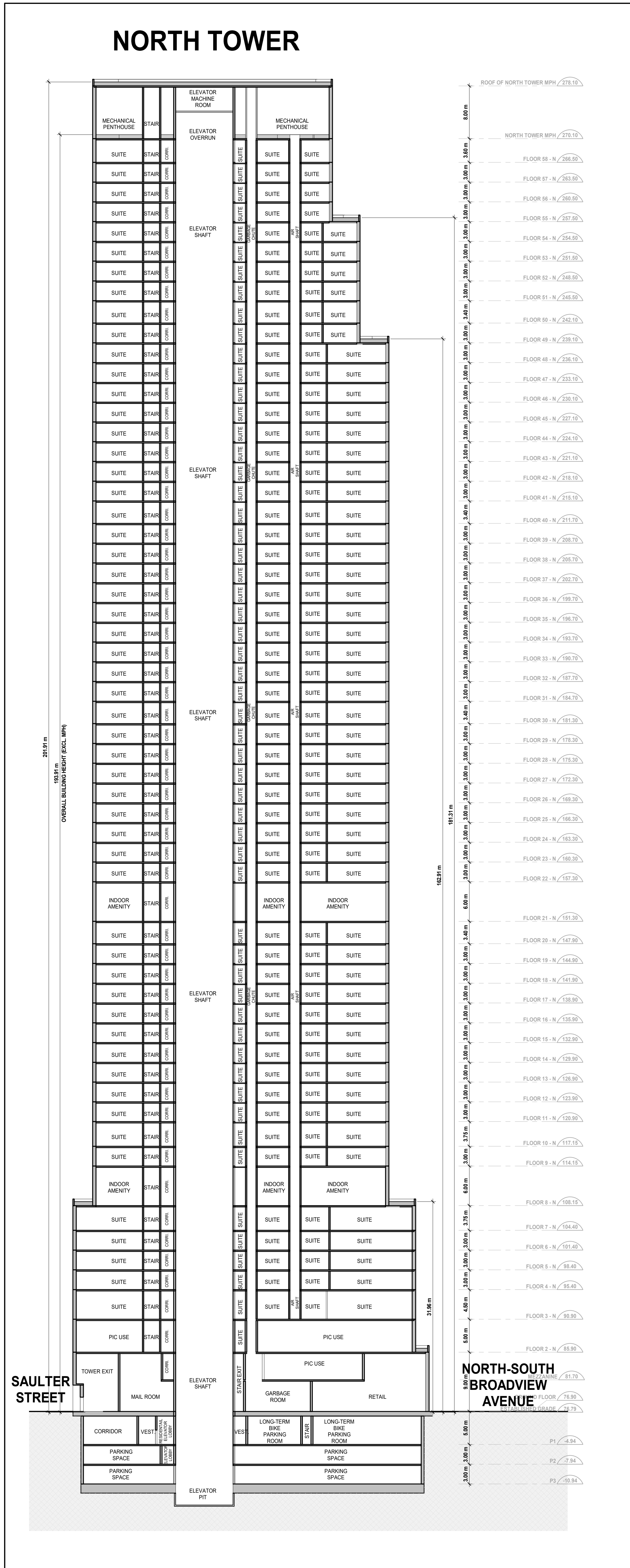
2
A451.S

SOUTH TOWER EAST-WEST SECTION



1
A451.S

NORTH TOWER EAST-WEST SECTION



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Building Sections

A451.S

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